

## SALEM PUBLIC ART COMMISSION MEETING

Si necesita ayuda para comprender esta información, por favor llame 503-540-2371

Special accommodations are available, upon request, for persons with disabilities or those needing sign language interpretation, or languages other than English. To request accommodations or services, please call 503-588-6255 (TTD/TTY 503-588-6439) at least two (2) business days in advance.

### Commissioners

Chris D'Arcy – Chair

Eileen Cotter Howell – Vice Chair

Paula Booth

Rachel Bucci

Michael Hernandez

Kelly James

### City Staff

Heather Dimke, Management Analyst

### Next Meeting

December 11, 2019, 9:30-11:30 a.m.

Salem Civic Center, Room 325

*It is the City of Salem's policy to assure that no person shall be discriminated against on the grounds of race, religion, color, sex, marital status, familial status, national origin, age, mental or physical disability, sexual orientation, gender identity and source of income, as provided by Salem Revised Code Chapter 97. The City of Salem also fully complies with Title VI of the Civil Rights Act of 1964, and related statutes and regulations, in all programs and activities. Disability-related modification or accommodation, including auxiliary aids or services, in order to participate in this meeting or event, are available upon request. Sign language and interpreters for languages other than English are also available upon request. To request such an accommodation or interpretation, contact the Community Development Department at 503-588-6173 at least three business days before this meeting or event. TTD/TTY telephone 503-588-6439 is also available 24/7.*

### MEETING AGENDA

**Wednesday, November 13, 2019**

**9:30 a.m. – 11:30 a.m.**

*Salem Civic Center, Room 325*

*555 Liberty Street SE*

1. **Call to Order**
2. **Introductions**
3. **Public Comment** (Appearance of interested persons to provide comment on an issue.)
4. **Approval of Consent Agenda**
  - Agenda for November 13, 2019
  - Minutes of October 9, 2019
5. **Public Hearing** (Proposed Mural at 1201 Commercial St. SE)
  - a. Public Testimony
  - b. Discussion on Proposed Mural
6. **Action Items**
  - a. Proposed Mural at 1201 Commercial St. SE
  - b. Proposed Relocation of Salem Peace Mosaic to Riverfront Carousel Addition
7. **Discussion Items**
  - a. Update: Salem Library (% for Public Art)
  - b. Update: Salem Library (Art Packing & Storage)
  - c. Annual Report to Council
  - d. Maintenance Update: *Tom McCall Memorial*
8. **Commissioner's Comments**
9. **Adjourn**



**Public Works Department**

555 Liberty Street SE / Room 325 • Salem OR 97301-3513 • Phone 503-588-6211 • Fax 503-588-6025

**Salem Public Art Commission  
October 9, 2019  
Public Works Department, Room 325**

**Commissioners**

Chris D'Arcy, Chair  
Eileen Cotter Howell, Vice-Chair  
Rachel Bucci  
Paula Booth  
Kelly James

**Guests**

Toni Kramer – Save Salem Peace Mosaic

**Staff**

Heather Dimke, Public Works  
Patricia Farrell, Public Works  
Sheri Wahrgren, Urban Development

- 
1. **Call to Order** – With a quorum present, Chair D'Arcy called the meeting to order at 9:38 a.m.
  2. **Introductions**- Chair D'Arcy welcomed all Commissioners and guests. Everyone introduced themselves for the record.
  3. **Public Comment**  
  
Ms. Farrell Comprehensive System Parks Master Plan.
  4. **Approval of Agenda and Minutes**
    - a. Approval of the September 11, 2019 consent agenda and August 14, 2019 minutes.

**Motion: Commissioner Bucci moved to approve the consent agenda and minutes.  
Commissioner Cotter Howell seconded the motion. The motion passed unanimously.**

**Transportation and Utility  
Operations**

1410 20<sup>th</sup> Street SE / Building 2  
Salem OR 97302-1209  
Phone 503-588-6063  
Fax 503-588-6480

**Parks Operations**

1460 20<sup>th</sup> Street SE / Building 14  
Salem OR 97302-1209  
Phone 503-588-6336  
Fax 503-588-6305

**Willow Lake Water Pollution  
Control Facility**

5915 Windsor Island Road N  
Keizer OR 97303-6179  
Phone 503-588-6380  
Fax 503-588-6387

## 5. Discussion Items

### a. **Update: Salem Public Library Collection (Packing & Storage)**

Jennifer Viviano (X-Gallery) was onsite on Friday, September 20th at 9:30 a.m. to take a look at the larger pieces in the public art collection as well as the Library Foundation art collection. She has since provided the following estimate for the packing/moving and monthly storage:

#### Packing & Moving (Both Collections)

- \$1650 packing/vehicle

#### Monthly Storage

- \$850/month (Public Collection)
- \$350/month (Library Foundation Collection)

According to Jennifer, these estimates are conservative, factor in several unknowns regarding art dimensions, and do include some of the larger pieces that may not end up in storage. The packing/moving fee does not include the Teakwood Screen (Leroy Setziol), *Birds* (Tom Hardy), *Mother and Child* (Don Wilson), the Council Chamber Doors, and a limestone sculpture owned by Library Foundation. These items are included in storage estimate.

We have scheduled the art move with X-Gallery on **Monday, October 28**. In preparation for the move, artwork will be placed downstairs in a temporary staging area on Monday, October 21.

Alternate options may need to be identified for temporary placement of the Setziol screen and/or other larger pieces. Chair D'Arcy will reach out to the Department of State Lands. Other options may include the Hudson Concert Hall (Willamette University,) Linfield College, and the Chehalem Cultural Center in Newburg.

Staff will get clarification on when the larger pieces need to be removed from the library and will reach out to John Black (Associated Fine Art Services) to request an estimate for moving guidance and/or transportation of the larger pieces.

Questions were raised about the accuracy of the online database associated with the Public Art Collection. Some pieces not owned by the City are presently included in the collection. This was later confirmed by the Salem Convention Center. Staff may need additional help to ensure the database is updated. Ms. Wahrgren offered to provide assistance with pieces owned by the Salem Convention Center.

The Information Technology Department will soon be looking to mark items in the database as either temporarily unavailable or removing from the database altogether. SPAC confirmed that the artwork should remain with a message stating that "All public art in the library is in storage while the seismic retrofit construction is underway".

Chair D'Arcy questioned the timeline for the new artwork at the Library. Staff will request that the RFP that is being drafted get sent out to the entire group. It was further

confirmed that the list of artists receiving this request will not be the same as was used for the Police Station as this is dependent on the location/type of artwork requested.

**b. Recap: Community Conversation**

Chair D'Arcy expressed appreciation for the number of residents who participated in the evening conversation and expressed interest in more access to public art across Salem. Some anticipated stakeholders were not present. The Salem Mainstreet Association was present to share their ideas for increased artwork in downtown, and staff from Urban Development discussed potential funding sources for these installations.

Commissioner James would have liked to have had more time to talk with people but felt that it was beneficial to hear from a variety of people (including younger voices) who have an interest in being involved, would like to see more art, and are interested in murals.

Salem Art Association was present and expressed interest in expanding the urban renewal area boundaries adjacent to Bush Park. Urban Development confirmed that this is not an option at this time.

Commissioner Bucci seconded that there is an appetite for murals in Salem and the process for this needs to be simplified and clarified (flow chart). SPAC collectively discussed the difficulties in navigating/interpreting the Public Art code language (Salem Revised Code Ch. 15). An inventory of City owned buildings (parking garages, non-historic structures) that might be possible locations for mural should be completed. Could then look to a non-profit or other entity to help facilitate this effort. Need to make sure that all parts of the City are included in the placement of public art.

Chair D'Arcy shared that one avenue for increasing access and equity to public art would be to engage early in Salem's master planning process and to engage in additional discussions with Salem Parks and Recreation Advisory Board about opportunities for art in Salem parks.

Temporary art needs to be considered in terms of City Code.

**c. End of Year Priorities:**

Staff proposed that the SPAC Annual Report be presented to City Council on Monday, **December 2**. This may also include a request for minor code revisions. Patricia Farrell recommended that all proposed revisions go to Council at once. It was further suggested that SPAC offer to meet individually/small groups with City Council.

Salem Revised Code and associated Guidelines, Policies, and Procedures were displayed and discussed briefly. An additional Doodle poll will need to be scheduled for review.

