

RESOLUTION NO. 940

A RESOLUTION AWARDED THE CITY-WIDE PARKS & RECREATION/OPEN SPACE MASTER PLAN CONTRACT TO THE MOST QUALIFIED CONSULTANT WHO SUBMITTED; VERIFYING FUND AVAILABILITY; AND AUTHORIZING THE EXPENDITURE OF FUNDS FOR THE PROJECT.

WHEREAS, The City of Wilsonville duly advertised for Request for Proposals for the City-Wide Parks & Recreation/Open Space Master Plan. A general meeting for all interested consultants was held on May 20, 1992 at which time a review team scored the written proposals submitted and selected the top four firms to continue. The Parks and Recreation Director and the Parks and Recreation Advisory Board Chairperson conducted a tour of City Parks and facilities on Wednesday, July 8, 1992, for these top four firms; and

WHEREAS, on Tuesday, July 14, 1992, the City of Wilsonville Parks and Recreation Advisory Board evaluated presentations from the remaining top three consulting firms who submitted proposals for the City-Wide Parks & Recreation/Open Space Master Plan; and

WHEREAS, the Parks and Recreation Advisory Board, upon final motion duly made, seconded and approved by a vote of 6-0, resolved that it is recommended the City Council award the project to McKeever/Morris in the sume of \$38,400; and

WHEREAS, the City Council on June 29, 1992, adopted the 1992-93 fiscal year budget for the City of Wilsonville which authorized an expenditure of \$40,000 for a Parks Master Plan as follows:

"The City would contract with a Landscape Architect firm to design and develop a City-wide Parks/Open Space and Recreation Master Plan. This process would include, but not be limited to, hosting many public citizen input forums, working directly with staff, Parks and Recreation Advisory Board, and City Council to incorporate their comments and desires, recommending financing methods for acquisition and development and to complete a final written master plan document. "

NOW, THEREFORE, THE CITY OF WILSONVILLE RESOLVES AS FOLLOWS:

1. That the City Manager of the City of Wilsonville is authorized to enter into a contract with McKeever/Morris to design and develop a city-wide Parks/Open Space and

Recreation Master Plan, as set forth in the scope of work as defined in Exhibit "A", attached hereto.

2. That an estimated project expenditure to McKeever/Morris of \$38,400 to complete the Scope of Work as defined in Exhibit "A", is from Account No:

<u>Fund</u>	<u>Dept.</u>	<u>Project Number</u>	<u>Budgeted</u>
5000	590	7709002	\$40,000

in keeping with the proposed amount as set forth in Exhibit "B", McKeever/Morris written proposal and presentation material, and attached hereto and incorporated herein, is hereby authorized.

3. That the Finance Director, by his signature below, has verified that funds are available in the account number mentioned above for payment of all billings for this project.

Ray Shorter 7-30-92
Finance Director Date

4. That the final payment shall not be paid until City Council has adopted said plan and authorized said payment to be made.

ADOPTED by the City Council of the City of Wilsonville at a regular meeting thereof this 20th day of July, 1992, and filed with the Wilsonville City Recorder this date.

Gerald A. Krummel
GERALD A. KRUMMEL, Mayor

ATTEST:

Vera A. Rojas
VERA A. ROJAS, CMC/AAE, City Recorder

SUMMARY of Votes:

Mayor Krummel AYE
Councilor Chandler AYE
Councilor Carter AYE
Councilor Lehan AYE
Councilor Van Eck ABSENT

SCOPE OF WORK - CITY-WIDE MASTER PLAN

Consultants

By June 30, 1992: #1 - Community Analysis -
Gather information which pertains to the City of
Wilsonville City-Wide Master Plan.

- a. Population characteristics growth, demographics.
- b. Inventory results of private & public land suitable for Parks and Recreation use (residential & commercial).
- c. Proposed pedestrian, bicycle paths & trails.
- d. Inventory of open space & wetlands.
- e. Comprehensive Plan. Revised copy will be available October 1, 1992.

By August, 1992: #2 - Needs Assessment.

- a. Assist the Parks and Recreation Board & staff in organizing and implementing community task forces.
- b. Meet with appropriate public agencies & user groups - School District, Leagues, Agencies.
- c. Schedule public meetings for citizens input and inform residents.
- d. Constant media to inform residents.
- e. Corporate sponsorships.

By October, 1992 #3 - Analysis Formulation.

- a. Based on the information received, an existing facility matrix, and a citizen need and requirements matrix will be developed. Information will be compared to the National Parks & Recreation Association (NRPA) standards.
- b. Identify the level of services to be provided by the City based on need, financial commitment, availability of facilities and public support.

City Staff, Boards & Commissions

By May 30, 1992: Task #2 - Inventory both private and public land suitable for Parks and Recreation use. Inventory existing city, school district, and regional recreational facilities and programs. Utilize the Parks and Recreation Master Plan prepared by the Parks Commission in 1988 as a reference point to be expanded upon and updated.

By May 30, 1992: Task #3 - Form separate task forces to study specific recreational needs (i.e., swimming pool, soccer fields, youth center, etc.) and report back to the Parks & Recreation Advisory Board with recommendations concerning the future development of Parks & Recreation facilities.

By May 30: Task #4A - In April, 1992 a new Bicycle Advisory Commission was formed and authorized by the City Council. The Bicycle Advisory Commission will report directly to the Transportation Advisory Commission and assist the City-wide Park Master Plan Consultant on proposed bicycle pathways.

By June 30, 1992: Task #4 - Prioritize the pedestrian and bicycle paths and equestrian and hiking trails identified in the adopted Transportation Master Plan. Review the Parks Commission 1988 Parks and Recreation Plan proposed trail system. Make recommendations for inclusion in the Comprehensive Plan Update.

SCOPE OF WORK - CITY-WIDE MASTER PLAN - Page 2

Consultants

- c. The Parks and Recreation Advisory Board will identify and agree upon a "standard" overall planning effort.

By March, 1993 #4 - Recommendations & Action Plan Proposal.

Based on input received, the Consultant will develop preliminary alternatives which balance the land available and abide with the desired goals, policies, and objectives of the City.

- a. Identified open space and wetland properties including value ranking.
- b. Location of new public park sites and list of facilities and activities to be offered at each site.
- c. Plan for existing parks and recreation property updates.
- d. Identify major new facilities that could be used on a regional basis.
- e. Pedestrian, bicycle, paths and equestrian and hiking trail plans - specific development.
- f. Costing for development of "a-e" above and estimates for operation, establish a financing plan.
- g. Prioritize needed improvements.
- h. Outline the possible funding sources to implement the master plan, including a 10-year Capital Improvement Plan.
- i. Incorporate System Development Charges (SDC) for Commercial/Industrial development. Relate these SDC's in recommended City-wide Parks/Open Space Master Plan.
- j. Identify and fund sources and make recommendations based on priorities.

City Staff, Boards & Commissions

By May 30, 1992: Task #7 - Timeline Changed! Prepare a Request for Proposal for a consultant to prepare a Parks and Recreation Open Space Master Plan consistent with Task #5 and #6.

