



CITY OF OREGON CITY

CITY COMMISSION WORK SESSION

MINUTES

Commission Chambers, Libke Public Safety Facility, 1234 Linn Ave, Oregon City
Tuesday, November 07, 2023 at 7:00 PM

CONVENE WORK SESSION AND ROLL CALL

Mayor McGriff convened the meeting at 7:21 PM.

PRESENT: 5 - Commissioner Rocky Smith, Commissioner Mike Mitchell, Commissioner Adam Marl, Commissioner Frank O'Donnell, Mayor Denise McGriff

STAFFERS: 9 - City Manager Tony Konkol, City Recorder Jakob Wiley, Senior Planner Christina Robertson-Gardiner, City Engineer Dayna Webb, Economic Development Manager James Graham, Library Director Greg Williams, Police Chief Shaun Davis, Communications Manager Jarrod Lyman, Community Development Director Aquilla Hurd-Ravich

FUTURE AGENDA ITEMS

1. List of Future Work Session Agenda Items

Commissioner Marl suggested that the future work session agenda items list ought to be re-evaluated for relevance.

Tony Konkol, City Manager, reviewed the Commission's upcoming schedule, and suggested addressing the list of future work session agenda items at a work session in January. There was consensus in favor of this.

Commissioner O'Donnell expressed support for discussing code enforcement changes and Mayor McGriff expressed agreement.

Mr. Konkol expressed the importance of keeping the Commission updated on the progress of the McLoughlin Boulevard Enhancement Shared Use Path project.

DISCUSSION ITEMS

2. McLoughlin Boulevard Enhancements Project Update (CI 22-002)

Dayna Webb, City Engineer, explained that the following presentation would cover the safety and active transportation assessment of the McLoughlin Boulevard corridor, and elements of her department's alternatives analysis and performance measures. Commissioner O'Donnell asked whether this presentation would be in preparation for a final decision and Ms. Webb explained that it was provision of information and that a final decision was not forthcoming yet.

Ms. Webb introduced a team from the consultants Kittleson & Associates, who were present to discuss the first phase of the work, which was to identify safe pedestrian and bicycle connections along the viaduct and the river. The team, led by Senior Planner Nick Gross, offered a presentation on the work projects completed and in progress, shared a purpose and need statement, and preliminary alternative concepts, with the goal of receiving agreement on the purpose and need of the project and confirming that City Commission alternative concepts are included going forward.

Mayor McGriff suggested adding a footnote to the slide titled TM1: Corridor Vision to clarify that plans for connections were in flux. She also added that the enhancement project should include addressing speed on McLoughlin Boulevard. Commissioner O'Donnell suggested that the plans for this project be integrated into the Commission's larger vision for the waterfront as a whole. Commissioner Smith suggested considering the integration of river ferry service into the project plans.

Commissioner Mitchell suggested emphasizing that the proposed path would create a connection from the Clackamas River Trail, through two City Parks, to Tumwater Village. Commissioners O'Donnell and Marl suggested not limiting the scope of the purpose statement to pedestrian and cyclist transit. Commissioner Marl added that the completed project could be considered a destination in and of itself.

City Manager Tony Konkol observed that the section along Route 99 is currently a freight corridor and that this circumstance be considered while planning the project.

Commissioner O'Donnell asked whether one of the proposed designs would avoid construction in the water. Mr. Gross replied that some water access would probably be necessary. There was discussion about how much easier it would likely be to avoid construction in the water.

There was discussion about routing the pedestrian walkway through the base of the Arch Bridge on the Oregon City side of the river.

Mayor McGriff suggested that the Friends of Trees could plant new street trees in the walkway area. Mayor McGriff also suggested that businesses' sidewalk tables ought not to interfere with needed pedestrian space.

Commissioner Smith suggested that an 8th Street connection could coordinate with each of the suggested plans.

Commissioner Mitchell agreed with the presentation that the third alternative that had been suggested was an inferior option.

There was discussion about adding stoplights for pedestrian crossings to the proposed plan.

Commissioner Smith suggested incorporating the location of the original doors in the Arch Bridge pilaster into the design if feasible.

Commissioner Mitchell asked if the open house regarding these plans would be held in person, and Ms. Robertson-Gardiner explained that the open house would be virtual. She added that information from the current meeting's discussion would be incorporated into the open house presentation. Commissioner O'Donnell suggested clarifying depictions of elevations in the presentation.

3. Developing a Destination Management Organization

Tony Konkol, City Manager, explained that the City was considering using tourism funds to create Destination Management Organization (DMO). He invited the Commission to discuss the degree to which they wished to be involved with the DMO and whether they desired the creation of a stakeholder committee to be tasked with DMO projects.

Mayor McGriff suggested a hybrid plan in which the Commission works with a committee to address DMO projects.

Commissioner O'Donnell suggested turning to other jurisdictions with DMOs for advice about how to proceed. James Graham, Economic Development Manager, reported that he had researched other jurisdictions with DMOs, and observed that Wilsonville and McMinnville are cities in the metro region that utilize models similar to what Oregon City is considering. He also observed that Travel Portland is the regional DMO. There was discussion about various cities throughout Oregon that possess DMOs.

Mr. Graham observed that the city of McMinnville has a 501c6 organization that operates as a destination marketing organization. He observed that Wilsonville has chartered a committee that functions as a destination management organization organized under the city's Parks and Recreation department, and that this committee hires a destination marketing organization.

Mr. Graham also drew the Commission's attention to the Staff Report, which explained how to set up a DMO, and which recommended refreshing the City's existing Tourism Plan, establishing a short term blue ribbon panel made of members of a variety of organizations, and hiring a market data company. After those steps have been reviewed by the City Commission, Staff recommended determining if an existing 501c3 could be utilized, then hiring a consultant, and appointing a board of directors after IRS approval.

