

**A G E N D A**

600 NORTHEAST GRAND AVENUE PORTLAND, OREGON 97232-2736



**METRO**

TEL 503-797-1540 FAX 503-797-1793

**MEETING: METRO POLICY ADVISORY COMMITTEE**

**DATE:** April 13, 2005  
**DAY:** Wednesday, 5:00-7:00 p.m.  
**PLACE:** Metro Council Chamber/Annex

NO	AGENDA ITEM	PRESENTER	ACTION	TIME
	CALL TO ORDER	Hoffman		
1	SELF INTRODUCTIONS, ONE MINUTE LOCAL UPDATES & ANNOUNCEMENTS	All		15 min.
2	CITIZEN COMMUNICATIONS FOR NON-AGENDA ITEMS			3 min.
3	CONSENT AGENDA <ul style="list-style-type: none"><li>• March 9 &amp; 23, 2005</li><li>• MTAC Appointment</li></ul>	Hoffman	Decision	5 min.
4	COUNCIL UPDATE	Hosticka		5 min.
5	NATURE IN NEIGHBORHOODS <ul style="list-style-type: none"><li>• Tualatin Basin Approach Update</li><li>• Nature in Neighborhoods Resolution No. 05-3574</li></ul>	Cotugno/Deffebach Andrea Vanelli/Hennings Hosticka/Bragdon	Discussion	75 min.
6	UPDATES <ul style="list-style-type: none"><li>• Affordable Housing</li><li>• Measure 37</li><li>• Legislative</li></ul>	Liberty Liberty Hosticka		5 min. 5 min. 5 min.

**UPCOMING MEETINGS:**

April 27, 2005 & May 11, 2005

For agenda and schedule information, call Kim Bardes at 503-797-1537. e-mail: bardes@metro.dst.or.us  
MPAC normally meets the second and fourth Wednesday of the month.  
To receive assistance per the Americans with Disabilities Act,  
call the number above, or Metro teletype 503-797-1804.  
To check on closure or cancellations during inclement weather please call 503-797-1700.

METRO POLICY ADVISORY COMMITTEE MEETING RECORD

March 9, 2005 – 5:00 p.m.

Metro Regional Center, Council Chambers

**Committee Members Present:** Charles Becker, Nathalie Darcy, Dave Fuller, John Hartsock, Jack Hoffman, Laura Hudson, Richard Kidd, Deanna Mueller-Crispin, Wilda Parks, Ted Wheeler

**Alternates Present:** Larry Cooper, Joe Keizur, Norm King, John Leeper

**Also Present:** Hal Bergsma, City of Beaverton; Bev Bookin, CREEC; Ron Bunch, City of Gresham; Al Burns, City of Portland; Cindy Catto, AGC; Bob Clay, City of Portland; Sarah Cleek, THPRD; Valerie Counts, City of Hillsboro; Brent Curtis, Washington County; Bob Durgan, Anderson Construction; Kay Durtschi, MTAC; Craig Dye, Clean Water Services; Meg Fernekees, DLCD; Stacy Hopkins, DLCD; Jim Jacks, City of Tualatin; Jim Labbe, Audubon Society of Portland; Susie Lahsene, Port of Portland; Stephen Lashbrook, City of Lake Oswego; Irene Marvich, League of Women Voters; Leeanne MacColl, League of Women Voters; Laura Oppenheimer, The Oregonian; Pat Ribellia, City of Hillsboro; Paul Savas, OLUD & OLSD; Amy Scheckla-Cox, City of Cornelius; Jonathan Schlueter, Westside Economic Alliance; Ron Thompson, City of Forest Grove; Andrea Vannelli, Washington County; David Zagel, TriMet;

**Metro Elected Officials Present:** Liaisons – Carl Hosticka, Council District 3; Susan McLain, District 4; Robert Liberty, Council District 6 others: David Bragdon, Council President

**Metro Staff Present:** Kim Bardes, Dan Cooper, Chris Deffebach, Paul Garrahan

**1. SELF-INTRODUCTIONS, ONE MINUTE LOCAL UPDATES & ANNOUNCEMENTS**

Chair Jack Hoffman, MPAC Chair, called the meeting to order 5:06 p.m.

Chair Hoffman asked those present to introduce themselves, to give a one-minute local update, and for any announcements.

**2. CITIZEN COMMUNICATIONS FOR NON-AGENDA ITEMS**

There were none.

**3. CONSENT AGENDA**

Meeting Summary February 23, 2005.

Motion:	Joe Keizur, City of Hillsboro, with a second from Wilda Parks, Clackamas County Citizen Representative, moved to adopt the consent agenda without revision.
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Vote:	The motion passed unanimously.
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**4. COUNCIL UPDATE**

Chair Hoffman said that the Metro Council was spending a good deal of time on the Nature in the Neighborhoods program. He said that they were also getting ready to go into the budget cycle. He

reviewed some of the work plan items that the Council had been considering. He explained the new process for the work plan. He said that they would be scheduling a series of meetings with cities outside the urban growth boundary (UGB) and Metro's jurisdiction. These meetings would be to talk about issues of mutual concern. These meetings would be related to the discussion about hard edges, urban reserve, rural reserves, and green belts. He said that a measure 37 task force had been developed and finalized. The Metro Council was also looking at a ballot measure to fund open spaces. The Council had targeted November 2006 for that ballot measure. He said that there were a number of solid waste issues under discussion at Council, and they were still trying to figure out how to fund the convention center. He said that while they had been looking at the compliance reports, in terms of compliance with the functional plan, it had become clear that the Title 11 planning for new urban areas that were brought in between 2002 and 2004 was potentially a major issue. Some jurisdictions were completing their report while others may not complete it in the near future. He said that raised several issues about what would happen to those areas and the implications of that or future consideration of expansion.