By June 30, 1992: Task #1 - Update the 1980 Open Space Inventory contained in the adopted Comprehensive Plan and complete an inventory of the wetlands. Through a quantitative assessment based on the Portland Model, determine the relative value of the City's open space and wetland resources.

By Aug. 30, 1992: Task #5 - Based on the results of Tasks #2, #3, and #4, make recommendations to the City Council concerning land acquisition, parks and recreation facility improvements to be considered for inclusion in the Parks & Recreation Master Plan.

By November 1, 1992: Task #6 - Based on the analysis of Tasks #1-5, review for compliance with the adopted Comprehensive Plan and make recommendations for amendments that incorporate priorities for land acquisition, preservation, restoration, enhancement and/or mediation of open space and park land.

SCOPE OF WORK - CITY-WIDE MASTER PLAN - Page 3

Consultants

k. Work with the City's Attorney to draft an ordinance addressing this plan for City Council.

By April, 1993 #5 - Refinement.

Based on City Council, City Boards and Commissions and comments and suggestions from the citizens of Wilsonville, the proposed Master Plan will be refined where necessary.

By May, 1993 #6 - Finalize.

- a. Integrate input & recommendations, determine final acquisition priorities, and overall policy and objectives.
- b. Deliver draft report to the City for review.

By June, 1993 #7 - Documentation.

Document the process, analyze and provide recommendation in a format which allows easy retrieval and provides defensible decisions.

City Staff, Boards & Commissions

By March, 1993: Task #8 - Consultant will prepare a Parks and Recreation Open Space Master Plan.

By June 30, 1993: Task #9 - City Council will be requested to adopt the Parks and Recreation/Open Space Master Plan.

PLANNING AND DESIGN

- Existing Facilities Knowledge
- Comprehensive Analysis of Needs
- Balanced Assessment of Facility Classifications
and Level of Service
- Practical Alternative Scenarios
- Flexible Long-Term Plan



FINANCING CONSIDERATIONS

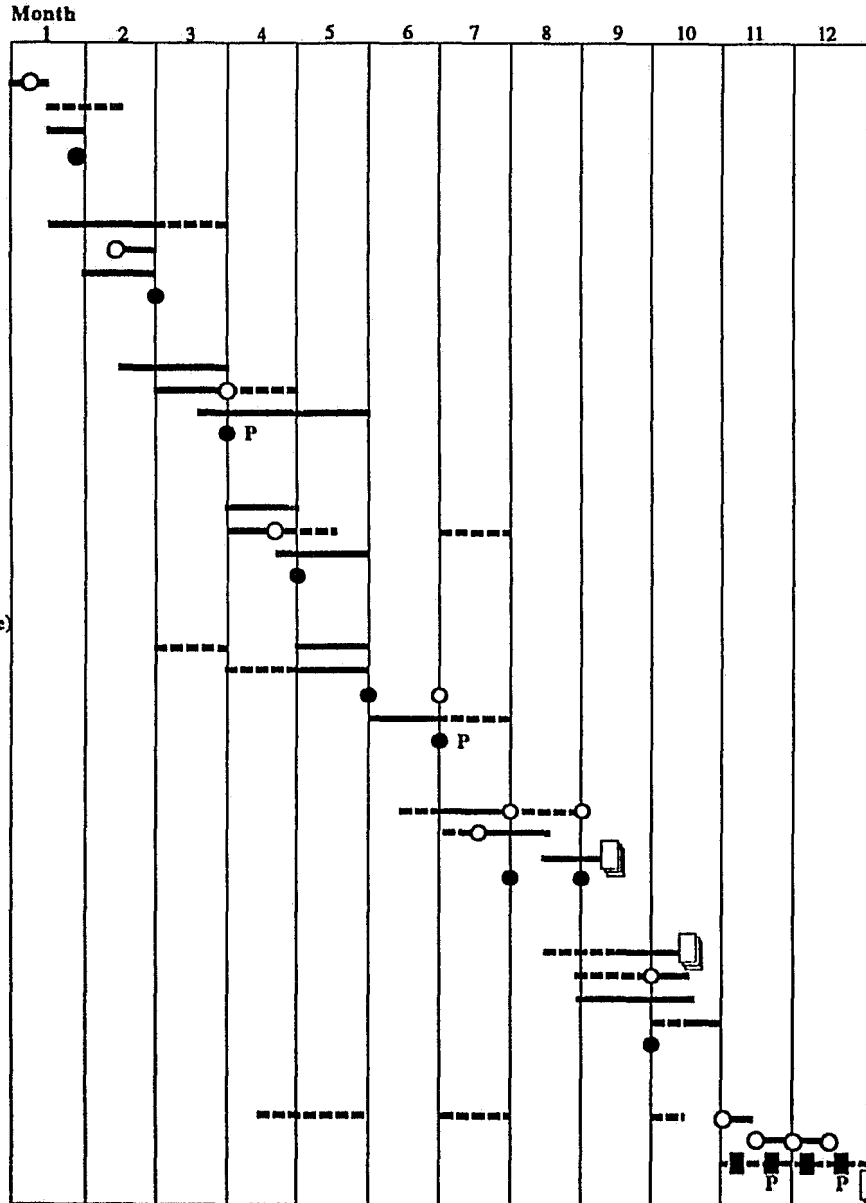
- Stable and Sufficient (Predictable) Over Time
- Efficient to Administer
- Equitable Distribution of Service and Costs



**McKeever/Morris, Inc.,
with ASCG Incorporated and Larry Epstein, P.C.**

**PROJECT TASK AND
TIME OUTLINE**

- 1. Kick-off**
 - Work plan and schedule
 - Stakeholder interviews
 - Steering committee formation
 - Meeting (decision criteria)
- 2. Community Analysis**
 - Existing base inventory
 - Existing facility types and characteristics
 - Planning Regulation Review
 - Meeting (existing conditions)
- 3. Needs Assessment (who/what/where)**
 - Population based demand
 - User/Needs Assessment
 - Public Attitude Survey
 - Public Workshop (needs/attitudes)
- 4. Facility Classifications & Level of Service**
 - Existing Facility and Funding Analysis
 - Level of Service deficiencies (area & capacity)
 - Proposed Standards
 - Meeting (classes & LOS)
- 5. Future Facility Development Options (where)**
 - Resource Opportunities & Constraints
 - Development Opportunities & Constraints
 - Meeting (opportunities & constraints)
 - Alternative Master Plan Analysis
 - Public Workshop (alternatives & costs)
- 6. Preliminary Master Plan Recommendations**
 - Preferred Master Plan Refinement
 - Funding & Revenue Enhancement (i.e., SDC's)
 - Preliminary Plan Report
 - Meeting (plan and funding)
- 7. Draft Action Plan (when/how)**
 - Draft Master Plan & Process Report
 - Phasing and Priorities
 - Funding Program
 - Implementation
 - Final Meeting (committee consensus)
- 8. Final Master Plan Adoption**
 - Ordinance Development
 - Commission/Council Hearings
 - Final Plan Modifications
 - Final Process Document



- LEGEND**
- Mgmt. Team Meetings
 - Steering Committee
 - Commission/Council
 - P Public Workshops/Hearings
 - Activity Period
 - - - Support Period
 - Draft/final Product



