

COLUMBIA REGION ASSOCIATION OF GOVERNMENTS

BOARD OF DIRECTORS

Minutes of August 24, 1978

Members in Attendance

Chairman Corky Kirkpatrick  
Vice Chairman James Larkins  
Comm. Ralph Groener  
Mayor Neil Goldschmidt  
Comm. Barbara Roberts  
Coun. Paula Bentley  
Comm. William Bloom  
Mr. Gunner Ingraham  
Mr. Donald Jones  
Mr. Richard Carroll

Staff in Attendance

Mr. Denton U. Kent  
Mr. Andrew Jordan  
Ms. Judy Bieberle  
Mr. William Ockert  
Mr. William Pettis  
Mr. John Gregory  
Mr. Robert McAbee  
Ms. Linda Brentano  
Ms. Jennifer Sims  
Mr. Rod Boling  
Ms. Barbara Higbee  
Ms. Lola Adams  
Mr. Neal Van Horn  
Ms. Sue Klobertanz  
Mr. Jeff Gibbs  
Mr. Dan Hodge  
Mr. Alan Holsted  
Ms. Marilyn Holstrom  
Ms. Christy Bailey  
Mr. Gary Spanovich  
Mr. Ray Bartlett  
Ms. Brigitte Partington  
Ms. Mary Carder

Others in Attendance

Mr. Carl Wilson  
Ms. Sandra Coats  
Mr. Richard Shaffer  
Mr. David Seigneur  
Mr. Anthony Shafton  
Mr. John C. Hankee  
Mr. Charles R. Williamson  
Mr. Ted Spence  
Ms. Linda Macpherson  
Dr. Larry Griffith  
Mr. Paul Bay  
Mr. Peter Cass  
Ms. Bebe Rucker  
Mr. Mike Borresen  
Mr. Mike Dorough  
Mr. Jeff Davis  
Ms. William Ockert  
Ms. William Pettis  
Mr. Gustavo M. Rivera  
Mr. Charles Merten  
Mr. Richard Ponzi  
Mr. David Lawrence  
Ms. Lana Nelson  
Mr. Barry Wright

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**CALL TO ORDER**

After declaration of a quorum, the August 24, 1978, meeting of the Board of Directors of the Columbia Region Association of Governments was called to order by Chairman Corky Kirkpatrick at 5:30 p.m. in Conference Room "C" of the CRAG offices.

**1. WRITTEN COMMUNICATIONS TO THE BOARD OF DIRECTORS**

There were no written communications to the Board of Directors.

**2. CITIZEN COMMUNICATIONS TO BOARD ON NON-AGENDA ITEMS**

There were no citizens who wished to make a presentation to the Board at this time.

**3. CONSENT AGENDA**

**3.1 Minutes of Meeting of July 27, 1978**

**3.2 A-95 Reviews**

**3.3 Request from Clark County for Waiver of Public Hearing for Purpose of Reviewing CRAG Goals and Objectives.**

**3.4 Amendment to FY 1978 Annual Element of Transportation Improvement Projects - NW 185th Avenue PE and SW 6th/Nyberg Road Projects (Res. BD 780801).**

**3.5 Authorization of Interstate Transfer Funds for Preliminary Engineering**

**3.5.1 NW 18th/19th - NW 14th/16th Couplets and Beaverton-Hillsdale Hwy TSM Projects (Res. BD 780802)**

**3.5.2 State Street TSM Projects (Res. BD 780803)**

**3.5.3 Establishing Additional Project Priorities for Category II Monies (SE Portland Reserve) (Res. BD 780804)**

Coun. Bentley moved, seconded by Comm. Groener, that Items 3.1, 3.2, 3.3, 3.4 and 3.5 of the Consent Agenda be approved.

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Question called on the motion. All Board members present voting aye, the motion carried unanimously.

Director Kent pointed out that in adopting item 3.4, he assumed that the amendment would automatically carry forth to the new TIP. It was the consensus that this would be the case.

Chairman Kirkpatrick announced that, in keeping with the practice started at the last Board meeting reports would be kept brief, with Board members requesting additional information or clarification as desired.

4. REPORTS

4.1 Report Regarding Compilation of Existing CRAG Policies

Ms. Jennifer Sims explained the need for codifying all Agency policies, and explained the purposes of this first stage policy document. Once compiled, weak policy areas can be identified and new or revised policies can be prepared. She indicated that a second stage policies document would be submitted next year.

Ms. Sims said the first stage document would be available the first week in September, and that the Board would be asked to accept the document at the September meeting.

There was no action requested on this item.

Vice Chairman Larkins entered the meeting.