Councilor Susan McLain said that it was an issue of concern and that many groups were working on it.

John Leeper, Washington County, said that they had a problem area called north Bethany. He said that there had been some lawsuits that did not seem to be getting resolved. He said that they did not see the benefits of planning for 800+ acres when the courts could chop them at the knees.

Councilor Robert Liberty said that funding and other concerns were a common problem across the region, and he thought it would be nice if people could agree on seeking solutions for some of those things.

John Leeper said that Washington County would like to see the court cases settled.

Chair Hoffman said that if the jurisdictions were thinking about having their own ballot measure for bonds for 2006 then they should remember to factor in that Metro would be going out for a bond measure as well.

## **5. NATURE IN THE NEIGHBORHOODS**

Chair Hoffman informed the members that Metro would be going out to the jurisdictions to talk about Nature in the Neighborhoods. He introduced Chris Deffebach, Councilor Hosticka, and Brent Curtis.

Councilor Hosticka reviewed the packet material for the Nature in the Neighborhoods program, which is attached and forms part of the record.

Chair Hoffman gave a brief history of the full time line for the Nature in the Neighborhoods/Wildlife Habitat program starting with the adoption of Title 3 in 1998. He reviewed the "big" events on the horizon for the program for the members. He informed the members that David Bragdon would be sending out the notice about a week before the mass mailing so that they would be prepared when they started getting phone calls from home owners. He told the members to expect that notification about March 24<sup>th</sup>.

Council President David Bragdon said that calls would be coming in to Metro as well and Metro would be staffing up for the mailing, and that Metro had a professional staff that would handle those calls.

Chris Deffebach, Metro Long Range Planning Manager, explained the notice process in a little more detail.

Chair Hoffman continued his review of the “big” events on the timeline. He asked Chris Deffebach to review the timeline again at the next MPAC meeting in order to keep important dates fresh for the members.

Chris Deffebach gave a brief overview of the Proposed Functional Plan Update material, which was included in the meeting packet and forms part of the record. Chair Hoffman occasionally clarified a point and pulled out some maps to emphasize the importance of the inventory and the correctness of the maps. There was general discussion about tree ordinances, clear cutting, and forest protection.

Chair Hoffman said that at the next meeting the members would go through the plan in more detail.

Chris Deffebach said it was still in the development phase and that comments would continue to be integrated into the plan.

Brent Curtis, Washington County, and Craig Dye, Clean Water Services, gave an overview of the Nature in the Neighborhoods: Tualatin Basin approach.

## **6. AFFORDABLE HOUSING STATUS**

Councilor Liberty gave a brief history on affordable housing. He said that the general impression was that we were not making progress and that houses were not becoming more affordable. He referenced the two letters received to-date regarding this issue from the City of Sherwood and the City of Happy Valley. Those letters are attached and form part of the record. He said that Councilor Burkholder would assist him in chairing this task force. He said that the task force was scheduled to sunset in about one year. He distributed a copy of the draft resolution to the members and that resolution is attached and forms part of the record.

Chair Hoffman said that they would have another discussion in May on affordable housing. He said that the incoming letters on this topic would be distributed as they came in to Metro. He said it might be good to have a global discussion about what jurisdictions do regarding affordable housing.

## **7. UPDATES**

Councilor Liberty said that in December 2004 the Metro Council approved the creation of a task force to look at the issues related to its responsibilities and the implementation of Measure 37. A membership had been finalized and the focus of the task force had been identified. The big issue was Measure 37 law and how to implement that while achieving fairness for property owners and still achieve the 2040 Growth Concept. He said that they had a daunting task ahead of them. He said that Judie Hammerstad would chair the task force, while he and Councilor Hosticka would be Metro Council Liaisons. He indicated that there was good MPAC representation on the task force. He distributed a draft resolution to the members, which is attached and forms part of the record.

Councilor Hosticka reviewed a list of legislative bills that were tied to Metro. That list is attached for the record and provides details for each of those bills.

There being no further business, Chair Hoffman adjourned the meeting at 6:47 p.m.

Respectfully submitted,

Kim Bardes  
MPAC Coordinator

ATTACHMENTS TO THE RECORD FOR MARCH 9, 2005

The following have been included as part of the official public record:

<b>AGENDA ITEM</b>	<b>DOCUMENT DATE</b>	<b>DOCUMENT DESCRIPTION</b>	<b>DOCUMENT NO.</b>
<b>#5 Nature in the Neighborhoods</b>	3/8/05	Letter to Metro Council from Coalition for a Livable Future re: Goal 5 Regional Functional Plan	030905-MPAC-01
<b>#5 Nature in the Neighborhoods</b>	3/9/05	Letter to Jack Hoffman, MPAC Chair, MPAC, and the MPAC members from Multnomah County Oregon re: Proposed Fish and Wildlife Program Functional Plan Outline	030905-MPAC-02
<b>#6 Affordable Housing</b>	2/23/05	Letter to Jack Hoffman, MPAC Chair, MPAC, David Bragdon, from the City of Sherwood re: Title 7-Affordable Housing	030905-MPAC-03
<b>#6 Affordable Housing</b>	2/24/05	Letter to Metro, David Bragdon, Jack Hoffman from the City of Happy Valley re: Affordable Housing	030905-MPAC-04
<b>#6 Affordable Housing</b>	March 2005	Draft Resolution No. 05-3536 For the Purpose of Establishing the Regional Housing Choice Task Force and its Duties and Responsibilities, and Confirming the Appointment of its Members	030905-MPAC-05
<b>#7 Updates</b>	March 2005	Draft Resolution For the Purpose of Appointing Members of the Ballot Measure 37 Work Group	030905-MPAC-06
<b>#7 Updates</b>	3/9/05	Legislative Update for MPAC on March 9, 2005	030905-MPAC-07