WILSONVILLE PARKS/RECREATION & OPEN SPACE MASTER PLAN



**Proposal to Provide
Consultant Services
for the
Development
of the
City of Wilsonville
Parks/Recreation
& Open Space Master Plan**

**Prepared for the
City of Wilsonville, Oregon**



McKeever/Morris, Inc.
722 S.W. Second Avenue
Suite 400
Portland, Oregon 97204
fax 503 228-7365
503 228-7352

June 12, 1992

Ms. Deborah Bleser
Parks & Recreation Director
Wilsonville City Hall
30000 S.W. Town Center Loop E.
Wilsonville, Oregon 97070

Dear Ms. Bleser:

McKeever/Morris, Inc. is pleased to submit the accompanying Proposal in response to the City's request for consultant services to prepare a Parks/Recreation and Open Space Master Plan. As Project Lead, McKeever/Morris, Inc. will provide the project management, parks master planning, resource inventory and citizen participation expertise. Paul Morris will serve as project manager and principal parks planner with staff assistance from Dan McCarthy, Keith Liden and Gregory Chew.

We are including two technical consultants on our Team, who we regularly use to help conduct the work program for our park and recreation planning and design projects:

- Ray Bartlett for economic analysis; and
- Larry Epstein for land use law review. ✓

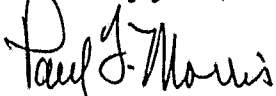
McKeever/Morris, Inc. offers broad experience in work with public clients on multi-objective community projects specializing in the planning and implementation of parks and recreation oriented development.


We have successfully managed several projects with the technical, public participation and agency coordination challenges of a parallel and greater magnitude to this project including the recent Blaine County Recreation, Parks and Open Space Master Plan (executive summary attached for review), Albany Parks and Recreation Master Plan, and the Linn County Tourism/Recreation Master Plan.

Our Team brings to the project a distinct advantage of having worked directly with several of the interests in the community on other related projects and we maintain active communication and rapport with them on a continuing basis.

We appreciate the opportunity to submit our combined Team background qualifications. We are excited by the prospects of working with you on this project. We look forward to hearing from you and having the opportunity to discuss our ideas directly with the Review Team.

Sincerely yours,


Paul F. Morris, ASLA
Vice President


Planning
Public Involvement
Project Management
Landscape Architecture

**Proposal to Provide
Consultant Services
for the Development
of the
City of Wilsonville
Parks/Recreation &
Open Space Master Plan**

Prepared for the
City of Wilsonville, Oregon

by

McKeever/Morris, Inc.
722 SW Second Ave, Suite 400
Portland, Or 97204
(503) 228-7352

with

Raymond J. Bartlett
ASCG Incorporated
6600 Building, Suite 21
6600 SW 92nd Ave.
Portland, Or 97223
(503) 293-8902

and

Larry Epstein, Esq., AICP
722 S. W. Second Avenue, Suite 400
Portland, Or 97204
(503) 223-4855

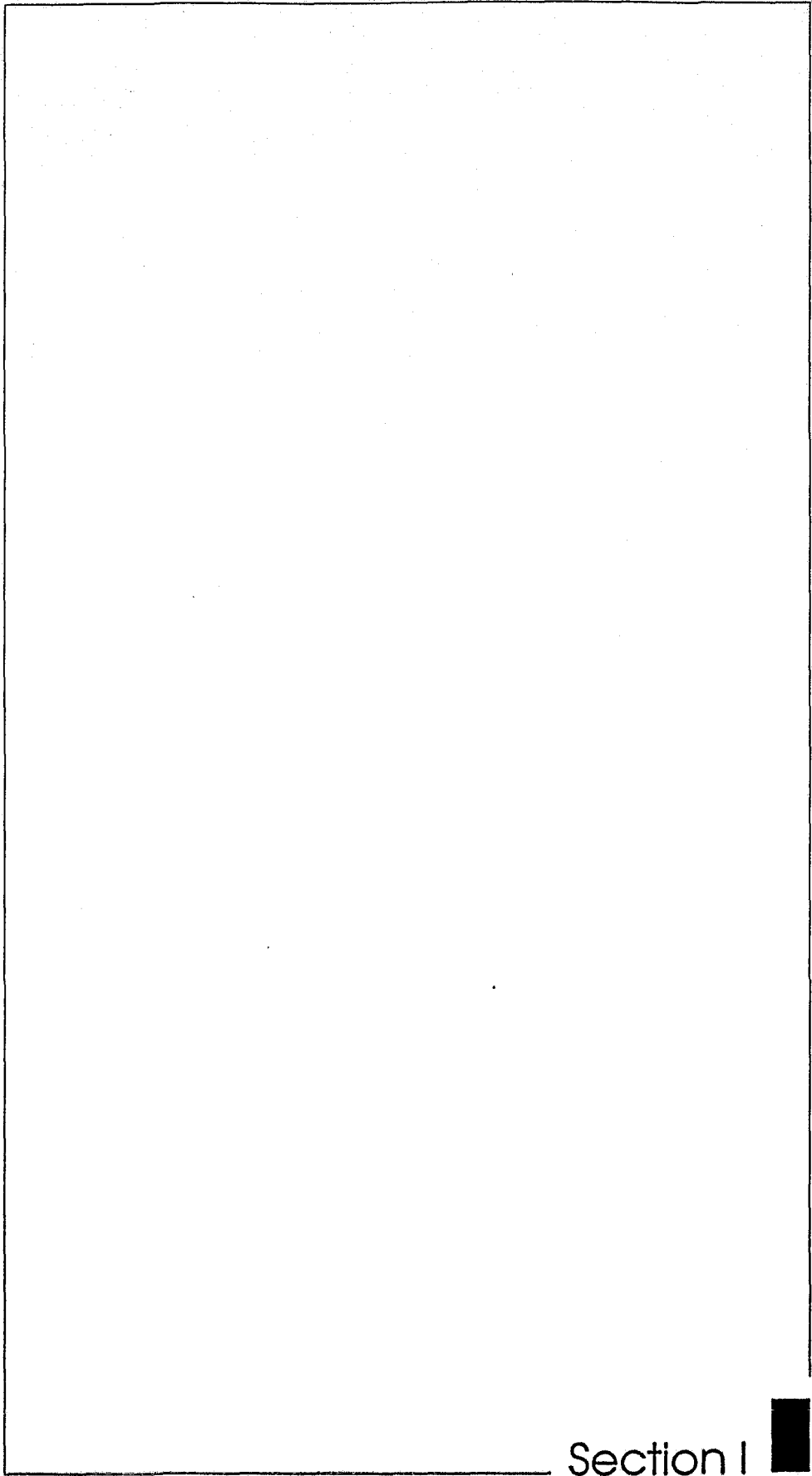
June 12, 1992

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Attached Work Sample:

Blaine County Recreation, Parks and Open Space
Master Plan Executive Summary



Section I



ORGANIZATION OF THE TEAM

The McKeever/Morris, Inc. Team provides the blend of resource and parks/recreation planning, economic analysis, land use law, and citizen participation expertise required to successfully execute the tasks of this project. We have the experience of combining our skills to successfully complete numerous planning and design projects requiring the ability to work effectively within a wide range of groups and issues. We specialize in working with local governments and interested parties to identify options and build consensus for a preferred alternative through a variety of decision making and public involvement activities.

