

CITY OF OREGON CITY
PARKS AND RECREATION ADVISORY COMMITTEE
Meeting Minutes
City Hall Commission Chambers
Thursday, February 22, 2024 at 6:00 PM

CALL TO ORDER

Meeting called to order at 6:00pm.

INTRODUCTIONS

Members: David Bone, Joyce Gifford, Tim Wuest, Tim Lainhart, Steve Williams, Erin McClellan (remote), Emily Lisborg (remote), Joey Knauf

Staff: Kendall Reid, Parks and Recreation Director; Kori Buth, Administrative Assistant; Parks and Cemetery Manager, Tom Kissinger; Facilities Manager, Kyle Christoph; Aquatics and Recreation Manager, Melissa Sebastian; Pioneer Community Center Manager, Cecily Rose; Rentals and Events Coordinator, Taylor Miller

New Assistant City Manager, Alexandra Rains, will be helping to support the Parks and Recreation Department. Comes from the City of Scappoose as the City Manager and comes with familiarity of Master Plans and grant funding.

APPROVAL OF MINUTES

1. Approval of January 25th, 2024 Meeting Minutes

Steve Williams mentioned that the member report section needed to be corrected from “salmon season” to “salmon migration”.

Tim Lainhart motioned to approve previous PRAC minutes, with correction considered.

Joyce Gifford seconded the motion.

Roll call passed motion unanimously.

PUBLIC COMMENT

Two public comments and a written statement received.

Brian Shaw wished to speak on Clackamette Park RV Park Relocation. It was decided that public comments would take place at the time of the subject presentation.

PRESENTATIONS

*Permanent Pickleball Nets at Hillendale Park – by Tim Wuest

Steve Williams confirmed that the action that this item requires is a recommendation to move forward with public engagement and potential City Commission approval as needed.

Tim Lainhart asked how many tennis and basketball courts we have city-wide? Confirmed this is the only pickleball location. Kendall confirmed Rivercrest and Hillendale Parks both have tennis and basketball courts.

Steve Williams asked how Tim Wuest came up with costs for his presentation.

Tim received written bids from two different companies – one quote about \$20,000 and the other quote about \$8,000 (the company that installed the courts in Molalla).

David Bone asked if the City carries insurance in cases of vandalism? Kendall confirmed that the City would just purchase new supplies in the case of vandalism.

Steve Williams confirmed that there would still be two basketball courts and one tennis court available at Hillendale Park, even after the installation of permanent nets occupying four of the pickleball courts. Remains a multi-sport court.

Joyce Gifford asked the cost of relocating the basketball courts. Tom Kissinger mentioned that we could get a quote for it but gave a rough estimate of tens of thousands of dollars to move the basketball hoops, due to excavation needs. Cost would need to be researched.

Steve Williams asked for Kendall's, and Parks staff, input on the project idea. Kendall supports pickleball but talked about the need for public input so that the community could also provide their feedback on the proposed changes. Last year Parks went out and bought pickleball nets, balls, and paddles and we launched a pickleball program so that it was accessible to users. We do have plans to expand that programming this coming summer. According to the National Parks and Recreation Association, the "do's and don't's" of pickleball include never converting an existing court to strictly pickleball to avoid alienating community members.

Tim Wuest stated that the pickleball programming was not well-received, as RJ advertised the opportunity and only had a couple participants respond.

Kendall stated that the City has tried to collaborate with the Hillendale Pickleball Club to absorb some of the expenses so that they didn't feel the need to charge people to play.

Tim Lainhart asked why we don't have permanent, dedicated courts when surrounding cities do. Kendall confirmed that the Hillendale Pickleball Club and they primarily used the courts, had portable nets and storage options. The Parks Master Plan doesn't currently demonstrate a high desire for dedicated pickleball courts. We want to provide everything to everybody, but with limited resources.

Tim Wuest mentioned that the installation of permanent nets would be much cheaper than building a new pickleball center. Hillendale Park location is the most desirable area because of noise issues.

Emily Lisborg asked what the Master Plan said about pickleball specifically. Kendall stated that pickleball was rated in one of the lower categories in regard to priorities. Emily also asked if the relocation of the basketball nets would be the most cost prohibitive aspect of this project. Kendall mentioned that the conversion of the courts would be between \$8k-\$20k, according to Tim Wuest's quotes. Tim mentioned that he has connections and will take care of costs so that it is a free upgrade to the City. Kendall suggested we go through a process to price out the project in full. We can provide conversion figures after further research is done.