Chair D'Arcy recommended that SPAC participate in upcoming "Our Salem" workshops (October 16, 17 and 24).



d. **Maintenance Update**

Staff needs to follow-up with Mark (Firebird) on status of the *Tom McCall Memorial*. Half of the balance for the repair has been paid (\$1473.50), the other half due upon completion. This will be paid for out of a Riverfront Park Trust.

e. **Riverfront Carousel Addition**

Patricia Farrell shared that there are two items coming to the Salem Parks and Recreation Advisory Board (SPRAB) on October 10, that will require action:

1. Proposed expansion design of the Carousel
  - a. Location previously approved per the Riverfront Master Plan
  - b. West side of existing building with a plaza in between the two buildings
2. Proposed relocation of the Peace Mosaic to Carousel
  - a. Mosaic would face the Willamette River
  - b. The placement would leave room for a mosaic extension

An informational report would be presented to Council if approved by both SPRAB and SPAC. The Carousel (Marie Bradford) would then need to initiate fundraising for this expansion project. This will return to SPAC (as an action item) at the November 13 meeting.

6. **Action Items**

None

7. **Commissioner's Comments**

8. **ADJOURN**—Chair D'Arcy adjourned the meeting at 11:30.



# HEARING NOTICE

## Proposal for a Public Mural

*There is a public mural proposal for the property listed in this notice and shown on the attached map. The City is seeking input from neighbors on the proposal. If you have questions or comments about the proposal, contact the staff person listed below. If you need help understanding this information, please call 503-588-6211.*

*Esta carta es un aviso sobre una propuesta de un muro público para la propiedad referida en este aviso y se muestra en el mapa adjunto. La ciudad está buscando la opinión de los vecinos sobre la propuesta. Si tiene preguntas o comentarios sobre la propuesta, póngase en contacto con nosotros al 503-588-6211.*

### HEARING INFO.:

**Salem Public Art Commission, Wednesday, November 13, 2019, 9:30 A.M., Public Works, Room 325, Civic Center, 555 Liberty St SE**

### LOCATION OF PROPOSED MURAL:

1201 Commercial St SE, Salem OR 97302

### SUMMARY:

Pursuant to [Salem Revised Code \(SRC\) Chapter 15](#) (15.070 through 15.100 and the [Salem Public Art Commission \(SPAC\) Guidelines, Policies, and Procedures](#), SPAC will hold a public hearing on November 13, 2019, at 9:30 a.m. to receive public testimony on a proposal that has been submitted for a public mural on the northern exterior of the building located at 1201 Commercial Street SE. This building is located within the [South Central Area Neighbors \(SCAN\) Neighborhood Association](#).

Per the SPAC Guidelines, Policies, and Procedures, not less than 30-days public notice shall be provided to the Neighborhood Association where the proposed mural would be placed. This notice shall contain a preliminary sketch and description of the mural (attached). A copy of this public notice will be placed on the exterior of the proposed location as well as on the City of Salem website: <https://www.cityofsalem.net/news>

Any person wishing to provide testimony either for or against the proposal may do so in person, by representative, or through submission of written testimony at the public hearing. The Salem Public Art Commission will receive testimony and make a final decision on the proposal. If the Public Mural Application is approved, notice of the decision will be mailed to the South Central Association of Neighbors (SCAN) Neighborhood Association, anyone who participated in the hearing, and anyone who requested to receive notice.

The November 13, 2019 public hearing is an open, public meeting at an accessible location. Special accommodations are available, upon request, for persons with disabilities. Services may be requested for sign language interpretation or languages other than English. To request accommodations or services, please call 503-588-6211 at least two business days prior to the meeting.

**MURAL  
DESCRIPTION:**

The mural will wrap around two sides of the building with a design that incorporates icons of Salem.

**STAFF SUPPORT:**

**Heather Dimke, Management Analyst**, City of Salem Public Works Department, 555 Liberty Street SE, Room 325, Salem, Oregon 97301. Telephone: 503-588-6211; E-mail: [hdimke@cityofsalem.net](mailto:hdimke@cityofsalem.net)

**NEIGHBORHOOD  
ORGANIZATION:**

**South Central Area Neighbors (SCAN)**, Jeff Schumacher, Chair; Email: [jeff.schumacher@gmail.com](mailto:jeff.schumacher@gmail.com)

**COMMISSION  
PACKET:**

The Salem Public Art Commission Packet will be available seven (7) days prior to the hearing, and will thereafter be posted on the City of Salem website: <https://www.cityofsalem.net/Pages/salem-public-art-commission.aspx>

**ACCESS:**

The Americans with Disabilities Act (ADA) accommodations will be provided on request.

**CRITERIA:**

15.100.Public mural neighborhood involvement.

Salem Revised Code (SRC) is available to view at this link: <http://bit.ly/salemorcode>. Type in the chapter number(s) listed above to view the applicable criteria.

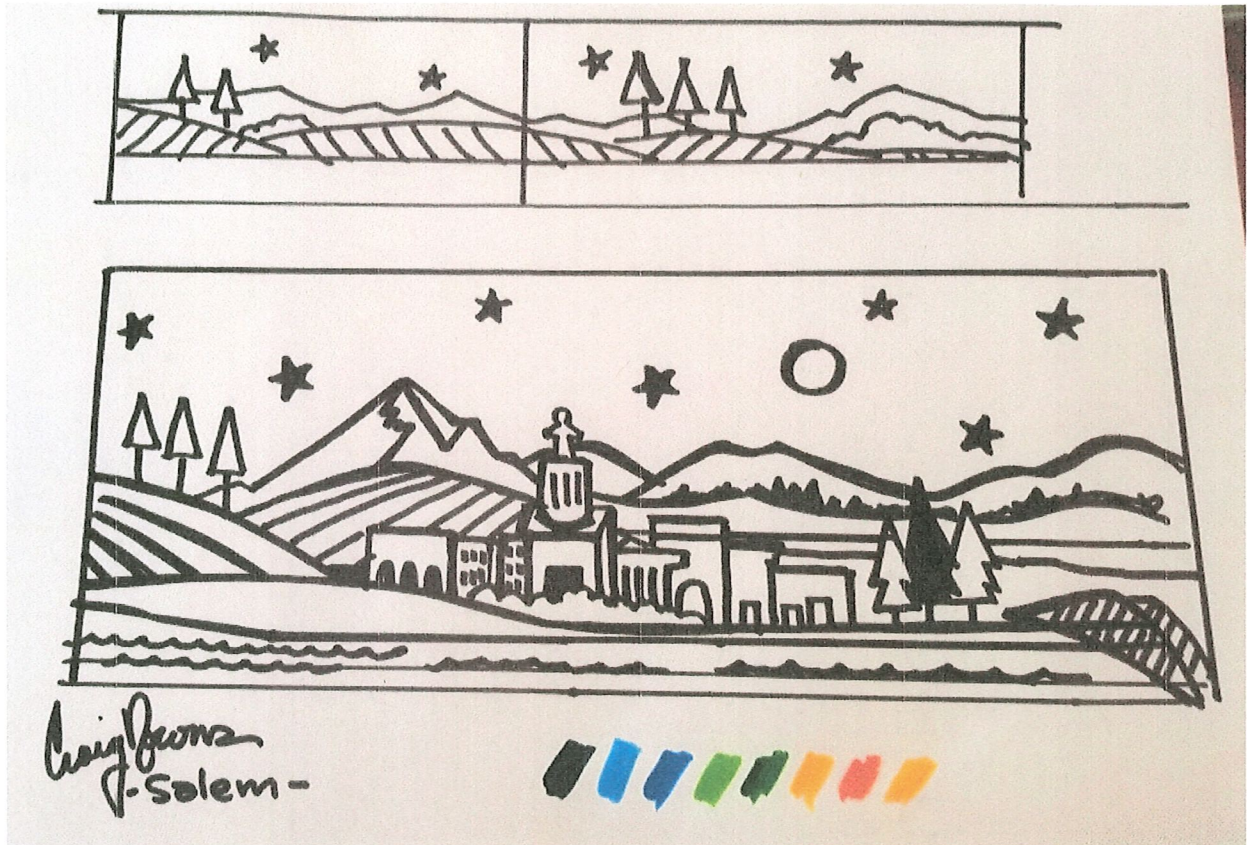


Tuesday, October 1, 2019 4:55:08 PM - Mail





b. Plan Drawing





a. Photos of existing exterior



Front of Building Commercial St facing



Side of building Miller St facing



**MURAL PROCESS APPLICATION FORM – GENERAL****1. GENERAL DATA REQUIRED** [to be completed by the applicant]

1201 Commercial St SE Salem, OR 97302

ADDRESS OF SUBJECT PROPERTY

Erica Plumb

(Name of Applicant(s))