Project management of the Wilsonville Parks/Recreation and Open Space Master Plan will be provided by principal of the firm, Paul Morris, ASLA, who will oversee all aspects of the master planning process and be responsible for the successful completion of the work program. Mr. Morris will be assisted by Dan McCarthy, Keith Liden and Gregory Chew.

Principal technical support will be provided to the Team by: Ray Bartlett for analysis of financial issues and revenue enhancement programs required to fulfill the funding requirements of the final master plan and Larry Epstein, P.C. for Land Use legal analysis as needed.

This McKeever/Morris Team has worked together on several similar park and recreation master planning projects to create effective solutions including, most recently, the Blaine County (Sun Valley, Idaho) Parks, Recreation and Open Space Master Plan, the Linn County Tourism/Recreation Master Plan and the Albany Parks and Recreation Master Plan. All of the key members on the Team have up-to-date first-hand knowledge of the development opportunities and constraints facing Wilsonville. Detailed information on each of the firms and resumes are included in the appendix.

KEY PERSONNEL

PAUL F. MORRIS, ASLA

As project manager, Paul Morris will be responsible for the day-to-day management of the project, coordinating the efforts of the members of the Team and providing on-going communication and input with the City. He will organize and direct all requested citizen participation activities and be responsible for all programming and master planning elements of the work scope, including: generating decision-making criteria, directing the development of alternative master plan scenarios; identifying the public policy choices, conducting

appropriate need assessments, facilitating selection of a preferred plan and coordination of a preliminary funding and implementation strategy.

As vice president of McKeever/Morris, Inc., Mr. Morris provides extensive experience as a landscape architect specializing in preparation of park and recreation master plans, site designs and development standards on projects of this kind. His expertise and emphasis includes crafting effective, creative and realistic alternatives on projects ranging in size from over \$40 million county-wide on the Blaine County Recreation, Parks and Open Space Master Plan to less than \$5 thousand for the 5 acre Tonges nature trail in Beaverton, Oregon.

He understands the unique recreation, environmental, and economic policy issues facing Wilsonville and has been working for over eight years on similar issues for communities in Oregon, Washington and Idaho. The diversity of Mr. Morris' experience extends across the full range of potential planning and capital improvement issues imbedded in community recreation and natural resource open space uses.

He believes in utilizing a simple and straightforward process to identify the "jewels" of a project within their context, and then through an open and interactive public process, honing alternative options into a final plan. This emphasis has resulted in practical and lasting alternatives for issues involving the integration of the most sensitive impacts facing open space planning today: wildlife resources, air and water quality, neighborhoods, transportation, economic stability, and funding.

Mr. Morris has spent much of his 12 years experience working with the public. He is regularly called upon to work with city, county, state and federal agencies, developers, neighborhood associations and private property owners. An Oregon native raised in the Willamette Valley, he recognizes and understands the unique political and environmental issues which face this state's communities. He believes that the most successful plans are created through a "hands-on" approach involving the active participation of those who own, use, manage and live in the community.

□ **RAY BARTLETT**

Mr. Bartlett is a consulting economist with more than 20 years experience in financial analysis, rate analysis, and project management. He has developed financial plans, user fees, and SDCs for municipal facilities for drinking water, sewage, solid waste, transportation, transit, fire services, and golf. He has developed and managed econometric forecasting models to forecast urban and regional economic performance and income and employer tax receipts, and evaluated the economic impacts of public policies. In addition, he has forecasted revenues, costs of compliance and administration, and implication for equity of various tax proposals to support sewer, water, solid waste, and transit improvements in municipalities throughout the Pacific Northwest. His

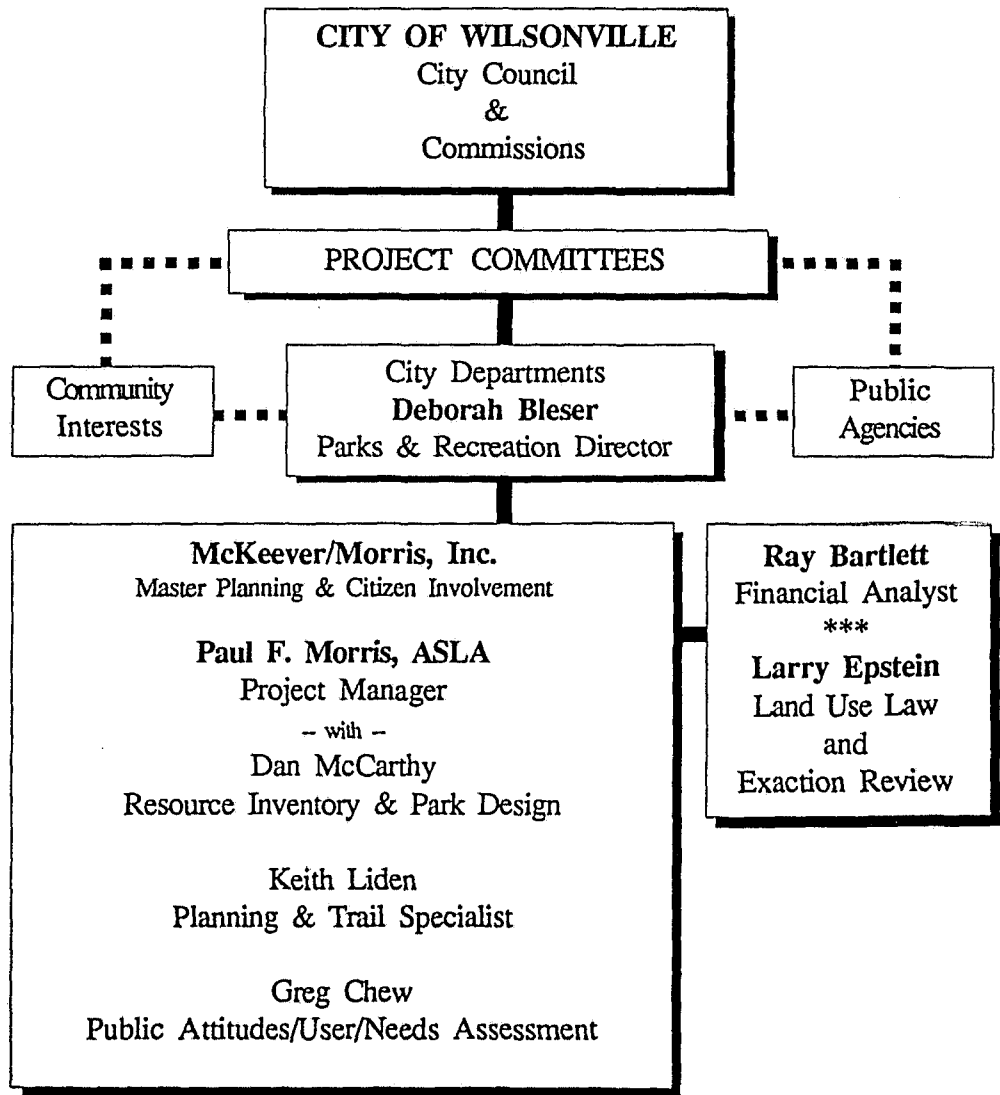
rate analysis experience includes development of cost-of service and rate models for over a dozen sewer utilities and six drinking water utilities and development of testimony for rate hearings for regulated water utilities and for wholesale sewer customers assessing monthly rates on a utility basis. He has also been project manager for consulting teams to analyze State of Oregon funding options for a revolving loan program for sewerage system improvements that replaced the former U.S. EPA Construction Grants Program, managed a consulting team for the Health Division of the State of Oregon to develop a state funded loan and grant program for municipal and investor owned drinking water systems. He also participated on a team to evaluate the costs and benefits of relocating an interurban freeway through the central business district of Portland, Oregon.

