

CPO 6 meeting 12-06-18

Meeting start 702p

Attendance – 25 people

Welcome & Intro

Public Safety Update

Sheriff's Office – Deputy Dunn giving update

- Newsletter & map of crime analysis of last month
- Update from last month – apprehended the person suspected of vehicle thefts shortly after last CPO
- Package theft season
 - o Amazon contractors – use personal vehicles, don't call those in
 - o 4 bait packages in the area w GPS tracking
- ESPD accepting applications for 2 vacant board seats through end of December
 - o 846-2694 Lori Larson if interested
- Drughouse 182nd/Longacre, everyone has been evicted, expecting reduction in criminal activity
- Question – DV rates? No change
- Question – how many halfway houses are there in Aloha? Several
 - o Concerns about graffiti, vandalism, tagging, shoes over power line
- Deputy had to leave on a call

TVFR – Left on call, no update

Tualatin Hills Park & Rec Update

Tim Bonham updating

- I Sing Choir in town, raises money for charity. Performing at Cedar Hills UCC (across from Cedar Hills rec center) this weekend. Supporting THPRD's Access for All foundation. Concert is free and donations are accepted
 - o Fri & Sat 730p & Sun 3p
- Tuesday Board meeting 7p
- Wed Dec 19th 630p Fanno Creek meeting
- Ongoing events at Aquatic Centers
- Winter registration starting this week for in-district residents (registration starts on weekend, need to sign up before then)
- Giving drive going on for homeless students (giving trees with gift tags in rec centers)
- Crowell Woods Park – on track for June 2019 construction. Doing tree/brush clearing over the winter
- Bonnie Meadow Park – have had several public meetings for play equipment, now going into Land Use (construction anticipated 2020-2021)

- Question – are other projects on hold? Yes – on hold until THPRD goes through Parks Functional Plan. Presenting to board; updating plan on how to prioritize projects going forward
- Discussion of park off Weir & 170th

Significant Natural Resources – Issue Paper

Michelle Miller, Senior Planner, Community Planning

- Agenda – overview of Significant Natural Resources paper; history/background; categories & current review process; discussion of the SNR rules to enhance neighborhoods
- 2018 Work program task to address concerns that County is not adequately protecting SNRs (particularly related to wildlife habitat protection in urban unincorporated areas)
- Project Schedule (also presented as handout)
- Early SNR history
 - o Statewide Planning Goal 5, Natural Resources, Scenic & Historic Areas & Open Spaces (adopted 1973)
 - o County’s Resource Document – in part described & identified wildlife habitat (1978)
 - o Goal 5 Rules – state adopts rules for local inventory process, analysis of land use conflicts & implementing measures & policies (1981)
 - o Amendments in Rural/Natural Resources Plan (1982-1984)
- Handout of Significant Natural Resources categories (Water/wetlands, fish & wildlife habitat) – and regulatory agencies of each
- Criteria used to assess wildlife habitat when development application comes in requires a finding that the proposed use will not seriously interfere with preservation of fish & wildlife areas, or how that interference can be mitigated
- Development Review Process for sites with SNRs
 - o Refer to Community Plan Map for mapped resources
 - o Professional (e.g. biologist) conducts site visit & prepares report addressing SNRs
 - o Review potential impacts to SNR (avoid/minimize/mitigate)
 - o SNR report submitted at time of land use application
 - o Staff reviews report & determines whether to approve plan or make changes
- Open floor for questions about process or experiences with SNR regulations
- Question – are natural resources on private property catalogued?
 - o Concerns about personal rights vs value of preserving habitat
 - o No regulations in place for protections if not on the map as identified SNR areas. If they are identified you’d need a permit to do anything to resources on the property if you were going to develop
- Is there a comprehensive map available for review? Yes – paper copy brought to meeting for display in room; also online

- Suggestion – limit discussion to UGB & UGB reserves, not in rural and not undesignated areas. Michelle – apologized & clarified, this is about urban unincorporated, not rural
- Fran – stressed importance of getting documentation in place for future protections of SNR areas
 - o Michelle – brought up Metro’s Title 13 survey & analyses
- Concern – in areas where the houses are not dense and animals can move freely through, is this going to be categorized as an identified greenspace? Also issue of Beaverton vs Washington County designations & rules.
- Question about inventory on map (water areas disappeared from website)
 - o Not updating inventory at this time; currently identifying conditions
- Fran – paper should reflect that inventory is outdated and note that resources should be dedicated to updating. E.g. she has “dry wetlands”, a concept which hadn’t been identified in the early 80s when inventory had last modification
 - o Concern then with people who do not want resources identified
- Ray – CCI pushing for a tree code. What is that impact on this?
 - o Would be complementary to developed regulations. However, still need regulations for habitat areas since tree codes don’t capture that in entirety
- Question – where can we find these codes? County website - use search bar for community codes
- Question – what would trigger a developer to have to do a study? Tied to area/tax lot. Proximity to creek / slope / corridor might trigger additional review. Decisions based on soil types (e.g. soil close to water source)
- Question – what if developer sees resource on map but isn’t there in real life due to being outdated? Importance of updating inventory
- Question – concern about today’s Metro meeting re: expanding Beaverton’s UGB, will have drastic impact on resources outside of UGB
- Is Metro involved? Not at this stage
- Possibly get update on this in 2019

Metro Meeting Discussion

(Bryan Martin, Long Range Planner for City of Beaverton also present at CPO6 meeting, though wasn’t at Metro meeting)

- Fran gave update
 - o Craig Durson made a few comments about how Metro must plan for population growth of next 20 years. 95% of it to go into existing UGB. 5% of growth for expansion
 - o One more meeting (public hearing) Dec 13th. They do accept written testimony due to time (2p)’
- Bryan
 - o Conditions of approval attached to expansion
 - o Consistent with ADU law passed last year (Beaverton not quite there yet)
- Ray

- Not at this meeting but spoke at meeting a month ago
- Advocated minimizing anticipated need for land & take half of proposed
- Bryan
 - County working on plan for arterial roads – esp with developments occurring for prioritizing improving roads/traffic
 - For whole of urban reserve – if land brought in to UGB, large undertaking (roads, etc) as well as planning with regard to SNRs
 - Some other corridors can be studied concurrently
- Ray
 - All of the requests for expansion are WashCo (Wilsonville one on border)
 - 4th time for King City wanting to join UGB
- Question – will expansions be under Beaverton’s law enforcement or stay WashCo Sheriff? Still being determined
- Question – how was the target number of 3700 homes reached for the expansion area? Very dense, were other areas considered to use. Also no current road plan.
 - Bryan – number came from South Cooper Mountain concept plan
 - Public interest in rendering of how this will look
 - Bryan – important for concerned public to be involved in the planning process. More flexibility now with # of houses per acre

Other

Liles – land use permits

- 8 lot subdivision 175th & Florence
- 6 houses on 185th near Gassner (approved)
- Willamette Water Supply running pipes near Scholls Ferry Rd
- 173rd & Wakum – determination of property
- Gassner & 191st – 23 lot subdivision
- Office Building expansion near Ace Hardware on 185th & TV (Alton)
- Near Farmington & 162nd – 20 lot subdivision
- New SW 198th between TV & Farmington

LUT –

Courtney not attending now, had baby on Saturday

Adjourn – 901p