



## OFFICIAL MINUTES OF THE TUALATIN CITY COUNCIL WORK SESSION MEETING FOR APRIL 26, 2021

Present: Mayor Frank Bubenik, Council President Nancy Grimes, Councilor Bridget Brooks, Councilor Maria Reyes, Councilor Valerie Pratt, Councilor Cyndy Hillier, Councilor Christen Sacco

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Mayor Bubenik called the meeting to order at 5:00 p.m.

### **1. *Climate Action Plan Scoping.***

Public Works Director Jeff Fuchs, Nicholas Westendorf, and Intern Ariel Kane presented the framework action plan for the RFP for a Climate Action Plan. Intern Kane presented a brief overview on previous decisions including perusing a community plan, a Greenhouse Gas (GHG) inventory, and an operational plan. She stated the goal of the project is to create a Climate Action Plan that is community-centric and action-oriented that will establish a clear baseline for action so the city can adapt to and mitigate the impacts of climate change in the city. She stated the goal will drive the work and deliverables. Intern Kane stated the original scope has been expanded to include a community engagement plan. She stated the guiding principles for the plan will encompass equity, benefits, and partnership. Intern Kane stated the project will be a two phased approach. The first phase will include a Greenhouse Gas (GHG) Inventory, engagement plan, and community action plan. Types of actions and strategies include mitigation, adaptation, and sequestration. Phase two will be the Operational Climate Action Plan that will focus on actions the city can undertake to mitigate effects of and adapt to climate change. She shared next steps noting there is an estimated 18 month completion deadline for the project.

Councilor Pratt asked if identifying the city's current status of good work on rivers and streams will be included in the plan. Manager Westendorf stated the city's baseline would be included in the GHG Inventory.

Mayor Bubenik asked if all the analysis would happen at the same time. Intern Kane stated community engagement will begin before they are completed.

Councilor Brooks stated it will be good to know the city's baseline as a foundation for applying for grants in the future. She stated this is timely and important work.

Council consensus was reached to proceed with the RPF process.

### **2. *Urban Renewal | District 2 Study Area Visioning.***

Economic Development Manager Jonathan Taylor and Consultant Nick Popenuk presented on the Community Vision for the Urban Renewal Study Area 2. Manager Taylor shared Study Area 2 boundaries and desired outcomes for the area. Consultant Popenuk spoke to different approaches to visioning. He stated a vision is used to help transform the area to what it can be. Consultant Popenuk stated first steps to visioning can include the following items: plan review, SWOT analysis, market studies, existing conditions analysis, and walking tours. He recapped the purpose and cost for each type. Consultant Popenuk stated the heart of a visioning project is to determine what you want the area to be and can include activities such as open houses,

design charrettes, surveys, community events, advisory committees, focus groups, educational materials, guiding principles, illustrated design concepts, and an opportunity site analysis. He stated additional tasks can include an action and implementation plan, concept plan, urban renewal plan, land use and transportation plan, comprehensive plan amendment, and zoning code amendment.

Councilor Pratt asked when the land developers and owners get involved in the process. Consultant Popenuk stated it will be important for them to be included in the entire process. Councilor Sacco stated it will be important to include all parties during the process.

Councilor Sacco would like to see open houses, community surveys, focus groups, and guiding principles done for the area.

Councilor Brooks stated it will be important to use these different tools during different times in the process. Councilor Brooks asked what tasks the consultant could see the city doing. Consultant Popenuk stated it is his approach to look at the most cost effective approaches. He noted based on the feedback from Council he could see a Community Engagement Specialist working on this plan so it would be a community focused project.

Councilor Brooks stated some conceptual design around connectivity issues in the city would be helpful to have up front.

Councilor Reyes asked how many properties are in the area. Manager Taylor stated there is 593.8 acres total. Councilor Reyes concurred with Councilor Sacco's suggestions for potential tasks.

Councilor Pratt asked if designs for connectivity could come forward after initial tasks have been complete. Consultant Popenuk suggested completing a Transportation Study for the area early on in the project as that would include conceptual designs and cost estimates.

Councilor Hillier asked what happens when stakeholders from different areas have different visions for the area. Consultant Popenuk stated it will be important to have guiding principles that are flexible to respond to what the public wants. He noted it will be important to capture what the public wants even if they have unique identities for different areas.

Mayor Bubenik asked if the whole area would be studied or just sub-areas. Consultant Popenuk stated there are economies of scale in doing the whole area to ensure proper mobility and public improvements. He stated doing one study also tends to engage the broader community.

Mayor Bubenik asked in what order a vision plan and market study and analysis should be done. Consultant Popenuk stated capturing the public feedback is valuable even if it is not financially feasible or in line with a property owners feedback. He stated he typically talks to owners of property to make sure they are in line with the vision and guiding principles and they have agreed to be part of the study.

Council President Grimes stated there are a couple pieces in the study area that could be more difficult to plan because they are newly developed or already at their highest and best use scenarios so she is hesitant to study those areas. Council President Grimes asked where people in the business community can ask questions about the urban renewal process. Manager Taylor stated staff has met with the Chamber and the CCIO to discuss the proposed areas and a page has been created on the website with further information.

Council President Grimes asked if you can create a district and not have a vision for every area. Consultant Popenuk stated you have to have a plan for the area as a whole but noted you do not need to have a detailed community vision for every area.

Manager Taylor stated staff will be back with next steps at the end of May.

### **3. Council Meeting Agenda Review, Communications & Roundtable.**

Councilor Hillier stated she will be meeting with MACC to get more information on their programs.

Councilor Sacco announced the Diversity Task Force has changed their name to the "Tualatino's." She stated she attended the Tualatin Sustainability Network trash clean-up event.

Councilor Brooks stated she attended the following meeting and events: viewing of Basalt Creek wetlands, NLC Infrastructure package webinar, the city special work session on the budget preview, the Tualatin Arts Advisory Council meeting, the NLC first year suburbs committee, the Tualatin River Keepers training, and the Tualatin Sustainability Network clean-up event.

Councilor Pratt stated she attended the Core Area Parking District meeting, the LOC Statewide Call regarding the status of COVID and the American Rescue Plan, the Meals on Wheels walk, and the trash clean-up event with the Tualatin Sustainability Network.

Councilor Reyes requested to have Home Share Oregon present their plan to help end homelessness to the Council. Mayor Bubenik stated they can coordinate with Sherilyn to get on the agenda.

Council President Grimes reminded everyone of the upcoming Tualatin Chamber of Commerce Awards Ceremony to be held this coming Thursday.

Mayor Bubenik stated he attended the following meetings and events: the League of Oregon Cities Roundtable on Legislative Process, the GPI Small City Consortium meeting, and a meeting with the Governor to discuss the status of COVID in the state.

### **Adjournment**

Mayor Bubenik adjourned the meeting at 6:49 p.m.

Sherilyn Lombos, City Manager

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