



600 NE Grand Ave.  
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oregonmetro.gov

**METRO POLICY ADVISORY COMMITTEE (MPAC)**

Meeting Minutes

May 8, 2019

Metro Regional Center, Council Chamber

MEMBERS PRESENT

Martha Schrader (Chair)  
Sam Chase  
Christine Lewis  
Juan Carlos Gonzalez  
Ed Gonke  
Mark Gamba  
Dick Schouten  
Don Trotter

Rachel Lyles Smith  
Jerry Hinton  
Amanda Fritz  
Pete Truax  
Denny Doyle  
Theresa M. Kohlhoff  
Gordon Hovies  
Terri Preeg Riggsby

AFFILIATION

Clackamas County  
Metro Council  
Metro Council  
Metro Council  
Citizen of Clackamas County  
City of Milwaukie, Other Cities in Clackamas County  
Washington County  
Clackamas County Fire District #1, Special Districts in Clackamas County  
City of Oregon City, Second Largest City in Clackamas County  
City of Gresham, Second Largest City in Multnomah County  
City of Portland  
City of Forest Grove, Other Cities in Washington County  
City of Beaverton, Second Largest City in Washington County  
City of Lake Oswego, Largest City in Clackamas County  
Tualatin Valley Fire & Rescue, Special Districts in Washington County  
West Multnomah Soil & Water Conservation District, Special Districts in Multnomah County

ALTERNATES PRESENT

Laurie Lebowsky  
Gretchen Buehner  
Carrie MacLaren

AFFILIATION

City of Vancouver  
City of King City, Other Cities in Washington County  
Oregon Department of Land Conservation and Development

MEMBERS EXCUSED

Susheela Jayapal

AFFILIATION

Multnomah County

OTHERS PRESENT: Jennifer Hughes, Adam Barber, Jeff Gudman, Dee Anders, Leigha LaFleur, and Ethan Seltzer

STAFF: Elissa Gertler, Ted Reid, Dana Lucero, Ernest Hayes, Sara Farrokhzadian, Ramona Perrault, and Sima Anekonda

**1. CALL TO ORDER, INTRODUCTIONS, CHAIR COMMUNICATIONS**

Chair Martha Schrader called meeting to order at 5:05 PM.

**2. PUBLIC COMMUNICATIONS ON AGENDA ITEMS**

*There were none*

**3. COUNCIL UPDATE**

Councilor Christine Lewis shared that Friday, May 10, 2019 would be Ms. Martha Bennett's last day as Chief Operating Officer (COO). Councilor Lewis recognized the work that Ms. Bennett accomplished during her time at Metro and mentioned that a national search for a new COO would be conducted. She informed that Mr. Andrew Scott would take place as the interim COO.

Councilor Lewis stated that Metro was moving closer to a Parks Bond referral. She said that work would continue through June 6, 2019. She reminded that the bond would maintain the current tax rate and reviewed the main areas of the Parks Bond.

Councilor Lewis spoke to the affordable housing implementation. She acknowledged that there was an outstanding bond sale that would result in a lower tax rate for voters and that the Metro area received a triple-A bond rating.

Councilor Lewis said that the Council approved the second funding project in Clackamas County. She said that an existing Gladstone building which had sat vacant over the last few years would be retrofitted. She said that the Council authorized 2.5 million in bond funds for purchase of the funding and will consider additional funding for the rehab costs.

Councilor Lewis provided an update on the Transportation Funding Taskforce, adding that the group was working on a list of transportation orders. She said that a survey was distributed to encourage public engagement. She mentioned that the taskforce would continue work to develop a proposal focused on making transportation in the Portland area easier and more efficient.

**4. CONSENT AGENDA**

*No quorum.*

## 5. INFORMATION/DISCUSSION ITEMS

### 5.1 Community Placemaking Grants

Councilor Lewis announced that this was the third year Metro had provided this type of grant. She said that she was on the third review committee and added that the committee worked with community individuals. She emphasized that there were plenty of compelling and good applications and said that she would continue to champion the program.

Ms. Dana Lucero discussed why community placemaking was important to the region. She said that community placemaking moved society closer to livability and provided support for small scale solutions. She emphasized that community members recognized place and put trust in government solutions. She said that this grant program was created to help people create and sustain vibrant places and is a tangible method of advancing outcomes. She spoke to the first wave of placemaking and its unintended consequences on neighborhoods perceived as blighted. She said it was important that people are involved in placemaking processes.

Ms. Elissa Gertler added that place meant more than simply buildings, parks, and roads. She said that place also meant people and spoke to the need to invest in human infrastructure.