METRO POLICY ADVISORY COMMITTEE MEETING RECORD

March 23, 2005 – 5:00 p.m.

Metro Regional Center, Council Chambers

**Committee Members Present:** Ken Allen, Charles Becker, Nathalie Darcy, John Hartsock, Jack Hoffman, Charlotte Lehan, Deanna Mueller-Crispin, Alice Norris, Wilda Parks, Tom Potter, Martha Schrader, Ted Wheeler

**Alternates Present:** Larry Cooper

**Also Present:** Bev Bookin, CREEC; Ron Bunch, City of Gresham; Al Burns, City of Portland; Cindy Catto, AGC; Sarah Cleek, THPRD; Sara Culp, Mayor Potter's Office; Brent Curtis, Washington County; Bob Durgan, Anderson Construction; Craig Dye, Clean Water Services; Stacy Hopkins, DLCDC; Jim Labbe, Audubon Society of Portland; Susie Lahsene, Port of Portland; Stephen Lashbrook, City of Lake Oswego; Jim Laubenthal, Port of Portland; Barb Ledbury, City of Damascus; Roy Ledbury, Damascus CPO; Doug McClain, Clackamas County; Mark Neslen, Clackamas River Water; John Rakowitz, Portland Business Alliance; Paul Savas, OLUUD & OLSD; Amy Scheckla-Cox, City of Cornelius; David Zagel, TriMet;

**Metro Elected Officials Present:** Liaisons – Carl Hosticka, Council District 3; Robert Liberty, Council District 6 others:

**Metro Staff Present:** Kim Bardes, Dan Cooper, Paul Garrahan, Karen Kane, Paul Ketcham, Mike Wetter, Malu Wilkinson

**1. SELF-INTRODUCTIONS, ONE MINUTE LOCAL UPDATES & ANNOUNCEMENTS**

Jack Hoffman, MPAC Chair, called the meeting to order 5:07 p.m.

Chair Hoffman asked those present to introduce themselves, to give a one-minute local update, and for any announcements.

**2. CITIZEN COMMUNICATIONS FOR NON-AGENDA ITEMS**

There were none.

**3. CONSENT AGENDA**

Meeting Summary March 9, 2005.

This agenda item was deferred to the next meeting due to lack of quorum.

**4. COUNCIL UPDATE**

Councilor Carl Hosticka said that the Council update items would be discussed later during the updates portion of the meeting.

## **5. NATURE IN THE NEIGHBORHOODS**

Chair Hoffman said that there were handouts dealing with Senate Bill 730. He reviewed what that bill was about and informed members that there was a hearing in Salem today. He mentioned several people who were at that hearing to testify. He said that Metro was trying to get together a small work group to talk about the 2002 and 2004 urban growth boundary (UGB) expansions. He said that in the next two-three months there would be a regional symposium of elected officials to discuss the 2040 vision and whether it was still an appropriate vision for the region.

Andy Cotugno, Metro Planning Director, gave a highlight of the materials that were included in the packet as well as two other documents, which he handed out and which are attached and form part of the record.

Ted Wheeler, Multnomah County Citizen, said that section 3 seemed to be key to the whole plan.

Andy Cotugno said that there was a table in the policy paper that would explain section 3 better. He said that they would be getting to that shortly.

Ted Wheeler complimented the draft as a well constructed document and suggested that it would be important to do an even better job for the citizens. He offered his help in constructing the public draft.

Councilor Robert Liberty spoke about opportunities to do restoration.

Andy Cotugno reviewed the policy papers that were included in the packet as well as the MTAC comments that he handed out and that form part of the record. There were occasionally questions for clarification on points. There was discussion about what the members would specifically require for protection versus what they would only encourage for protection on some of the policy points. Time ran out and Chair Hoffman said that they would pick up with item no. 10, Performance Objectives and Targets, of the Policy Issues on the Functional Plan Title for Fish and Wildlife Habitat Areas document at the next meeting. He urged the members to read the remaining portion of the document and reminded them about the schedule changes and action dates.

## **6. UPDATES**

### **6.1 Affordable Housing Task Force**

Deferred to the next meeting due to lack of time.

### **6.2 Affordable Housing Status Letters**

Deferred to the next meeting due to lack of time.

### **6.3 Measure 37 Task Force Report**

Councilor Liberty gave a brief update on the Measure 37 Task Force. His report is attached and forms part of the record.

**6.4 Measure 37**

Deferred to the next meeting due to lack of time.

**6.5 Title 11 Task Force**

There was nothing new to report.

**6.6 Legislative**

Councilor Hosticka said that Chair Hoffman's update of SB 730 covered the legislative update.

There being no further business, Chair Hoffman adjourned the meeting at 6:58 p.m.