Erica Plumb

9712182595

(Applicant's Mailing Address with ZIP Code)

16724 S windy city Rd 97042

(Day-time Phone / Cell Phone)

(Applicant's E-mail Address)

erica@shoppreserve.com

(Fax Number)

Commercial/Res

(Existing Use of Subject Property)

(Comp Plan Designation)

(Zoning)

➤ **Has contact been made with the Neighborhood Association?**☐ Yes ☒ No➤ **Owner's Representative** or Design Professional to be contacted regarding matters on this application, if other than applicant:➤ *n/a*

(Name)

(Mailing Address with ZIP Code)

(E-Mail Address)

(Phone / Cell / Fax)

**2. SIGNATURES OF ALL PROPERTY OWNERS** and/or Contract Purchasers are required:

DocuSigned by:

*Erica Plumb*Printed: *Erica Plumb*

Printed: ETE17145A

16724 S windy city Rd 97042

(Mailing Address with ZIP Code)

Printed: *Justin Dougherty**PO Box 2721 Salem Or. 97308*

(Mailing Address with ZIP Code)

**3. SUBMITTAL FEES**

Application Fee..... \$ 125.00

Processing Fee.....\$ 12.50

Automation Fee..... \$ 5.00

**Total..... \$ 142.50****MURAL WORK PROPOSED**

In a Commercial Historic District? \_\_\_\_\_

In a Public Historic District? \_\_\_\_\_

**NOTE:** There is an additional Archiving Fee of \$.50 per page, charged at time of submission. This fee is waived if electronic versions of all materials are also submitted.**FOR STAFF USE ONLY**

RECEIVED BY \_\_\_\_\_

DATE \_\_\_\_\_

RECEIPT NO. \_\_\_\_\_

N.A. \_\_\_\_\_

WARD NO. \_\_\_\_\_

CASE NO. \_\_\_\_\_

Adjacent N.A. \_\_\_\_\_

Site Location 1201 Commercial St SE 97302

AMANDA # \_\_\_\_\_

Case # \_\_\_\_\_

## Salem Public Art Commission Public Mural Selection Criteria

### To be completed by Applicant

This form outlines the selection criteria that the Salem Public Art Commission uses to select or commission a work of art. Because the Commission uses this information to evaluate the proposed acquisition of public art, please respond thoroughly. [If more space is needed, attach additional statements to this form.]

1. **Strength of artist's concept for, and originality of, mural.**

Describe how your proposal meets this criteria.

The concept of a Paint-by-Number mural itself is one that strengthens community bonds and encourages community involvement. His concept is developed with extensive input from the sponsor(s) who contribute idea for themes that resonate with the neighborhoods and surrounding areas. All the murals painted by Craig Downs are 100% original, designed for the specific city, neighborhood, and wall. Community painting is not something that has been done before in Salem to our knowledge.

2. **Demonstrated craftsmanship of artist.**

Describe how your proposal meets this criteria.

Craig is a respected professional working artist over the last 30 years. His canvas art is sprinkled all over the world. He has painted dozens of murals in the US and Mexico, where he and his partner owned an art gallery. He is in demand as a muralist in his hometown of St. Louis, Missouri; and in Oregon. For photos of his paint by number murals, please see [www.walltogethernow.com](http://www.walltogethernow.com), for his canvas art please visit: [www.craigdowns.com](http://www.craigdowns.com)

3. **Appropriateness of the design and scale of the mural to the wall on which the mural will be painted / attached.**

Describe how your proposal meets this criteria.

The mural will be wrapped around 2 sides of the building. The the small panels on the street side leading to the main mural on the north side. The design will be family friendly and will incorporate icons of Salem, such as the profile of the capital building, the willamette Queen, Minto Island Bridge.

4. **Appropriateness of the scale of the mural to the surrounding neighborhood.**

Describe how your proposal meets this criteria.

The scale is appropriate to the surrounding neighborhood by not over powering the corner, but rather boasting and showcasing some of Salem's prized landmarks. The height is perfect as to not overwhelm.

5. **Architectural, geographical, socio-cultural and/or historical relevance of the mural to the site.**

Describe how your proposal meets this criteria.

The paint by number event is inclusive by design, involving all that will to participate. These murals invariably bring people together with regard to socio-economic differences and creating a lasting neighborhood camaraderie. This event will also give many people their first opportunity to do something proactive for their community. The joy of having helped create something like this can last a lifetime. The design itself will incorporate relevant geographic and cultural icons, making the artwork local in that way too.



6. General support/advocacy for the mural from the building owner/user, surrounding neighborhood, adjacent businesses, and arts community.

Describe how your proposal meets this criteria.

The building owner approves of the project and believes it to add value and appeal to the area overall and to his building. The feedback we have received from the community has been extremely positive and they continually thank us for improving the corner. The community is excited to take place in our paint by number event and are standing by.

7. Demonstrated ability to complete the mural on time and within budget.

Describe how your proposal meets this criteria.

The Wall Together Now project that will be producing the mural has always finished on time and on budget. Testimonials can be found on [www.walltogethernow.com](http://www.walltogethernow.com) and personal references from sponsors are available if needed.

8. If the mural will be located in a historic district, the mural:

- Will be on a building or structure that is "non-historic non-contributing" under historic preservation laws.
- Will not be located on the building façade. For purposes of this criterion, the building façade is defined as the wall that contains the main entrance onto the premises.

Describe how your proposal meets this criteria.

Not located in a Historic District

9. The mural will not be located on a single family dwelling, duplex, or multi-family dwelling. Single family dwellings, duplexes, or multi-family dwellings do not include mixed-use buildings which contain residences.

Describe how your proposal meets this criteria.

We are a commercially zoned building approved for retail use.

10. The mural will not contain electrical components, three dimensional structural elements, employ electrical lights as part of the image, moving structural elements, flashing or sequential lighting, interior lighting elements, any automated method that causes movement, or any method that causes periodic changes in the appearance of the mural or changes the mural image or message.

Describe how your proposal meets this criteria.

The mural will contain none of these elements.

11. The mural will be located in a manner that is accessible to the public.

Describe how your proposal meets this criteria.

The mural is located along the north side of the building facing Miller St. There is a sidewalk that runs along side the building. The mural is paint only. Nothing to hang or harness.

12. Maintenance: Explain how you will maintain the mural for 7 years.

Describe how your proposal meets this criteria.

The artist uses a special seal rated for 4-6 years. Will monitor and reapply, treat as needed.

13. Public Safety: Explain how the mural will not present a safety hazard to the public and will meet applicable federal, state, and local building codes and regulations.

Describe how your proposal meets this criteria

No hazardous elements.

I certify that the responses are true and correct representations of the mural proposal and may be used as findings and evidence in the decisions made by the Salem Public Arts Commission:

Applicant's Signature:

Erica Plumb

Name (Print or Type):

Erica Plumb

Applicant's Mailing Address:

16724 S Windy City Rd 97042

Applicant's Phone Number(s)

9712182595

Property Owner(s) Signature(s)

Name(s) (Print or Type):

Justin Dougherty

Property Owners(s) Phone Number(s)

5039324186

Date:

9/20/2019



**After recording return to:**

City of Salem  
City Recorder  
555 Liberty St. SE  
Room 205  
Salem, OR 97301-3503

**EASEMENT**

THIS EASEMENT is between Justin Dougherty, Grantor, and the City of Salem, an Oregon municipal corporation, Grantee.

**RECITALS**

A. The Grantee has adopted a program for the placement of public art or mural within the Grantee's corporate limits as part of its public art program. The Salem Public Art Commission administers the Grantee's public art program.

