



**CITY OF MCMINNVILLE
PLANNING DEPARTMENT**
231 NE FIFTH STREET
MCMINNVILLE, OR 97128
503-434-7311

www.mcminnvilleoregon.gov

MCMINNVILLE URBAN RENEWAL ADVISORY COMMITTEE
Community Development Center, 231 NE 5th Street
Wednesday, October 7, 2020, 4:00 – 5:00 PM

ZOOM Meeting: You may join online via the following link:

<https://mcminnvilleoregon.zoom.us/j/95314816879?pwd=bWljaGhCb2pkYS96MG03WDhiT3BWdz09>

COMMITTEE MEMBERS	ITEM
Walt Gowell Chair	1. Call to Order / Introductions
Wendy Stassens Vice-Chair	2. Citizen Comments
Ossie Bladine	3. Action items <ul style="list-style-type: none"> • COVID Recovery Façade Improvement Grant (<i>Exhibit 1</i>)
Alan Fox	4. Discussion Items <ul style="list-style-type: none"> • New MURAC Appointments
Ed Gormley	5. Commissioner/Committee Member Comments
Peter Kircher	6. Staff Comments
Kelly McDonald	7. Adjournment
Mike Morris	
Lisa Pool	
Ukiah Halloran-Steiner	<p><i>Please Note that this meeting will be conducted via ZOOM meeting software due to the COVID-19 event.</i></p>
John Dietz. MW&L Ex-Officio	<p>Zoom meeting software can be downloaded for free on both a computer and a cell phone. If you do not have access to either a computer or a cell phone, access to a computer to participate in the meeting can be provided at the Community Development Center. Please call the Planning Department at (503) 434-7311 for assistance at least 48 hours in advance of the meeting. Seating will be provided on a first-come, first-served basis and will meet social distancing requirements..</p>
Scott Hill, Mayor Ex-Officio	
Dave Rucklos, MDA Ex-Officio	<p>These documents are also available on the City's website www.mcminnvilleoregon.gov; click on Government, click on Boards and Commissions, click on McMinnville Urban Renewal Advisory Committee. You may also request a copy from the Planning Department at the Community Development Center, 231 NE 5th Street, 503-434-7311.</p>



City of McMinnville
Planning Department
231 NE Fifth Street
McMinnville, OR 97128
(503) 434-7311
www.mcminnvilleoregon.gov

EXHIBIT 1 - STAFF REPORT

DATE: October 7, 2020
TO: McMinnville Urban Renewal Advisory Committee Members
FROM: Heather Richards, Planning Director
SUBJECT: COVID Recovery Façade Improvement Grant

STRATEGIC PRIORITY & GOAL:



ECONOMIC PROSPERITY

Provide economic opportunity for all residents through sustainable growth across a balanced array of traditional and innovative industry sectors.

Report in Brief:

This is the consideration of seven new applications for the COVID Business Recovery Façade Improvement Grant, Round II review.

Background:

On June 3, 2020, the McMinnville Urban Renewal Advisory Committee voted to initiate a targeted Façade Improvement Grant program for the Urban Renewal District to temporarily change the parameters of the Façade Improvement Grant to make it more favorable to property owners and require much less capital match to help their business tenants draw attention back to their businesses with cosmetic improvements to their building.

A mailing was sent out to all property owners in the district introducing the program. (See attached). The interest in the program has been considerable. This is the first review of applications that were submitted in the past month. Many more property owners are currently putting together projects and plan to submit applications in the upcoming months.

On August 5, 2020, MURAC met to review the first round of applications received that consisted of ten applications. MURAC elected to move forward with funding seven of the projects reserving three projects for further review. The total amount of grants approved on August 5, 2020 was \$32,802.37.

This is the second round of applications to be reviewed, consisting of seven new applications.

Discussion:

There are several different tests for determining a qualifying project for the program as described below. These tests have been reviewed and are identified on the attached spreadsheet.

Eligible Property:

1. Property owners of commercial or industrial zoned buildings within the District.
2. Business owners or tenants of commercial or industrial zoned buildings within the District with property owner consent.

Ineligible Property: The following types of property are not eligible for funding:

1. Tax delinquent property within the Urban Renewal District.
2. Property in litigation.
3. Property in condemnation or receivership.
4. Property owned by religious groups.
5. Property owned by 501(c)3 nonprofit organizations on which taxes are not being paid.
6. Properties on which taxes are being paid, but have nonprofit use, such as schools, charities, clubs, etc.
7. Exclusively residential buildings.
8. Daycare centers.

Eligible Projects: The types of eligible projects include:

1. Repair, restoration, or installation of exterior masonry and siding materials.
2. Repair, replacement, or installation of awnings, windows, trim, doors, gutters, downspouts, stone or brick, or other architectural details.
3. Repair or replacement of exterior lighting attached to a building or illuminating a sign.
4. Repair or construction of entryways.
5. Cleaning, preparation, and painting of exterior walls and trim in conformance with the approved color palette.
6. Removal of barriers to access for people with disabilities.
7. Removal, replacement, or repair of exterior wall, freestanding, or projecting signs.
8. Other improvements as approved.

Grant Request and Match Requirement: Maximum grant request of \$5,000 with a 10% match requirement.

Review Criteria: All projects will be reviewed based on the following criteria:

1. Positive impact of the project on the aesthetic appearance of the building.
2. Positive impact of the project on the overall streetscape.
3. Preservation and enhancement of the architectural integrity of the building.
4. Positive contribution of the project on the urban renewal effort.
5. Amount of additional investment leveraged by the grant.
6. Compliance with applicable design guidelines and standards.
7. Evidence of financial ability to meet matching requirements (e.g., bank statement, loan commitment letter, etc.)

Staff Notes: Staff has provided a spreadsheet identifying how each application meets all of the different tests of the program, including a Review Criteria Scorecard (attached) that identifies how each application meets or does not meet the review criteria and a scoring system for each criteria.

The results of the Review Criteria Scorecard are below:

Application Number	Review Criteria Score
BR FIG 21-20	13
BR FIG 20-20	12
BR FIG 22-20	10
BR FIG 24-20	10
BR FIG 18-20	9
BR FIG 19-20	7
BR FIG 23-20	5

Attachments:

- Grant Application Tracker Spreadsheet
- Review Criteria Spreadsheet
- Business Recovery Façade Improvement Grant Applications
 - BR FIG 18-20
 - BR FIG 19-20
 - BR FIG 20-20
 - BR FIG 21-20
 - BR FIG 22-20
 - BR FIG 23-20
 - BR FIG 24-20
- Program Summary and Application
- Letter of Introduction

Fiscal Impact:

There is currently \$175,000 allocated to the Property Assistance Program in the FY 2020/21 Urban Renewal Agency budget. Currently \$103,802.37 of that \$175,000.00 is allocated to approved projects, leaving \$71,197.63 for future projects.

This round of applications represents a total request of \$32,296.70 which if fully funded would leave \$12,986.93 for the remaining property assistance program in FY 2020/21.