Respectfully submitted,

Kim Bardes  
MPAC Coordinator

ATTACHMENTS TO THE RECORD FOR MARCH 23, 2005

The following have been included as part of the official public record:

<b>AGENDA ITEM</b>	<b>DOCUMENT DATE</b>	<b>DOCUMENT DESCRIPTION</b>	<b>DOCUMENT NO.</b>
<b>Misc.</b>	3/23/05	Testimony by Bob Bailey, City Commissioner, Oregon City on Senate Bill 730 submitted to MPAC for review	032305-MPAC-01
<b>Misc.</b>	3/23/05	Letter from Bob Bailey, Commissioner, Oregon City to Senator re: Testimony on Senate Bill 730	032305-MPAC-02
<b>Misc.</b>	3/23/05	Letter from City of Troutdale to Senator Charlie Ringo re: Senate Bill 730	032305-MPAC-03
<b>Misc.</b>	3/23/05	Letter from 1000 Friends of Oregon to the Senate Committee on Environment and Land Use re: Senate Bill 730	032305-MPAC-04
<b>Misc.</b>	3/23/05	Testimony on Senate Bill 730 by Mayor Charlotte Lehan submitted to MPAC for review	032305-MPAC-05
<b>Misc.</b>	3/23/05	Letter from City of Lake Oswego to Senator Charlie Ringo re: Senate Bill 730	032305-MPAC-06



## MPAC Meeting Record

March 23, 2005

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<b>Misc.</b>	3/22/05	Letter from Commissioner Randy Leonard, City of Portland, to Senator Charlie Ringo re: Senate Bill 730	032305-MPAC-07
<b>#5 Nature in the Neighborhoods</b>	3/23/05	Fish and Wildlife habitat protection Timeline	032305-MPAC-08
<b>#5 Nature in the Neighborhoods</b>	3/1/05	Fish and Wildlife Program Functional Plan Outline	032305-MPAC-09
<b>#5 Nature in the Neighborhoods</b>	March 2005	Nature in the Neighborhoods Schedule of Key Review and Action Dates	032305-MPAC-10
<b>#5 Nature in the Neighborhoods</b>	3/22/05	Memorandum to MPAC from Andy Cotugno re: MTAC Comments on Nature in the Neighborhoods Policy Issues	032305-MPAC-11
<b>#5 Nature in the Neighborhoods</b>	3/15/05	Memorandum to MPAC from Goal 5 TAC/WRPAC re: Goal 5 TAC/WRPAC Comments on Nature in the Neighborhoods Policy Issues	032305-MPAC-12
<b>#6 Updates</b>	3/23/05	Report to MPAC from Robert Liberty on Affordable Housing Task Force and Measure 37 Task Force	032305-MPAC-13

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DATE: April 6, 2005

TO: Chair Jack Hoffman  
Metro Policy Advisory Committee

FROM: Andy Cotugno, Planning Dept. Director

**RE: *APPOINTMENT OF NEW MTAC ALTERNATE***

Per the MPAC Bylaws:

*Each jurisdiction or organization named [to MTAC] shall annually notify MPAC of their nomination. MPAC may approve or reject any nomination. Revision of the membership of MTAC may occur consistent with MPAC bylaw amendment procedures...*

Washington County would like to appoint an additional alternate to their seat on to MTAC. The primary member is Brent Curtis, the alternate is Andy Back and they would like to nominate Andrea Vannelli as their Second Alternate.

If you have any questions or comments, please don't hesitate to call me at 503-797-1763.

Thank you.

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BEFORE THE METRO COUNCIL

ESTABLISHING A REGIONAL HABITAT )  
PROTECTION, RESTORATION AND )  
GREENSPACES INITIATIVE CALLED )  
NATURE IN NEIGHBORHOODS )  
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RESOLUTION NO. 05-3574

Introduced by Metro President David Bragdon  
and Metro Councilor Carl Hosticka

WHEREAS, Oregonians have a long tradition of understanding the interdependent values of economic prosperity and environmental quality, both of which constitute important elements of the livability that distinguishes this state and the Portland metropolitan region; and

WHEREAS, residents of the Metro region value having nature near where they live, work, and play and have expressed the desire to keep nature in neighborhoods as a legacy to future generations; and

WHEREAS, the Metro Policy Advisory Committee (MPAC), composed of elected officials representing the region's local governments, adopted a "Vision Statement" in 2000 to enunciate the region's commitment to improve the ecological health and functionality of the region's fish and wildlife habitat; and

WHEREAS, the Metro Council has expressed, as one of four central goals for the region, the aspiration that "The region's wildlife and people thrive in a healthy urban ecosystem," and identified this goal as a priority for near term action; and

WHEREAS, the Metro Council has expressed, as a regional objective, the aspiration that "Natural areas, park land and outdoor recreation infrastructure are available near housing and employment" and identified this objective as a priority for near term action; and

WHEREAS, fish and wildlife habitat depends on healthy functioning watersheds and follows the natural contours of the landscape, while political and organizational boundaries frequently split watersheds and divide the natural landscape; and

WHEREAS, residents enjoy trails, greenspaces, streams, and wildlife throughout the region regardless of which local political jurisdiction these resources happen to fall within; and

WHEREAS, protection and restoration of fish and wildlife habitat and the integration of greenspaces into the urban landscape is of a scope and magnitude beyond the reach of any single organization and will require the concerted effort and coordinated action of many individuals and organizations including local, regional, state, and federal agencies, watershed councils, soil and water conservation districts, friends groups, building trades firms and organizations, industry groups, environmental groups, businesspeople, and homeowners across the region; and

