

Draft -- General Meeting Minutes -- Draft

Oak Grove Community Council

Dec. 5, 2018

Performing Arts Center at Rose Villa

VOTING OGCC MEMBERS PRESENT: 34

Annetta Adams, Tom Andrews, Mary Bailey, Bob Bohannon, Wallace Brown, Patt Callender, Susan Cassuto, Kathleen Chapman, Mel Coffey, Sue Conachan, Jeannine Defeyler, Dave Dobak, Jan Dobak, Joseph Edge, Gene Fifield, Sue Gary, Louella Gordian, Dave Gray, Janice Green, Joan Hamilton, Tom Hogan, Fallon Kraxberger, Leta Kriens, Ron Kriens, Jim Meyer, Linda O'Malia, Fred Sawyer, Mike Shawhan, Fred Swingle, Mina Swingle, Baldwin van der Bijl, Marilyn Wall, Greg Wenneson, Bob Zimmer

NON-VOTING OGCC MEMBERS PRESENT: 6

Michael Gradt, Evan Griffith, Troy Kerth, Regan Massingale, Sharon Nyberg, Robert Schmeltzer,

VISITORS & GUESTS: 5

Joyce Allmon, Bill Stewart, Sara McClurg, Tony Mayer, Craig Van Valkenburg

7:00 Welcome, Introductions and Officer Reports

- Baldwin van der Bijl, Chair welcomed all and called for officer reports
- Treasure's Report - Joan Hamilton, OGCC Secretary, reported a Previous Checking Balance of \$2,327.96, cash received at Oct. meeting \$92.00. The new Balance is \$2,419.96
- Secretary's Report - Joan Hamilton asked if there were any additions or corrections to the Oct. Meeting Minutes. As none were noted, the minutes were so approved.

7:15 Topics:

- **Seeking OGCC approval for laptop purchase** - Baldwin reported to membership that the current OGCC laptop is very out of date and a functioning, more current computer is needed for OGCC.
 - **Motion** by Fred Sawyer, seconded by Mel Coffey: **Membership approves the purchase of a new laptop for the OGCC use for a price of \$600 or less.**
 - RESULTS: Yes - 34, No - 0, Abs - 0

- **Neighborhood Livability Project:** What has been accomplished and what still needs to be done. Speakers included Assoc. District Attorney Bill Stewart, Deputy Sheriff Sara McClurg and Deputy Tony Mayer
 - D.A. Stewart and Deputy McClurg provided a history of the Neighborhood Livability Project beginning with “the worst house in Clackamas County” on Risley Ave. Stewart described how his job as well as McClurg’s has changed to connecting offenders to social services rather than the old model of incarceration or moving squatters from one location to another. Clackamas County Case Managers are a vital key to connecting these individuals with the needed Social Services. Stewart reported 2 additional Case Managers will be added soon.
 - Deputy McClurg reported that 80% of their information comes from citizens. She emphasized the Sheriff’s Department wants to hear from us.
 - This NLP is a growing model with similar versions in Portland, Corvallis and Gresham.
 - For more information about this project see this link.
<https://www.clackamas.us/sheriff/pressreleases/2016-11-03-CCSOPR-NeighborhoodLivabilityProject.html>

- **Willamette View Construction Projects:** Find out about all the activity and have your questions answered. Craig Van Valkenburg, CEO of WV.
 - Craig Van Valkenburg presented the history, present and future plans of Willamette View, a non-profit and Life Plan Community whose mission is Inspiring the Art of Living Well.
 - WV has a continuing care model which includes Independent Living, Supported Living, Assisted Living, Memory Care, Skilled Care and In-home Care
 - WV was Founded in 1953 by Methodists but is non-denominational.
 - Campus now is 27 acres with 6 buildings, 298 Independent apartments, 72 supported and assisted apartments, 15 memory care and 6 skilled care apartments.
 - North Pointe Homes - the 4 story structure under construction on River Road will include: Solar power, LED lighting, Green Roof carports, Energy Star appliances, personal balconies, gas fireplaces, washers & Dryers in the apartments.