Business Recovery FIG

App Number	Applicant Name	Property	Total Project Estimate	Grant Request	Match Amount	Eligible Property	Meets Eligability #	Notes	Review Criteria Score	Project Description
BRFIG 18-20	Robert Emerick Ginbo, LLC	217 NE 3rd Street R4421BC06900	\$4,850.00	\$4,365.00	\$485.00	Y	2		9	New Metal Front Door
BRFIG 19-20	Jack Boersma Primsys/wildwood/Third Time Around	309-319 & 321 NE Baker Street	\$7,550.00	\$5,000.00	\$2,550.00	Y	1		7	Repair Stucco and Paint
BRFIG 20-20	Jack Boersma Boersmas Sewing Center	203 NE 3rd Street	\$7,000.00	\$5,000.00	\$2,000.00	Y	5		12	Paint Building and sign
BRFIG 21-20	Mark Kenzer Harper Voit	707 NE 5th Street	\$5,500.00	\$5,000.00	\$500.00	Y	5		13	Paint Victorian House
BRFIG 22-20	Gerry Hunter 3rd Street Pizza Co.	433 NE 3rd Street	\$5,375.00	\$5,000.00	\$500.00	Y	2		10	Replace Awning Install Securty gate (back)
BRFIG 23-20	Jerry Hart	340 ME Evans Street	\$4,256.00	\$3,830.40	\$452.60	Y	4		5	Install Sevcurity Gate for courtyard.
BRFIG 24-20	Ken Wylie McMinnville Family Dental LLC	325 NE 6th Street	\$4,557.00	\$4,101.30	\$455.70	Y	5		10	Painting/repairs New Sign
				\$32,296.70						

REVIEW CRITERIA SCORE:

Review Criteria	18-20	19-20	20-20	21-20	22-20	23-20	24-20
Positive impact of the project on the aesthetic appearance of the building.	2	2	2	3	2	1	2
Positive impact of the project on the overall streetscape.	2	1	3	3	2	1	2
Preservation and enhancement of the architectural integrity of the building.	1	1	2	2	1	N/A	1
Positive contribution of the project on the urban renewal effort.	1	1	2	2	2	1	2
Amount of additional investment leveraged by the grant.	2	1	2	2	2	1	2
Compliance with applicable design guidelines and standards.	1	1	1	1	1	1	1
Evidence of financial ability to meet matching requirements (e.g. bank statement, loan commitment letter, etc.)	N/A						
TOTAL:	9	7	12	13	10	5	10

Scoring Legend:

High = 3 points

Medium = 2 Points

Low = 1 Point

PROJECT INFORMATION:

Estimated Project Start Date: 10/12/2020 Estimated Project Completion Date: 10/14/2020

Grant Amount Requested (<i>no more than \$5,000</i>):	\$	<u>4365.00</u>
Applicant Matching Funds:	\$	<u>485.00</u>
Total Project Costs:	\$	<u>4850.00</u>

Note: The total grant amount requested should equal or exceed the matching funds total.

Project Budget

Attach documentation for costs such as contractor's bids or detailed estimate for materials and labor costs. (*Attach additional sheets as needed*)

Labor	Materials	Purpose (i.e. painting, awning, repair)	Estimated Cost
		Update entry system with Kawneer 190 Series Door with sidelights.	\$ 4850.00
			\$
			\$
			\$
			\$
			\$
			\$
			\$
Total Project Costs:			\$ 4850.00



McMinnville Urban Renewal Agency

FAÇADE IMPROVEMENT GRANT

HOLD HARMLESS AGREEMENT

AND

OWNER AUTHORIZATION FOR TENANT TO CARRY OUT FAÇADE IMPROVEMENT AND/OR REHABILITATION PROJECT

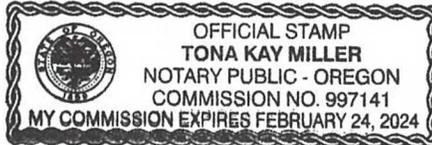
I, Robert Emrick hereby authorize Mac Glass to carry out improvements as specified in the accompanying Façade Improvement Grant Application, on my property located at 217 NE 3rd Street, which is within the City of McMinnville's Urban Renewal District.

I also agree to hold harmless the City of McMinnville in the event of property damage or physical injury as a result of working on the aforementioned project.

Ralph Emrick
Property Owner

Sept 9, 2020
Date

[Signature]
Notary



Return To:
Heather Richards
Planning Director
City of McMinnville
231 NE 5th Street
McMinnville, OR 97128
Phone: (503) 434-7311
Fax: (503) 434-4955
E-mail: heather.richards@mcminnvilleoregon.gov



RESIDENTIAL | COMMERCIAL | CLASSIC AUTO

8/23/2020
Oregon Stationers
Attn: Tona
(503)472-5181
(Front Entry)

CCB220159

Option 1

Quote is to furnish and install in existing opening one (1) 42" Kawneer entry system centered between two sidelights. Door to be Double acting with standard lock set, white finish, tempered insulated lowE glass. ADA kick and threshold to be used, concealed overhead closer to be included. Sidelight framing to be Kawneer 451T in white finish.

Total Installed Price: \$4850.00

Disclaimer: Lead time for entrance is six (6) to eight (8) weeks. Any additional labor or materials will be at additional cost.

Upon acceptance of bid a fifty percent (50%) deposit (Check or Money Order), material advance is required before any materials can be ordered. Final payment due when work is completed and invoiced.

If you have any questions regarding this quote please feel free to contact Drew Holladay at (503)-472-7800, or email drewholladay@icloud.com. Quote valid for ninety (90) days, after ninety (90) day quote is subject to re-quoting.

Sincerely,
Drew Holladay
Mac Glass Inc.
President

190, 350 AND 500 STANDARD ENTRANCES



Single-Source Packages Generate Versatile First Impressions

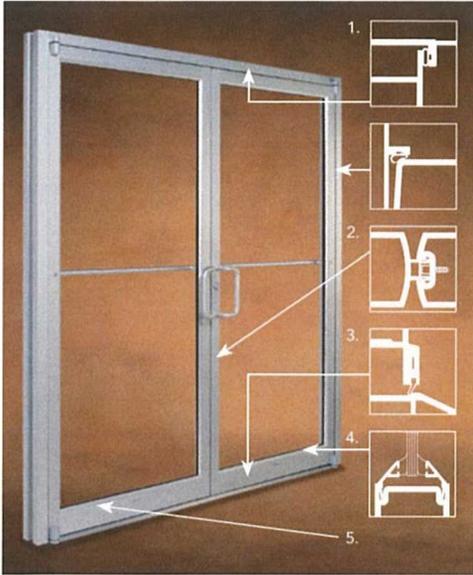


Curtis Culwell Center
Garland, Texas
ARCHITECT
HKS, Inc., Dallas, Texas
GLAZING CONTRACTOR
B & B Glass, Inc., Dallas, Texas
PHOTOGRAPHER
© Blake Marvin – HKS

Tough yet attractive, Kawneer's Standard Entrances are designed as a single-source package of door, door frame and hardware that is easily adaptable to custom requirements. Designed to complement new or remodel construction as well as modern or traditional architecture, they are engineered, constructed and tested to make a good first impression while withstanding the rigors of constant use by occupants and visitors.

PERFORMANCE

To resist both lever arm and torsion forces that constantly act on any door, all three entrances feature welded corner construction with Sigma deep penetration and fillet welds plus mechanical fastenings at each corner – a total of 16 welds per door. Each door corner comes with a limited lifetime warranty, good for the life of the door under normal use. It is transferable from building owner to owner and is in addition to the standard two-year warranty covering material and workmanship of each Kawneer door.



1. Thermoplastic elastomer weatherstrip in blade stop of frame jambs, header or transom bar.
2. Integral polymeric fin attached to adjustable astragal, creating an air barrier between pairs of doors.
3. Optional surface-applied bottom weatherstrip with flexible blade gasket. Extruded raised lip on threshold to provide continuous contact for bottom weatherstrip.
4. Standard 1/4" beveled glass stops to sheet water and dirt off without leaving residue.
5. Available in all finishes offered by Kawneer.

GENERAL

- Heights vary up to 10'; widths range from approximately 3' to 4'
- Door frame face widths range to a maximum of 4", while depths range to 6"
- Door operation is single- or double-acting with maximum security locks or touch bar panics standard
- Architect's classic 1" round, bent bar push/pull hardware is available in various finishes and sizes
- Infills range from under 1/4" to more than 1"

FOR THE FINISHING TOUCH

Architectural Class I anodized aluminum finishes are available in clear and Permanodic™ color choices.