WHEREAS, Metro, as a regional government, is well positioned to lead regional initiatives involving collaborative action among individuals and organizations throughout the region and the Metro Council has identified, through its strategic planning process, that Metro should serve in this capacity; and

WHEREAS, a successful initiative to restore and protect fish and wildlife habitat and integrate greenspaces into the urban environment will require leadership, communication, conservation education, expert assistance, new partnerships, incentives, habitat-friendly development practices, development standards, restoration of degraded habitat, willing-seller acquisition of prime habitat, coordinated and targeted investment, and performance tracking and reporting; and

WHEREAS, Metro operates successful and effective fish and wildlife education programs through the Oregon Zoo, Solid Waste and Recycling Department, Regional Parks and Greenspaces Department, and Planning Department that could be re-directed towards a coordinated regional fish and wildlife initiative; and

WHEREAS, Metro operates habitat restoration initiatives through its Regional Parks and Greenspaces Department that have restored hundreds of acres of streams and upland habitat in the region and these efforts could be an important component to a coordinated regional fish and wildlife initiative; and

WHEREAS, Metro has amassed a considerable foundation of data and expertise in evaluating habitat values, including a region-wide inventory and map of habitat comprising over 80,000 acres that has been classified for its functional values, an investment that could be central to the implementation of a coordinated regional fish and wildlife initiative; and

WHEREAS, Metro's Parks and Greenspaces Department and Planning Department has demonstrated success in integrating trails, streams, and greenspaces into the urban environment and such expertise would be valuable as part of a regional fish and wildlife and greenspaces initiative; and

WHEREAS, Metro has unique skill and expertise in willing-seller acquisition programs, having completed the purchase of more than 8,000 acres of high quality parks and greenspaces property as part of a bond measure approved by the region's voters in 1995, and this skill and expertise will be essential to the willing-seller acquisition element of a regional fish and wildlife initiative; and

WHEREAS Oregon Zoo staff are nationally renowned for their work on species conservation, and

WHEREAS, the Oregon Zoo's "Great Northwest" exhibits emphasize ecosystems proximate to the metropolitan region; and

WHEREAS Metro has authority under State Land Use Goal 5 that provides an important means to create consistency across the landscape in the protection of fish and wildlife habitat; and

WHEREAS, Metro monitors and reports on key regional performance measures relating to habitat and quality of life in the region, a function that will be essential to the ongoing guidance and management for fish and wildlife protection and restoration; and

WHEREAS, Metro provides communications related to fish and wildlife habitat protection, restoration and greenspaces through its Public Affairs and Government Relations Department and these activities could be a central component of a regional initiative; and

WHEREAS, Metro's existing fish, wildlife and greenspaces related programs and activities would be more successful and effective if they were aligned behind a single, strategic initiative to restore and protect fish and wildlife habitat in the Metropolitan Portland Region; and

WHEREAS, A coordinated regional initiative that establishes consistent and shared habitat standards and goals, Metro can help other jurisdictions, organizations and individuals in the region with a role and stake in habitat protection, restoration and greenspaces become more strategic and effective; so therefore

BE IT RESOLVED that the Metro Council hereby directs the Chief Operating Officer to implement a coordinated regional fish and wildlife habitat protection, restoration and greenspaces initiative with the following provisions:

1. The regional fish and wildlife protection, restoration and greenspaces initiative will be named "Nature In Neighborhoods."
2. Nature in Neighborhoods shall have seven goals: 1) conserve and improve streamside, wetland and floodplain habitat and their connections in watersheds, 2) conserve large areas of contiguous habitat and avoid habitat fragmentation, 3) conserve and improve connections between corridors and upland habitat, 4) promote the use of development practices that are friendly to habitat, 5) restore degraded watershed sites to compensate for adverse ecological effects of land-use practices, and mitigate impacts for new development, 6) Preserve and improve special habitats of concern such as bottom land hardwood forests, wetlands and riverine islands, 7) increase opportunities for residents to experience and enjoy the region's natural surroundings.
3. Activities and programs at Metro's Regional Parks and Greenspaces Department, Planning Department, Solid Waste and Recycling Department, Oregon Zoo, and Public Affairs & Government Relations Departments that impact or could impact fish and wildlife habitat restoration or protection shall whenever possible support and coordinate with the Nature in Neighborhoods initiative.
4. Metro shall provide regional leadership to Nature in Neighborhoods by convening, coordinating, communicating, educating, assisting, providing incentives to, focusing and leveraging the talents, skills, resources, and concerted action of the many organizations and individuals who have a role to play and a stake in the outcome of Nature in Neighborhoods.

5. Nature in Neighborhoods shall include five elements: 1) habitat friendly development practices; 2) restoration initiatives; 3) willing seller acquisition; 4) development requirements for streamside habitat; and 5) monitoring and reporting, as outlined in Exhibit A.

ADOPTED by the Metro Council this \_\_\_\_\_ day of \_\_\_\_\_, 2005.