Joyce Gifford asked if Emily Lisborg and Erin McClellan (our remote PRAC members) had gotten the written statement that we had received on behalf of the Hillendale Pickleball Club. Joyce wants to consider the opinion of the letter, which stands in opposition to the installation of permanent nets, due to costs of maintenance and potentially negative community impact.

Joey Knauf wondered if surrounding communities with permanent nets are on dedicated pickleball courts or on multi-use surfaces. Tim Wuest confirmed that the areas he presented in his PowerPoint slides represent dedicated space for pickleball only. The Hillendale Pickleball Club has done a lot of work to make the courts what they are now, including paving, painting, bleachers, and fencing. Erin McClellan asked for confirmation on what action needs to be taken on this agenda item and what that vote then means. Steve Williams confirmed that today's vote would be a recommendation to move this item forward to public engagement and potential City Commission involvement.

David Bone motioned to move item forward to public process.

Tim Wuest seconded the motion.

Roll call passed unanimously.

***Clackamette Park Master Plan–RV Park Relocation by Brian Martin with Lango Hansen Architects**

Steve Williams asked what the increased delay time would be if we had to amend the Clackamette Park Master Plan process. Brian Martin spoke on the groundwork that would need to be done before a true decision could even be made, including a geotechnical review, and discovering if the ground can even be built on. The process would add a considerable delay to the Master Plan process.

Tim Wuest asked if a restroom would be built at The Cove property if the RV Park was established there and referenced the cost of the Cemetery Restroom build. Also referenced the cost difference between the existing Master Plan location and the proposed site at The Cove. Brian mentioned that the figures provided were based on the County Assessor number. Kendall stated that there would need to be an appraisal done for the true costs.

Erin McClellan asked if the RV Park income is seen as Parks and Recreation revenue. Kendall confirmed that those fees are received by Parks and Recreation. Erin then mentioned that, because of the increased size of the proposed site, what that would translate to for Parks revenue. Kendall responded that the current RV Park brings in about \$100,000 annually but with the cost of maintenance and City expenses, we are likely losing money or breaking about even. With the upgrades to the RV Park amenities at either of the potential sites, we expect rates to increase but it would take a very long time to make the proposed Cove location cost effective in any sort of way.

Emily Lisborg asked about the standing water that was seen in the provided presentation photos and asked about the flood plain stats and how much higher that site is and how many times that has flooded in the last 100 years. Brian Martin confirmed that both the approved Master Plan location and proposed Cove location are within the 100-year flood plain and both at an elevation in the mid-thirties. Emily also asked about the low community priority of the expansion of the RV Park at all and, with such a high price tag, why double the size? Brian confirmed that the RV Park was not listed as a high priority by the community. Steve Williams asked about the existing approved Master Plan site and how invested we are in that process. Kendall stated that the Master Plan was approved with the caveat that we didn't change the tax lots zoning to institutional. City Commission's direction was to explore the RV Park relocation before further decisions would be made. We changed the language in institutional zoning to include recreational vehicles.

Tim Lainhart asked if it was a requirement to have an RV Park, giving the low priority in the Master Plan. Kendall confirmed that, based on the overall feedback from the community, they wanted to continue to have an RV Park available. Brian also mentioned that the community feedback often came from people that weren't necessarily utilizing the RV park specifically, and it was noted that there is support for it but that the existing location seemed to stand in the way of direct access to Jon Storm Park.

Emily Lisborg asked if there has been discussion about a similar site but with a smaller footprint to bring down costs. Is there a way to shrink the project overall. Kendall mentioned that it hasn't been proposed to scale down the project and that another direction would be needed from City Commission.

David Bone asked if there are residual effects from our homeless population and potential squatters and if we provided more spaces would that become more of an issue. Kendall mentioned that, aside from rare occasions needing attention, we haven't experienced a lot of issues with homelessness and vehicle abandonment. With a new location and a raised standard of amenities, we expect that will also be reflected in our clientele. David asked where the letter came from that was provided in their agenda packet. Tim Wuest provided that letter.

Joyce Gifford asked if the approved Master Plan location is also owned by Urban Renewal because on the slide it mentioned that it is already owned by the City. Kendall confirmed that it is only The Cove property that is currently owned by Urban Renewal.