Painted finishes, including fluoropolymer, that meet AAMA 2605 are offered in many standard choices and an unlimited number of specially designed colors.

Solvent-free powder coatings add the "green" element with high performance, durability and scratch resistance that meet the standards of AAMA 2604.

ECONOMY

Kawneer's Sealair™ bulb neoprene weatherstripping forms a positive seal around the door frame and provides a substantial reduction in air infiltration, resulting in improved comfort and economies in heating and cooling costs. The system is wear- and temperature-resistant and replaces conventional weatherproofing. The bottom weatherstrip at the interior contains a flexible blade gasket to meet and contact the threshold, enhancing the air and water infiltration performance characteristics.

190 NARROW STILE ENTRANCE

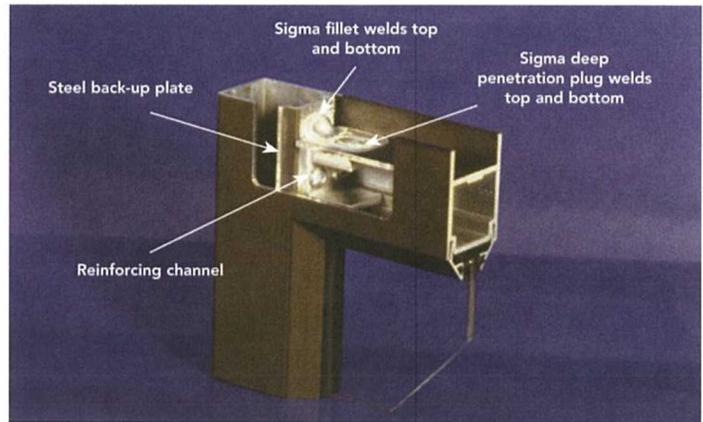
- Is engineered for moderate traffic in applications such as stores, offices and apartment buildings
- Vertical stile measures 2-1/8", top rail 2-1/4" and bottom rail 3-7/8"
- Results in a slim look that meets virtually all construction requirements

350 MEDIUM STILE ENTRANCE

- Provides extra strength for applications such as schools, institutions and other high-traffic applications
- Vertical stiles and top rails measure 3-1/2"
- Bottom rail measures 6-1/2" for extra durability

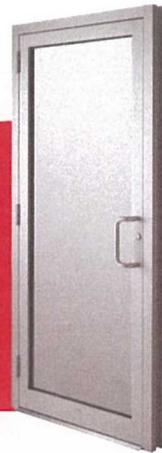
500 WIDE STILE ENTRANCE

- Creates a monumental visual statement for applications such as banks, libraries and public buildings
- Vertical stiles and top rail measures 5"; bottom rail measures 6-1/2"
- Results in superior strength for buildings experiencing heavy traffic conditions



PRODUCT GREEN GUIDE

190/350/500 Standard Entrances



Standard Entrances are a single-source package of door, door frame and hardware that is easily adaptable to custom requirements. Designed, constructed, and tested to make good impressions while withstanding constant use.

RATING SYSTEMS

LEED v4 BD+C: New Construction

- EA: Optimize Energy Performance
- EA: Renewable Energy Production
- MR: Environmental Product Declarations
- MR: Sourcing of Raw Materials
- MR: Material Ingredients
- MR: Source Reduction - Lead, Cadmium, and Copper
- MR: Construction and Demolition Waste Management
- EQ: Thermal Comfort
- EQ: Daylight
- EQ: Quality Views
- EQ: Acoustic Performance

Living Building Challenge 3.1

- IMP 06: Net Positive Energy
- IMP 07: Civilized Environment
- IMP 08: Healthy Interior
- IMP 09: Biophilic Environment
- IMP 10: Red List
- IMP 12: Responsible Industry
- IMP 13: Living Economy Sourcing
- IMP 14: Net Positive Waste
- IMP 16: Universal Access

WELL Building Standard

- 01: Air Quality Standards
- 03: Ventilation Effectiveness
- 04: VOC Reduction
- 08: Healthy Entrance
- 11: Fundamental Material Safety
- 12: Moisture Mgmt
- 14: Air Filtration Mgmt
- 15: Increased Ventilation
- 19: Operable Windows
- 25: Toxic Material Reduction
- 26: Enhanced Material Safety
- 28: Cleanable Environment
- 54: Circadian Lighting
- 56: Solar Glare Control
- 61: Right to Light
- 62: Daylight Modeling
- 63: Daylight Fenestration
- 72: Accessible Design
- 74: Exterior Noise Intrusion
- 76: Thermal Comfort
- 97: Material Transparency
- 98: Organizational Transparency

FEATURES

- 2-1/8" (54mm), 3-1/2" (87.9mm), or 5" (127mm) sightline
- 1-3/4" (44.5mm) depth
- Infills range from under 1/4 (6.4) to more than 1" (25.4)
- Non-thermal performance
- Moderate to high traffic application
- Heights vary to 10 feet; widths range from 3 to 4 feet
- Door frame face widths range to a maximum of 4" (101.6), while depths range to 6" (152.4)
- Architect's Classic one inch round, bent bar push/pull hardware
- Standard anodized finishes only

DOCUMENTS



Declare™
Document no. KAW-0017 thru 0023
Red List Free



Environmental Product Declaration
Document no. 47868332121.106.1
Product-specific Type III EPD



Material Transparency Summary
Document no. MTSA010EN
Manufacturer Material Ingredient Inventory

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217

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Hello all
Others see a wish



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see a
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fall

Others
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wish



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IF YOU HAVE THE FOLLOWING SYMPTOMS
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-Have you had a fever?
 -Have you had a cough?
 -Have you had shortness of breath?
 -Have you been in close contact with anyone with these symptoms or anyone who has been diagnosed with COVID-19 in the past 14 days?

FEVER COUGH DIFFICULTY BREATHING

PLEASE STAY AT HOME IF YOU FEEL YOU MAY HAVE THE SYMPTOMS OR KNOW SOMEONE WHO DOES

503 472 5181 sales@oregonstationers.biz

Jo Stoks
ARCADE

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 BASKETS SALAD BAR SWEETS
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 C
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 D
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 Awards
 Small Signs
 72.5181



McMinnville Urban Renewal Agency
FAÇADE IMPROVEMENT GRANT

McMinnville Urban Renewal Agency
c/o Planning Department
231 NE Fifth Street o McMinnville, OR 97128
(503) 434-7311 Office o (503) 474-4955 Fax
www.mcminnvilleoregon.gov

Office Use Only:	
File No.	_____
Date Received	_____
Received by	_____

Applicant Information

Applicant is: Property Owner Tenant Option Holder Other _____

Applicant Name Sack Boersma Phone 503-472-4611

Contact Name _____ Phone 503-550-4611
(If different than above)

Address 203 NE 3rd Street

City, State, Zip McMinnville, OR 97128

Contact Email sack@boersmas.com

Property Owner Information

Property Owner Name Sanne Phone _____
(If different than above)

Contact Name _____ Phone _____

Address _____

City, State, Zip _____

Contact Email _____

Site Location and Description

(If metes and bounds description, indicate on separate sheet)

Business Names Primisys/Wildwood/Third Time Around

Property Address 309-319+321 NE Baker McMinnville

Assessor Map No. R4 420AD 08400



Invoice

Jul 20, 2020

Customer Name	Roger Muckey
Customer Address	309 NE Baker St. McMinnville.
Customer Phone	
Project Name	Stucco Bldng on 3 rd and baker.