4.2 MSD/CRAG Transition Matters

4.2.2 Clark County Concerns re New MSD Form

Director Kent reported that Commissioner Kearney had reported that Clark County would have no representation at this meeting, and had requested that item 4.2.2 concerning Clark County be held over to the September meeting.

Coun. Bentley felt Clark County had voiced some valid concerns which Coun. Bentley felt should be conveyed to the Transition Committee.

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Mayor Goldschmidt asked which issues in particular Coun. Bentley wanted to convey. Mayor Goldschmidt pointed out that the Committee had maintained from the beginning that some additional legislation might be required.

Mayor Goldschmidt indicated that the question to be answered was whether or not the Board of Directors wished to go on record to the new body regarding legislative issues, such as whether or not Clark County could continue as a member.

Coun. Bentley felt the Transition Committee should receive some input on legislative changes needed.

Director Kent explained that Clark County and Vancouver wished to explore the possibility of this Board taking a position regarding the possibility of Clark County continuing as a member. Director Kent felt it would be appropriate to wait until a specific request had been made on this issue. Regarding formulation of a legislative package, Director Kent said there had been discussion by the Chairman of the Transition Committee with the Tri-County Commission, and it appeared a package would be formulated shortly.

Mr. Carroll asked about the structure of a Metropolitan Planning Organization (MPO), saying it was his recommendation that only one MPO exist in the bi-state region. Mr. Carroll did not think it was necessary to have a separate organization for Clark County, and said that this was a prime concern of Clark County and Vancouver at the present time. It was Mr. Carroll's feeling that this matter should be held for discussion until Comm. Kearney could be present.

It was the consensus of the Board that this matter be held until a representative of Clark County could be present.

#### 4.2.1 General Report

Chairman Kirkpatrick called attention of the Board to a section of the general report dealing with use of consultants to facilitate the transition. She pointed out that MSD had indicated that a sum of contingency

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money was available for this purpose. She asked Director Kent to report on the recommendation in this regard.

Director Kent explained that the Committee had not arrived at a specific dollar amount for this purpose, but that he was requesting authorization from the CRAG Board to draw up to \$7,000 from the contingency fund so that CRAG could participate with MSD to procure consultant services. Director Kent explained that, considering the short time frame remaining to make the necessary provisions for the transition, it was deemed necessary to procure the services of outside consultants.

Coun. Bentley asked if the amount requested would be sufficient. Director Kent explained that through negotiations with respondents to the Requests for Proposal, the contract amounts had been substantially reduced from those initially proposed.

Coun. Bentley moved, seconded by Comm. Roberts, that the Executive Director be directed to draw up to \$7,000 from the Contingency Fund for consultant fees relative to the MSD transition.

All Board members present voted aye except Comm. Groener, who voted nay. The motion carried.

#### 4.2.3 City of Portland Letter re Financing Option

Mayor Goldschmidt circulated a letter he had addressed to the Chairman of the Board which expressed concern with staff inquiries to the Bureau of Census regarding revenue sharing and whether or not it would be possible for the new Metropolitan Service District to be designated as a general purpose local government.

Mayor Goldschmidt felt it should be left to those elected in November to decide whether or not the MSD should be considered to be a general purpose government. Mayor Goldschmidt was concerned that, if revenue sharing money was diverted to the MSD, the cities would receive a smaller amount. Mayor Goldschmidt suggested that the Board of Directors decide whether this course should be pursued.

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Comm. Roberts pointed out that there was a separate adjustment fund under revenue sharing and that if this funding was pursued, she might look at it in a different light. She suggested that an inquiry might not be out of line, but that it was her understanding that to make an inquiry, it was almost necessary to make a formal application.

Director Kent explained what staff had done until now, and said a memorandum had been prepared citing staff interpretation of the various statutes pertaining to this matter. Copies of this paper were available, if Board members wished to have them.

Mayor Goldschmidt said that, if it was the intent or desire of the Board to have a brief prepared, such a brief should be brought before the Board for a vote.

Director Kent said the timing of this issue was not so paramount that it could not be addressed by the new Board.

It was the consensus that this matter should be held for consideration by the new MSD Council.

Comm. Groener said the next question seemed to be a question of policy. He did not wish to see anyone mailing anything if it was a waste of time.

Comm. Groener moved that no further staff time be spent on this matter.

Coun. Bentley said she still wanted to see the memorandum, but she agreed the matter should be left to the new Council.

Comm. Bloom seconded the motion.

Mayor Goldschmidt asked for clarification of the motion.

Chairman Kirkpatrick clarified that, if the Board supported the motion nothing would be sent out.

