

CLACKAMAS COUNTY BOARD OF COUNTY COMMISSIONERS

Study Session Worksheet

Presentation Date: March 19, 2013 **Approx Start Time:** 10:30 **Approx Length:** 1 hour

Presentation Title: Clackamas Regional Center Work Program Presentation

Department: Development Agency

Presenters: Cam Gilmour, Dan Johnson and David Queener

Other Invitees: None

WHAT ACTION ARE YOU REQUESTING FROM THE BOARD?

The Clackamas Regional Center Working Group has identified a prioritized list of projects, known as the Work Program, that is consistent with the established priorities for the area and appropriate evaluation criteria developed in Phase One of this process. Does the Board accept the Work Program developed by the Clackamas Regional Center Working Group as presented or are there recommended modifications?

EXECUTIVE SUMMARY:

In April 2012, staff from the Department of Transportation and Development and the Development Agency shared information at a Board Study Session on the remaining capital construction needs within the CRC and the limited amount of available funding to meet these needs. At the conclusion of this presentation, the Board concurred with staff that a discussion with the local community was warranted to collect feedback on next steps, needs assessment and project prioritization. Shortly thereafter, Development Agency staff sought assistance from local businesses, citizen groups, education providers, and service districts to bring together a balanced group of representatives from the Clackamas Town Center area to develop a project work program. This group is formally known as the Clackamas Regional Center (CRC) Working Group.

In October of 2012 Development Agency staff presented the first phase of this work for consideration at a Board Study Session. Phase one clarified the types of projects that should be considered, identified areas of need within each project type and established evaluation criteria for project prioritization. The Board concurred with the results of phase one and directed staff to continue working with the CRC Working Group to develop a Work Program, but also reinforced the importance that any recommendations be consistent with the goals of existing plans.

The Work Program prioritizes remaining projects identified in the Clackamas Town Center Urban Renewal District and guiding documents and will be used for establishing the Development Agency budget and associated work tasks.

The CRC Working Group held several meetings to draft and refine the Work Program prior to presenting the recommendations at an Open House in early January. The Working Group considered comments and suggestions made by community members at the Open House and made final adjustments to the Work Program. An analysis was also completed to examine the correlation between the recommended transportation projects and potential adjacent development and job creation, a primary focus of the Clackamas Town Center Urban Renewal District. See Attachment A.

The recommended Work Program is now complete and is presented to the Board for consideration. See Attachment B.

Discussions over this year long process primarily focused on prioritization of remaining projects to facilitate increased private development and job creation. Recently there was discussion with the working group concerning an “alternative view” relating to return of these dedicated funds to the overlapping taxing districts in the area. While there were varying opinions on this topic and no clear consensus, there were discussions that if this was a concern of the Board that it might be more appropriate to look at redistributing a portion of the capital construction funding towards the Community Use category. By doing so, specific projects could be developed to assist a number of the service districts within the parameters of the Clackamas Town Center Urban Renewal plan.

FINANCIAL IMPLICATIONS (current year and ongoing):

Dedicated funding for construction of all prioritized projects. Attachment C provides an assessment of available capital construction funds as they relate to the whole of the infrastructure needs in the area and summary of the potential return on these investments.

LEGAL/POLICY REQUIREMENTS:

Not applicable

PUBLIC/GOVERNMENTAL PARTICIPATION:

A number of steps have been taken to offer various opportunities for public participation in the process.

- The CRC Working Group held nine meetings. Each member has been seeking input from their constituents and bringing that information back to the larger group for consideration.
- A community Open House was held on October 10th at the Clackamas Town Center, where approximately 35 citizens provided feedback on the areas of need and project priorities.
- An online survey, open from Oct. 9-20, attracted responses from more than 175 people regarding their view of the areas of need in the Clackamas Regional Center. See Attachment D.
- A second Open House was held on January 8th at the New Hope Church where approximately 120 citizens provided feedback on the recommended Work Program.
- A survey was also available at the second Open House where participants could register their support or opposition to specific elements of the Work Program. See Attachment E.
- A project page has been established on the County website where updates and meeting summaries are regularly posted.

OPTIONS:

- Accept the Work Program developed by the Clackamas Regional Center Working Group as presented.
- Direct staff to continue coordination with the Clackamas Regional Center Working Group to further refine the Work Program and incorporate comments and recommendations by the Board.

RECOMMENDATION:

Staff respectfully suggests the Board direct staff to continue coordination with the Clackamas Regional Center Working Group to further refine the Work Program and incorporate comments and recommendations by the Board.

ATTACHMENTS:

- Attachment A: Project and Development Correlation Maps
- Attachment B: Recommended Work Program
- Attachment C: Fiscal Impact Form
- Attachment D: Online Survey Summary
- Attachment E: Open House Survey Summary

SUBMITTED BY:

Division Director/Head Approval _____

Department Director/Head Approval _____

County Administrator Approval _____

For information on this issue or copies of attachments, please contact David Queener @ 503-742-4322
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