Work Specification

Job Description	Total
Final payment.	\$2,950.00
Lift rent.	\$400.00
Total	\$2,550.00

Prepared By: Fred Marin
711 N Lincoln St. Lafayette, OR 97127
(503) 883-1537
CCB 212053

Jack Boersma

From: Roger Muckey <roger.muckey@yahoo.com>
Sent: Tuesday, July 07, 2020 9:45 AM
To: Jack Boersma
Subject: North wall repair 309 Baker st.

Ground off paint, repaired cracks and stuccoed the north end of Boersmas building above Primisys store.

Labor and materials. 5,000.00

R. Muckey construction
13650 NW Willis rd.
Mcminnville, Or.
97128 ccb# 84715





McMinnville Urban Renewal Agency FAÇADE IMPROVEMENT GRANT

McMinnville Urban Renewal Agency
c/o Planning Department
231 NE Fifth Street o McMinnville, OR 97128
(503) 434-7311 Office o (503) 474-4955 Fax
www.mcminnvilleoregon.gov

Office Use Only:	
File No.	_____
Date Received	_____
Received by	_____

Applicant Information

Applicant is: Property Owner Tenant Option Holder Other _____

Applicant Name Sack Boersma Phone 503-472-4611 or

Contact Name _____ Phone 503-550-4611
(If different than above)

Address 203 NE 3rd Street

City, State, Zip McMinnville, OR 97128

Contact Email sack@boersmas.com

Property Owner Information

Property Owner Name Same Phone _____
(If different than above)

Contact Name _____ Phone _____

Address 203 NE 3rd Street

City, State, Zip McMinnville, OR 97128

Contact Email same

Site Location and Description

(If metes and bounds description, indicate on separate sheet)

Business Name Boersmas Sawing Center, Inc

Property Address 203-NE 3rd Street

Assessor Map No. R442134-06200

Description of Project/Use of Funds

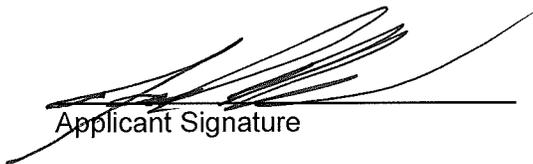
Describe below all proposed improvements included in your project to include a summary of the building's current condition, areas to be improved and how, as well as any proposed materials or colors. Please enclose pictures, drawings, as necessary to help describe the work. (Attach additional sheets as needed)

Paint Exterior of building and repair Exterior Signs

In addition to this completed application, the applicant must provide the following:

- Digital photographs of the existing building façade.
- Photos, plans, and/or sketches of the proposed improvements
- Quotes, fee proposal, and any other information that supports the proposed budget.

I agree to comply with the guidelines and standards of the McMinnville Urban Renewal Agency's Façade Improvement Grant Program and I understand that this is a voluntary program, under which the City has the right to approve or deny any project or proposal or portions thereof.


Applicant Signature

Sork Boersma
Print Name

9-8-20
Date

Owner (if different) Signature

Print Name

Date

BOERSMA'S

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11/11/11





MEDAIDS MACHINES

NOTES



McMinnville Urban Renewal Agency
FAÇADE IMPROVEMENT GRANT

McMinnville Urban Renewal Agency
c/o Planning Department
231 NE Fifth Street o McMinnville, OR 97128
(503) 434-7311 Office o (503) 474-4955 Fax
www.mcminnvilleoregon.gov

Office Use Only:	
File No.	<u>21-20</u>
Date Received	<u>9-21-20</u>
Received by	<u>[Signature]</u>

Applicant Information

Applicant is: Property Owner Tenant Option Holder Other _____

Applicant Name MARK KENZER Phone 503 969-9600

Contact Name _____ Phone _____
(If different than above)

Address 589 NE 58TH AVE

City, State, Zip HILLSBORO, OR 97124

Contact Email MYSTIC TRADER @ COMCAST.NET

Property Owner Information

Property Owner Name _____ Phone _____
(If different than above)

Contact Name _____ Phone _____

Address _____

City, State, Zip _____

Contact Email _____

Site Location and Description

(If metes and bounds description, indicate on separate sheet)

Business Name HARPER VOIT

Property Address 707 NE 5TH ST. McMINNVILLE

Assessor Map No. R4

PROJECT INFORMATION:

Estimated Project Start Date: OCT 1, 2020 Estimated Project Completion Date: OCT 10, 2020
WEATHER PERMITTING OR EARLY SUMMER 2021

Grant Amount Requested (no more than \$5,000): \$ 5000-
 Applicant Matching Funds: \$ 500-
 Total Project Costs: \$ 5500-

Note: The total grant amount requested should equal or exceed the matching funds total.

Project Budget

Attach documentation for costs such as contractor's bids or detailed estimate for materials and labor costs. (Attach additional sheets as needed)

Labor	Materials	Purpose (i.e. painting, awning, repair)	Estimated Cost
\$4500-	\$1000-	PAINTING	\$ 5,500
			\$
			\$
			\$
			\$
			\$
			\$
			\$
Total Project Costs:			\$ 5,500

Description of Project/Use of Funds

Describe below all proposed improvements included in your project to include a summary of the building's current condition, areas to be improved and how, as well as any proposed materials or colors. Please enclose pictures, drawings, as necessary to help describe the work. (Attach additional sheets as needed)

THE PLAN IS TO PAINT THE PROPERTY IN TRADITIONAL
VICTORIAN STYLE USING 3-4 COLORS.
3 IMAGES ARE ENCLOSED FOR REFERENCE.

In addition to this completed application, the applicant must provide the following:

- Digital photographs of the existing building façade.
- Photos, plans, and/or sketches of the proposed improvements
- Quotes, fee proposal, and any other information that supports the proposed budget.

I agree to comply with the guidelines and standards of the McMinnville Urban Renewal Agency's Façade Improvement Grant Program and I understand that this is a voluntary program, under which the City has the right to approve or deny any project or proposal or portions thereof.

 MARK KENZER 9-10-2020
Applicant Signature Print Name Date

Owner (if different) Signature Print Name Date



McMinnville Urban Renewal Agency
FAÇADE IMPROVEMENT GRANT

HOLD HARMLESS AGREEMENT

AND

**OWNER AUTHORIZATION FOR TENANT TO CARRY OUT FAÇADE IMPROVEMENT
AND/OR REHABILITATION PROJECT**

I, _____ hereby authorize _____ to
carry out improvements as specified in the accompanying Façade Improvement Grant
Application, on my property located at _____,
which is within the City of McMinnville's Urban Renewal District.

I also agree to hold harmless the City of McMinnville in the event of property damage or physical
injury as a result of working on the aforementioned project.

Property Owner

Date

Notary

Return To:
Heather Richards
Planning Director
City of McMinnville
231 NE 5th Street
McMinnville, OR 97128
Phone: (503) 434-7311
Fax: (503) 434-4955
E-mail: heather.richards@mcminnvilleoregon.gov



707 NE 5TH ST (CORNER OF 5TH + GALLOWAY)









McMinnville Urban Renewal Agency
FAÇADE IMPROVEMENT GRANT

RFIFG 22-20

McMinnville Urban Renewal Agency
c/o Planning Department
231 NE Fifth Street • McMinnville, OR 97128
(503) 434-7311 Office • (503) 474-4955 Fax
www.mcminnvilleoregon.gov

Office Use Only
File No. _____
Date Received _____
Received by _____

Applicant Information

Applicant is: Property Owner Tenant Option Holder Other _____

Applicant Name 3RD STREET PIZZA COMPANY Phone 503.434.5800

Contact Name GERY HUNTER Phone 503.434.8018
(If different than above)

Address PO BOX 11 / 433 NE THIRD STREET

City, State, Zip McMINNVILLE OR 97128

Contact Email gph.pizzaco@gmail.com

Property Owner Information

Property Owner Name WALLACE G. WRIGHT Phone _____
(If different than above) TESTAMENTARY TRUST

Contact Name DONNA WRIGHT BLOCH Phone 971.241.0239

Address 300 NW HILLSIDES PARKWAY UNIT 137

City, State, Zip McMINNVILLE OR 97128

Contact Email dwbloch@gmail.com

Site Location and Description

(If metes and bounds description, indicate on separate sheet)

Business Name 3RD STREET PIZZA COMPANY

Property Address 433 NE THIRD STREET, McMINNVILLE

Assessor Map No. R4421 BC 05900

PROJECT INFORMATION:

Estimated Project Start Date: 01 OCT 2020 Estimated Project Completion Date: 31 OCT 2020

Grant Amount Requested (no more than \$5,000): \$ 5,000 —
 Applicant Matching Funds: \$ 500 - 2,044, ^{DEPENDING ON FRAME} ~~AWNING~~
 Total Project Costs: \$ 5,375 - 7,044 —

Note: The total grant amount requested should equal or exceed the matching funds total.