B. Grantor owns the property legally described in "Exhibit A" ("the Property"), which is attached hereto and incorporated herein by reference, and is willing to make the exterior wall of a building or structure on the property available to Grantee for the placement of public art, as defined in SRC 15.010(j), or a public mural, as defined in SRC 15.010(k). The public art is described in "Exhibit B" ("the Artwork"), which attached hereto and incorporated herein by reference.

IN CONSIDERATION of the mutual promises and performances set forth below, the parties agree as follows:

**1. Grant of Easement.** Grantor conveys, grants and warrants to Grantee, its successors and assigns, an easement for the purpose of installing, maintaining, operating and exhibiting the Artwork on the exterior wall of the building or structure located on the Property.

**2. Term of Easement.** This easement shall be for a period of seven years from the date of placement of the Artwork on the Property. Unless terminated as provided in Section 5, this easement shall automatically renew thereafter, and shall remain in full force and effect unless and until terminated.

**3. Maintenance and Removal of Artwork.** Grantee shall be responsible for maintaining and, if necessary, restoring and repairing the Artwork during the existence of this easement. Grantee may remove the Artwork from the Property if, in the sole judgment of Grantee, the Artwork is being excessively damaged or requires repair which may not be feasible on site. If Grantee removes the Artwork from the Property pursuant to this section, Grantee will restore the Property to its original condition.

**4. Right of Entry.** Grantee shall have the right to enter the Property during normal business hours, and at all other times with advance approval of the Grantor, for any and all of the purposes described in this easement.

**5. Termination.**

(a) At the expiration of the seven year easement period, this easement shall renew for successive one year terms, unless either party provides thirty days written notice of termination to the other party. Grantor expressly agrees that upon termination, Grantee shall remove the Artwork and repair the Property such that its appearance is consistent with the Salem Revised Code. Such removal shall occur within thirty days of termination of the easement, unless this period is extended in writing by Grantee.

(b) Within the initial seven year easement period, this easement may be terminated by Grantor with Grantee's consent in writing upon Grantor's showing of any of the following:

(i) The Property is to be sold and the buyer requires removal of this easement as a condition of the purchase and sale; or

(ii) The Property is to be refinanced and the lender requires removal of this easement as a condition of the refinancing; or

(iii) The Property is to be substantially remodeled or altered in a way that precludes continued maintenance of the Artwork; or

(iv) Circumstances have materially changed and the continued existence of this easement or maintenance of the Artwork substantially impedes Grantor's reasonable use and enjoyment of the Property.

Grantee shall not unreasonably withhold consent to termination upon Grantor's satisfactory demonstration of any of the foregoing conditions of termination.

(c) Grantee may terminate this easement at any time at its sole discretion upon thirty days written notice to Grantor. Should Grantee elect to exercise this right of termination, Grantor expressly agrees that the Artwork shall be removed and the Property restored to its prior condition. Such removal shall occur within thirty days of the termination of this easement, unless this period is extended in writing by Grantee.

**6. Remedies.** The parties acknowledge that breaches of this easement will affect substantial harm to the public interest, that is difficult or impossible to prove as actual damages. The parties agree that the prevailing party in an action for the breach of this agreement shall be entitled to:

(a) Liquidated damages in an amount of \$2,500 per material breach;

(b) Specific performance of the terms of this agreement;



(d) Any other remedies available at law or in equity.

The remedies under this easement are cumulative. The failure to exercise on any occasion any remedy shall not operate to forfeit the remedy on another occasion. The use of one remedy shall not be taken to exclude or waive the right to use another.

**7. Notice.** Notice shall be made to the following addresses, unless otherwise agreed upon, in writing, by the parties:

To Grantor:

[Add name and address of grantee]

Justin K. Dougherty  
PO Box 2721  
Salem, Or. 97308

To Grantee:

City of Salem

[Add name and address of proper city official]

Courtney Knox-Busch  
City Manager's office  
555 Liberty St SE  
Salem, OR 97301

( With a copy to:  
Salem City Attorney's Office  
555 Commercial St. SE  
Salem, OR 97301-3503 )

**8. Binding Effect.** This easement shall run with the land and be binding upon and inure to the benefit of the Grantor and Grantee, and their respective successors or assigns, and any person or entity acquiring any right, title, or interest in the Property.

**9. Contractual Relationships; Assignment.** This easement does not constitute either party as the agent or legal representative of the other for any purpose whatsoever. The parties are not granted any express or implied right or authority to assume or create any obligation or responsibility on behalf of the other or to bind the other in any manner whatsoever.

**10. Amendments.** The parties expressly reserve the right to modify this easement, from time to time, by mutual agreement. No modification or amendment of this easement shall be effective unless in writing, signed by authorized representatives of the parties, and recorded in the deed records of the appropriate county.

**11. Invalidity of Particular Provisions.** Should any term, provision, condition or other portion of this easement or the application thereof be held to be inoperative, invalid or unenforceable, the remainder of this easement or the application of the term or provision to persons or circumstances other than those to which it is held invalid or unenforceable shall not be affected thereby and shall continue in full force and effect.

**12. No Waiver.** No waiver of full performance by any party shall be construed, or operate, as a waiver of any subsequent default or breach of any of the terms, covenants or conditions of this easement.

IN WITNESS WHEREOF, the City of Salem has caused this agreement to be executed by its duly authorized representative(s) on Oct. 10/2019 (date).

GRANTOR:

By:

[SIGNATURE OF GRANTOR'S REPRESENTATIVE], Grantor

Justin K. Dugan / owner  
(name and title of grantor representative)

STATE OF Oregon

County of Marion )

This instrument was acknowledged before me on October 10, 2019 by Justin K. Dougherty as Owner of the Grantor.

Notary Public – State of Oregon

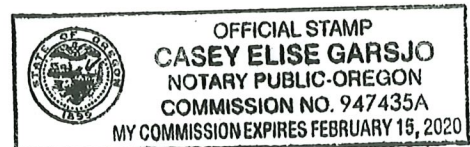
GRANTEE:

Accepted on behalf of the City of Salem:

By:

[SIGNATURE OF GRANTEE'S REPRESENTATIVE], Grantee

(name and title of city representative)



## **Salem Public Art Commission** **Public Mural Application Checklist**

The Salem Public Art Commission meets quarterly. The applicant must submit the following information no later than 30 days prior to the Commission meeting.

- ✓ ☒ COMPLETED MURAL APPLICATION WITH SIGNATURES OF:
  - ☒ Applicant, and
  - ☒ ALL owners of building or structure where mural will be located.
- ✓ ☒ MURAL'S LOCATION AND LOCATION'S LEGAL DESCRIPTION  
A copy of the recorded deed/land sales contract of the total contiguous ownership of the applicant must accompany an application. If the land use request is only for a portion of the total ownership, include a second recorded deed/sales contract with the legal description for that portion which is to be reviewed with the application.
- ✓ ☒ ASSESSOR'S MAP - EXHIBIT D  
Attach an official copy of the County Tax Assessor's Map showing the subject site described by the legal description as well as the adjacent properties. (Note: The Notification Area will include the property abutting all boundaries of the subject property, including those properties that would be abutting if there were no intervening streets.)
- ✓ ☒ MURAL PLAN SUBMITTAL (Format should be no larger than 11x17 inches, unless noted otherwise.)
  - ✓ a. Photos of the existing exterior including all sides affected by proposed mural. (No larger than 8x10, multiple photos per page encouraged.)
  - ✓ b. Elevation and plan drawings of the proposed mural. ( *provided by artist* )
  - ✓ c. Description noting the materials to be used. (Include method for preparing surface, paint, chemicals, and any additional materials used.)
  - ✓ d. Site plan indicating building on tax lot and abutting streets.
- SUBMISSION MATERIALS should be in the following formats:
  - a. One (1) set of original drawings, description, and photographs.
  - b. Twelve (12) review sets of the drawings (no larger than 11x17 inches), description, and photographs (copies from original prints).
  - c. *Electronic versions of Submitted Materials*, whenever possible. Archiving fees of \$.50 per page will be charged if electronic versions are not provided.
- ☒ COMPLETED PROJECT SUPPLEMENTAL WORKSHEET
- ☒ COMPLETED EASEMENT FORM
- ☒ APPLICATION FEES
- ☒ SUBMIT APPLICATION TO: Courtney Knox-Busch  
City Manager's Office  
555 Liberty Street SE, Salem OR 97301  
[CBusch@cityofsalem.net](mailto:CBusch@cityofsalem.net)  
(503)588.6173 x 7516