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Rollcall vote. Groener, Goldschmidt, Bloem voted aye. Kirkpatrick, Roberts, Bentley, Larkins, Ingraham and Jones voted no. Mr. Carroll abstained. Due to the weighted vote provision, the motion carried by a margin of 24 ayes to 15 nays.

4.3 Energy Work Program

Director Kent explained that a letter had been received from the Washington County Planning Department indicating that they felt the focus of work would be more appropriate if CRAG set energy conservation targets for the region, publicizing the methods and trade-offs needed to meet those targets. Director Kent said that CRAG staff plans to visit with the County Planning Department, LCDC and the Department of Energy to further refine the program.

Mayor Goldschmidt cited some apparent inconsistencies in the wording of the staff report.

Director Kent explained that the Director of Public Facilities was not present, and that he would have him get together with a member of the City staff to go over the report in more detail.

There was no action requested on this matter, and none was taken.

5. OLD BUSINESS

5.1 Urban Growth Boundary (UGB) Findings Project (See Page 14 of these Minutes regarding this item.

Since it was not yet time for the break, and because public hearings were scheduled for 7:30 p.m., the following items were taken out of sequence.

7. NEW BUSINESS

7.1 Revision of FY 1979 Unified Work Program (UWP) - Requested by Tri-Met (Res. BD 780806)

Mr. William Ockert, Director of Transportation, explained that Tri-Met had requested amendment of the 1979 UWP to add funds needed to reflect a work program

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resulting from reevaluation of their planning priorities. These funds would come from grants obtained in previous years and not expended. Staff and TTAC agreed with the requested changes and recommended approval.

Mr. Ingraham moved, seconded by Comm. Groener, that Resolution BD 780806 be adopted.

Mayor Goldschmidt asked for a report on the proposed McLaughlin TSM projects.

Mr. Ockert said staff is examining project proposals for feasibility, effectiveness and system compatibility and should have a report in October.

Mayor Goldschmidt asked that a meeting of the jurisdictional officials interested in that corridor be arranged.

Mr. Ockert said this could be done through the working group for the corridor and would be called subsequent to a meeting of that group in September.

Question called on the motion. Motion carried unanimously.

7.2 Supplemental Funding Authorization for SE 72nd Avenue Reconstruction Project (Res. BD 780807).

Mr. Ockert explained that this request for additional funding was an example of what could be anticipated on many projects where final cost estimates could exceed authorized funds. Multnomah County had requested that an additional \$142,000 from the Interstate Transfer Contingency Reserve be earmarked for this project.

Coun. Bentley asked what criteria had been used by the TTAC in recommending approval of the request.

Mr. Ockert answered that the project was the same as originally approved and the costs appeared to be legitimate; therefore, the committee felt it should be funded.

Comm. Roberts moved, seconded by Coun. Larkins, that Resolution BD 780807 be adopted, thereby allowing funding of this project.



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Comm. Roberts pointed out that it was very likely the County would need only \$60,000 of the additional Transfer monies requested.

Comm. Bentley emphasized that she was not opposed to this particular project, but that she was concerned that the Board was setting a dangerous precedent appropriating additional funds without definite criteria. She asked that staff recommend priorities for use of the contingency fund. Coun. Bentley suggested that perhaps the battle should be waged with USDOT to establish new procedures. (a national cost index is presently used, rather than a local cost index).

Comm. Roberts agreed that criteria should be prepared, but she said that this project is now ready to go to bid.

There was further Board discussion of the necessity for criteria upon which to base approval of such requests.

Ms. Bebe Rucker, Multnomah County Transportation Planner, said this project was now ready to advertise for bids. She explained that the County estimates that only \$60,000 additional funds are needed, and that the State estimate is about twice that amount. If the project is postponed, the costs will probably go up because the bids will be taken at a later date.

Mayor Goldschmidt suggested that the Board authorize \$60,000 from the contingency account, which would show that the Board is committed to the project, and that the project should go to bid. The County could then transfer further amounts required for completion of the project from other county projects.

Coun. Bentley said she could support that suggestion if criteria were set up later, and if this amount was subtracted from Multnomah County projects.

Comm. Roberts said she would be willing to accept a substitute motion for clarification.

Mayor Goldschmidt moved that authority be granted to withdraw up to \$60,000 from the Interstate Transfer Contingency Reserve for the project described as Agenda Item 7.2; that ODOT be urged to advertise bids and that they be let as soon as possible; that Multnomah County be authorized to transfer an amount up to

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\$82,000 from other E-4 Projects located in Multnomah County, and that the Executive Director be requested to develop a set of procedures for this Board regarding use of contingency fund, and that it be in the Board's hands as soon as possible.