Project Budget

Attach documentation for costs such as contractor's bids or detailed estimate for materials and labor costs. (Attach additional sheets as needed)

Labor	Materials	Purpose (i.e. painting, awning, repair)	Estimated Cost
		REPLACE AWNING (POSSIBLY ALSO FRAME)	\$ 3,845 - TO - 5,514
			\$
		INSTALL SECURITY GATE ON ALLEY DOOR	\$ 4,530 —
			\$
			\$
			\$
			\$
			\$
Total Project Costs:			\$ 5,375 - TO - 7,044 —

Description of Project/Use of Funds

Describe below all proposed improvements included in your project to include a summary of the building's current condition, areas to be improved and how, as well as any proposed materials or colors. Please enclose pictures, drawings, as necessary to help describe the work. (Attach additional sheets as needed)

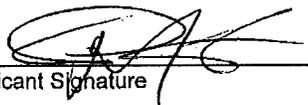
- REPLACE AWNING ON FRONT OF BUILDING. THE BID IS FOR \$3,845 - or - \$5,514, DEPENDING ON THE NEED TO REPLACE THE AWNING FRAME. IT WILL NOT BE KNOWN IF THE FRAME NEEDS TO BE REPLACED UNTIL THE OLD AWNING IS REMOVED.

- INSTALL A SECURITY GATE ON THE ALLEY DOOR AT THE BACK OF THE BUILDING. THIS AREA IS CONSTANTLY KANDALIZED AND USED AS A CATM-ALL FOR TRASH AND HUMAN EXCREMENE AND IS AN ON-GOING SANITATION CHALLENGE.

In addition to this completed application, the applicant must provide the following:

- Digital photographs of the existing building façade.
- Photos, plans, and/or sketches of the proposed improvements
- Quotes, fee proposal, and any other information that supports the proposed budget.

I agree to comply with the guidelines and standards of the McMinnville Urban Renewal Agency's Façade Improvement Grant Program and I understand that this is a voluntary program, under which the City has the right to approve or deny any project or proposal or portions thereof.


 Applicant Signature GERALD HUNTER 29 SEP 2020
 Print Name Date


 Owner (if different) Signature DONNA W BLOCH 29 SEP 2020
 Print Name Date



McMinnville Urban Renewal Agency
FAÇADE IMPROVEMENT GRANT

HOLD HARMLESS AGREEMENT

AND

**OWNER AUTHORIZATION FOR TENANT TO CARRY OUT FAÇADE IMPROVEMENT
AND/OR REHABILITATION PROJECT**

I, DENNA WRIGHT BLOCH hereby authorize 3RD STREET PIZZA CO

carry out improvements as specified in the accompanying Façade Improvement Grant

Application, on my property located at 433 NE THURD STREET

which is within the City of McMinnville's Urban Renewal District.

I also agree to hold harmless the City of McMinnville in the event of property damage or physical injury as a result of working on the aforementioned project.

Denna Wright Bloch
Property Owner

9.29.2020
Date

Candice L. Griffin
Notary



Return To:
Heather Richards
Planning Director
City of McMinnville
231 NE 5th Street
McMinnville, OR 97128
Phone: (503) 434-7311
Fax: (503) 434-4955
E-mail: heather.richards@mcminnvillleoregon.gov

CCB#66298

SALEM TENT & AWNING

Proposal #47996

SERVING THE WILLAMETTE VALLEY SINCE 1890
• PO Box 5274 • 280 Wallace Rd NW Salem OR 97304 • 503-363-4788
• Fax 503-363-0286 • www.salemtent.com •

Bill To

HUNTER , JERRY
3RD STREET PIZZA
433 NE 3RD ST
MCMINNVILLE, OR 97128
503-434-8018

Ship To

HUNTER , JERRY
3RD STREET PIZZA
433 NE 3RD ST
MCMINNVILLE, OR97128
503-434-8018

Written By RORY **Sale Date** 7/8/2020 **Pattern** none chosen **Border** **Frame** STEEL **Recover** THERE **Installation** ST&A

We hereby submit specifications and estimates for:			
Description	QTY	Price	Extended Amount
FOR US TO RECOVER YOUR EXISTING AWNING IN SUNBRELLA FABRIC. SOME FRAME REPAIR MAY BE NEEDED. WON'T KNOW UNTIL OLD FABRIC IS REMOVED.	0	\$3,845.00	
TO REMOVE EXISTING AWNING & INSTALL A NEW STANDARD PIPE FRAME AWNING FOR YOUR STORE FRONT.	0	\$5,514.00	
PRICE INCLUDES INSTALLATION, FABRIC, AND MATERIALS.			
DOES NOT INCLUDE ANY PERMITS OR ENGINEERING. YOU MAY WANT TO CHECK WITH CITY ABOUT NEEDING A PERMIT.			

We hereby Propose to furnish labor and materials- complete in accordance with the above specifications, with payment to be made as follows: **1/2 down with the balance upon completion.**

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed on upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accident, or delays beyond our control. This proposal subject to acceptance within 30 DAYS and is void thereafter at the option of the undersigned.

Proposal By _____

Acceptance Of Proposal

The above prices, Specifications, and conditions are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above. Also I acknowledge that I have received If applicable the following Disclosures (ORS 87.093) , (ORS 701.330) & (ORS 701.330(1))

ACCEPTED DATE: _____

SIGNATURE: _____

Estimated Completion Date: _____

Subtotal	\$0.00
Shipping	
Total	\$0.00



Gerry Hunter <gph.pizzaco@gmail.com>

Security gate

1 message

Merrill Denney <merrill@creativemetalworksllc.com>
To: Gerry Hunter <gph.pizzaco@gmail.com>

Tue, Aug 11, 2020 at 9:34 AM

Dear Gerry-

The cost for the security gate for the back of your building will cost \$1,530.00.

This price will include materials, labor, delivery and installation. Construction to be tube steel frame with expanded metal and a black enamel finish. The approximate time to build will be about 3-4 weeks.

Please let me know if you have any additional questions..