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David Bragdon, Council President

Approved as to Form:

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Daniel B. Cooper, Metro Attorney

## EXHIBIT A TO RESOLUTION NO. 05-3574

### Nature in Neighborhoods Initiative Description

Nature in Neighborhoods is a regional habitat protection, restoration and greenspaces initiative that inspires, strengthens, coordinates, and focuses the activities of individuals and organizations with a stake in the region's fish and wildlife habitat, natural beauty, clean air and water, and outdoor recreation. Metro plays a lead role in Nature in Neighborhoods, but recognizes that the protection and restoration of fish and wildlife habitat and the integration of greenspaces into the urban environment is a task of scope and magnitude beyond the reach of any one organization; it will take the coordinated and strategic action of many. Nature in Neighborhoods has five elements:

1. *Habitat-friendly development practices*—encouraging development in the future to be kinder to the environment than development in the past using innovative site design, new materials and engineering techniques.
2. *Restoration and stewardship*—building on Metro's successful track record of partnering with others to restore key wetland, streamside and upland sites and naturalist programs that educate the public on the value of natural areas.
3. *Acquisition* – Metro intends to place a bond measure before the voters in 2006 that would create a funding source to acquire critical fish and wildlife habitat in the urban area.
4. *Flexible development standards* – establishing a consistent regional standard for fish and wildlife habitat protection that provides additional support for improving water quality. In new urban areas, the Nature in Neighborhood Initiative promotes planning for growth to protect natural areas better than through past practices.
5. *Monitoring and reporting* – taking responsibility for measuring the progress made in the region on habitat area protection and restoration, reporting on the results and sharing the results with all of the Nature in Neighborhood partners for use in refining the initiative elements.

Metro will provide overall leadership and coordination to the initiative, providing a range of resources and expertise to partner organizations and the region's residents. The initiative will be supported by a Nature in Neighborhoods staff team dedicated solely to the initiative. Resources available in Metro's Planning Department, Regional Parks and Greenspaces Department, Oregon Zoo, Solid Waste and Recycling Department, and Public Affairs & Government Relations Departments will be coordinated in support of Nature in Neighborhoods.

Metro will work with its public, nonprofit, and private partners to implement a comprehensive communications strategy that supports and integrates the five initiative elements and elevates the level of awareness, understanding and commitment behind the initiative.

## 1. Habitat-friendly development practices

Using habitat-friendly development practices, or low impact development (LID), can help a community better protect its streams, fish and wildlife habitat, wetlands, and drinking water supplies as it grows. Several cities in the region are already encouraging the use of these practices, and some developers are making a point of reducing the impacts of the built environment by meeting environmental standards such as LEED<sup>1</sup>. Much can be done to encourage habitat-friendly development practices in upland habitats and throughout the region by providing incentives, education, and technical assistance.

The use of these habitat-friendly practices can serve to increase the value of developments both at the outset and over time. Studies have shown that residential and commercial uses near open space and water features are more valuable and desirable. Additionally, innovative stormwater management practices that use natural processes to retain and detain stormwater runoff on-site may be less expensive to construct and maintain. The regional fish and wildlife habitat protection initiative will benefit people in addition to fish and wildlife. Protecting and restoring streamside habitat areas will have a direct positive impact on water quality. Increased management of stormwater runoff on-site through natural processes will also substantially improve water quality while allowing urban-style development to occur.

Metro will establish a Habitat-Friendly Development Practices Program to coordinate efforts to reduce the impacts of new development and collaborate with regional partners to increase public awareness of the value of habitat areas, including activities such as:

1. ***Expert assistance for developers and design awards program.*** Promote habitat-friendly development practices to the development community through a variety of technical assistance, education, and outreach activities. Examples include:
  - Award program to foster and recognize habitat-friendly development projects, including an annual award ceremony and certificates.
  - Sponsor seminars and conferences to promote habitat-friendly development practices.
  - Actively work with the development community to promote habitat-friendly development practices.
2. ***Remove barriers to habitat-friendly development.*** Provide technical assistance to cities and counties to implement fish and wildlife habitat program recommendations, including working with local jurisdictions to identify barriers in local codes that limit habitat-friendly development practices.
3. ***Financial incentives.*** Offer financial incentives for specific building projects that incorporate habitat-friendly development practices, especially those improving habitat conditions.<sup>2</sup>
4. ***Incorporate habitat priorities with regional transportation funding.*** Establish a priority for funding transportation projects based on their impacts to regionally significant fish and wildlife habitat.<sup>3</sup>

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<sup>1</sup> Leadership in Energy and Environmental Design, a national program implemented by the U.S. Green Building Council. Portland is recognized as a leader nationwide, with over 40 certified projects.

<sup>2</sup> Metro currently provides funding to projects in Centers and for Transit-Oriented Development. Projects are encouraged to use habitat-friendly practices.



## 2. Restoration and stewardship

Restoration is a critical component of an effective Nature in Neighborhoods Initiative. Without active restoration efforts, ecological conditions are likely to deteriorate further, even if most habitat lands are protected through regulations. Stewardship programs publicly acknowledge landowners, businesses and other entities for conserving open space, protecting or restoring habitat areas, making financial contributions or carrying out good stewardship practices in general. These programs, while not widely applied in the Metro area, have much potential for encouraging conservation behavior when combined with other programs.