Mr. Bartlett has an M.S. in Economics from Portland State University, and a B.A. in Economics and Minor Mathematics from Eastern Washington State University. He has worked with Mr. Morris on a wide array of public facility planning and development projects, including the Blaine County, Idaho, Recreation, Parks and Open Space Master Plan.

□ **LARRY EPSTEIN**
Larry Epstein, P.C.

Mr. Epstein will be responsible for studying the legal opportunities associated with the range of funding mechanisms available at the local government level. Mr. Epstein is an accomplished land use attorney with over 14 years experience in analysis of land dedication and acquisition policies, development exactions, and impacts assessments in the states of Oregon and Washington. He regularly assists McKeever/Morris, Inc. on projects requiring public investment through a variety of methods.

PROJECT TEAM ORGANIZATION



QUALIFICATIONS OF THE TEAM

INTRODUCTION

We are excited by the opportunity to assist the City of Wilsonville in efforts to prepare a Parks/Recreation & Open Space Master Plan. In a time of changing economics the development of recreation facilities can have a major influence on those who live and work where facilities are located, the surrounding community and the entire region. Given this dynamic, we believe that our familiarity and sensitivity to the issues facing Wilsonville in particular will prove substantially beneficial to the City.

The pressures associated with providing parks will continue to grow over time. The awareness over issues of providing sufficient parks and open space in the area, competing interests for expanding recreational uses, economic and environmental considerations, the strength of the local economy and existing facility operational costs and future development funding concerns will all have direct impacts on the success of the master planning effort.

At the same time, the prospect of an integrated park master plan represents an important step toward realization of a much bigger goal - to diversify and enrich the local economy through the enhancement of recreation opportunities.

The future of Wilsonville and its local residents could significantly benefit from the success and contributions of this project. It represents an opportunity to expand on the efforts of other related planning programs. Our experience ensures an approach which can be flexible and respond to all relevant issues and parties to ensure the best outcome will be achieved.

Our success in conducting the master planning process for similar projects in the County is based on the following key elements:

- 1) A sound Project Team which collectively combines the highest levels of expertise needed to efficiently develop a technically sound, economically viable and legally defensible plan; and
- 2) An approach to conducting the work scope which involves all affected agency, business and community interests actively from the first to the last day of the project in a way which will support and enhance the quality of the technical work as well as build consensus for realistic action.

FIRM EXPERIENCE

McKeever/Morris, Inc. brings strong park planning, public involvement, project management, and consensus formation skills to the project. The firm's projects have directly involved interests at the highest levels of state and federal agencies, metropolitan area regional government, and hundreds of local communities in the states of Idaho, Washington, Oregon, California and Arizona, some of the northwest's largest land developers and builders, and 100's of neighborhood associations and special interest groups. In spite of this extensive high level experience, it is the firm's interest and experience with smaller community issues which are the principal interest and focus of their work.

The firm's principals, Mike McKeever, AICP, and Paul Morris, ASLA, have over 24 years combined experience in the consulting field. During that time, they have developed a reputation for working well with clients and diverse parties involved in planning projects, and for making sure that they achieve results for their clients. They have worked successfully in all areas of specific need and interest to the City of Wilsonville.

DESCRIPTIONS OF SIMILAR PROJECTS AND REFERENCES

McKeever/Morris, Inc. has collaborated with Ray Bartlett and Larry Epstein several times over the past several years and have, together, been responsible for achieving success on projects which required the types of park planning skills and attributes called for in this project.

Together they create the Team of specialists uniquely qualified to execute the requirements of the master plan. They have combined to provide effective and practical results to several communities facing the same issues of Wilsonville. In addition, they are familiar with the range of needs facing the community based on their past or continuing involvement in the following sample project descriptions.

- **Albany Park and Recreation Master Plan.** In the mid-stage of preparing a 10-year parks and recreation master plan for the city of Albany, Oregon. The project includes working with the City staff and elected officials, local neighborhood and interest groups, the school district, the County, State Parks and the development industry to develop a comprehensive park and open space master plan. Facets of the project include parks, urban trails and pathways, historical interpretation, river viewing and activities, indoor and outdoor sports, and recreation, activity and aquatic centers. All elements are meant to respond to the needs of residents during all phases of life while enhancing the image and character of the community.

*Client Reference: Dave Clark, Director
Albany Parks and Recreation Department
Albany, Oregon
(503) 967-4321*

- **Blaine County Recreation, Parks & Open Space Master Plan.** Recently completed Development of a comprehensive long range county-wide recreation, parks and open space master plan for the residents of the Wood River Valley near Sun Valley, Idaho. Project included working with seven local governments, the U.S. Forest Service, Bureau of Land Management, Blaine County, Idaho State Parks and Transportation Departments and the development industry to develop a system of recreation improvements to accommodate year-round recreation. Facets of the project included active and passive parks, urban and primitive trails, camping, boating and fishing, history interpretation, viewing and touring, indoor and outdoor sports, fine and performing arts; and recreation and aquatic centers. Project resulted in the adoption of a \$40 million system of improvements to be implemented concurrently with residential development over a projected 20-year build-out period. Plan is in final approval with recommendations from initial phases of the planning process already being implemented by the state and federal agencies.

*Reference: Mary Austin-Crofts, Executive Director
Blaine County Recreation District
Hailey, Idaho
(208) 788-2117*

- **Linn County Tourism/Recreation Master Plan.** Preparing to begin Phase II of a county-wide tourism/recreation strategy for the Linn County area, encompassing all communities and seeking to enhance and diversify the local economy. The project has required extensive coordination with several local, regional, state and federal government agencies and private development, business and public interests to develop an overall theme and strategy for the county, identify all existing infrastructure, facilities and support services, establish a complete and prioritized list of site specific projects and funding programs for implementation, and develop preliminary designs and cost estimates for phase II priority projects.