Thank you- Merrill R. Denney

Merrill R. Denney
Creative Metalworks LLC
PO Box 565
Dayton, OR 97114
ph. 503-868-7476
creativemetalworksllc.com



S

US ALLOWED
MALL

I WANT YOU
TO BE
HOPE







Pizza *

Moonlight Theater**

Time **





McMinnville Urban Renewal Agency FAÇADE IMPROVEMENT GRANT

McMinnville Urban Renewal Agency
c/o Planning Department
231 NE Fifth Street ◦ McMinnville, OR 97128
(503) 434-7311 Office ◦ (503) 474-4955 Fax
www.mcminnvilleoregon.gov

Office Use Only:
File No. <u>BRFIG 23-20</u>
Date Received _____
Received by _____

Applicant Information

Applicant is: Property Owner Tenant Option Holder Other _____

Evans Street Properties consisting of Brent Lake, Jerry
 Applicant Name and Nancy Hart, Larry and Patty Herdener Phone _____

Contact Name Jerry Hart Phone 971-241-3408
(If different than above)

Address PO Box 1187

City, State, Zip McMinnville, Oregon 97128

Contact Email jerryhart54@gmail.com

Property Owner Information

Property Owner Name _____ Phone _____
(If different than above)

Contact Name _____ Phone _____

Address _____

City, State, Zip _____

Contact Email _____

Site Location and Description

(If metes and bounds description, indicate on separate sheet)

Business Name _____

Property Address 330 and 340 NE Evans Street, McMinnville

Assessor Map No. R4 421BC04900 - -

PROJECT INFORMATION:

Estimated Project Start Date: Two weeks after approval Estimated Project Completion Date: Two weeks after start

Grant Amount Requested (no more than \$5,000): \$ 3,830.40
 Applicant Matching Funds: \$ 452.60
 Total Project Costs: \$ 4,256.00kk

Note: The total grant amount requested should equal or exceed the matching funds total.

Project Budget

Attach documentation for costs such as contractor's bids or detailed estimate for materials and labor costs. (Attach additional sheets as needed)

Labor	Materials	Purpose (i.e. painting, awning, repair)	Estimated Cost
See attached estimate from Mac Welding & Fabrication, Inc			\$ 4,256.00
			\$
			\$
			\$
			\$
			\$
			\$
			\$
Total Project Costs:			\$ 4,256.00



McMinnville Urban Renewal Agency FAÇADE IMPROVEMENT GRANT

HOLD HARMLESS AGREEMENT

AND

OWNER AUTHORIZATION FOR TENANT TO CARRY OUT FAÇADE IMPROVEMENT AND/OR REHABILITATION PROJECT

I, Jerry Hart hereby authorize Mac Welding to

carry out improvements as specified in the accompanying Façade Improvement Grant
Application, on my property located at 330 and 340 NE Evans Street,

which is within the City of McMinnville's Urban Renewal District.

I also agree to hold harmless the City of McMinnville in the event of property damage or physical
injury as a result of working on the aforementioned project.

[Signature]
Property Owner

9-25-2020
Date

Notary

Return To:

Heather Richards
Planning Director
City of McMinnville
231 NE 5th Street
McMinnville, OR 97128
Phone: (503) 434-7311
Fax: (503) 434-4955
E-mail: heather.richards@mcminnvilleoregon.gov

**FAÇADE IMPROVEMENT GRANT
330 and 340 NE Evans Street
McMinnville, Oregon**

September 25, 2020

This application is by the owners of the commercial office building at 330/340 NE Evans Street in downtown McMinnville. The ownership group, known as Evans Street Properties, includes: Brent Lake, Nancy and Jerry Hart, and Larry and Patty Herdener who are collectively Evans Street Properties. Jerry is the group's contact person for this grant application.

DESCRIPTION OF PROJECT/USE OF FUNDS

Applicants propose to secure the building's courtyard at the entrance to 340 NE Evans Street by adding a custom built security gate to the courtyard's entrance to (which is off 4th Street) and closing off an opening in the fence next the entrance of 330 NE Evans Street.

This Mid-Century Modern office building was built in two phases in the early 1960's. It was originally built to house a law firm, an optometry practice, and a dental office. The buildings interior has changed over the years and at present there are two office spaces: 330 NE Evans and 340 NE Evans.

330 NE Evans has housed attorneys since the original construction. Over the years the law firm space has expanded to include part what was originally the optometrist's space. Three attorneys now occupy 330 NE Evans. However, 330 NE Evans is at just 60% of capacity.

340 NE Evans is a little over 1700 square feet and consists of what was originally the dental office and part of the optometry space. This office is entirely vacant. The entrance to the space is through the courtyard at the corner of Evans and 4th. As discussed below, it will be difficult to lease the space without adding the proposed security gate and fencing.

Condition of Building:

This Mid-Century Modern building is in good condition and remained true to its original design. Other than paint color, the exterior has changed very little over there years. The exterior color was changed from white to the current shade of green.

In the last three years the owners have spent a considerable amount of money to maintain the property. A new roof was installed three years ago. Two years ago all fixed interior lights were converted to LED fixtures.

The interior to 330 NE Evans was renovated five years ago with the aid of local interior designer Kim Morris. That space looks great and offers true Mid-Century ambience.

340 NE Evans may require new carpeting and paint. Plus it may need some minor repairs. But other than that this space is in good condition.

However, the condition of the property which makes this application necessary is this: The courtyard is not secure---it is open and that has led to significant misuse which is detrimental to the building, its tenants; and to all businesses and properties in its vicinity.

Submissions:

The following are submitted (each are designated by letters in the lower right corner):

- A. This photograph is a sidewalk view of the courtyard and entrance to 340 NE Evans Street.
- B. This photograph shows the location where we hope to install a security gate.
- C. This shows a street view of the entrance to 330 NE Evans Street. You will note the fence ends to the left of the front door.
- D. This photograph shows a gap in the fence. We propose to fill in this gap with a matching fence that will go from the concrete to the roof overhang.
- E. This is a rendition of the security gate. You will note that it will match the existing fence.
- F. This is the first of five pictures showing the problem we intend to solve. Yes, the courtyard was over run and used as a campground by various people.
- G. This picture shows a spray nozzle mounted in the corner of the gate at 4th and Evans. A hose was run from the faucet you can see in "F" to the nozzle which was then used as a shower! The Yamhill County Clerk's office is across 4th Street. County employees told me they once watched a woman shave her legs.
- H. This photograph shows two piles of human feces, and yes, it is smeared on the walls. That area is regularly used for urination.
- I. This picture shows one of the more familiar inhabitants of downtown.
- J. This photograph shows a hypodermic needle cap. I found it in the courtyard under the large magnolia tree.
- K. This is the estimate from Mac Welding & Fabrication, Inc. for the security gate fencing.
- L. This shows a door closer suggested by McMinnville Building Department staff. (Stuart)
- M. Our most recent bank account statement.

Rationale for our application:

As building owners we expect to pay for the maintenance and upkeep of our building. Indeed over the past few years we have: put on a new roof; installed LED lights in the entire building; renovated the interior of 330 NE Evans; and painted the outside. We are fully prepared to paint and carpet 340 NE Evans and do what is necessary to rent that space. But we ask for your help with the gate and fencing, as it is something entirely outside what a property owner in downtown McMinnville should expect.

Please consider this: A couple of weeks ago I showed 340 NE Evans to a prospective tenant. He noticed a strong smell of urine next to the office entrance. He also noticed the cluster of flies at the spot where I had cleaned off the feces earlier that day. He elected to rent from us.

4th and Evans is a high traffic area. Evans is a major corridor for both visitors and locals. The Atticus Hotel is around the corner; the Red Fox Bakery is next door; Hotel Oregon is two doors down; and we own the alley to Nick's Back Room—it is part of our tax lot. They are all directly affected by the misuse of the courtyard.

I filed a "trespass consent form" with city's police department but that has not had any apparent affect.

We considered installing security cameras. However, there is not a good spot to mount them; the roof overhang is low and any adult could easily remove any camera.

The best thing we can do is to secure the courtyard. The security gate will be locked at the end of the workday and unlocked in the morning. It will be properly permitted and built to code. (I have personally talked with city staff.)