Steve Williams mentioned Tim Wuest's presented letter and asked him to paraphrase that for the group. Tim pointed out the proposed alternate location is not on City property. Urban Renewal properties are typically difficult to develop. It is Tim's belief that the RV Park will never make the City any money and typically will be visited by non-Oregon City residents, making it an amenity that is not even utilized by many community members. The Urban Renewal website lists The Cove as one of the highest potential development sites in the City and believes that it would be a travesty to put the RV Park there just to lose money on. Tim pointed out that the Clackamette Park Master Plan is approved and doesn't believe that the City should even consider the Cove property as an option.

Public Comment by Brian Shaw:

The approved Master Plan was so close to being complete but at the 11th hour, after two years of work and public engagement, City Commissioners decided it wasn't right to finalize. Brian referenced Tim Wuest's comments on Urban Renewal property and that if you went to any other city and told them you were going to put an RV Park on Urban Renewal Property, you would be laughed at. This City needs more revenue streams as we can get, hence our need to have to charge fees. We could potentially see more revenue if the property was developed in other ways because there is real value in it.

Public Comment by William Gifford:

Referenced the comment made earlier in the meeting by Tim Lainhart regarding the need of keeping the RV Park as a City amenity. William believes that if we must have an RV Park, make it nice, up out of the flood plain, and stick to the original plan of having it within Clackamette Park in the approved location. William doesn't believe the RV Park serves the residents of Oregon City. The Cove property has been designated to increase taxes for Oregon City and the RV Park will not increase the value at all. Nor does William believe there is community support for relocating the RV Park to the Cove location.

Emily Lisborg asked if any surrounding cities have RV Parks. Kendall confirmed that we are currently the only city with this amenity.

Tim Lainhart asked if it was possible to motion to not have an RV Park at all moving forward, since they will already be reviewing the proposals.

Steve Williams mentioned that community feedback and approval of the Clackamette Park Master Plan process reflect that a decision has already been made and changing that would delay things even further. At this point, Steve believes it to be a yay or a nay on this recommendation between the two potential sites proposed and then if a decision is made to discuss further changes, it can be addressed then.

Joyce Gifford mentioned that the public process must be followed. Steve mentioned the time and effort spent on this Master Plan and confirmed that there was certainly support for the RV Park, but it was most important to get it out of the flood plain and be able to utilize the existing area for other park use. Mentioned the major delay in this plan.

Tim Wuest made a motion to *not* support the alternate RV Park location at the Cove.

Joy Knauf seconded the motion.

Kori Buth confirmed that this motion was in support to *not* recommend the consideration of the Cove property as a potential RV Park location.

All in favor, aside from Tim Lainhart, who voted no.

GENERAL BUSINESS

Upcoming PRAC Agenda Items

Kendall explained the proposed schedule of agenda topics to discuss over the remainder of the calendar year. Many of these items are flexible but some of them make sense to be placed within particular months.

Joey Knauf asked what the blue highlighted topics indicates. Kori Buth mentioned that those topics are extra flexible to move around as seen fit. There are also a few topics listed at the bottom of the list that haven't been placed, as we haven't identified the best fit for those items yet.

Emily Lisborg mentioned Bee City, as it has been brought up a couple times. We will add that back to the list of items. Emily is going to reach out to that group to inquire about a presentation to PRAC. Mentioned that we will circle back to Emily with getting that on the schedule.

STAFF REPORTS

Kendall Reid provided update on Parks Master Plan and CIP, presenting the final draft to PRAC at the March 28th meeting. Looking at dates for public engagement, City Commission, and other interested groups. Clackamette Park Master Plan will be presented again to City Commission on March 12th to discuss the proposal for the RV Park relocation. We welcome PRAC's support at that meeting.

Denise Toyooka spoke on the ODOT right-of-way in the WES Good Neighbor area project (hillside where pollinator garden was considered). We approached ODOT to include that on the 6(f) process to exchange property down near Jon

Storm Park, but that was denied. Discovered that Clackamas County owns much of that hillside and ODOT only owns a small strip. We are now trying to make a connection with Clackamas County to discuss a maintenance agreement for that property. Our subcontractor is trying to gather the appropriate materials for plantings and had to substitute out a couple things due to visibility factors that would allow the parking lot to still be viewed from the roadside. We are still working through arborist reports that allow us to process our tree permits so we are looking at other options to move that forward.

