

Metro

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Portland, OR 97232-2736
oregonmetro.gov



Metro

Minutes

Thursday, January 19, 2023

10:30 AM

Metro Regional Center, Council chamber,
<https://youtu.be/lpC-5ZtnnNE>, <https://zoom.us/j/615079992>, or
877-853-5257 (toll free) (Webinar ID: 615079992)

Council meeting

1. Call to Order and Roll Call

Council President Peterson called the Metro Council Meeting to order at 10:30am

Present: 7 - Council President Lynn Peterson, Councilor Christine Lewis, Councilor Juan Carlos Gonzalez, Councilor Mary Nolan, Councilor Gerritt Rosenthal, Councilor Duncan Hwang, and Councilor Ashton Simpson

2. Public Communication

Council President Peterson opened the meeting to members of the public wanting to testify on a non-agenda items.

There was none.

3. Ordinances (First Reading and Public Hearing)

- 3.1 Ordinance No. 23-1488, For the Purpose of Amending the Urban Growth Boundary to Include Land Adjacent to the City of Tigard in Exchange for Removing a Substantially Equivalent Amount of Land in Clackamas County

Attachments: [Ordinance No. 23-1488](#)
[Exhibit A-1](#)
[Exhibit A-2](#)
[Exhibit A-3](#)
[Exhibit A-4](#)
[Exhibit B](#)
[Exhibit C](#)
[Exhibit D](#)
[Attachment 1 to Exhibit D](#)
[Attachment 2 to Exhibit D](#)
[Staff Report](#)
[Supplemental Staff Report](#)
[Attachment 1 to Supplemental Staff Report](#)

Council President Peterson called on Andy Shaw (he,him),
Metro

[Ted Reid] [he/him], to present to Council.

President Peterson gave background on the project and why it the UGB exchange was proposed. She reminded people which areas are being proposed for the exchange and why.

Staff pulled up the *Proposed Urban Growth Boundary Exchange Metro Council public hearing Presentation* to present to Council.

Andy gave a timeline of the process and discussed who has been engaged. Staff gave an overview of the proposed River Terrace 2.0 project from the City of Tigard. Andy explained the process for identifying exchange areas. Finally, he reviewed what staff heard from the partners that were engaged and explained the contents of Ordinance No. 23-1488.

Public Hearing:

Council President Peterson opened the meeting to members of the public wanting to testify on Ordinance No. 23-1488

Marilyn Silver: testified against the ordinance, that they did not receive a postcard notifying them about the UGB, does not believe it is necessary to address the current housing crisis.

Roger clarified that Marilyn would have received a postcard, but did not include information about town halls.

Larry Thompson: testified against the ordinance and that the land remain in the UGB, that their farm is 22% of the land that will be affected by the land swap. Their family has farmed the land for 75 years, and were added to the UGB.

They believe Metro's housing plans are bad for the community's health. Instead, they proposed their own plan for Metro's approval, created with the help of the University of Oregon's Sustainable Architecture Dept. They also mentioned that notification by Metro was insufficient.

Councilor Nolan asked who Larry has discussed their plans with, and specifically asked if they have spoken with the Clackamas County Planning Agency.

Larry has spoken with the Cities of Gresham and Happy Valley and Damascus, that the conversations were very productive, and provided a more detailed explanation of their plans using a visual aid. They emphasized the importance of reconnecting community members with nature, which their plan will do.

Councilor Rosenthal asked two questions:

- How would the UGB changes affect their farming operations?
- What sort of time frames are Gresham and Happy Valley considering?

Larry has no plans to change their operations, but the value of their land will drop significantly and affect their immediate financial situation. They believe they will not be alive if their plan is realized.

Councilor Simpson asked if Larry's plan included affordable housing, and who would those units go to. He also asked if there were any transportation considerations to connect potential residents to non-agricultural economic opportunities.

Their plans include affordable multi-family and single family

housing units.

Larry's plan did not consider transportation like that, but ODOT has had some discussions about extending SE 257th across their farm and creating another thoroughfare for the area.

Council President Peterson shared her appreciation for Larry's plans and looked forward to following up with him.

Larry concluded by mentioning that their farm is organic and the EPA gave them a very high rating.

