

RESOLUTION NO. 2025-53

A Resolution authorizing the lease of City-owned real property at the Water Reclamation Facility to Creekside Valley Farms, LLC pursuant to ORS 271.310.

RECITALS:

Whereas, the City owns four (4) parcels totaling approximately sixty-one and two tenths (61.2) acres of real property which is currently part of the City of McMinnville Water Reclamation Facility property at 3500 NE Clearwater Drive, and

Whereas, the property has been farmed in the past and is currently in farm use, and

Whereas, the property is not currently needed for Wastewater Services' operations, and

Whereas, accordingly, the City wishes to continue leasing the property for farm use, so that future use for wastewater treatment and other City needs are protected in the lease, and

Whereas, leasing the property to Creekside Valley Farms, LLC will allow the property to be used for agricultural production (its best current use), which is in public interest, and

Whereas, Staff recommends a five-year lease with up to five (5) subsequent one-year extensions, for a total possible period of ten (10) years, which will expire on September 1, 2035, and

Whereas, consideration for the lease of this property is an annual cash payment to the City of \$ 12,500.00 (\$ 204.25 per acre/year). The City will pay the real property taxes on this property because it is not a distinct tax parcel and taxes are minimal.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF McMINNVILLE, OREGON, as follows:

1. That a five-year lease with up to five (5) one-year extensions to Creekside Valley Farms LLC for farming purposes is hereby approved.
2. That the City Manager is authorized to sign the lease agreement.

Adopted by the Common Council of the City of McMinnville at a regular meeting held the 23rd day of September 2025 by the following votes:

Ayes: _____ Cunningham, Tucholsky, Chenoweth, _____

Nays: _____ Geary, Peralta _____

Approved this 23rd day of September 2025.



MAYOR

Approved as to form:

Tyler C. Geoman-Millette
City Attorney

Attest:

Clavdia Coneros
City Recorder