*Reference: Mandy Cole Schmidt, Chair
Linn County Tourism Coalition
U. S. Forest Service, Sweet Home Ranger District
(503) 367-5168*

- **Madras/Jefferson County Parks Master Plan** Project management and planning for the inventory, analysis and development of an area-wide open space master plan to revitalize and improve the access, circulation and recreational opportunities for residents and visitors throughout the city of Madras and Jefferson County, Oregon. The project included extensive involvement and coordination with the city, county, local chamber of commerce, several public interest groups, and hundreds of residential, commercial, and industrial property owners throughout the region. The project resulted in a comprehensive plan of pathways, several specific park, ballfield and track improvements, and pedestrian amenities coordinated to balance with local development and land use patterns and anticipate future demands for growth of recreation and housing throughout the area.

Reference: Marjorie Morehouse

City of Madras-Jefferson County

Chamber of Commerce

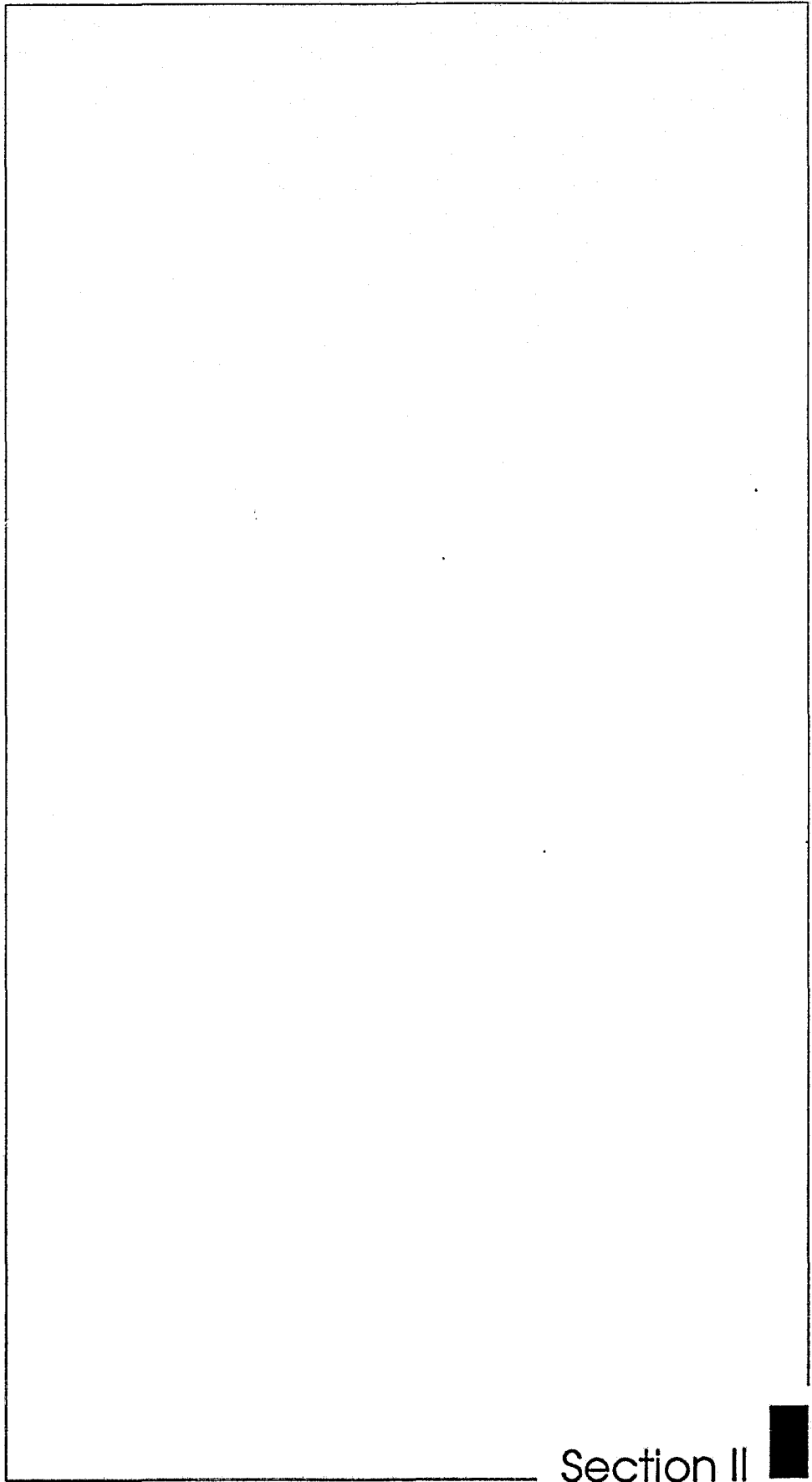
(503) 475-2350

- **Oregon Beach Access Planning Project** Responsible for project Management, planning and design, and execution of a public involvement process with 26 local governments, 6 counties, two state agencies and numerous local business and citizen organizations to compile a comprehensive inventory and prepare a model beach access plan for residents and visitors of the state, located near and along Hwy 101 over the entire 400 mile length of beachfront, bay and drainages of the Oregon Coast.

Client Reference: Kathy Schutt

Oregon State Parks

(503) 378-6308



Section II



RESUMES

PAUL F. MORRIS, ASLA

POSITION: Vice President

SPECIALTIES: Park and Recreation Planning
Project Management
Citizen Participation

RELEVANT PROJECT EXPERIENCE:

RECREATIONAL PLANNING & DESIGN

Albany Parks and Recreation Master Plan. ✓ Currently managing a 10-year parks and recreation master planning process for Albany, Oregon. Plan will result in the development of a system of recreation facilities to accommodate recreation opportunities for all phases of life with a goal to enhance the image and character of the community. Project requires close involvement and coordination with the County and School District, Assessment of Users and Needs, public attitude survey, capital improvements plan and project implementation program.

Client: City of Albany, Oregon

Linn County Area Recreation Master Plan. Currently involved preparing a comprehensive recreation strategy and masterplan for the Linn County area, including several rural communities, of the Willamette Valley region of Oregon. The project requires coordination with several local, regional, state and federal agencies and private interests to develop an overall theme and strategy, identifying all existing infrastructure, facilities and support services, establishing a complete and prioritized list of site specific projects and funding programs for implementation, and developing preliminary designs and cost estimates for phase I priority projects.

Client: Linn County Tourism Coalition

The Blaine County Recreation, Parks and Open Space Master Plan. Currently completing a comprehensive long range county-wide recreation, parks and open space master plan for Blaine County, Idaho. Plan will result in the development of a system of recreation improvements to accommodate year-round recreation. Project required extensive multi-jurisdictional coordination and public involvement, Assessment of Users and Needs, public attitude survey, capital improvements plan and project implementation program.

Client: Blaine County Recreation District

Madras/Jefferson County Parks Master Plan. Project manager and designer for the inventory, analysis and development of an area-wide master plan to revitalize and improve the access, circulation and recreational opportunities for residents and visitors around the city of Madras and Jefferson County, Oregon. Project included extensive involvement and coordination with the city, county, local chamber of commerce, several public interest groups, and hundreds of residential, commercial, and industrial property owners throughout the area. Project resulted in a comprehensive plan of pathways, several specific park, ballfield and track improvements and pedestrian amenities coordinated to balance with local development and land use patterns and anticipate future demands for growth of recreation throughout the area.

Client: City of Madras, Oregon.