October 1, 2019

Property Identification

<b>Account No.:</b> R92058	<b>Manufactured Home ID:</b>
<b>Site Address:</b> 1201-1215 COMMERCIAL ST SE SALEM, OR 97302	<b>Legal Description:</b> SOUTHWEST ADDITION, BLOCK 7, LOT 1, ACRES 0.12
<b>Map Tax Lot:</b> 073W27CD07200	<b>Subdivision:</b> 84832 SOUTHWEST ADDITION
<b>Owner:</b> DOUGHERTY PROPERTIES LLC C/O JUSTIN K DOUGHERTY PO BOX 2721 SALEM, OR 97308	<b>Related Accounts:</b> <b>Linked Accounts:</b>

Owner History

Buyer	Seller	Sales Info	Deed Info
DOUGHERTY PROPERTIES LL C/O JUSTIN K DOUGHERTY PO BOX 2721 SALEM, OR 97308	CLINE LT & CLINE,JOSEPH M TRE & CLINE,JANE S TRE 475 WALDO AV SE SALEM, OR 97302	3/7/2008 \$475,000 20 - Miscellaneous - examples: distress sale, extraordinary financing, insignificant sale, either in price or value.	29280205 WD - WARRANTY DEED
CLINE,JOSEPH M 50% &	CLINE,JANE E		11/02/2006 27440038 BS - BARGAIN & SALE DEED
CLINE LT &	CLINE,JOSEPH M 50% &		11/02/2006 27440039 BS - BARGAIN & SALE DEED
			07770004 DE - MISCELLANEOUS DEEDS 1974 AND BEFORE

Property Details

<b>Legal Acreage:</b> 0.12 acres	<b>Levy Code Area:</b> 92401000
<b>Property Code:</b> S30	<b>Zoning:</b> CR (Contact Local Jurisdiction)
<b>Property Class:</b> 201	<b>Miscellaneous Code:</b>
<b>Mortgage Agent-Lender:</b>	<b>Plat:</b>
<b>Mortgage Account No.:</b>	<b>Exemption:</b>
	<b>Expiration Date:</b>

Land Information:

ID	Type	Acres	Sq Ft
L1	COM - COMMERCIAL	0.12	5250

Improvements/Structures:

ID	Type	Make/Model	Class	Area/Count	Year Built
1	RETAIL APT MIX				
1.1	MAIN AREA			4264	1900
1.2	BASEMENT, FINISHED			1488	1920

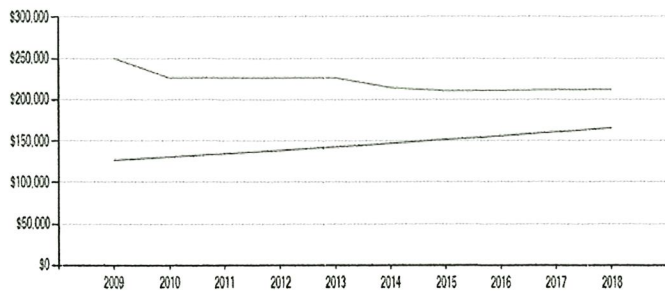
Value Information (per most recent certified tax roll)

RMV Land Market:	\$69,300
RMV Land Spec.	\$0
Assess.:	
RMV Structures:	\$142,530
RMV Total:	\$211,830
SAV:	\$0
Exception RMV:	\$0
Exemption RMV:	\$0
Exemption Description:	None
M5 Taxable:	\$211,830
MAV:	\$165,610
MSAV:	\$0
AV:	\$165,610

Graph shows tax roll Real Market Value and Maximum Assessed Value of this property for past 10 years.  
For a detailed explanation, please see definition of Assessed Value above (hover over the "i").



Real Market Value Maximum Assessed Value



#### Assessment History

Year	Improvements RMV	Land RMV	Special Mkt/Use	Exemptions	Taxable Assessed Value
2018	\$142,530	\$69,300	\$0/\$0	None	\$165,610
2017	\$142,530	\$69,300	\$0/\$0	None	\$160,790
2016	\$141,770	\$69,300	\$0/\$0	None	\$156,110
2015	\$131,820	\$78,750	\$0/\$0	None	\$151,570
2014	\$135,800	\$78,750	\$0/\$0	None	\$147,160
2013	\$147,730	\$78,750	\$0/\$0	None	\$142,880
2012	\$147,730	\$78,750	\$0/\$0	None	\$138,720
2011	\$147,730	\$78,750	\$0/\$0	None	\$134,680
2010	\$147,730	\$78,750	\$0/\$0	None	\$130,760
2009	\$171,370	\$78,750	\$0/\$0	None	\$126,960

#### Taxes: Levy, Owed

Taxes Levied 2018-19: \$3,289.88  
Tax Rate: 19.8652  
Current Tax Payoff Amount: \$11,436.93

Year	Total Levied	Ad Valorem	Special Assessments	Principal	Interest Due	Date Paid	Total Owed
2018	\$3,289.88	\$3,289.88	None	\$3,289.88	\$350.92	Unpaid	\$3,640.80
2017	\$2,969.29	\$2,969.29	None	\$2,969.29	\$791.81	Unpaid	\$3,761.10
2016	\$2,828.29	\$2,828.29	None	\$2,828.28	\$1,206.75	Unpaid	\$4,035.03
2015	\$2,849.69	\$2,849.69	None	\$0.00	\$0.00	07/16/18	\$0.00
2014	\$2,757.81	\$2,757.81	None	\$0.00	\$0.00	07/17/17	\$0.00
2013	\$2,701.46	\$2,701.46	None	\$0.00	\$0.00	11/09/16	\$0.00
2012	\$2,636.10	\$2,636.10	None	\$0.00	\$0.00	07/14/16	\$0.00
2011	\$2,522.09	\$2,522.09	None	\$0.00	\$0.00	08/12/15	\$0.00
2010	\$2,419.51	\$2,419.51	None	\$0.00	\$0.00	08/13/14	\$0.00
2009	\$2,392.64	\$2,392.64	None	\$0.00	\$0.00	04/25/13	\$0.00

#### Tax Payment History

Year	Transaction ID	Tax Paid	Discount	Interest	Amount Paid	Date Paid
2016	12335734.2	\$0.01	\$0	\$0	\$0.01	07/16/18
2015	12335734.1	\$2,849.69	\$0	\$1,101.87	\$3,951.56	07/16/18
2014	12201660.3	\$2,757.81	\$0	\$1,066.35	\$3,824.16	07/17/17
2013	12112249.1	\$2,701.46	\$0	\$1,188.65	\$3,890.11	11/09/16
2012	12066435.1	\$2,636.10	\$0	\$1,441.08	\$4,077.18	07/14/16
2011	11794319.2	\$0.84	\$0	\$0.37	\$1.21	08/13/14
2011	11931090.1	\$2,521.25	\$0	\$1,411.86	\$3,933.11	08/12/15
2010	11659215.1	\$210.82	\$0	\$89.18	\$300.00	08/26/13
2010	11794318.3	\$980.50	\$0	\$535.73	\$1,516.23	08/13/14
2010	11794319.1	\$472.88	\$0	\$245.91	\$718.79	08/13/14
2010	11657105.1	\$208.33	\$0	\$91.67	\$300.00	07/24/13
2010	11654981.1	\$210.28	\$0	\$89.72	\$300.00	06/24/13
2010	11653184.1	\$212.27	\$0	\$87.73	\$300.00	05/23/13
2010	11644736.2	\$124.43	\$0	\$49.77	\$174.20	04/25/13