Melissa Sebastian shared that the swimming pool opened the ability to renew memberships through One Pass. Glow swim series wraps up in March as the days get a bit longer. There were all well-attended events! Spring break camps are open for registration and there are 20 spots currently available. Registration opens March 6th for pool easter egg hunts, spring swim lessons and programs. Lantern Tours take place on Saturday at Ermatinger House and there are still a few spots available for that fun event, as well as spots available for the Murder Mystery event happening on March 9-10th. We have scheduled 173 students for field trips so far this year! Aquatics and Recreation staff will be present at the OCSD Family Focus Forum to promote scholarship availability, as well as the programs and resources available to families. Currently hiring seasonal pool and recreation staff, such as camp counselors, lead counselors and various recreation event staff. Movies in the Park currently has 186 votes and the chance to vote closes April 5th.

Tim Wuest asked if the One Pass program allows for free access to the pool. Melissa stated that you must select the swimming pool as your chose sit and then it is free access.

Steve Williams asked how long the waitlists are. Melissa mentioned that there are far more people waitlisted than we can provide class spots for. As a guess, maybe 30% of the people that register get a spot, which means that 70% are still sitting in a waitlist.

Cecily Rose spoke on the Nutrition Assistant posting that closed on February 20th. We will conduct interviews for that role next week. Looking to expand fitness programs at the Pioneer Center, so there is talk about a possible fitness instructor position being added to the staff at the Center. Spring programming looks great, but we are facing capacity issues for a couple of those offerings. Internal programming put on by staff is also growing. March 6th celebrating National Oreo Day, March 8th hosting a Lunch and Learn for National Women's Day, Bunco beginning, National Canine's Veterans Day presentation, some fun St. Patrick's Day activities, as well as Easter celebration activities. There are 24 change bins going out to local businesses to promote the March for Meals #savelunch campaign. We are expecting major nutrition funding cuts at the County level, so we are trying to be proactive knowing the need only grows. Gearing up for spring closure of Center and preparing for a building deep clean as well as staff training opportunities.

Kyle Christoph talked on improving security systems at City Hall. Preparing for exterior paint at Ermatinger House and cameras, access controls and new slider door at Pioneer Center. Working with Melissa at the Pool on securing certain spaces from the public after some Oregon Health reviews came back. Reception desk at the Library has been arranged to provide more space and efficiency and currently looking at lighting controls there. There is currently a position posted for Facilities Maintenance and we are looking forward to adding another staff member to that team.

Tom Kissinger mentioned that he has now experienced his first high-water event at Clackamette Park. The park was closed January 23rd – 31st, as the water crested at 23 feet. Luckily, no electrical infrastructure was damaged. We had one park host that remained on site to help control access to the park. Chips are being laid at some of our dog parks to help absorb water and mud. Working on some general planning for future projects and we are looking at better management of sports fields and mapping of ornamental bark beds. Tom met with one of our sports associations to talk through the plans and get some buy-in on some cooperative work that can be done proactively.

Steve Williams asked about the ringed ivy on trees at Old Canemah Park and wanted confirmation of what that meant. Tom confirmed that it does involve cutting the roots from the ivy, so that eventually the ivy will die and fall off the tree without a root system.

MEMBER REPORTS

Joyce Gifford wanted to offer a thank you to Melissa and recreation staff for the Lunar New Year event. Melissa confirmed that it was funded by Art Commission Grant dollars and talked about the collaboration of the event.

Joyce also asked about the \$20M deficit that Parks see in their budget. Kendall confirmed that the deficit is \$23M - \$11M for Parks and \$11M for Facilities. The Deferred Maintenance report was completed in 2022 and Kendall can share that report. PRAC can support Parks and Recreation by being involved in the conversations around alternate funding options during the Parks Master Plan process.

Erin McClellan asked about how PRAC can take advantage of the methods and channels that are available to members to be able to advocate for Parks.

Kendall mentioned the marketing development that will take place so that we are able to effectively tell our story year after year.

Steve Williams mentioned how many people were utilizing our Parks in the sunshine that afternoon.

Emily Lisborg gave a kudos to Tom and Parks staff for having turf management on their radar.

FUTURE AGENDA ITEMS

Parks Master Plan – Next Practice Partners

Pioneer Center Updates – Cecily Rose
Highlights and Upcoming Summer Events - Melissa Sebastian
Ermatinger House MOU
Arbor Day Events

NEXT SCHEDULED MEETING – March 28th, 2024

ADJOURNMENT

Meeting ended about 8:10 pm

*represents an agenda item that requires action taken by PRAC