

*555 Liberty St SE
Salem, OR 97301*



Final Action Agenda - Minutes - Draft

Monday, April 14, 2025

6:00 PM

Council Chambers / Hybrid Meeting

City Council

EXECUTIVE SESSION

City Council & Urban Renewal Agency Board
City Manager's Conference Room, 5:15 p.m. - 6:00 p.m.
ORS 192.660(2)(e) Real Property Transactions
ORS 192.660(2)(H) Current/Pending Litigation

1. OPENING EXERCISES:

Call to Order

6:06 p.m.

Roll Call

Present: 8 - Councilor Nordyke, Councilor Varney, Councilor Nishioka, Councilor Gwyn,
Councilor Brown, Councilor Matthews, Councilor Tigan, and Mayor Hoy

Pledge of Allegiance

Led by: Councilor Gwyn.

1.1 APPROVAL OF ADDITIONS AND DELETIONS TO THE AGENDA

A motion was made by Councilor Gwyn, seconded by Councilor Tigan, to
approve the addition of agenda item 5.a., directing staff to create a real
estate portfolio for the City.

The motion carried by the following vote:

Aye: 8 - Nordyke, Varney, Nishioka, Gwyn, Brown, Matthews, Tigan, and Hoy

Nay: 0

Abstain: 0

1.2 COUNCIL AND CITY MANAGER COMMENT

Comments by: Councilor Tigan, Councilor Gwyn, Councilor Matthews,
Councilor Nordyke, and Mayor Julie Hoy.

1.3 PROCLAMATIONS

1.3a. Proclamation recognizing Child Abuse Prevention Month.

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Attachments: [Proclamation - Child Abuse Prevention Month.pdf](#)

Mayor Julie Hoy presented the proclamation to Alison Kelley and Peter Carillo from Liberty House; Dennis Prescott from CASA of Marion County; and Siddharth "Sid" Venkatachalam from Marion County Health and Human Services. Each recipient made brief comments following the proclamation.

Alison Kelley, on behalf of Liberty House, presented a special award to Police Chief Trevor Womack and the Salem Police Special Victims Unit for responding effectively to child abuse cases and providing positive leadership in the Marion County Child Abuse Multidisciplinary Team.

1.4 PRESENTATIONS

None.

2. PUBLIC COMMENT: (Comment on agenda items other than public hearings and deliberations)

None.

3. CONSENT CALENDAR:

A motion was made by Councilor Gwyn, seconded by Councilor Tigan, to approve the Consent Calendar.

Comments by: Councilor Gwyn.

The motion carried by the following vote:

Aye: 8 - Nordyke, Varney, Nishioka, Gwyn, Brown, Matthews, Tigan, and Hoy

Nay: 0

Abstain: 0

3.1 MINUTES

3.1a. March 24, 2025 Draft City Council Special Meeting Minutes

Attachments: [03-24-25 Draft Council Special Meeting Minutes.pdf](#)

Action: approved.

3.1b. March 24, 2025 Council Meeting Final Action Minutes

Attachments: [03-24-25 Draft Council Meeting Minutes.pdf](#)

Action: approved.

3.2 RESOLUTIONS

None.

3.3 ACTION ITEMS

3.3a. Claim Settlement

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Result Area(s): Good Governance

Authorized the City Manager to resolve this matter with a payment not to exceed \$199,804.83 and execution of a release agreement.

4. PUBLIC HEARINGS

None.

5. SPECIAL ORDERS OF BUSINESS:

5.a.

Motion from Councilor Shane Matthews directing staff to create a real estate portfolio for City owned and leased real property.

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Comments by: City Attorney Dan Atchison.

A motion was made by Councilor Matthews, seconded by Councilor Gwyn, to direct staff to create a real estate portfolio of City owned and leased real property.

Comments by: Councilor Matthews, Councilor Brown, Councilor Nordyke, Councilor Tigan, Councilor Varney, Public Works Director Brian Martin, and Councilor Nishioka.

A motion was made by Councilor Gwyn, seconded by Councilor Brown, to suspend Council Rules and allow for a vote on Councilor Matthews' motion.

Comments by: Councilor Tigan.

Councilor Gwyn's motion carried by the following vote:

Ayes: 8 - Nordyke, Varney, Nishioka, Gwyn, Brown, Mathews, Tigan, and Hoy.

Councilor Matthews' motion carried by the following vote:

Aye: 8 - Nordyke, Varney, Nishioka, Gwyn, Brown, Mathews, Tigan, and Hoy

Nay: 0

Abstain: 0

6. INFORMATION REPORTS:

6.a.

Purchases approved administratively from February 1, 2025 through February 28, 2025.

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Result Area(s): Good Governance

Attachments: [Purchases approved administratively February 2025](#)

This Information Report was received and filed.

- 6.b.** Planning Administrator Decision - Proposed four-lot division and construction of 18 multi-family buildings and one mixed use building
- Approved.

Subdivision Tentative Plan / Urban Growth Preliminary Declaration /
Class 3 Site Plan Review / Class 2 Adjustment / Tree Variance / Class
2 Driveway Approach Permit / Tree and Vegetation Removal Permit
Case No. SUB-UGA-SPR-ADJ-TRV-DAP-TRP25-01 - Bradley Hankins
- 5559 Lone Oak Rd SE.

Ward(s): 4
Councilor(s): Gwyn
Neighborhood(s): SGNA

Attachments: [Land Use Decision SUB-UGA-SPR-ADJ-TRV-DAP-TRP25-01](#)

This Information Report was received and filed.

- 6.c.** Planning Administrator Decision - A 72-unit multiple-family
residential development. Approved.

Partition Tentative Plan / Urban Growth Preliminary Declaration /
Class 3 Site Plan Review / Class 2 Adjustment / Class 2 Driveway
Approach Permit / Class 1 Design Review Case No.
PAR-UGA-SPR-ADJ-DAP-DR25-02 - Mike Bliven, Jeff Miller, Davis
Evenson - 4455 27th Ave SE.

Ward(s): 3
Councilor(s): Matthews
Neighborhood(s): Morningside

Attachments: [Land Use Decision PAR-UGA-SPR-ADJ-DAP-DR25-02](#)

This Information Report was received and filed.

**Comments by: Councilor Nordyke, Community Planning and Development
Director Kristin Retherford, and Councilor Matthews.**

7. ORDINANCES

None.

7.1 FIRST READING:

None.

7.2 SECOND READING:

None.

8. PUBLIC COMMENT: (Other than agenda items)

Public comment by:

Lynn Takata, Ward 1, potential closure of Center St. Safeway location

Comments by: Councilor Matthews, Mayor Julie Hoy.

Rachael Atchison, Ward 3, Mayoral Conduct
David Levy, South Salem, Yes for Salem campaign

Comments by: Councilor Tigan, Mayor Julie Hoy.

9. ADJOURNMENT

Comments by: Mayor Julie Hoy.

6:57 p.m.

Minutes prepared by:
Rachael Gangelhoff, CMC
Deputy City Recorder