

Minutes of the River Plan Committee – North Reach

October 17, 2006

5pm – 7:00 pm

Portland Bureau of Planning, 1900 SW 4th Avenue, Room 4a (4th floor)

Committee Members Present: Brian Campbell, Don Hanson

Absent: Pauline Anderson, Jason Graf, Bob Naito, Melissa Powers, Greg Wolley, Krystyna Wolniakowski

City Staff Present: Sallie Edmunds, Deborah Stein, Marguerite Feuersanger, Arianne Sperry, Sarah Selden, Matt Lustig, Roberta Jortner, Michael Montgomery, Joan Hamilton (Recorder), Planning

Others Present: Steve Durrant, Adam Robins, Wayne Kingsley, Clarke Balcom, Glenn Dollar, Pam Arden, Greg Theisen, Roland Brady

Don Hanson convened the meeting.

1. Committee Business

- Because there was no quorum, Hanson deferred approval of minutes until the next meeting. Wayne Kingsley submitted proposed written corrections, and Joan Hamilton agreed to forward a revised draft to the Committee before the next meeting.
- Sallie Edmunds announced that the River Committee will meet again on November 14 at 1900 SW 4th Avenue, Room 2500B. There will be an open house at 4:00 p.m. with displays from the site design workshops; the regular meeting will run from 5:00 p.m. to 7:00 p.m. [*Note: Nov. 14 meeting and open house have been canceled.*]
- Staff intends to send an updated e-mail of *River Plan News* that correctly provides the dates of the site design workshops.
- Joan Hamilton reported that staff plans to revise the Bylaws to specify that four voting members need to be present to establish a quorum, since Don Hanson is a nonvoting member.
- Don Hanson suggested future discussions about how to improve attendance because of the issues that will require the Committee's vote soon. Hanson suggested that staff remind members a week before each meeting.
- Sallie Edmunds announced that the City of Portland and consulting firm Parsons Brinkerhoff were co-recipients of an award for River Renaissance planning at the annual International Urban Waterfronts Conference held in Portland.

2. Updates

Cruise Ship Research (response to questions at August 15 meeting)

Document Distributed: [Status Report on Cruise Ship Research](#)

Sarah Selden, River Plan intern, reported on logistical issues associated with bringing large commercial cruise ships to Portland. She noted that between 1994 and 2003, one to four ships a year docked at Terminals 2 and 4 and at the downtown seawall. However, increased cargo business at the terminals has made those ports unavailable. She reported that Astoria and Seattle have made substantial investments in their piers to support cruise lines; however, increasing activity at Portland's seawall faces

numerous issues, including security regulations, conflicts with waterfront events, lack of parking and loading areas, and significant problems of timing, fueling and navigation associated with the 9-hour trip from Seattle to Portland.

Questions & Comments

Brian Campbell noted that large ships stopped for service at the Port of Portland's dry dock in the past, but the dock is gone, so there's no reason for ships to stop here.

3. Follow-up on Trail Alignment

(Summaries of Comments were distributed at Sep. 19 meeting)

Marguerite Feuersanger asked for confirmation that the Committee is comfortable with staff's summary of input regarding the Trail Alignment Task Group's proposals, as well as the workplan that places decisions for the alignment on hold pending further testing of ideas. Feuersanger announced that she is leaving to work at the Bureau of Development Services, so Planning will assign other staff to the trail task group.

Hanson and Campbell agreed with the approach. Hanson restated that the alignment is not set, but instead is subject to further evaluation of technical aspects of implementation relating to land uses and requirements on specific sites due to security concerns.

4. Introduction to Contaminated Sites Task Group

Document Distributed: [Contaminated Sites Issue Paper](#)

Arianne Sperry provided background on the need for a task group to explore ways that the City can streamline efforts to address contaminated sites on the river. She noted that the Committee first reviewed issues regarding contaminated sites at the January 17, 2006 meeting. She provided background and facts regarding regulations, responsibilities, and coordinated efforts of federal and State agencies: 1) the State Department of Environmental Quality (DEQ) oversees upland cleanup, source control, and investigations; and 2) the U.S. Environmental Protection Agency (EPA) oversees in-water sites. She noted collaborative efforts with six tribal governments and other natural resources trustees to assess damages and develop restoration plans. She summarized issues for the River Plan Committee in regard to greenway regulations:

- 1) Greenway guidelines do not address cleanup activities, and local industries urge a speedier timeline for updating them because of the economic impact of uncertainty.
- 2) Cleanup activities can conflict with local priorities and limit future uses of sites; for example, an electronics company capped contamination with a 5-foot mound, which eliminates possibilities for future use of the land.
- 3) DEQ's and EPA's priorities may not correspond with the City's; those agencies don't need to obtain permits, but they need to comply with substantive requirements if a jurisdiction provides them.
- 4) Interagency coordination needs improvement.