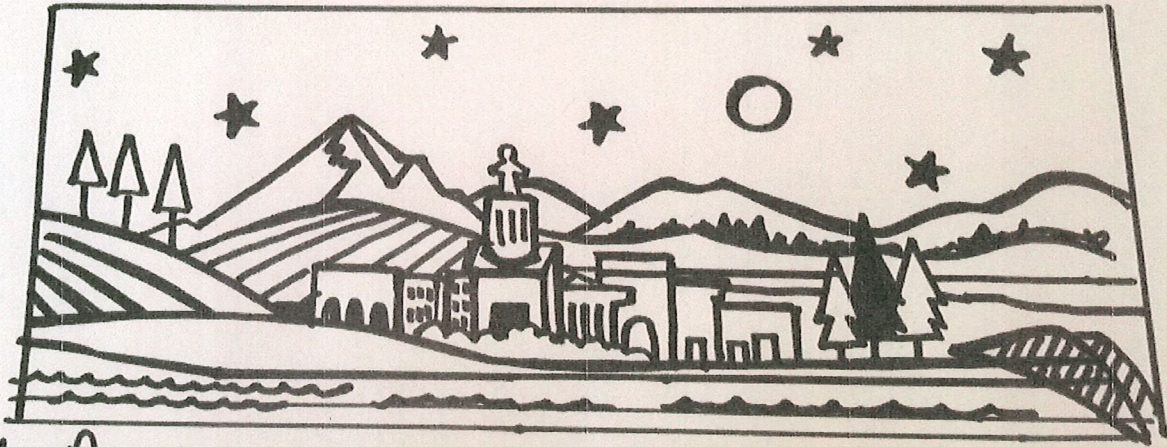
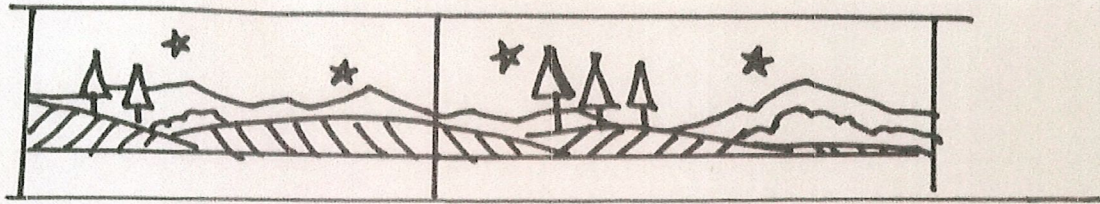
Assessor's  
Map  
Exhibit D