Ms. Lucero, the program was about supporting community-driven equity focused, arts based solutions to community challenges. She recognized the great work that was already being done and said that the grants validated and provided resources to those project to more effectively impact the community.

Ms. Lucero said that community covered the following areas: placemaking, equity, partnerships, and leadership. She stated that placemaking dealt with people's connections to one another and to places they care about are strengthened. She described equity as: people of color and members of historically marginalized communities have power and resources to influence their neighborhoods and communities. She said that partnerships occurred when people's efforts were maximized because they work in partnership with each other and with Metro. Ms. Lucero then discussed that leadership allowed people to participate in projects and decisions that affected them.

Ms. Lucero highlighted that this was the third cycle and reminded that each funding cycle supported 23 projects. She summarized the various projects the grant had funded

in the past and provided an overview of the overall importance of each organization. Ms. Lucero discussed the 2019 grantees and summarized each organization's mission and project that would be accomplished using the funding.

Ms. Amanda Lee Evans introduced herself and thanked Metro for supporting the Living School of Art. She said that the Living School of Art was a group of artists and neighbors working together in an affordable apartment building and began their work three year prior. She was invited to develop art in the building and began her work by asking what the neighbors would be interested in creating and seeing. She emphasized that the school was an art collaborative and that the project was based on collective interests as a group.

Ms. Evans stated that the school converted the apartment's pool into a garden which served twenty-four families in the community. She said that the Living School of Art was about ongoing practices and sharing spaces. She said that the Living School of Art occasionally worked with visiting artists. She discussed that one program the school hosts is called the Monday Salon where a woman in the community leads a workshop on their art form, including cooking. She said that the complex had an art studio that the community shares and can access whenever they want. Ms. Evans discussed workshops and art exhibitions the Living School of Art created.

Ms. Daila Galicia Zuniga discussed her first experiences as a student with the Living School of Art. She said that the program changed the path for many kids in the community. She stated that project really meant a lot to her personally and spoke to the importance of this grant.

*Member discussion included:*

- Mr. Ed Gronke was impressed with the program then asked why this program was under Metro's umbrella. Ms. Gertler stated that the Community Placemaking Grant was fundamental to the evolution of what Metro accomplishes. She that the soul of a place was really about the individuals who lived there. She that as Metro was thinking about managing growth and change, there needed to be recognition of how Metro's previous decision negatively impacted people. She said that the grant made investments in cultural capital and created greater community influence. Ms. Gertler said that Metro needed multiple methods of interfacing with the community.
- Mayor Pete Truax asked why it was important to support this work. Ms. Zuniga said that the grants helped provide supplies to the program. She added that art was a

great way to express youth culture. She said that funds would allow young artists to collaborate with other artists in the community and would inspire youths.

- Commissioner Dick Schouten recognized that Metro's general fund was used for the grant and assumed that the grant could fund a project so long as it complied with Metro's mission. Ms. Gertler stated that Ms. Lucero was in partnership with jurisdictions around the region who were also doing this type of work.
- Mayor Truax inquired about the next steps for the project. He expressed his commitment to this project and added the need for more reliable funding for these projects. He conveyed his interest in providing more funding to the community. Ms. Evans stated that the project would continue so long as the community was interested, the developer was supportive, and there was continued funding for the project.
- Councilor Laurie Lebowsky stated that the City of Vancouver had art in their transit center. She said that this project was in line with what Metro did and thanked the presenters for their project.
- Chair Martha Schrader inquired about the sustainability of the projects.
- Commissioner Amanda Fritz asked what the projects total budget for 2019 was. Ms. Evans stated that they had a total of \$18,000 for the project. Commissioner Fritz asked who the entity that funded Ms. Evans' rent was. Ms. Evans stated that it was Jim Keef, a developer. Commissioner Fritz asked how Ms. Evans came into her position. Ms. Evans explained how she ended up working for the Living School of Art and expressed the need to provide more funding to arts programs.
- Councilor Juan Carlos Gonzalez ask Ms. Evans how she would make the process better. Ms. Evans stated the need for more funding. She said that more funding would allow her to do this work full time as well as get more people involved. She voiced her appreciation for Ms. Lucero's ability to make and strengthen community connections. She explained that the Living School of Art was doing something that had never been done before.
- Mayor Denny Doyle thanked the presenters and urged MPAC to think about how this project could be expanded on.
- Mr. Gronke stated that the arts played a vital role in the community. He asked that Metro improve their communications on this project and grant opportunity.
- Councilor Lewis requested that her district receive more applications in the future and asked other councilors to leverage this relationship. She stated that planning was often done in an ivory tower and explained how the Community Placemaking Grants could better connect Metro with the heart and soul of the community. Councilor Lewis then asked if there was a piece of art that sparked larger questions.

