

CITY OF COOS BAY CITY COUNCIL

Agenda Staff Report

MEETING DATE	AGENDA ITEM NUMBER
July 21, 2026	5.d

TO: Mayor Benetti, Council President Lucinda DiNovo and City Councilors

FROM: Nichole Rutherford, City Manager

THROUGH: Nichole Rutherford, City Manager

ISSUE: Consideration to Amend the City's Fee Schedule to Establish Vacant and Blighted Property Program Fees - Would Require Adoption of Resolution 26-28

SUMMARY:

The proposed resolution establishes fees under the newly enacted Vacant and Blighted Property Stabilization Program. The resolution aligns a fee structure with the intent of the regulations which expand the City's authority to address vacant and blighted properties, establish registration, maintenance, and compliance requirements, and provide for administrative enforcement and appeals.

ACTION REQUESTED:

If it pleases Council, adopt Resolution 26-28 establishing Vacant and Blighted Property Program Fees.

BACKGROUND:

At the July 2, 2026 City Council meeting, an ordinance was enacted to expand the City's authority to address vacant and blighted properties. The new regulations modernize the program, expand it to address blighted properties, and improve administrative and enforcement procedures while continuing to encourage property maintenance and neighborhood stabilization. During that meeting, a proposed fee schedule was discussed, and alternatives were suggested. Staff has prepared some comparisons, both from other cities and using alternative calculation methods, for discussion and ultimately for approval.

Should Council desire to vary from the proposed fee schedule, modifications can be made for presentation at the Council's August 4, 2026 meeting. Alternatively, Council could modify the motion to include noted revisions, for immediate adoption. It should be noted that the July 2, 2026 enactment of Ordinance 602 requires a 30-day response period before the ordinance is fully codified and enforceable within Coos Bay Municipal Code; thus adopting a resolution to include related fees for this expanded program at the August 4, 2026 meeting would align with the codification timeline.

BUDGET IMPLICATIONS:

Unknown at this time.

ATTACHMENT(S):

- Staff Report attachment.pdf
- Miscellaneous Fees.pdf
- Resolution 26-28 Amending City Fee Schedule.pdf