Victoria Frankeny (Tualatin River Keepers): testified that Metro should conduct a water study and address the existing stormwater runoff and erosion issues along the Tualatin River before approving the UGB land swap.

Mike Meyer: who owns property in Kingston Terrace and testified against the Ordinance. They compared affordable housing to drug use, a quick fix that does not consider the consequences. They provided written testimony with more detailed information. The area will become a regional traffic arterial for Fisher Road and 99W, which do not have the capacity.

Michele Gila (Portland Metropolitan Association of Realtors): testified in support of the ordinance and thanked Council for their leadership on the issue.

Andrea D'Amico: testified against the ordinance. They believe there will not be sufficient community and emergency services for the area. The land will be very expensive to develop and will increase property taxes for the surrounding area. Consequences for surrounding

wildlife has not been considered either. Finally, they invited Council to come and visit the area.

Preston Korst (Homebuilding Association of Greater Portland): testified in support of the ordinance, applauded the public engagement done, and urged Council and the region to build more housing.

Dirk Schlagenhauser: testified that the postcard they received was incorrect. Their parents own property in Damascus and was confused by the changes. They also testified that Council should remove more land from other areas, and remove less land from Damascus.

Ted explained that their parent's property is not part of the UGB exchange.

Erik Hamacher: testified against the ordinance. They feel like the swap is being rushed and they did not receive prompt notification about the process.

Brett Morgan (1000 Friends of Oregon): testified in support of the ordinance but encouraged Council to make more considerations around natural resources, hazard planning, and transportation.

Larry Jacobs: is a property owner in the River Terrace 2.0 area and testified in support of the ordinance.

Braxton Chambers: testified in support of the ordinance and that more safety measures be added to the surrounding roads, particularly the hard curve on Scholl's Ferry Road between Tile Flat and Clark Hill.

Emily Tritsch: testified on behalf of the City of Tigard in

support of the ordinance.

Janet Black: testified concerning the additional traffic that would be created by the ordinance and Council consider the combined effect of both Kingston and River Terrace 2.0's growth.

Kevin testified and asked what additional safety measures would be added to Scholls Ferry Rd.

Emily Tritsch explained that the City of Tigard would coordinate with the county regarding safety along that corridor and would be happy to follow up.

Metro Attorney recommended that Council provide more open instruction for Staff so they can take all public comment into consideration.

Council Discussion:

Council President Peterson asked what would happen to the land that will be removed from the UGB.

Roger Alfred explained that the land would remain undesignated for now, but would have the possibility of being designated in the future.

Councilor Rosenthal asked if the land is undesignated, how long would the process of designating the land as an urban reserve take?

Roger explained that this is a new process for Metro and there is no clear legal guidance for this. This would most

There would be a lot of coordination, but Oregon City would no longer be able to develop the area to address future housing needs.

Seeing no further discussion on the topic, Council President Peterson moved on to the next agenda item.

Parks and Nature Annual Report

Council President Peterson called on Jon Blaser (he,him), Metro to present to Council.

Staff pulled up the Parks & Nature Annual Report to present to Council.

Jon went over the Parks and Nature Departments investments over the last year. He gave an overview of habitat restoration a

4. Presentations

Jon went over the Parks and Nature Departments investments over the last year. He gave an overview of habitat restoration and maintenance work, and then explained how the department is facilitating access to nature across the region. He also explained improvements made to parks over the last year. Jon then went over the department's diversity, equity and inclusion goals as well as community education work. He reported on specific local share programs and how past bond measures are protecting land. He concluded by going over the department's goals for the next year.

Council Discussion

Councilor Simpson thanked Jon and the P&N Dept. for working with him, prior to his election to Council, to get Black families into nature.

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Councilor Gonzalez appreciated P&N's willingness to be innovative with their work and asked when the 2006 bond funds will be depleted. He also asked what user experiences Staff encountered in 2022, given the dynamic nature of the year.

Jon explained that remaining 2006 bond funds were absorbed into P&N's program fund. He did not have a specific number or timeline, but the funds have been designated for upcoming projects and he would be happy to follow-up with Council.