- **LUART:** Joseph Edge
 - Ongoing land use applications:
 - ZO374-18, 16800 SE McLoughlin Blvd. Tonkin Dealership

Design Review

- OGCC Board action 9/6: Approval with lots of conditions (note - Naef is a bike route)
 - Status : Response submitted
 - Approved
- ZO379-18, 14497 S.E. River Road
 - Partition
 - OGCC Board recommendation: Approval, with conditions
 - Status: Response submitted 9/8
 - Approved
- ZO433-18, 14905 S.E. River Forest Dr.
 - Remodel / addition
 - OGCC: Under review
 - Status: Approved
- ZO483-18, 14507 SE Rupert Dr.
 - Non-conforming use, addition, garage
 - OGCC: Under Review
 - Status: Approved
- ZO450-18, ZO451-18 14901 SE River Forest Dr.
 - Addition & deck within Willamette R. Greenway
 - OGCC: Under Review
 - Status: Still Pending but all seems within standards

New land use applications:

- ZO520-18, ZO521-18 14824 SE Kellogg Ave.
 - Zone Change, Partition (Single family lot - want to legally put 2nd house there)
 - Hearing Dec. 6th
 - OGCC: Under Review
 - Status Pending
- ZO526-18 Rupert Dr. @ Courtney Ave
 - Design Review Modification Apartment Building

- OGCC Under Review - significant wetland on the property but probably ok - not where buildings will be
- Status: Originally Approved, pending
- ZO543-18, 15817 SE Oatfield Rd
 - Home Occupation - Bed & Breakfast, lower level
 - OGCC: Under Review
 - Status Pending
- ZO558-18 15303 SE Lee Ave
 - Partition into 3 parcels
 - OGCC: Under Review
 - Status: Pending, probably will be approved.
- ZO561-18 2323 SE Creighton Ave
 - Slide says Addition and deck within Willamette R. Greenway (but this property is not near the W River.
 - Perhaps the request is to add Solar Panels to this Historic Landmark property?
 - The photos show the solar panels are already installed on the house before the application was made -
 - OGCC: Under Review
 - Status: Pending

Planning Projects requests for FY2019-20 - Joseph Edge

- **Added to Project Requests:**
 - Joseph reported the addition of public art fund contribution from development (1% for art), explore opportunities for public art installations included in developments under certain conditions.
 - **County projects where funding is already underway include:**
 - Park Avenue Station Area Development and Design Standards
 - Lake Oswego - Oak Grove Bicycle/Pedestrian Bridge Feasibility Study
- **New projects getting started include:**
 - Modify the existing Zoning and Development Ordinance to better protect neighborhoods from up-zoning & incompatible development

- McLoughlin Community Design Plan (Project II)
 - Acquiring Park and Open spaces (Project III)
 - Strategies to protect existing natural habitat (Project IV)
 - Bakeries & Brew Pubs (zoning changes to allow)
 - Plus previously noted projects
 - **Motion** made by Fred Sawyer, seconded by Jim Meyer, to submit a letter to the Planning Dept recommending these planning projects. Results: No = 0, Abstain = 1, Yes = 33

8:35 New Business & Public Comment

- Seeking OGCC approval for laptop purchase - this was addressed and approved at the beginning of the meeting
- Greg Wenneson announced CERT partnering with Oak Lodge Water Services to provide additional Hurricane water pumps to serve the public in the event of water line breaks resulting from disaster. Wenneson announced an exercise in late March or April involving the Water District, Fire and CERT with public participation where they will set up water distribution drill.
- Baldwin van der Bijl announced a meeting Mon. Dec 10th 6:30 at Rose Villa to discuss The City of Happy Valley withdrawing from North Clackamas Parks and Rec.

8:45 Meeting Adjourned

Future OGCC Meetings, 7:00 PM at Performing Arts Center Rose Villa:
Jan 23, Feb 27, Mar 27, Apr 24, May 22, Jun 26

Future OGCC Board Meetings, 6:45 PM at Oak Lodge Fire Station
Dec 13, 2018 and in 2019: Feb 7, Mar 7, Apr 4, May 2, June 6.