SEE MAP  
073W27D

1/16 COR



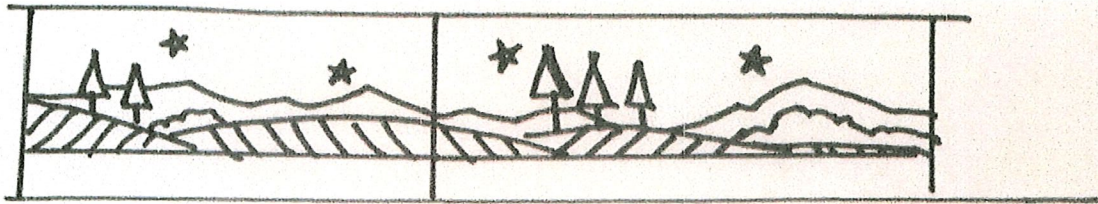
b. Plan Drawing



Craig Jones  
J. Solem -



b. Plan Drawing

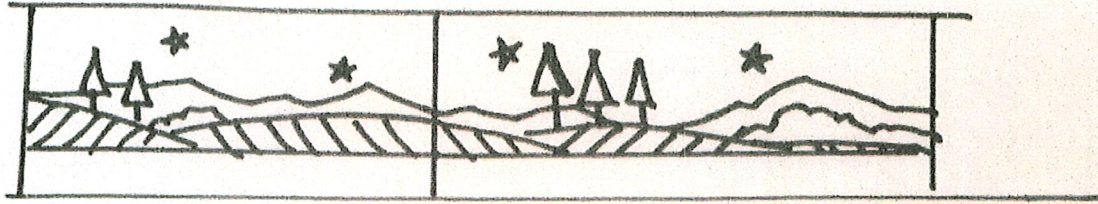


Craig Jones  
J. Solem -





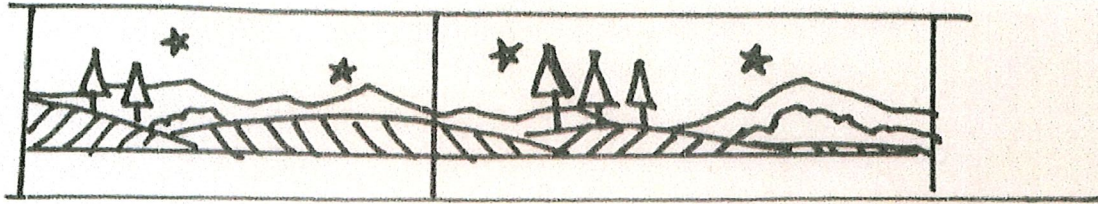
b. Plan Drawing



Craig Jones  
J. Solem -



b. Plan Drawing

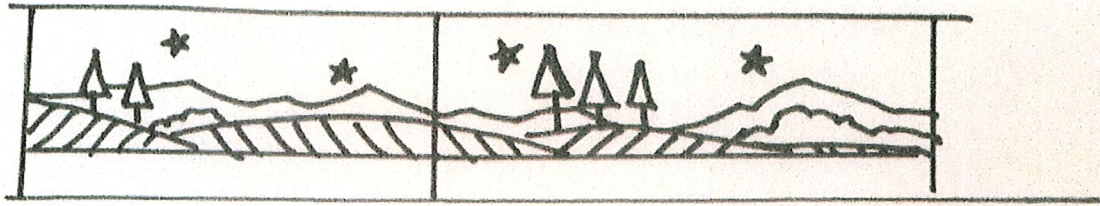


Craig Jones  
J. Solem -





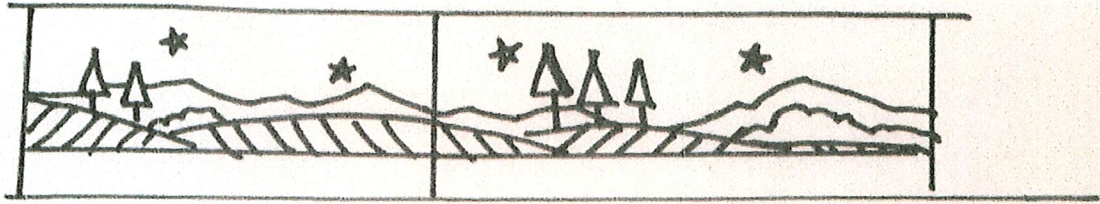
b. Plan Drawing



Craig Brown  
J. Salem -



b. Plan Drawing



Craig Jones  
J. Solem -





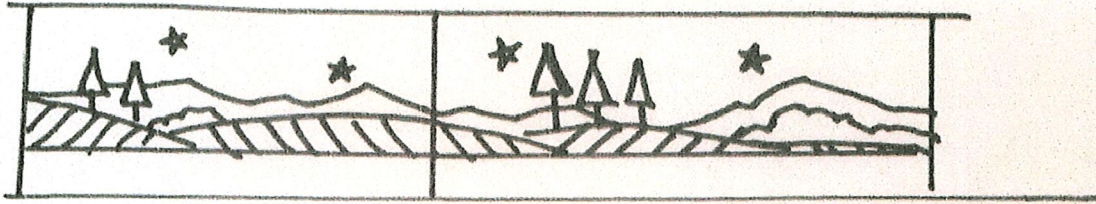
b. Plan Drawing



Craig Jones  
J. Solem -



b. Plan Drawing

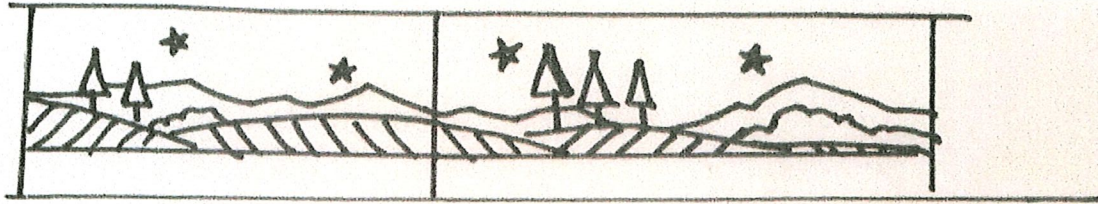


Craig Jones  
J. Solem -





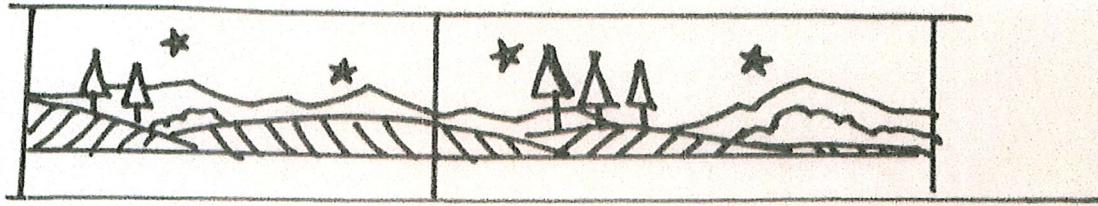
b. Plan Drawing



Craig Jones  
J. Solem -



b. Plan Drawing

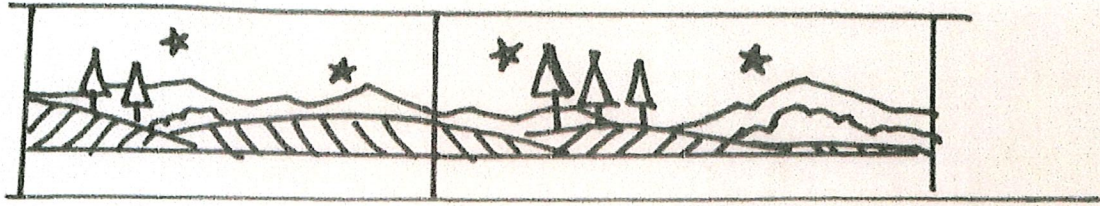


Craig Jones  
J. Solem -





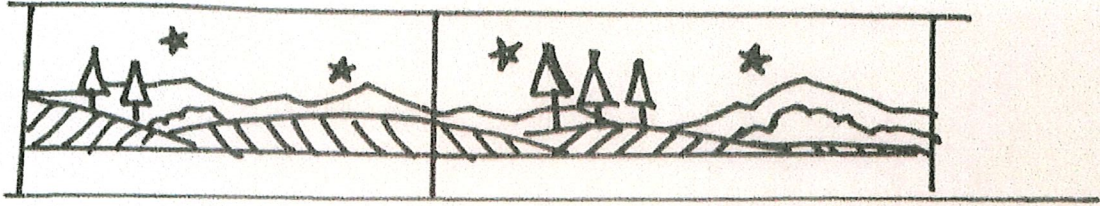
b. Plan Drawing



Craig Jones  
J. Solem -



b. Plan Drawing



Craig Jones  
J. Salem -





a. Photos of existing exterior



Front of Building Commercial St facing



Side of building Miller St facing

## C. Materials to be Used

- Paint
- Water
- Canvas drop cloths
- Paint brushes
- Community Members
- Smocks



d. Site Plan for Mural: 1201 Commercial 8-82



Hello,

I live in south salem and saw that public feedback was being accepted on the proposal of a mural painting. I'm currently traveling for business, so I hope that you can help this message reach the appropriate persons.

Public art that celebrates the community is an incredible luxury. Showing off community pride in a positive and uplifting manner is almost always exclusively positive. It sends the message that our community is thriving culturally and that we take pride in our local business and sense of community. Public art discourages vandalism, frequently by preventing the spread of graffiti to surfaces not already in use, and presents a sense of ownership and involvement in both public and private places. Please allow reasonable mural creation to proceed! Thank you!