Thank you for your consideration of this application. Please let me know

Jerry Hart
971-241-3408
jerryhart54@gmail.com





B





D

Ryan Seward



2705 NE Bunn Rd.
McMinnville, OR 97128
TEL 503-474-2043
FAX 503-474-9477
EMAIL: ryan@macwelding.com





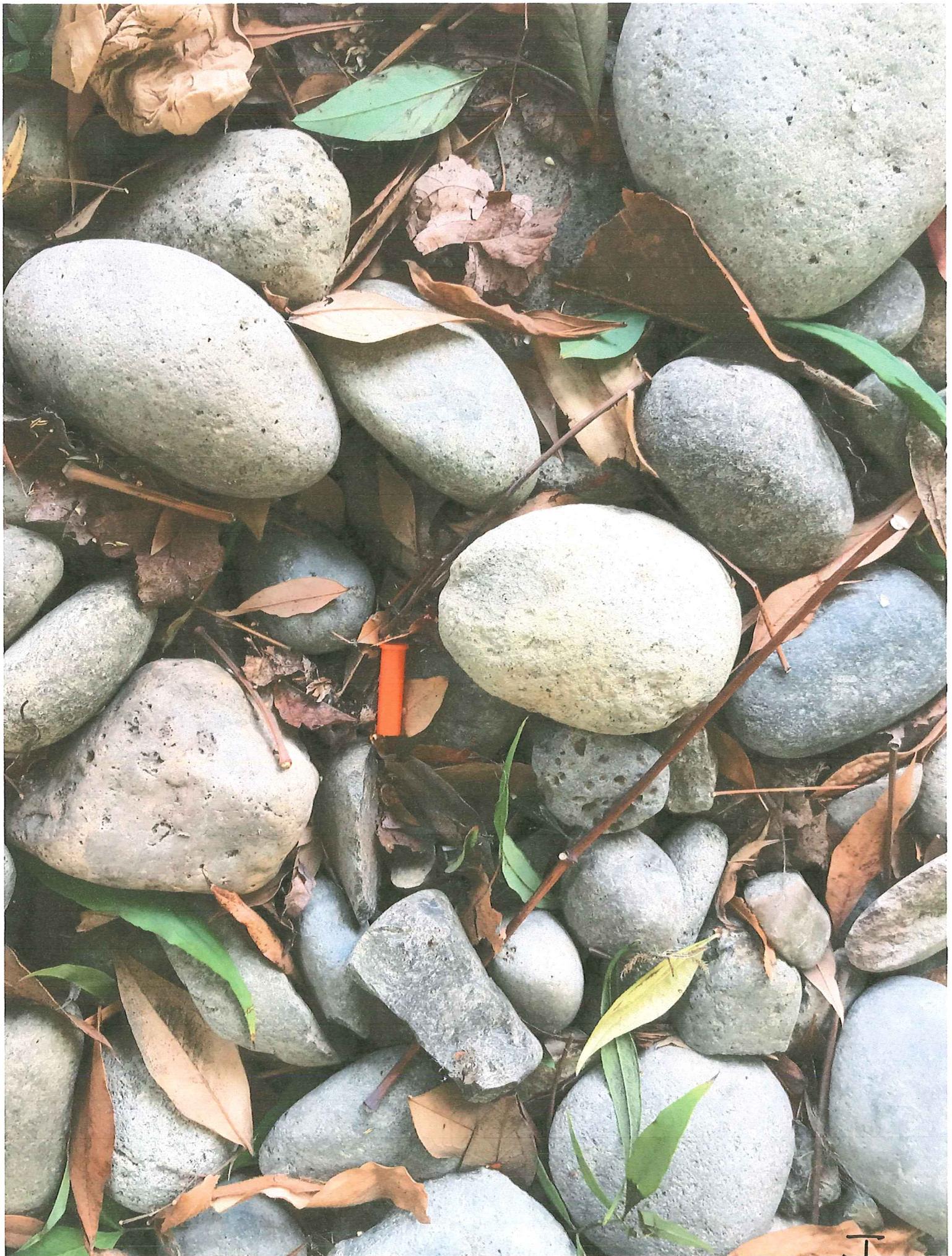




H.



I





Mac Welding & Fabrication, Inc.

2705 NE Bunn Rd
 McMinnville, OR 97128-8218
 Phone # 503-474-2043

Quote

Date	Quote #
9/20/2020	3607

Name / Address
Cash Sales Jerry Hart 971-241-3408

P.O. No.	Terms	Rep
		Ryan

Qty	Unit	Description	Cost	Total
		<p>Fabricate and install gate and fill panel for commercial building courtyard on corner of 4th and Evans.</p> <p>Front gate per attached design. Back fill panel to will match existing.</p> <p>Quote is for singled keyed dead bolt without a handled latch. Other options are available for minimal cost increase. A Hager door closer will be installed so that the gate will stay open unless locked. (Spec sheet attached) Gates will be primed and ready for paint. Steel will be fastened into the concrete walkway and cinder block walls with stainless steel screw anchors. Owner to confirm or install backing in ceiling. Owner is responsible for permits.</p> <p>On acceptance of bid 50% down is required to start fabrication. Mac Welding will provide shop drawings for gate and back panel after acceptance of bid.</p>	4,256.00	4,256.00

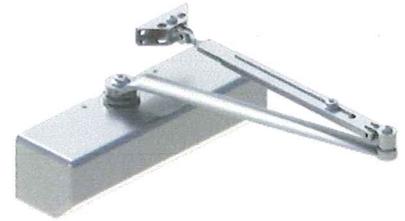
We appreciate your business.			Total	\$4,256.00
------------------------------	--	--	--------------	------------

K

5300 Series

Grade 1 Heavy Duty Surface Door Closer

- Ideal for schools, hospitals, and other high-use environments
- To maximize hinge life and assist in achieving ADA compliance, Hager recommends the use of anti-friction or ball bearing hinges with our door closer products
- Accessories may not be available in all finishes. Please contact Hager for availability and lead time.



PRODUCT SPECIFICATIONS

SIZE:

- 1-6 adjustable

CERTIFICATIONS:

- BHMA Certified ANSI A156.4, adjustable sizes 1-6
- ADA Compliant ANSI A117.1 Accessibility Code
- UL/cUL Listed for up to 3 hours
- UL10C Positive Pressure Rated
- UL10B Neutral Pressure Rated
- Lifetime warranty

MATERIAL:

- Aluminum Alloy
- The recommended temperatures for prolonged closer use is between -40° F (-42° C) and 150° F (66° C)

COVER:

- Full plastic cover and pinion cap

SPRINGS:

- Double heat treated steel, tempered springs
- Precision machined, heat treated steel piston

VALVES:

- Adjustable latching and sweep speed valves
- Adjustable backcheck valve - Standard
- Delayed action valve - Optional
- Staked valves - Standard

HANDING:

- Non-handed

ARMS & BRACKETS:

- Tri-Pack - regular, top jamb, and parallel arms - Standard
- 15% power adjustment in standard arm for regular and top jamb mount

OPTIONAL ARMS:

- Hold Open Arm
- Extra Heavy Duty Hold Open Stop Arm
- Extra Heavy Duty Stop Arm
- Extra Heavy Duty Arm
- Extra Heavy Duty Hold Open Arm
- Extra Heavy Duty Cushion Stop Arm
- Extra Heavy Duty Hold Open Cushion Stop Arm

FASTENERS:

- Self-reaming, self-tapping wood and machine screws
- Sex nuts and bolts

DOOR THICKNESS

- 1-3/4" (44 mm)
- 1-3/8" - 2-1/4" (36 mm - 57 mm) - Optional

FINISHES:

- ALM, BLK, BRZ, DBZ, GOL
- Rust inhibiting primer - Standard

NOTES:

- Used on doors with a maximum weight of 250 lbs.