Staff saw a significant increase in visitors, which warmer climates contributed to. This meant less time for maintenance and conservation for Staff, though they are working on addressing that issue.

Councilor Lewis appreciated Staff's responsiveness and willingness to work with indigenous tribes and cultural conservation in general, and if they require more funding. She also asked what gaps in services left by local jurisdictions Staff sees, particularly around tree canopy work, has Metro taken on that responsibility, and what opportunities it has created.

Jon informed Council that they are recruiting for in-house tribal liaison positions and are implementing more training around tribal sovereignty for Staff. He added that P&N is very busy with recruitment, and is looking to streamline the process.

Staff has been busy with other work, and they have not taken a close look at how other jurisdictions are doing their tree canopy work.

Councilor Hwang appreciated the inclusive nature of Staff's planning work, particularly around Multnomah Park and Lone Fir, and asked about P&N's future cultural conservation plans.

Jon explained that they are currently working with archaeologists and other contractors to preserve any sites, remains, and artifacts they encounter, including Multnomah Park and Lone Fir.

He added that Staff is currently discussing what it may look like to have an in-house Historic Preservation Office. They are also re-evaluating their entire portfolio to be more culturally sensitive. GAPD will also be bringing a more specific proposal for cultural heritage preservation.

Councilor Rosenthal had multiple comments and questions:

- Is there a way to make Staff's waterway and preservation work more public to address accessibility issues?
- Does Staff have capacity to expand public engagement and education?
- The region is predicted to lose 98% of its ash trees, so has Staff been in contact with the State Forester regarding this issue?
- Finally, he voiced his support for any work with Tualatin Hills to make Cooper Mountain a regional park.

Jon clarified that P&N is in contact with the State Forester and other committees related to natural preservation. Staff is also working on reaching and educating more of the public.

4.1 Parks and Nature Annual Report

Attachments: [Staff Report](#)
[Attachment 1](#)

5. Chief Operating Officer Communication

Marissa Madrigal provided an update on the following events or items:

- The 2022 GLEAN Annual Artist Residence Exhibit will be opening Thursday, February 2nd, at the Parallax Art Center.
- Today is the last day of free parking at Metro's Parks and Nature sites, but there will be free parking on Feb. 16th and 20th
- Metro was awarded the Distinguished Budget Award for FY 2022-23 by the Government Finance Officer's Association (GFOA).

6. Councilor Communication

Councilors provided updates on the following meetings and events:

- **Councilor Lewis** updated Council on the Expo and RFI conversations.
- **Councilor Hwang** wished everyone a happy Lunar New Year, which is 1/20 this year.
- **Councilor Gonzalez** updated Council on this morning's JPACT meeting.

7. Adjourn

There being no further business, Council President Peterson adjourned the Metro Council Meeting at 12:43pm

Respectfully submitted,

Nathan Kim

Nathan Kim, Legislative Assistant

ATTACHMENTS TO THE PUBLIC RECORD FOR THE MEETING OF JANUARY 19, 2023

Item	Topic	Doc. Date	Document Description	Doc. Number
1.0	PowerPoint	01/19/2023	Proposed Urban Growth Boundary Exchange Metro Council Public Hearing Presentation	011923c-01
2.0	PowerPoint	01/19/2023	Parks and Nature Annual Report Presentation	011923c-02
3.0	Testimony	01/17/2023	Clackamas County Comments	011923c-03
4.0	Testimony	01/07/2023	Gary Vallens Testimony	011923c-04
5.0	Testimony	01/17/2023	HBA Testimony	011923c-05
6.0	Testimony	01/18/2023	Janet Black Testimony	011923c-06
7.0	Testimony	01/19/2023	John Stone Testimony	011923c-07
8.0	Testimony	01/19/2023	Larry Thompson Testimony	011923c-08
9.0	Testimony	01/19/2023	Lillian Stone Testimony	011923c-09
10.0	Testimony	01/19/2023	Marilyn Silver Testimony	011923c-10
11.0	Testimony	01/19/2023	Mike Meyer Testimony	011923c-11
12.0	Testimony	01/17/2023	Portland Metropolitan Association of Realtors Testimony	011923c-12
13.0	Testimony	01/19/2023	Roxanne Monson Testimony	011923c-13