



**METRO COUNCIL MEETING**

Meeting Summary

Oct. 13, 2011

Metro, Council Chamber

Councilors Present: Council President Tom Hughes and Councilors Carl Hosticka, Barbara Roberts, Carlotta Collette, Kathryn Harrington, Shirley Craddick and Rex Burkholder (via phone)

Councilors Excused: None

Council President Hughes convened the regular Council meeting at 2:03 p.m.

**1. INTRODUCTIONS**

There were none.

**2. CITIZEN COMMUNICATIONS**

There were none.

**3. CONSENT AGENDA**

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| Motion: | Councilor Kathryn Harrington moved to adopt the Oct. 13 consent agenda which consisted of: <ul style="list-style-type: none"><li>• Consideration of the Minutes for Sept. 29, 2011</li><li>• Consideration of the Minutes for Oct. 6, 2011</li></ul> |
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| Vote: | Council President Hughes and Councilors Hosticka, Collette, Roberts, Craddick, Harrington and Burkholder voted in support of the motion. The vote was 7 ayes, the motion <u>passed</u> . |
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**4. ORDINANCES**

4.1 **Ordinance No. 11-1264**, For the Purpose of Expanding the Urban Growth Boundary to Provide Capacity for Housing and Employment to the Year 2030 and Amending the Metro Code to Conform.

Council President Hughes passed the gavel to Councilor Hosticka while he carried the ordinance.

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| Motion: | Council President Hughes moved to adopt Ordinance No. 11-1264. |
| Second: | Councilor Kathryn Harrington seconded the motion.              |

Council President Hughes introduced Ordinance No. 11-1264. He stated that the legislation was a culmination of a relatively lengthy process initiated by staff to: (1) address the capacity of the land in the urban growth boundary; (2) project the region's growth over the next 20 years; and (3)

determine housing and industrial land needed to accommodate the projected growth. He highlighted that unlike previous years the capacity analysis was completed using a range. The Council decided it was appropriate to land in the lower middle third of the forecasted range for residential needs, and that land brought into the UGB would require a community to provide services to the area. Additionally, he stated that the capacity analysis determined that the current UGB contained adequate commercial and general industrial land. Based on this information and direction from Council, Metro's COO recommended three areas to be brought into the UGB: South Hillsboro and South Cooper Mountain for residential and North Hillsboro for industrial land.

Mr. Dick Benner of Metro briefly overviewed Exhibit B, *Conditions on Land Added to the UGB*. The proposed conditions address the parties responsible for the area's concept planning when brought into the UGB, assign the area's design type (e.g. employment or residential), and establish capacity (e.g. number of dwelling units or industrial land parcels). The following changes reflect Council's Oct. 11 work session discussion and direction:

- Amend Area 1: North Hillsboro, *Condition #5*, Area 2: South Hillsboro, *Condition #4*, and Area 3: South Cooper Mountain, *Condition #4*, to read: "... and agricultural and forest practices on adjacent lands outside the UGB..."
- Amend Area 3: South Cooper Mountain, *Condition #1* to read, "...the city shall undertake and complete this planning for the whole of Urban Reserve Area 36B in order to provide appropriate protection and enhancement to the public lands and natural features, and protect and enhance the integrity of Titles 3 and 13 resources in the area. Planning for trails and pedestrian and bicycle travel shall be coordinated with metro and the county to ensure appropriate access to Cooper Mountain Nature Park."

Council discussion included the effect Area 1: North Hillsboro, *Condition #4* had on trails. Staff confirmed that the language, specifically the use of the word "parks," did not include trails.

Councilor Hosticka passed the gavel back to Council President Hughes to preside over the remainder of the meeting.

Council President Hughes indicated that any councilor-proposed amendments were due on Oct. 11 in order to allow staff sufficient time for analysis and to prepare maps for the council meeting.