Vice Chairman Larkins seconded the substitute motion.

All Board members present voting aye, the motion carried unanimously.

A short break was taken.

Mr. Carroll left the meeting.

6. PUBLIC HEARINGS 7:30 p.m.

6.1 Adoption of 1979-1982 Transportation Improvement Program (TIP) and the FY 1979 Annual Element (Resolution BD 780805)

Mr. William Ockert explained the 1979-1982 Transportation Improvement Program (TIP) and described how funds are proposed to be obligated during the Annual Element year.

Mr. Ockert explained that an additional memorandum had been distributed to the Board explaining that a footnote which indicated two projects, Lake Oswego Bridge and Boones Ferry Road, one estimated to be funded in FY 1980 and the other in FY 1981, had inadvertently been omitted from this document.

Director Kent noted that a letter from the Mayor of Hillsboro had been distributed to the Board. It expressed concern with timing of Hillsboro area projects.

Ms. Lana Nelson of the Tri-Met Marketing Department, reported on the Carpool program funded through the TIP over the past four years. She showed media materials and a short movie delineating advertising methods funded by the grant.

The public hearing was opened.

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Mr. David Lawrence, representing the city of Hillsboro, summarized the concerns contained in the letter written by the Mayor of the City to the Board. He asked that the TIP be altered to include the Hillsboro project in 1978, or at the very least, before 1980. He asked that a technical basis be developed for prioritizing projects.

Mr. Barry Wright, Sunnyside, said one of the proposed projects is likely to go through his property, and that he would like consideration given to having it go a different way. Board members gave Mr. Wright suggestions for persons to contact to discuss his problem.

In answer to a question from the Board, and in response to the statement by Mr. Lawrence, Mr. Ockert explained that projects included in the TIP have already been started, except for several TSM projects recommended by CRAG staff and the TIP subcommittee. He agreed it would be desirable to have a better technical basis to indicate the merits of competing projects before prioritizing. Such an analysis was included in this year's work program.

Chairman Kirkpatrick asked if the Hillsboro project should be moved up.

Mr. Ockert said that project, as well as others, would be evaluated and recommendations for change would be made as part of next year's TIP.

Comm. Bloom moved, seconded by Vice Chairman Larkins, to adopt the 1979-1983 Transportation Improvement Program, including the footnote describing the Lake Oswego Bridge and the Boones Ferry Road projects.

Mayor Goldschmidt moved to amend the motion to move the Fremont Bridge Ramp Project from FY 1978 to FY 1979.

Mr. Larkins seconded the amendment.

Vote taken on amendment. Motion carried unanimously.

Vote taken on main motion. All Board members present voting aye, the motion carried unanimously.

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6.2 Adoption of Amendments to Personnel Rules (Rule No. 78 - 5)

Director Kent explained that the Board at its July meeting, had adopted a classification and compensation plan. To bring the Personnel Rules into compliance with that plan, revisions to the CRAG Rules were required. Proposed changes had been reviewed by the CRAG Employees Association.

There was no one present who wished to speak at the public hearing.

Vice Chairman Larkins moved, seconded by Coun. Bentley, that Rule No. 78 - 5 be adopted. All Board members present voting aye, the motion carried unanimously.

6.3 West Hills Study Area (Order No. 78 - 11)

Mr. Jeff Gibbs, CRAG Liaison for Multnomah County, outlined the Supplemental Findings included in the Agenda packet, and circulated supplemental information clarifying boundaries in the West Hills Study Area.

Mr. Charles Merten, Attorney representing Multnomah County, said the Supplemental Findings of CRAG staff did not, in his opinion, reflect the situation accurately. Mr. Merten introduced a packet containing ten exhibits which included the Final Order in LCDC Case No. 78-002, a Summary of Multnomah County Testimony, a paper titled "Deficiencies of CRAG Staff Report," submitted by Multnomah County, and a report submitted by Mr. Richard Ponzi of Ponzi Vineyards. Mr. Merten explained that Mr. Ponzi had been hired by Multnomah County to determine whether the land in question was suitable for the growing of wine grapes.

In answer to a question from Coun. Bentley concerning Mr Ponzi's study, Mr. Merten said the County had paid \$875 for this study.

Ms. Bebe Rucker explained the County position regarding expenditure of road funds in the West Hills.

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Comm. Roberts requested that the Board give serious consideration to the material presented. Otherwise the Board would be rubber stamping a staff report.

Mr. Richard Ponzi outlined his study, and explained to the Board why this particular property was well suited for growing wine grapes.