Metro will take a leadership role to enhance restoration efforts carried out by individuals, cities and counties, non-profits, government agencies, and businesses and increase habitat stewardship throughout the region by supporting the following activities:

1. **Support existing restoration efforts.** Offer technical and/or financial assistance to groups that are actively conducting restoration projects. Examples include assisting with administrative matters, mapping, and coordination.
2. **Identify regional restoration priorities.** Coordinate with existing non-profit and governmental agencies to establish restoration priorities for the region, especially in those watersheds where few restoration activities are occurring.
3. **Establish restoration pilot projects.** Expand successful pilot projects such as the eradication of Japanese Knotweed from the streamside along the Sandy River.
4. **Monitor restoration efforts.** Create a regional geographic information system database drawing on watershed action plans, Metro's regional habitat inventory and other sources of information to help identify watershed restoration priorities and track implementation of restoration and mitigation projects over time
5. **Enhance existing Metro programs.** Coordinate fish and wildlife education messages into ongoing Metro program areas.<sup>4</sup>
6. **Support habitat education.** Coordinate regional messages on fish and wildlife habitat, watershed function, and water quality to encourage people to think on a more broad and time-sensitive scale.
  - a. Increase awareness among schoolchildren, interested public, and property owners about practices that protect clean water and improve fish and wildlife habitat.
  - b. Provide small group "on the ground" environmental education to children and adults focusing on the importance of urban stream corridors for wildlife connectivity, the impact of invasive weeds on wildlife health, and what citizens can do to improve fish and wildlife habitat in their local and regional community.
  - c. Encourage the placement of signs in habitat areas as an important component of an educational program.
  - d. Develop a list of all education programs in the region and determine which are most effective.
  - e. Organize and prioritize a regional education campaign and provide a clearinghouse for education materials and referrals.

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<sup>3</sup> A criterion could be added to the MTIP funding priorities that focuses on habitat issues, such as culvert replacement or removal, wildlife crossing improvements, or implementation of Green Streets design standards.

<sup>4</sup> Zoo exhibit on Metro urban fish and wildlife habitat ("Wild in the City) and enhancement of Solid Waste and Recycling programs to target homeowners and developers of residential properties.

7. ***Increase funding available for restoration.*** Seek interagency and non-profit support for increased federal and state grant funding directed at watershed-based restoration activities.<sup>5</sup>
8. ***Stewardship Program.*** Develop a Regional Fish and Wildlife Habitat Stewardship program that recognizes landowners for restoring and protecting habitat on their land.
  - a. Sponsor a yearly award ceremony, provide certificates, and encourage media coverage.
  - b. Develop signed voluntary stewardship agreements between a property owner and Metro or another sponsor for habitat protection.
9. ***Tax incentives for habitat protection and restoration.*** Encourage cities and counties to implement existing property tax incentive programs within the Metro region.<sup>6</sup>

### 3. Acquisition

The most effective long-term strategy for protecting fish and wildlife habitat is to purchase properties to remain in natural conditions in perpetuity. A major component of Metro's Nature in Neighborhoods Initiative is to initiate a bond measure for acquisition and restoration of regionally significant fish and wildlife habitat. Metro can also undertake other activities to raise dollars and leverage bond money to permanently protect habitat. Metro will undertake the following activities:

1. ***Bond Measure.*** Prepare for initiating and managing a bond measure program, including the following components:
  - a. Coordinate with non-profit groups, local governments, citizens and others to identify regional target areas including habitat in the Damascus and Pleasant Valley areas
  - b. Identify local share funds as part of the bond measure proposal
  - c. Create a challenge grant program for local governments and non-profit organizations to leverage the use of public bond measure funds in acquisition and restoration efforts
  - d. Create a short-term revolving fund to purchase land in targeted areas, implement conservation easements and use surplus funds (resale revenue) to create a funding source for land management purposes
2. ***Pursue grants for acquisition.*** Apply for grants that can lead to targeted acquisition for prime areas, such as opportunities in the Damascus and other new urban area planning.
3. ***Tie future density increases to revenue for habitat.*** Explore the potential of requiring any future upzoning throughout the region to require the purchase of a TDR or a density transfer fee to be used for habitat protection.

Cities and counties also have opportunities to explore methods of funding the purchase of fish and wildlife habitat. Some cities have already implemented programs to purchase or permanently preserve habitat, including:

1. ***Development fees.*** System Development Charge (SDC) programs to purchase floodplains and/or other special habitats.

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<sup>5</sup> Potential funding sources such as National Fish and Wildlife Foundation, USFWS Conservation and Restoration funds, EPA Smart Growth funds, etc.

<sup>6</sup> Existing state tax incentive programs include the Wildlife Habitat Conservation Management Program (WHCMP) and the Riparian Lands Tax Incentive Program (RLTIP). Neither programs are currently implemented within the urban area, but cities and/or counties could authorize their use to encourage habitat protection and restoration.

2. **Floodplains.** Federal Emergency Management Agency (FEMA) grants to purchase floodplains, removing development in floodplains from future harm and potentially reducing flood risk throughout a watershed by restoring floodplain functions.

#### **4. Flexible Development Standards for Streamside Habitat and New Urban Areas**

The Metro Council proposes to protect streamside habitat (Class I and II Riparian) within the urban growth boundary and upland habitat (Class A and B) in future urban growth boundary expansion areas with flexible development standards. Of the 80,000 acres in Metro's regionally significant habitat inventory, about 41,000 are in Class I and II riparian habitats are designated as Habitat Conservation Areas and will receive extra protection. Streamside habitat areas are the most valuable, vulnerable, and in some cases most protected habitats in Metro's habitat inventory. The Nature in Neighborhoods initiative will minimize the impact on fish and wildlife habitat while allowing urban-style development to occur.

This program is intended to change the way development and redevelopment occurs near streams and wetlands, not to impact everyday actions on private property. The program would not prevent development on any property, but would require a change in the way development occurs within Habitat Conservation Areas. In some cases, a requirement for cities and counties to remove barriers to habitat-friendly development practices may, in fact, increase property values by allowing more innovation and potential reduction in stormwater impact fees.