Sperry concluded that the City needs to determine priorities, include contamination and cleanup in the greenway regulations, and coordinate drafting of regulations with other agencies. She stressed the community's interest in setting standards for short-term and long-term approaches, because monitoring wells and other equipment could remain on beaches for decades.

Questions & Comments

- *What is the membership of the working group on approaches to contamination?* Sperry indicated staff from various public agencies (BDS, BES, DEQ, EPA, NOAA Fisheries, and neighborhood, industrial, and environmental representatives).
- *Is there a map of proposed clean-up activities?* Mindy Brooks said BES has maps of sites designated for cleanup, which the Watershed Health Task Group uses. Hanson noted that awareness of proposed treatments for properties would help future decision-making. Sperry agreed there's a need to address cumulative impacts of capping as a solution on multiple sites.

5. Site Design Workshop: Sites and Issues

Document Distributed: [River Plan North Reach Site Design Workshops](#)

Power Point: [Site Design Workshops](#)

Steve Durrant and Matt Lustig updated the Committee on plans for the site design workshops to run Monday – Wednesday, October 23 – 25. They described objectives, basic philosophy, focus of work, and four sites selected for case studies. They explained reasons for selecting the sites that present a range of challenges and opportunities relevant to potential design approaches for:

- habitat protection, enhancement, or restoration;
- river access;
- greenway design;
- stream daylighting;
- stormwater management;
- maximizing industrial uses on small, oddly shaped parcels;
- industrial/residential interface;
- brownfield redevelopment;
- industrial expansion; and
- balance of cut and fill.

Durrant and Lustig reported that workshops will produce conceptual site plans. They announced two opportunities for public review of the work at the University of Oregon's Portland studio, 722 SW 2nd Avenue:

- Tuesday, October 24, 8:00 p.m.
- Wednesday, October 25, 3:00 p.m.

Questions & Comments

Hanson and Campbell commended the good site choices that provide a variety of parcel sizes and issues, particularly interface between habitat and the urban edge.

6. State of the River Report 2005 – 2006

Document Distributed: *State of the River 2005 – 2006*

Power Point: [State of the River 2005 -- 2006](#)

Michael Montgomery explained that progress reports on the River Renaissance Strategy will now be presented according to the City's fiscal year calendar to match projects with the City's budget process. He reported that participants at the recent Waterfront Conference were impressed with the City's approaches to riverfront development, including the negotiated 100-ft setback requirement at South Waterfront. He described accomplishments, progress measures, and the future action agenda. He highlighted accomplishments, focusing on the study that the Bureau of Planning commissioned to evaluate the feasibility of a ferry boat on the Willamette River. He said consultants Nelson Nygaard reported that Portland does not provide a current market or means to finance infrastructure for a full-time commuter route from city to city; however, Nelson Nygaard concluded there is a market for a partial-year, Center City circular ferry system to public attractions on the river during warmest months of the year, which would cost \$3.9 million in infrastructure improvements and about .34/per rider subsidy. He said the seasonal ferry would be feasible, but staff needs to determine logistics.

7. Public Comments

- Pam Arden expressed concern regarding opportunities to review recommendations from the site design workshops and potential loss of focus on goals for a continuous trail along the river. Hanson, Durrant, and Edmunds confirmed that the site design workshops only will test strategies, not form final recommendations. They said staff will prepare a summary of the process and continue to link ideas from the workshops to work during the year. Hanson added that trails are a key focal issue transcending numerous task groups, so trails will not be forgotten.
- Clarke Balcom raised an issue discussed by the Trails Task Group to consider a spur line to the river somewhere between Cathedral and Kelley Point Parks. He noted that much of the area is industrial, but it would be worthwhile to identify a potential spur, possibly at the Time Oil site where the power lines go. Hanson and Campbell acknowledged the idea of a touch point and recommended including that idea in the workshop discussion.

Meeting adjourned at 6:40 p.m.

[Minutes unapproved until next River Plan Committee meeting]