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**METRO COUNCIL WORK SESSION
MEETING SUMMARY
Nov. 29, 2011
Metro Council Chamber**

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

Councilors Excused: None.

Council President Tom Hughes convened the Metro Council work session at 2:05pm.

1. ADMINISTRATIVE/COUNCIL AGENDA FOR DECEMBER 1, 2011/CHIEF OPERATING OFFICER COMMUNICATIONS

Ms. Martha Bennett of Metro addressed personnel transitions and changes that Council should take into consideration at the Nov. 30 Council Retreat. Councilors expressed the need to further examine the transition of limited duration positions to full-time positions.

2. WEST HAYDEN ISLAND

Mr. Andy Cotugno of Metro presented the West Hayden Island (WHI) project, outlined the analysis gathered by the project's Advisory Committee, where he serves as Metro's representative, and discussed the Metro Council's role to guide staff in crafting a district plan proposal to the City of Portland. Mr. Cotugno provided background on WHI's designation as both industrial land, brought into the UGB in 1984, and as a moderate conservation area through Metro's adoption of Title 13 in 2005. The conflicting policy intents call for the City of Portland to develop a district plan that will accommodate a marine terminal and protect at least 500 acres of natural area.

The City of Portland directed the WHI Advisory Committee to prepare multiple concept plans that allot 300 acres for industrial use. Mr. Cotugno presented Concept Plans A and B, both of which provide the necessary industrial acreage while protecting at least 500 acres of natural area. Concept Plan A, however, stays within the power easements and preserves shallow water habitat on the south shore, while Concept Plan B does not encroach west as much and preserves more hardwood forest. Moreover, Concept Plan A includes a south shore bridge and more formal access to recreation facilities such as a boat ramp and trails while Concept B Plan maintains more natural area land for forest enhancement and restoration.

Mr. Cotugno explained that the Concept Plans A and B, as well as the numerous technical reports commissioned by the City of Portland were produced to best inform policy decisions, and not to serve as individual proposals. If the City of Portland does not approve the annexation and zoning of WHI, the land will not be available for future marine terminal development, which implicates the 20-year land inventory.

Council Discussion:

Councilors discussed various details from each concept plan, including the implications of adding an access bridge on the south shore of WHI. Furthermore, what influence the Columbia River Crossing would have on the island's accessibility was also discussed. Councilors questioned whether or not a third concept plan would be developed. Mr. Cotugno clarified that Concept Plans A and B had been refined, and were being used to form a proposal to the Portland City Council. Specifically, councilors questioned the proximity of a future marine terminal to the shore. Mr. Cotugno clarified that the US AmeriCorps of Engineers would not permit the shallow waters of WHI to be augmented or disturbed.

Councilors discussed the possibility of subdividing the marine terminal site, and asked if the Port of Portland has been actively pursuing a company to file the area. Mr. Cotugno indicated that before the Port can actively recruit companies or consider subdivision, the land must be zoned and environmental impact statements analyzed.

Councilors also discussed the possibility of rethinking the use of the area entirely, acknowledging their dialog as contributing to a different regional issue of how the Port of Portland will change its practices and locations in the future. Moreover, councilors questioned the employment of underutilized ports on the Washington State side of the Columbia River. Ultimately, councilors recognized the record-setting levels of productivity in the Port of Portland.

Councilors agreed that formal access to recreation on WHI should be limited unless a south shore bridge is constructed in conjunction with marine terminal plans.

3. BLUE LAKE DISC GOLF

Mr. Justin Patterson of Metro presented a funding plan for the Blue Lake Disc Golf project. Mr. Patterson provided background on the project, indicated that the City of Fairview' land use permitting process has been finalized and described the disc golf course's gold level design. Then, Mr. Patterson overviewed Metro's efforts to obtain sponsorships and fundraise for the course. Next Adventure, an outdoor clothing and equipment retailer, committed to a \$16,180 sponsorship in partnership with the local Stump Town Disk Golf organization. The total cost to Metro is \$57,915 after outside contributions. The disc golf course's design is rustic and will cost \$30,000 to maintain annually, which mostly includes absorbed costs from the park's regular maintenance.

Mr. Patterson indicated that staff has recommended the one-time Opportunity Fund of the General Fund contingency be employed to fund the remainder of the project. Mr. Brian Kennedy of Metro was present to answer any of council's questions regarding the budget. Mr. Patterson explained that the Opportunity Fund is the best choice for a funding source because the project presents an opportunity to increase revenue, is a one-time investment and leverages other partners and participation.

Council Discussion:

Councilors agreed to designate the Opportunity Fund as the source of funding for the Blue Lake Disc Golf project. Councilors requested a more detailed staff report outlining anticipated revenue from the course. Mr. Patterson predicted that on a nice weather day in July, the disc golf course could

generate thousands of dollars in new revenue from parking pass sales. There are no plans to charge for use of the course. Councilors wanted to see other way in which user fees could be applied to generate more revenue, and cited Washington State's implementation of the Discover Pass.

Councilors questioned the high cost of two bridges that are included in the disc golf course plan. Mr. Patterson explained that both bridges were essential in crossing ravines on the course, and that the quality of the bridges' designs is reflected in the total cost. Councilors also expressed concerns with taking on a capital improvement project when current recreation facilities are in need of repairs and regular maintenance. Ultimately, councilors agreed that the Blue Lake Disc Golf Course project feasibly applies and maximizes Metro's resources while providing a new recreation facility to the agency's portfolio.

4. COUNCIL BRIEFINGS/COMMUNICATION

- Councilor Kathryn Harrington reported on the Audit Committee meeting, mentioning that results from this year's report will be presented at a joint Metro Council-MERC meeting.
- Councilor Shirley Craddick shared her experience at the Gresham Planning Commission hearing, which discussed land use around the Blue Line light rail stop at east 162nd.
- Councilor Carlotta Collette reported on the success of downtown Milwaukie's Kitchen and Wine Shop.

ADJOURN

Seeing no further business, Council President Hughes adjourned the Council work session at 3:39pm.

Prepared by,



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ATTACHMENTS TO THE PUBLIC RECORD FOR THE MEETING OF Nov. 29, 2011

ITEM	DOCUMENT TYPE	DOC DATE	DOCUMENT DESCRIPTION	DOCUMENT No.
	Agenda	Dec. 1, 2011	120111 Council Meeting Agenda	112911cw-01