Flexible development standards can provide property owners the ability to develop their properties while protecting some or all the habitat on a site. Some of these tools include:

- Building setback flexibility (e.g., zero or smaller setbacks).
- Clustering development on smaller lots while preserving the remaining habitat.
- Density bonus for protecting habitat.
- Transfer of development rights from one site to another more suited for higher density uses.

Metro Council will consider the regulatory component of the habitat protection program as an amendment of the Urban Growth Management Functional Plan. After acknowledgment by the State Land Conservation and Development Commission, cities and counties within the Metro region will be required to amend their comprehensive plans to be in compliance with the regional habitat protection program. Consistent with Metro's goal of providing regional consistency and local opportunity for flexibility when implementing regional policies, Metro will provide several options for a city or county to comply. Compliance with regional habitat protection requirements will also satisfy state requirements, reducing duplicative efforts.

##### *Future Urban Growth Boundary Expansion Areas*

Expectations for urban-style development are different in areas that are brought inside the urban growth boundary in the future. Metro Council supports protecting more habitat in these areas where it is easier to plan for a system of natural habitats integrated with the built environment. The Nature in Neighborhoods initiative will guide how to plan for growth in new urban areas that accounts for the most valuable streamside (Class I and II) and upland (Class A and B) habitats.

## **5. Monitoring and reporting**

Metro will monitor and report to the region on key regional performance measures relating to the success of the region in protecting and restoring habitat areas. As part of the monitoring and reporting element, Metro will track progress in habitat acquisition and restoration efforts and will continue to map the streams, wetlands, floodplains, vegetation and habitats of concern to monitor habitat quality and quantity by watershed. By coordinating with other agencies and jurisdictions that track stream and upland health Metro will present a regional scorecard of progress in achieving performance objectives. These include:

1. Preserve and improve streamside, wetland, and floodplain habitat and connectivity
2. Preserve large areas of contiguous habitat and avoid fragmentation
3. Preserve and improve connectivity for wildlife between riparian corridors and upland wildlife habitat.
4. Preserve and improve special habitats of concern.
5. Promote the use of habitat-friendly development practices.
6. Restore degraded watershed sites to compensate for adverse ecological effects of land use practices and mitigate impacts for new development.

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## ***Primary Program Overview***

***Fiscal Year 2005-06***

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### **Primary Program**

*Name of Primary Program:* **Nature in Neighborhoods**

### **Description**

Nature in Neighborhoods is a regional habitat protection, restoration and greenspaces initiative that inspires, strengthens, coordinates, and focuses the activities of individuals and organizations with a role and stake in the region's fish and wildlife habitat, natural beauty, clean air and water, and outdoor recreational opportunities. Metro plays a lead role in Nature in Neighborhoods, but recognizes that the protection and restoration of fish and wildlife habitat and the integration of greenspaces into the urban environment is a task of scope and magnitude beyond the reach of any one organization; it will take the coordinated and strategic action of many. Nature in Neighborhoods has five elements:

1. *Habitat-friendly development practices*—encouraging development in the future to be kinder to the environment than development in the past using innovative site design, new materials and engineering techniques.
2. *Restoration and stewardship*—building on Metro's successful track record of partnering with others to restore key wetland, streamside and upland sites and naturalist programs that educate the public on the value of natural areas.
3. *Acquisition* – Metro intends to place a bond measure before the voters in 2006 that would create a funding source to acquire critical fish and wildlife habitat in the urban area.
4. *Flexible development standards* – establishing a consistent regional standard for fish and wildlife habitat protection that provides additional support for improving water quality. In new urban areas, the Nature in Neighborhood Program promotes planning for growth to protect natural areas better than through past practices.
5. *Monitoring and reporting* – taking responsibility for measuring the progress made in the region on habitat area protection and restoration, reporting on the results and sharing the results with all of the Nature in Neighborhood partners for use in refining the program elements.

Metro will provide overall leadership and coordination to the initiative, providing a range of resources and expertise to partner organizations and the region's residents. Metro's roles will include convening, coordinating, communicating, educating, assisting, providing incentives to, building capacity, focusing and leveraging the talents, skills, resources, and concerted action of Metro departments and partner organizations.

The initiative will be supported by a newly formed interdisciplinary Nature in Neighborhoods staff team. Staff total 3.75 FTE for a total cost of \$317,000. An additional \$225,000 is set aside for materials and services, bringing the total budget commitment for Nature in Neighborhoods to \$542,000. Nature in Neighborhoods is funded through the reallocation of existing Metro resources. Metro's Goal 5 Program is ended and resources are reallocated to Nature in Neighborhoods. An additional \$150,000 is a redirection of a Metro Regional Parks and Greenspaces Department habitat restoration program.

Additionally, resources available in Metro's Planning Department, Regional Parks and Greenspaces Department, Oregon Zoo, Solid Waste and Recycling Department, and Public Affairs & Governmental Relations Departments will be coordinated in support of Nature in Neighborhoods.

Metro will work with its public, nonprofit, and private partners to implement a comprehensive communications strategy that supports and integrates the five program elements and elevates the level of awareness, understanding and commitment behind the initiative. These resources are not allocated as part of this budget amendment, but will be part of the ongoing responsibilities of Metro's Public Affairs and Intergovernmental Relations Department.