Staff recommended that the Board of Directors could appoint its own replacements in due course, and Commissioner Marl observed this could be considered inconsistent with the City charter's stipulation or Mayoral appointments. Mr. Konkol observed that if the Commission wished to follow this course of action a process could be codified. There was discussion that the proposed group would not be set up as City committee.

Mayor McGriff suggested seeking the advice of Samara Phelps, Executive Director of Mount Hood Territory.

Commissioner Marl asked for an update on the City's Transient Room Tax revenue, and Mr. Graham suggested the amount was approximately \$800,000.00. Commissioner Marl also asked for clarification about the location of the Oregon City Regional Visitor Center, and Mr. Graham confirmed that it is located within the End of the Oregon Trail Center. Commissioner Smith observed that the County provides approximately \$70,000.00 worth of funding to the Visitor Center.

Mr. Graham reported that Staff recommended that after the Board of Directors has established bylaws, it could then hire a Destination Marketing Organization to implement the refreshed Tourism Plan.

Commissioner O'Donnell suggested studying the DMO arrangements both of local and nonlocal jurisdictions.

Mayor McGriff suggested arranging a Zoom conference with Samara Phelps and with the director McMinnville's 501c3 organization. Commissioner Marl suggested saving conversations of this kind primarily for the Board of Directors group after it is formed. Commissioner Smith suggested holding a public meeting for interested groups to contribute suggestions. He also suggested that utilizing an existing organization for Oregon City's DMO could be counterproductive because such an organization would come with its own priorities.

Mr. Konkol asked if the Commission would like to head this project or create a subcommittee, and Mayor McGriff replied that she would prefer to speak with the director of McMinnville's DMO and with the Mt. Hood Territory organization before making a final decision about this. There was discussion about holding a hybrid work session / public meeting with input from these organizations, after which the Commission could make a decision about forming a subcommittee. There was consensus to hold such a meeting.

CITY MANAGER'S REPORT

4. Update on City Projects

COMMISSION COMMITTEE REPORTS

5. Commissioner O'Donnell

- South Fork Water Board

Commissioner O'Donnell reported that the South Fork Water Board was undertaking managerial evaluations.

6. Commissioner Smith

- Clackamas Heritage Partners
- Oregon City Tourism Stakeholder's Group
- South Fork Water Board

Commissioner Smith reported that Clackamas Heritage Partners met to discuss the Board and staff changes at the Oregon Trail Interpretive Center. They were planning to re-evaluate their bylaws in regard to Board membership. There was also a meeting with the Parks department about the state of the End of the Oregon Trail building. Mayor McGriff requested that this report be shared with the Commissioners. The meeting also revealed that attendance at the End of the Oregon Trail Interpretive Center was rising to pre-pandemic levels. Commissioner Smith also reported that the End of the Oregon Trail Interpretive Center was utilizing MaintainX and that they were working on reducing conflicts between Park use and shelter use on the property.

7. Commissioner Marl

- Citizen Involvement Committee Liaison
- Clackamas County Coordinating Committee (C4)
- Clackamas County I-205 Tolling Strategies Committee
- Youth Advisory Committee Liaison

Commissioner Marl reported that the CIC has recently been given a presentation about the Loop Trail. He also relayed that they had expressed concern about the Assistant City Manager position and its posted salary, and that he had explained to the CIC that the salary being offered in this position was commensurate with the amount of work being asked of the candidate. Commissioner Marl also reported that there had been continuing discussion of alternatives to postcard communication.

Commissioner Marl reported that the Youth Advisory Committee's recent Mental Health Fair had been a success and that the group was looking forward to devising new projects.

8. Commissioner Mitchell

- Clackamas County Coordinating Committee (C4) – Metro Subcommittee
- Clackamas County I-205 Tolling Diversion Committee (alternate)
- Metro Policy Advisory Committee (MPAC) (alternate)

Commissioner Mitchell reported upon the recent C4 Committee meeting. He thanked Dana Webb for her suggestions to modify the Regional Transportation Plan and observed that the Metro Council may adopt that plan in December. He reported that on November 2 there was a presentation from the County about Supportive Housing Services, and he observed that funding was available for City-led initiatives, and that an application form for said funding was forthcoming.

9. Mayor McGriff

- Clackamas Water Environment Services Policy Committee
- Clackamas Heritage Partners (alternate)
- Downtown Oregon City Association Board
- Metro Policy Advisory Committee (MPAC)

- Oregon City Tourism Stakeholder's Group
- South Fork Water Board
- Willamette Falls and Landings Heritage Area
- Willamette Falls Legacy Project Liaisons
- Willamette Falls Locks Authority
- Youth Advisory Committee Liaison

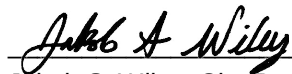
Mayor McGriff reported that Clackamas Water Services had created a new Strategic Plan. She reported that the Oregon City Association had held successful Trick-or-Treat and Harvest Festival events and that a Christmas Tree Lighting was being planned.

Mayor McGriff reported that an upcoming meeting with MPAC would cover the Regional Transportation Plan. She also reported that the South Fork Water Board was undertaking a review of their General Manager, and that the General Manager had met with the IT Director to discuss an audit.

Mayor McGriff reported that the City Hall project is moving forward and that bids are being considered. She also reported that the Willamette Falls Locks Authority meeting had included discussion of the 106 process, and that sectional property disputes would affect the transfer process. She reported that Attorney Clark Balford was assisting with them, and that the Locks Authority group's next meeting would be on November 13, at which point a change of leadership would be discussed.

Mayor Denyse McGriff adjourned the meeting at 9:42 PM.

Respectfully submitted,



Jakob S. Wiley, City Recorder