

**ORDINANCE NO. 5158**

**AN ORDINANCE AUTHORIZING AMENDMENT OF 1978 LEASE WITH THE UNITED METHODIST CHURCH OF MCMINNVILLE, ALLOWING FOR ITS TERMINATION UPON 60 DAYS' NOTICE AND WAIVING THE CITY'S RIGHT OF FIRST REFUSAL TO PURCHASE THE PROPERTY.**

**RECITALS:**

**WHEREAS**, in 1978 the City entered into a lease agreement with the United Methodist Church of McMinnville regarding the parking lot at 544 NE 2<sup>nd</sup> St. ("1978 Lease"); and

**WHEREAS**, McMinnville Ministries, Inc. ("Church"), is an Oregon nonprofit corporation, successor in interest to United Methodist Church of McMinnville and Trinity Evangelical Lutheran Church of McMinnville ; and

**WHEREAS**, in exchange for City contributions toward construction of the lot, the City has performed maintenance since its construction in exchange for availability of the lot for limited public parking; and

**WHEREAS**, the Church now desires to develop the property for its own operations as well as ground lease a portion of the property to a developer for a mixed-use commercial and residential housing structure; and

**WHEREAS**, such development requires termination of the 1978 Lease with the City, and waiver of the City's right of first refusal to purchase the property.

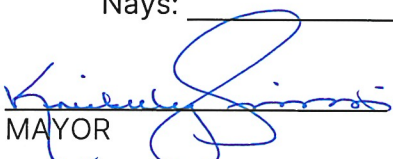
**NOW, THEREFORE, THE COMMON COUNCIL FOR THE CITY OF MCMINNVILLE ORDAINS AS FOLLOWS:**

1. The City Manager is authorized to execute an amendment to the 1978 Lease, allowing for termination of the lease upon 60-days' notice by either party.
2. The City Manager is additionally authorized to execute a Waiver of Right of First Refusal, waiving the City's right of first refusal to purchase the property.
3. This Ordinance will take effect 30 days after passage by the City Council.

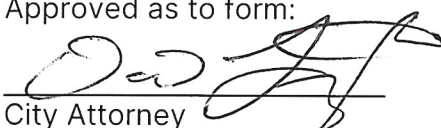
Passed by the McMinnville City Council this 25th day of March, 2025 by the following votes:

Ayes: Cunningham, Tucholsky, Chenoweth, Geary, Peralta

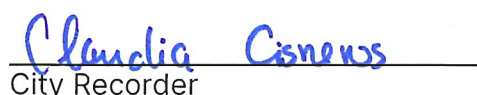
Nays: \_\_\_\_\_

  
MAYOR

Approved as to form:

  
City Attorney

Attest:

  
City Recorder