Ms. Zuniga said that the art did spark different stories about the people involved in the projects.

- Ms. Evans stated the need for more people of color in leadership and acknowledged that those changes would require more time. She spoke to how young people were positively affected by seeing leadership which reflected their background.
- Councilor Lebowsky stated there were transit stations and local parks in her community and suggested that they collaborate with this project.
- Chair Schrader thanked the presenters and stated that the Living School of Art was essential to a larger community vision.

Ms. Lucero stated that this cycle received more applications than in previous cycles. She said that partnerships were central to the program. She said that in the 2019 cycle, there were 78 applications asking for more than \$1.4 million. She continued, stating that 468 organizations represented the 78 applications. Ms. Lucero then stated that community-based advisory group had collective expertise in social justice, community development, arts and culture, and urban planning. She added that most members were people of color.

Ms. Lucero said that Metro was going to continue supporting projects like these. She described her experience with reviewing applications and relayed discussions about the future of community placemaking. She said that a lot of applications dealt with healing and stated that the grants program helped give people the change to interact with the community. Ms. Lucero posed the following questions to MPAC: how can MPAC help the Community Placemaking Grants program connect with people that should know about this opportunity? And, how can Metro support your community's support of creative, equity-focused efforts?

*Member discussion included:*

- Chair Schrader asked how to ensure Metro sees sustainable growth in these investments. She then asked if there was any connection to the Art and Culture Council. Chair Schrader also asked how this work would inform the housing initiatives that were occurring. Ms. Lucero stated that there were a number of applicants with proposals related to arts and community building as a part of affordable housing projects. Ms. Lucero said that operation support was a large issue for each group and there were still questions regarding how to ensure these projects are sustainable. She said that Metro's seed money was a launching point for

many organizations. Ms. Lucero said that she was in collaboration with the Regional Art and Council.

- Councilor Theresa Kohlhoff relayed an anecdote about individuals from Mary's Woods assisting children from the Christie School on various projects. She spoke to the effects the projects had on the children. Councilor Kohlhoff spoke to the importance of art and how it connected to housing and transportation.

## **5.2 2040 Growth Concept Background**

Mr. Ethan Seltzer explained when Metro was initially created and their first approach to growth management. He said that Metro's first action was to adopt an urban growth boundary and discussed that there was a longer period of time where Metro existed by there was not a lot of working surrounding land use.

Mr. Seltzer provided insight into CRAG in order to explain the beginning stages of the 2040 Growth Plan. He said CRAG outlined regional land use goals and objectives and stated that most of the work focused on the UGB was accomplished by CRAG then adopted by Metro. Mr. Seltzer explained that the UGB was adopted in 1979 under the Oregon Land Use Planning Program, and was reviewed every seven years. He noted that one of the issues that lead to CRAG's demise was their need for a Metro land use plan.

Mr. Seltzer said that periodic review of the UGB was intended to be completed by 1980, however a work plan was not created. He said that Metro had not adopted its own regional goals or objectives. He spoke to how the times at the point were starting to shift, referencing the west side bypass. He said there was little institutional commitment to land use and very little pressure from communities. The region started to shift their focus and a new Metro executive team became more interested in growth management and periodic review.

Mr. Seltzer recalled that 1988 was an important year for future development. He noted that the regional goals and objectives had two major parts and were adopted in 1991. He said that the first part was that it was a set of building blocks for how the region would come together and what types of concerns were presented. He spoke to the politics of developing focus areas and stated that it was apparent that Metro needed to determine the role of jurisdictions. He said that three women helped create a vision for the 2040 Growth Concept. He said that those women wrote a document which outlined the overall vision for growth concept and brought it forward as an amendment.

Mr. Seltzer conveyed that in 1991 a contract funded by various agencies in the region was developed. He said that the contract considered what the major scenarios for regional development were. He said that one option was to expand the UGB, another was to not expand anything. He said that a third option stated that nothing should

change except for satellite development. He said that the 1994 growth concept was then developed.

Mr. Seltzer then spoke to the adoption of the Metro Charter. He said that in 1979, voters created the only regional government. He acknowledged that there needed to be a limited reach of the regional government since further out areas would not be immediately affected by changes in the Portland-metro region. He highlighted that a statewide constitutional amendment in 1991 allowed the regional government to have a charter. He explained that Metro's charter was adopted in 1992 and that it was called the Future Vision and described regional land use goals and objectives. He explained that the Future Vision was not an action on jurisdictions or citizens and planner believed that the vision was not prescriptive enough and required a more quantitative approach.