EPD:

- [Door Closer Environmental Product Declaration](#)

L



KeyBank
P.O. Box 93885
Cleveland, OH 44101-5885

Business Banking Statement
August 31, 2020
page 1 of 2



2 31 T 13 00000 R EM AO
BRENT LAKE
DBA EVANS
ST PROPERTIES
1971 NE SPRINGER CT
MCMINNVILLE OR 97128-9095

Questions or comments?
Call our Key Business Resource Center
1-888-KEY4BIZ (1-888-539-4249)

*Enroll in Online Banking today at Key.com.
Access your available accounts, transfer funds and view your transactions right from your PC.*

Key Business Basics Checking
BRENT LAKE
DBA EVANS
ST PROPERTIES

Beginning balance 7-31-20	\$9,644.53
4 Additions	+1,100.00
2 Subtractions	-297.92
Ending balance 8-31-20	\$10,446.61

Additions

Deposits	Date	Serial #	Source	
	8-6		Direct Deposit. Mcmenamins Inc Pavables	\$62.50
	8-6		Direct Deposit. Mcmenamins Inc Pavables	93.75
	8-6		Direct Deposit. Mcmenamins Inc Pavables	93.75
	8-14		Deposit Branch 0013 Oreaon	850.00
Total additions				\$1,100.00

Subtractions

Paper Checks * check missing from sequence

Check	Date	Amount	Check	Date	Amount
1296	8-18	\$91.73	1297	8-6	206.19

Paper Checks Paid \$297.92

M

PROJECT INFORMATION:

Estimated Project Start Date: 1/1/21 Estimated Project Completion Date: 2/1/21

Grant Amount Requested (no more than \$5,000): \$ ~~4557.00~~ \$4,101.30
 Applicant Matching Funds: \$ 455.70
 Total Project Costs: \$ 4557.00

Note: The total grant amount requested should equal or exceed the matching funds total.

Project Budget

Attach documentation for costs such as contractor's bids or detailed estimate for materials and labor costs. (Attach additional sheets as needed) *Attaching bids for sign and painting.*

Labor	Materials	Purpose (i.e. painting, awning, repair)	Estimated Cost
		Painting / repairs	\$ 2567
		New signs	\$ 1990
			\$
			\$
			\$
			\$
			\$
			\$
Total Project Costs:			\$ 4557.00

Description of Project/Use of Funds

Describe below all proposed improvements included in your project to include a summary of the building's current condition, areas to be improved and how, as well as any proposed materials or colors. Please enclose pictures, drawings, as necessary to help describe the work. (Attach additional sheets as needed)

The overall plan is to remove the sign that is attached to the front wall of the building and patch the wood there as necessary. After that the front of the building will be repainted. The paint on the front of the building has been spot painted multiple times - visually it is "patchy". The new paint work will brighten the appearance and create a uniform appearance.

The sign that is on the posts will be removed. A new sign will be designed and installed on the existing posts. We plan to do the new sign with layered wood (natural wood appearance) and/or metal. The current sign is 2D and someone "keyed" it several years ago so this will improve the signage presentation.

Also the address "sign" on the building will be replaced to match the new large sign.

In addition to this completed application, the applicant must provide the following:

- Digital photographs of the existing building façade.
- Photos, plans, and/or sketches of the proposed improvements
- Quotes, fee proposal, and any other information that supports the proposed budget.

I agree to comply with the guidelines and standards of the McMinnville Urban Renewal Agency's Façade Improvement Grant Program and I understand that this is a voluntary program, under which the City has the right to approve or deny any project or proposal or portions thereof.

 _____ Ken Wylie _____ 9/29/2020
Applicant Signature Print Name Date

 _____ Robert K Egan _____ 9-29-20
Owner (if different) Signature Print Name Date



McMinnville Urban Renewal Agency
FAÇADE IMPROVEMENT GRANT

HOLD HARMLESS AGREEMENT

AND

**OWNER AUTHORIZATION FOR TENANT TO CARRY OUT FAÇADE IMPROVEMENT
AND/OR REHABILITATION PROJECT**

I, ROGER K EGAN hereby authorize KEN WYCKE to
carry out improvements as specified in the accompanying Façade Improvement Grant
Application, on my property located at 325 E 6TH STREET,
which is within the City of McMinnville's Urban Renewal District.

I also agree to hold harmless the City of McMinnville in the event of property damage or physical
injury as a result of working on the aforementioned project.

Barbara H. Egan, Trustee Roger K. Egan, Trustee 9.30.20
Property Owner Date

Alma
Notary Elizabeth Scharback
Branch Manager
WBank, McMinnville

Return To:
Heather Richards
Planning Director
City of McMinnville
231 NE 5th Street
McMinnville, OR 97128
Phone: (503) 434-7311
Fax: (503) 434-4955
E-mail: heather.richards@mcminnvilleoregon.gov

ROGER K. EGAN AND BARBARA H. EGAN
REVOCABLE LIVING TRUST U/A/D 3/12/1999
Attn: Roger K. Egan
Barbara H. Egan
14000 SE Burns
McMinnville, OR 97128



Photos for Façade Improvement Grant

From McMinnville Family Dental

9/30/2020

Current front photo:



Mismatched, patched paint on front of building:



Overhang with cracking and mismatched paint:



Mismatched , cracking paint. We plan to replace the “325” sign with one that will match the new sign’s design in front of the office:



More cracked and old mismatched paint:



Our current sign is printed on di-bond aluminum. I think someone “keyed” it several years ago and made the scratch that is on it. Below the scratch the plastic is starting to separate/bubble out from the aluminum backing:



I plan to remove the sign that is attached to the wall on the front of the building and not replace that one. I would like the new front sign to have a strong and modern appearance. The designer and sign maker will be Joe from Joesigns (<http://www.joesignshop.com/>) in Portland.

The new sign on the poles in front of the office will include the following information:
Our logo (including "McMinnville Family Dental")
Ken Wylie, DMD
503-472-6182

For the sign replacement, we will likely do something similar to this sign with layered metal:



Another option we're considering (at the same cost) is metal on a wood background such as this:



Dominguez Construction LLC

1206 NE Cowls st
McMinnville, OR 97128 US
+1 4846368529
dominguezcarpentry@gmail.com

Estimate

ADDRESS

Ken Wylie
Mac Family Dental
325 6th ST
Mcminnville, Oregon 97128

ESTIMATE 1001
DATE 07/22/2020
EXPIRATION DATE 08/22/2020

DATE	SERVICE	DESCRIPTION	QTY	RATE	AMOUNT
07/22/2020	Painting	Exterior paint	1	2,567.00	2,567.00

Exterior Step 1) Power wash front . We also make sure to add Trisodium phosphate (TSP) when washing . By doing this we ensure the maximum removal of any dirt, bugs and any other elements. We also brush the siding for any webs left. Step 2) Prepping the Siding. At this point we look over all the sill siding and ensure there is no barewood. If there is barewood we will use a Oil base primer to primer over those areas. Caulking is also done at this moment. Caulking will be added to window frames, door frames, and corner boards where there is cracked caulk. Caulking will only be applied where caulking was previously applied. No new areas will be caulked unless requested by the owner. Step 3) Masking windows, doors, foundation, lights,. Not only will we cover with paper and plastic, we will also ensure to place drop cloths to minimize any overspray. Step 4) Painting begins. The front of the Dentist office will be sprayed with 2 coats of Super Paint from Sherwin Williams.

TOTAL

\$2,567.00

Accepted By

Accepted Date

JOE'S SIGNS

702 SE Powell Blvd.
Portland Or 97202
503-232-7259

Invoice

DATE	INVOICE #
8/11/2020	160

BILL TO
McMinnville Family Dental 325 NE 6th St. McMinnville Or 97128

	P.O. NO.	TERMS	PROJECT
DESCRIPTION	QTY	RATE	AMOUNT
72" x 30" 2 layered sign for front of office mounted to existing poles. Smaller entrance sign with address	1	1,990.00	1,990.00
Total			\$1,990.00