Coun. Bentley pointed out that use of the property for growing of grapes was not the issue.

Comm. Groener asked Mr. Ponzi if he had investigated the possibility of growing grapes in Clackamas County. Comm. Groener said that if, in fact, Mr. Ponzi concluded that this valley was qualified for the grape growing industry, that was contradictory to data he had received from Oregon State University scientists.

Mayor Goldschmidt questioned Mr. Merten about various aspects of the land in question and his testimony concerning the area.

There was further discussion concerning the amount of vacant land available in the city of Portland, and where data relating to that vacant land had been obtained.

The public hearing was closed.

Mayor Goldschmidt moved, seconded by Vice Chairman Larkins, that Order No. 78 - 11, In the Matter of the Resolution of the West Hills Study Area be adopted.

Mayor Goldschmidt said that the City had concluded that because of the proximity of this land to the central business district, the land was suitable for housing. A strong case had been made by the County that it could not afford to supply public facilities and services, and that, by the county plan, it would be illegal to do so. The issue of the rate at which those services will be provided is not before the Board. That will be a decision by Multnomah County, the City of Portland, and for some of the land, Washington County.

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Mayor Goldschmidt spoke to the classification of the land and its agricultural significance. He said the land was extensively Class V and VI and partially Class III and IV. According to LCDC Goals, land which should be protected is Class I, with the lowest priority for retention being Class VI or VII. He outlined the seven factors considered by staff in establishment of an Urban Growth Boundary and said his conclusion was that the best uses of the land had been summarized in the staff report.

Comm. Roberts spoke in support of the County's position that this land should remain Rural. She said Mayor Goldschmidt had made the best argument for her when he had said that everyone was tired of going over this matter. She felt that it should be done right, and that the Board should be sure that the conclusions and findings supported the decisions made by the Board.

Coun. Bentley said she felt comfortable with the staff Findings, that they were justifiable and that they would be upheld by LCDC.

Mayor Goldschmidt asked if it would be appropriate to have the City Housing Policy included in the record. He said that it was this work which had largely convinced the City that the land in question should be used for housing.

Mr. Jordan said the Housing Policy had been adopted after passage of Order #17, and therefore could not be included.

The question was called on the motion.

Rollcall vote. Kirkpatrick, Groener, Goldschmidt, Bentley, Bloom, Larkins and Jones voted aye. Comm. Roberts voted nay. The motion carried.

## 5. OLD BUSINESS

### 5.1 Urban Growth Boundary (UGB) Findings Project

Mr. Ray Bartlett, Natural Resources Division, pointed out charts and graphs delineating UGB findings and

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assumptions. He called attention to the schedule for finalization of the project which had been set forth in the Agenda Management Summary.

Mayor Goldschmidt asked, regarding Section III of the Justification, whether there was not to be a committee established to monitor land supply and its availability.

Director Kent said there was approval of the Board to set up a land monitoring system. That system had been started, but a committee had not been established.

Mayor Goldschmidt felt it might be helpful to have such a committee established to give the private sector an opportunity to discuss the effects of the regional growth boundary on land prices.

Director Kent explained that CRAG does have a housing committee which provides just such an opportunity, but that staff will pursue the boundary monitoring committee matter.

Comm. Groener expressed concern with a designation of Happy Valley as urban for the public hearing process, since CRAG had designated it Rural.

Mr. Jordan explained the LCDC opinion with reference to Happy Valley. If CRAG decided not to designate a city urban, it must have very extensive proof as to why it should not be designated rural.

Comm. Groener moved, seconded by Comm. Roberts, that when the Board goes to public hearing, Happy Valley continue its designation as Rural.

Mr. Jordan clarified that, until Happy Valley was designated as not Rural, it was a study area by order of LCDC.

Director Kent explained the intent was to remove the acreage of Happy Valley from an assumed urban designation.

Chairman Kirkpatrick clarified that the motion asked that the UGB assumption not have Happy Valley included as Urban.

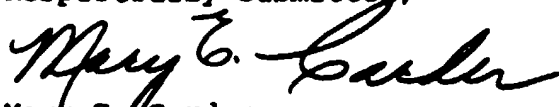
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A rollcall vote was taken. Groener, Roberts, Bloom Larkins and Jones voted aye. Kirkpatrick, Bentley and Ingraham voted nay. The motion carried.

Director Kent reported that in closing the year-end balances, CRAG's ending fund balance was larger than had been anticipated. Staff will be returning to the Board with a recommendation as to how these monies should be expended.

There being no further business, the meeting was adjourned.

Respectfully submitted,



Mary E. Carder  
Recording Secretary

mec  
3/17-24