Hunters Highland District Park. Project landscape architect/designer for the preparation of a district park master plan for the City of Gresham, Oregon to accommodate the development of passive and active recreational uses over a 113 acre site as part of plans for expansion of single family residential community development, the park included athletic fields, picnic areas, playgrounds and play structures, hiking & equestrian trails.

Client: Benjfran Development Inc.

Other related park master planning, design and construction projects. Involved in project management, masterplanning, site analysis, design and construction documentation for numerous projects varying in size from a single site to an entire region. Work activities emphasized master planning analysis, project design, public involvement and agency approval coordination, concept and graphic design and presentation, and construction documentation and contract management during implementation. A partial list follows:

- Columbia South Shore Recreation Plan
Client: Portland Development Commission
- Hood River Windsurfing Parks Master Plan
Client: Port of Hood River
- Oregon City Library Park renovation
Client: Clackamas County, Oregon
- Mittelman Jewish Community Park
Client: Mittelman Jewish Community Foundation
- Argent Community Park Masterplan
Client: Argent development
- South Beach Marina Park
Client: Port of Newport
- Alsea Bay Recreation Area Plan
Client: City of Waldport
- Umpqua Riverfront Park
Client: City of Reedsport
- Rogue Valley Manor Recreation Master Plan
Client: Rogue Valley Manor
- South Station Nature Park

DANIEL S. McCARTHY

POSITION: ✓ **Landscape Architectural Designer**

SPECIALITIES: Park Planning & Design
Project Management

PROJECT EXPERIENCE:

Holmes Road Park Master Plan, Lincoln City, Oregon. Project Manager for this project to develop a new park on Devil's Lake. Responsible for graphic design; permitting and coordination; site design; construction documentation and specification writing; construction cost estimating, contractor bidding, selection and supervision; and contract estimation.

Client: City of Lincoln City, Oregon

Albany Parks and Recreation Master Plan. Participating in developing of parks and recreation master plan for Albany, Oregon. Project includes community involvement and coordination with the County and School District, involved with assessment of users and needs, public attitude survey, capital improvements plan and project implementation program.

Client: City of Albany, Oregon

Linn County Area Recreation Master Plan. Involved in the preparation of the comprehensive recreation strategy and master plan for the Linn County area, including several rural communities, of the Willamette Valley region of Oregon. Project involvement included indentifying infrastructure, facilities and support services, establishing a complete and prioritized list of site specific projects and funding programs for implementation, and developing preliminary designs and cost estimates for phase I priority projects.

Client: Linn County Tourism Coalition

Morrow County Fair & Rodeo Grounds, Heppner, Or. Master planning services for a 30 acre site with Fair and Rodeo facilities, athletic fields and park land.. Responsibilities included final master plan design, cost estimates and phasing plan.

Client: Morrow County Court, Oregon

Blaine County Recreation, Parks & Open Space Master Facilities Plan - Blaine County, ID. Master facilities plan and implementation program for recreation, parks and open space needs of the Blaine County Recreation District. Responsibilities include inventory, analysis and conceptual recreation planning on both a regional and local level. This is an on-going project which will encompass site specific park design work including design development, construction documentation, construction supervision and contract supervision on a multitude of projects throughout Blaine County over the next several years.

Client: Blaine County Recreation District

USA Major Projects Mapping - Washington County, OR. As part of a public involvement master plan for USA, prepared an overlay map of major USA projects for the near future. Most of these projects will involve land use permitting.

Client: Unified Sewerage Agency

D.W. Field Park - Brockton, MA. Part of the Department of Environmental Management's Olmstead Historic Preservation Program. Responsible for design development, construction documents and field supervision of an historic park revitalization project.

Client: Massachusetts Department of Environmental Management

Merrimack Riverfront Park - Lawrence, MA. A mile-long, \$14,000,000 state park along an ecologically sensitive section of the Merrimack River including a parkway, bicycle and interpretive hiking trails, boardwalks, boating facilities, public art, athletic fields and courts and reclaimed wetlands. Responsible for various aspects of preliminary design, wetlands permitting and production of cost estimates and contract documents for phase one construction.

Client: Massachusetts Department of Environmental Management

Manchester Parks Master Plan - Manchester, NH. A land use plan and preliminary design for a four block area in the city of Manchester, NH. Project Manager responsible for site analysis, preliminary design, cost estimates, phasing plan and presentation plans included in a master plan report.

Client: City of Manchester, Parks and Recreation Department

Quigley Park - Chelsea, MA. An urban park revitalization project. Project manager responsible for preliminary designs, cost estimates, presentations at public meetings, production of construction documents, administration of public bidding, construction supervision and contract administration.

Client: City of Chelsea, Community Development Department

Hinsdale Greyhound Park - Hinsdale, NH. Master plan and construction documents for landscape improvements to an existing race track. Project manager responsible for client development, master planning, design development, cost estimating, phasing plan, presentations, construction documents, administration of public bidding, construction supervision, contract administration and maintenance specifications.

Client: Hinsdale Holding Company, Inc.

Babson College Special Events Center - Wellesley, MA. Site plan and construction drawings for an athletic building complex. Responsible for production of construction documents and field supervision of site construction.

Client: Babson College

Garfield Community School - Revere, MA. Master plan and construction drawings for a new regional magnet school. Responsible for athletic field layout during the master planning stage, production of construction drawings and field supervision of site construction.

Client: Mount Vernon Group, Architects

Stoneham High School Tennis Courts - Stoneham, MA. A rehabilitation and drainage plan for eight tennis courts. Project manager responsible for production of construction documents, cost estimating, administration of public bidding, construction supervision and contract administration.

Client: Stoneham School District

Pentucket Regional Schools - West Newbury, MA. Master plan and construction documents for approximately \$1,000,000 in site improvements for regional junior and senior high schools. Responsibilities included wetlands permitting, preliminary design, design development and production of construction documents for all site improvements including parking, tennis courts, running track and athletic fields including varsity and junior varsity baseball, football, softball, varsity and junior varsity field hockey and soccer fields.

Client: Mount Vernon Group, Architects

EDUCATION:

Bachelor of Science in Landscape Architecture, Colorado State University
Mike Lin Graphics Seminar, Kansas State University

PRIOR EMPLOYMENT:

- Landscape Designer/Project Manager, Moriece & Gary, Inc.- Cambridge, Massachusetts, June 1988-October 1990.
- Landscape Designer, Child Associates, Inc. - Cambridge, Massachusetts, September 1987-June 1988.
- Landscape Designer, Mitchell-DeWan Associates, Inc. - Portland, Maine, May 1986-September 1986.

KEITH S. LIDEN, AICP

POSITION: Senior Planner

**SPECIALTIES: Land Use Planning
Planning Administration**

RELEVANT EXPERIENCE:

COMPREHENSIVE PLAN DEVELOPMENT

Recreation Master Plan Development. Responsible for analyzing background information necessary for developing comprehensive recreation plans including:

- Albany Parks and Recreation Master Plan,
- Linn County Area Recreation Master Plan, and
- Blaine County Recreation, Parks and Open Space Master Plan.

Common elements of these projects included review of existing planning efforts, ordinances, and recreation programs to determine areas of conflict between government policy and actual implementation as well as identifying opportunities for improving existing recreation programs.