Evan West





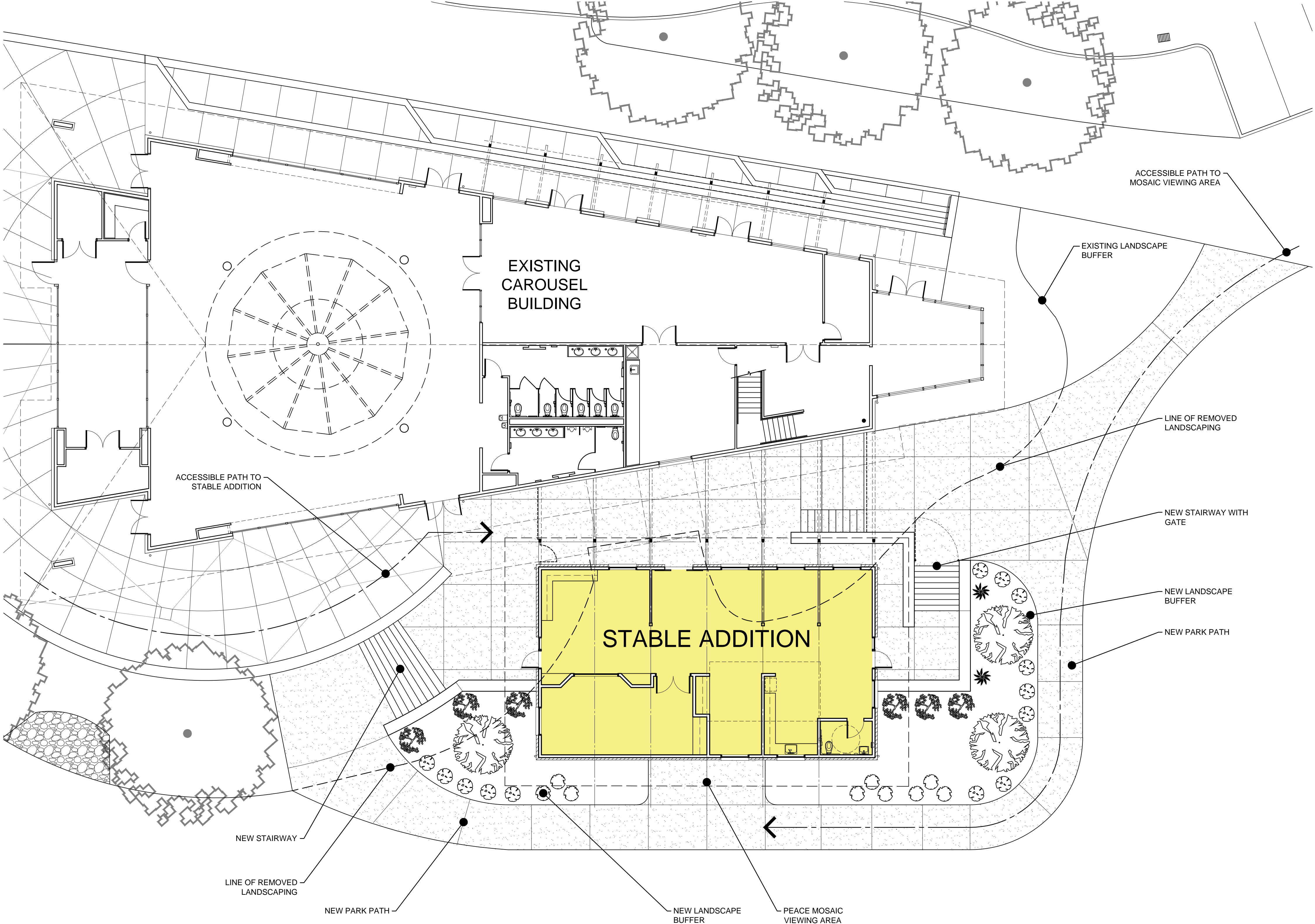
SOUTHWEST ELEVATION



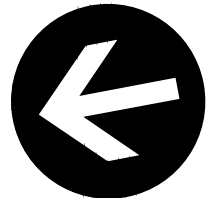
SOUTH ELEVATION



VIEW FROM PARK



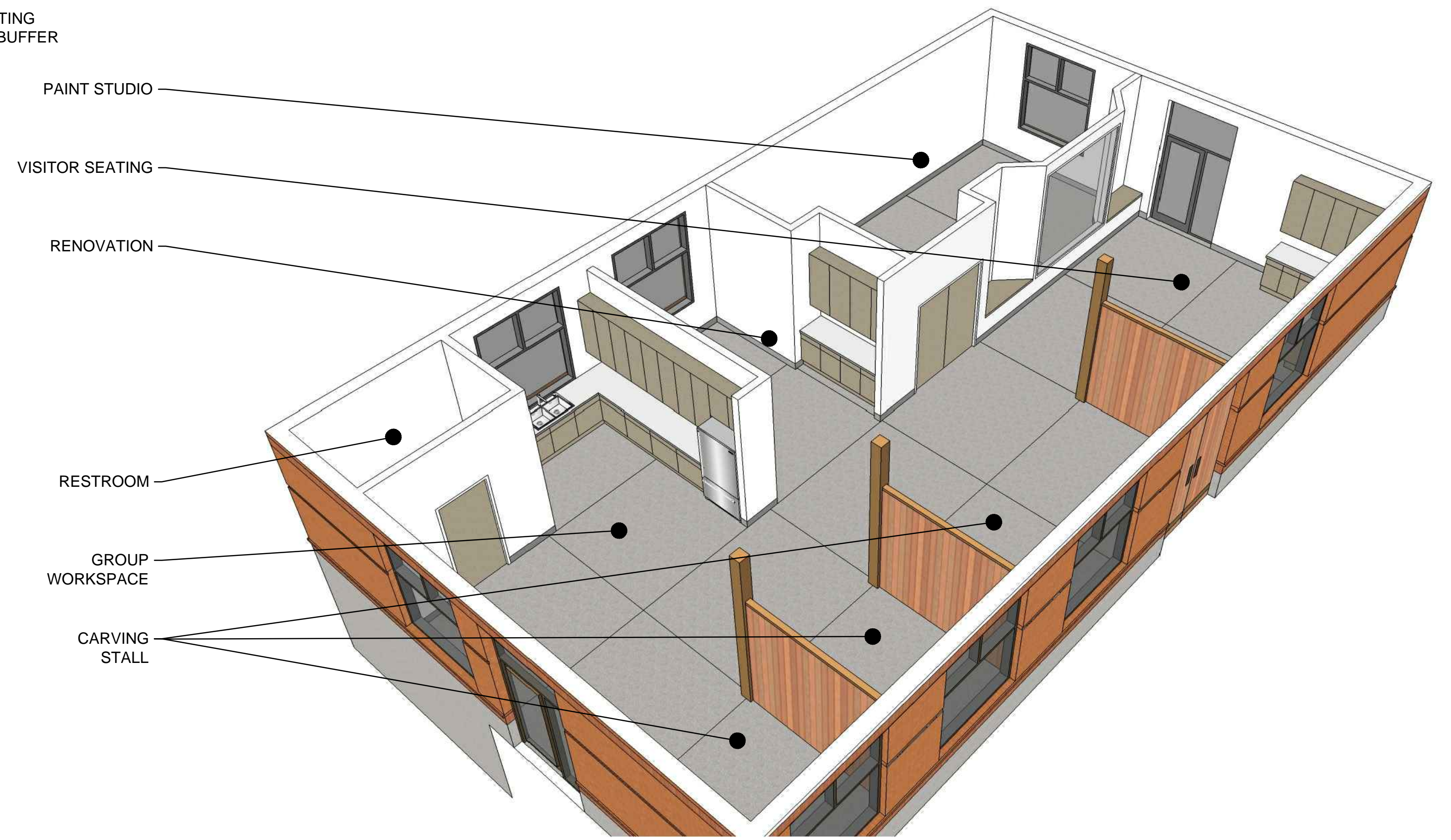
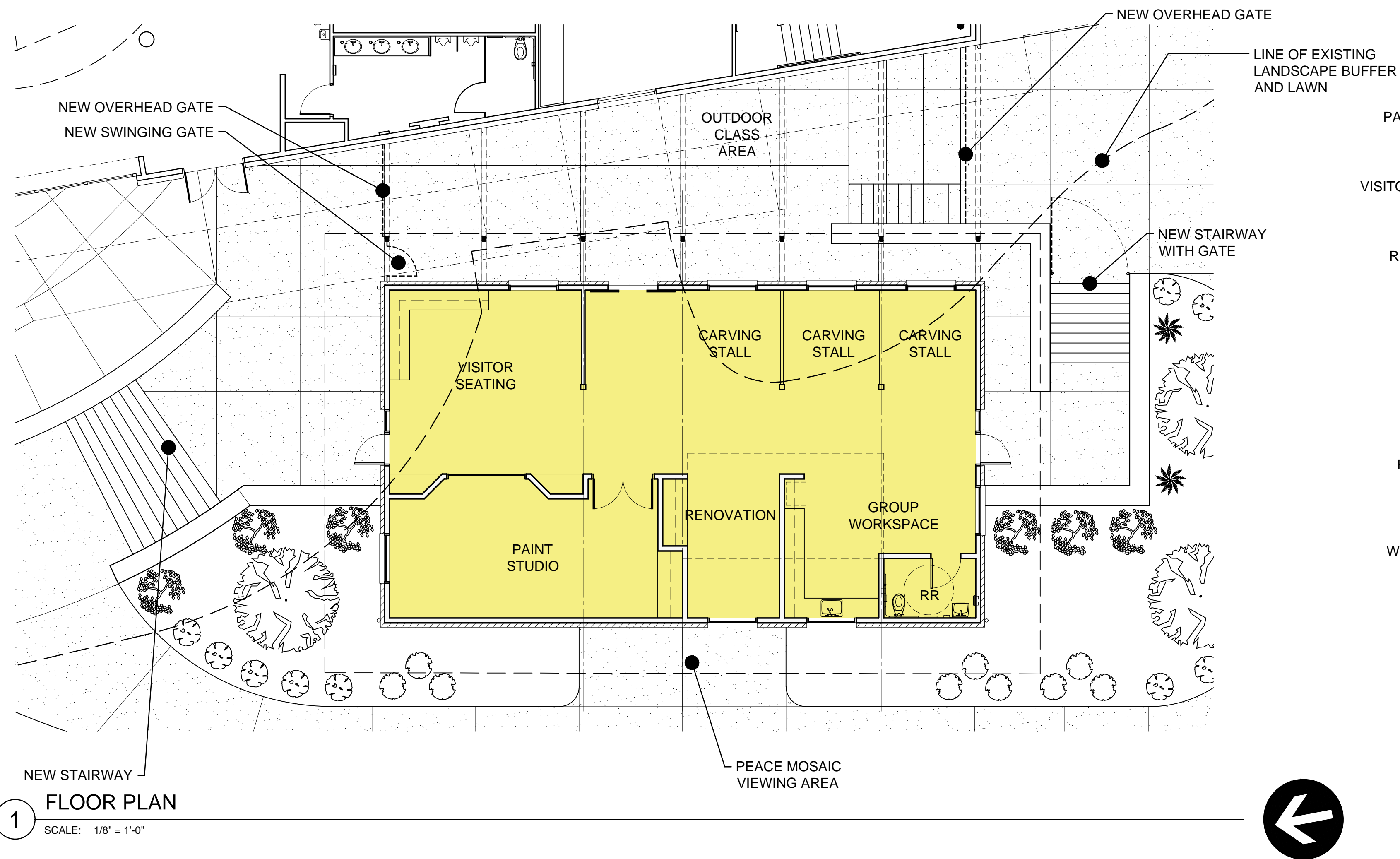
1 SITE PLAN  
SCALE: 1" = 10'-0"



# SALEM RIVERFRONT CAROUSEL STABLE ADDITION

101 FRONT STREET NE - SALEM, OREGON 97301  
PROJECT NO. 18040  
SEPTEMBER 5, 2018





INTERIOR VIEW



WEST VIEW (ORIGINAL BUILDING DESIGN)



WEST VIEW WITH TILE MOSAIC

# SALEM RIVERFRONT CAROUSEL STABLE ADDITION

101 FRONT STREET NE - SALEM, OREGON 97301

PROJECT NO. 18040  
SEPTEMBER 5, 2019





## **SALEM PARKS AND RECREATION ADVISORY BOARD ACTION SHEET**

**October 10, 2019**  
Agenda Item 5.b

### **BOARD MEMBER ATTENDEES**

Present: Tony Caito, Diana Dickey, Woody Dukes, Dave Fridenmaker, Dylan McDowell, Kasia Quillinan, Paul Rice, Patty Tipton, Micki Varney

### **ISSUE**

Shall Salem Parks and Recreation Advisory Board approve the placement of the Salem Peace Mosaic on the west wall of the Salem Riverfront Carousel Addition as presented?

### **DATE OF DECISION**

October 10, 2019

### **ACTION TAKEN**

**Motion:** Member McDowell moved, and Member Rice seconded the motion to approve the placement of the Salem Peace Mosaic on the west wall of the Salem Riverfront Carousel Addition as presented.

**Vote:** All members voted in favor of the motion.