Mr. Seltzer described that he was hired to staff the Future Vision work in 1994. He said that the Future Vision gave Metro an opportunity to think about and shape future planning efforts. He said that the vision was more focused on culture and required the help from people around the world to complete it. He describe the environment of 1991, noting that a 2040 Growth Concept was not being discussed anywhere else.

Mr. Seltzer noted that Metro cannot have a comprehensive plan as it is prohibited by state law. He explained that the 2040 Growth Concept was a regional structure plan which described areas a part of the same economy and market. He said that the 2040 Growth Concept described a system of centers that were accessible and plentiful throughout the region. He detailed the four major elements of the 2040 Growth Concept. Mr. Seltzer then articulated what the 2040 Growth Concept was not. He said that the 2040 Growth Concept was not about housing, equity, or climate.

Mr. Seltzer provided MPAC with a matrix which considered planning efforts in the 1990s. He emphasized that jurisdictions were primarily focused on land use issues. He discussed the news that was circulating regarding local government and described a letter from the land use attorney in 1988. He said that many people were concerned with this issue, however the process differed from what it looks like now. He discussed how regional planning was about boundaries and how the landscape was extremely fragmented. He relayed boundary-crossing issues and considered what boundary-crossing participation might entail.

*Member discussion included:*

- Councilor Jerry Hinton inquired about Mr. Seltzer's opinion on the recent Pel Court ruling on the City of Damascus. Mr. Seltzer spoke to the people living in the Damascus area and remembered the efforts of Mr. Dee Wescott, stating that he died before his work was completed. He said that the individuals that created the Damascus proposal really considered the future of their voice. He said that there



would be a city in Damascus that would become a part of the metropolitan region. He explained that non-resource based pattern of land use was set in motion before the urban growth boundary was set in place. He summarized the UGB decisions made in Washington County, Multnomah County, and Clackamas County and how these related to Damascus.

- Chair Schrader discussed how the loss of Mr. Wescott impacted the development of Damascus. Chair Schrader stated that the Damascus issue was a great tragedy.
- Councilor Gonzalez asked if thought leaders during the conception of the 2040 Growth Concept considered the connection between western land use and white supremacy. Mr. Seltzer referenced the Village of Euclid v. Ambler Realty Supreme Court decision which had a profound effect on land use. He said that the decision allowed each jurisdiction to have its own zoning and develop their own map. He said that the ruling made land use discussions occur at the local level, making land use planning extremely fragmented. Mr. Seltzer said that Councilor Gonzalez's comments were often discussed in different settings.
- Councilor Sam Chase asked what Mr. Seltzer learned from other regional entities and what they were doing well. Mr. Seltzer recommended that MPAC and Metro look into top ten lists online and discussed the excellent work of the City of Vancouver BC. He spoke to the need to recalibrate expectations for what needed to be achieved.
- Mr. Gronke said he sat on the consult in 1992 and stated that equity was that last thing people were concerned about. He discussed his experience on Metro's Charter Committee and recalled that the liveliest discussions were about MPAC's role.
- Councilor Lebowsky acknowledged that the 2040 Growth Concept was an innovative plan but then highlighted the importance of Councilor Gonzalez's statement. She said that planners had many blind spots. Mr. Seltzer said that in 1991, there was a major focus on suburbanization of the region and the United States. He then recalled the environment of Alberta Street in the 1980s and 1990s.
- Commissioner Dick Schouten spoke to discussions regarding immigration during the 1990s. He said that the United States would no longer be a white majority country.
- Mayor Mark Gamba spoke to Alberta Street, the Pearl District, and the transformative power of art. He said that more investment needed to be made on art and stated the importance of a democratic spread of power. He discussed the comments surrounding transportation and discussed how Portland was where new forms and new thoughts were being built from the ground up. He emphasized the need to place greater focus on the environment rather than widening freeways

## 6.0 ADJOURN

Chair Schrader adjourned the meeting at 7:22 PM.

Respectfully Submitted,



Sima Anekonda  
Recording Secretary

### ATTACHMENTS TO THE PUBLIC RECORD FOR THE MEETING OF MAY 8, 2019

ITEM	DOCUMENT TYPE	DOC DATE	DOCUMENT DESCRIPTION	DOCUMENT No.
5.1	Presentation	5/8/19	Community Placemkaing: Trusting and funding community-driven solutions to community challenges	050819m-01
5.1	Handout	5/8/19	The Living School of Art	050819m-02
5.1	Handout	5/8/19	Hello Neighbor Newspaper	050819m-03
5.2	Handout	5/8/19	Table II: Citizen Participation Targets Matrix	050819m-04