***Amendment #1:***

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| Motion: | Councilor Hosticka moved to amend Ordinance 11-1264, Exhibit A, to add two tax lots totaling 48.7 acres on SW Roy Rogers Road, and that Council apply four conditions of approval, to be incorporated into Exhibit B, to ensure the area contributes to achievement of the Outcomes in the Regional Framework Plan. |
| Second: | Councilor Carlotta Collette seconded the motion.  |

Councilor Hosticka stated that the area under consideration is contiguous to the existing UGB and is located on the west side of Bull Mountain and Roy Rogers Road. In 2002, Metro brought in two areas, known as Areas 63 and 64, into the UGB. One of the areas was located to the north and the other to the east of Councilor Hosticka's proposed expansion area. However, Areas 63 and 64 are not contiguous to each other. Councilor Hosticka stated that the City of Tigard and Washington County have begun to plan the entire area and that the City has annexed northern portion of the land. The City would like to annex the eastern portion of the land in order to complete planning and development, but cannot due to Areas 63 and 64 not being adjacent. The amendment, if adopted, would approve the addition of a small portion of land into the UGB on order to achieve connectivity

between Areas 63 and 64. Councilor Hosticka noted that the proposed conditions are similar to those drafted for the COO's recommended areas, specifically South Hillsboro. He emphasized that while this is a small amendment, it has a large impact on the areas served.

Mr. Dan Cooper of Metro noted that if Council approved the amendment, staff would need to make small technical amendments to the ordinance, such the number of people the UGB has capacity to accommodate.

*Council discussion:*

Councilor Hosticka confirmed that areas on the map with street grids were included in the UGB prior to 2002 and were extensively developed as part of unincorporated Washington County. The northern areas on the map without a street grid were subsequently annexed by the City of Tigard. He indicated that the City would also like to annex the additional portion into the UGB, but that the area is not currently developed to urban standards. In order to facilitate this annexation and provision of services by the City, the region must have contiguity between all of the areas within the Tigard. (Conditions and map included as part of the meeting record.)

Vote:

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| Council President Hughes and Councilors Hosticka, Collette, Roberts, Craddick, Harrington and Burkholder voted in support of the motion. The vote was 7 ayes, the motion <u>passed</u> . |
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Seeing no additional councilor-proposed amendments, Council President Hughes directed staff to prepare an "A" version of the ordinance that reflects Council's Oct. 13 decisions. Second read, public hearing, and Council consideration and vote of Ordinance No. 11-1264A is scheduled for Oct. 20.

**5. CHIEF OPERATING OFFICER COMMUNICATION**

Mr. Cooper reminded the Council that Metro's new COO, Ms. Martha Bennett, will begin on Oct. 31.

**6. COUNCILOR COMMUNICATION**

Council updates included the Oct. 13 JPACT meeting and committee's discussion on TIGER III grant applications, and the Council's boat tour of the Willamette Falls.

**7. ADJOURN**

There being no further business, Council President Hughes adjourned the regular meeting at 2:31 p.m. The Metro Council will reconvene the next regular council meeting on Thursday, Oct. 20 at 2 p.m. at the Metro Council Chamber.



Kelsey Newell,  
Regional Engagement Coordinator

**ATTACHMENTS TO THE PUBLIC RECORD FOR THE MEETING OF OCT. 13, 2011**

| <b>Item</b> | <b>Topic</b>  | <b>Doc. Date</b> | <b>Document Description</b>   | <b>Doc. Number</b> |
|-------------|---------------|------------------|---|--------------------|
| 3.2         | Minutes       | 10/6/11          | 10/6/2011 Council minutes   | 101311c-01         |
| 4.1         | Legislation   | N/A              | Legislation includes revised Exhibit B.   | 101311c-02         |
| 4.1         | Handout & Map | N/A              | Councilor Carl Hosticka's proposed amendment to the east portion of Roy Rogers West | 101311c-03         |
| 4.1         | Letter        | 10/11/11         | Wilsonville Chamber of Commerce RE: Wilsonville's UGB request for Advance Road      | 101311c-04         |
| 6.0         | Chart         | TN/A             | TIGER III grant application proposals   | 101311c-05         |