Larimer County, Colorado Comprehensive Plan. Key member of the County Planning staff responsible for the formulation, adoption and implementation of the County's first Comprehensive Plan which included:

- Determination of plan direction with a citizens advisory group;
- Preparation of text and graphic materials;
- Public presentations; and
- Review of land use applications for consistency with the Plan.

Marion County, Oregon Comprehensive Plan. Instrumental in obtaining acknowledgement of the Marion County Comprehensive Plan. Responsibilities included developing Plan elements pertaining to resource lands, natural resources, wildlife habitat, and recreation (Statewide Planning Goals 3, 4, and 5).

Johnson Creek Resource Management Plan. Part of a consulting team responsible for ultimately developing a strategy to resolve the water quality, wildlife habitat, and flooding problems presently experienced in the Johnson Creek basin, located in the Portland metropolitan area. The first phase of this project has involved the review and analysis of the land use policies and standards of six government jurisdictions as they effect the basin. This analysis will be used as the foundation for developing a consistent and effective basin-wide management plan.

COMPREHENSIVE PLAN AND CODE ADMINISTRATION

Consulting Services. Provide planning services to the cities of Cascade Locks and King City, Oregon. Recent projects have included analyzing alternatives for rezoning annexed land, developing ordinance revisions, a sensitive lands ordinance for King City, and review of land use permits.

Public Planning. Managed current planning operations which included evaluation of all industrial, commercial, and residential development permits and supervision of staff planners for the City of Tigard and Marion County. Development review included evaluation of project design to ensure consistency with adopted recreation plans and policies. As Planning Coordinator with Marion County, provided assistance to smaller cities during the post-acknowledgement process with the Department of Land Conservation and Development and related comprehensive planning issues.

EDUCATION:

X { M.S., Geography, Oregon State University.
B.S., Geography, Oregon State University.

PROFESSIONAL ORGANIZATIONS:

American Planning Association.
American Institute of Certified Planners.

PRIOR EMPLOYMENT:

Senior Planner, City of Tigard, Oregon, 1984 to 1991.
Senior Planner, Marion County, Oregon, 1979 to 1984.
Associate Planner, Larimer County, Colorado, 1975 to 1979.

GREGORY R. CHEW

POSITION: Policy Analyst

SPECIALTIES: Public Involvement
Policy Analysis

RELEVANT PROJECTS:

Blaine County Recreation, Parks and Open Space master Plan. Comprehensive long range county-wide recreation, parks and open space master plan for Blaine County, Idaho, resulting in the development of a system of recreation improvements to accommodate year-round recreation. Assisted with administration of public attitude survey, including composition of survey, developing a methodology, instructing survey interviewers, analyzing of data and interpretation of results for policy recommendations.

Milwaukie Historic Review Committee. Provided staff services and facilitation to the newly formed Historic Review Committee of the City of Milwaukie, Oregon; services included preparation of Committee materials, consultation with local planning officials, site visits of historical resources, production of staff report for the Committee's first public hearing, and interview and selection of expert witnesses for public testimony.
Client: City of Milwaukie, Oregon

Lake Oswego Park and Ride Siting Project. As staff member, individually visited and analyzed sixteen prospective sites; interviewed interested parties, produced information packets for public meetings; assisted facilitation of public involvement meetings.
Client: Tri-Met

Garden Valley Boulevard Project. Responsible for focus group interviews with two dozen local businesses and neighborhood associations located in traffic study area; made recommendations for appointment of Garden Valley Traffic Study Committee Membership.
Client: City of Roseburg, Oregon

Washington County Landfills Plan. Responsible for preparation of staff report on compliance of landfills in Washington County, Oregon with county regulations; interviewed interested parties on satisfaction and recommended improvements; visited landfill sites and reported observations.
Client: Washington County, Oregon

Oregon Energy-Efficiency Building Codes Project. As staff member, assisted in documentation of Energy Conservation Board/Structural Code Advisory Board Joint Process White Paper and Oregon Residential Energy

Efficiency Project Newsletter.

Client: Oregon Department of Energy

Impacts of Technological Change Study. Staff work for three year project that developed a quantitative management model of the effects of new high technology manufacturing systems for national electronics firms including Northern Telecom, Hewlett Packard, Honeywell, and Digital Electronics Corporation; modelled test results and interpreted for managerial application.

Client: Northern Telecom

The California Poll. Staff researcher for political pollster Mervin Field; designed and conducted California Poll survey and wrote reports on the issues of water, immigration, and gubernatorial candidates in the State of California; responsible for news releases that were published in major California newspapers including The San Francisco Chronicle and The Los Angeles Times.

AWARDS:

Outstanding Student Research Paper, Western Psychological Association Conference, 1986.

Nominated for Most Distinguished Student in School of Liberal Arts, California Polytechnic State University, San Luis Obispo 1988.

PROFESSIONAL ASSOCIATIONS:

American Institute of Architects
American Marketing Association
Western Psychological Association
Western Anthropological Society

EDUCATION:

B.S. Social Sciences, California Polytechnic State University, San Luis Obispo
Minor in Psychology
Three years of formal education in Architectural Design

PRIOR EMPLOYMENT:

- Medical Management Researcher, West Hudson Company, 1990.
- Research Assistant, Dept. of Psychology, California Polytechnic State University, San Luis Obispo 1985-1988.
- Research Internship, The Field Corporation, 1987.
- Architectural Draftsman, Chai's Drafting Services, 1982-1983.
- Teacher Internship, Crocker Art Museum, 1982.

REFERENCES

Dave Clark, Director
City of Albany Parks and Recreation
433 SW 4th Avenue
Albany, Or 97321
(503) 967-4321

Tom Barthell
City of Wilsonville
PO Box 220
Wilsonville, Or 97070
(503) 682-1011

Mary Austin Crofts, Executive Director
Blaine County Recreation District
PO 297
Hailey, Idaho 83333
(208) 788-2117

Mandy Cole, Recreation
USDA Forest Service
Sweet Home Ranger District
Willamette National Forest
3225 Highway 20
Sweet Home, Or 97386
(503) 367-5168

Joseph A. Windell, City Administrator
City of Lebanon, Oregon
925 Main St.
Lebanon, Or 97355
(503) 451-7421

Doug Parker, Planner
City of Lebanon, Oregon
925 main St.
Lebanon, Or 97355
(503) 451-7435

RAYMOND BARTLETT

Education: M.S., Economics, Portland State University (1985)
B.A., Economics, Minor Mathematics, Eastern Washington State University (1970)

Experience: Mr. Bartlett has more than 20 years of experience in financial analysis, rate analysis, and project management. He has developed financial plans, user fees, and SDCs for municipal facilities for drinking water, sewage, solid waste, transportation, transit, fire services, and golf. He has developed and managed econometric forecasting models to forecast urban and regional economic performance and income and employer tax receipts, and evaluated the economic impacts of public policies. In addition, Mr. Bartlett has forecasted revenues, costs of compliance and administration, and implications for equity of various tax proposals to support sewer, water, solid waste, and transit improvements in municipalities throughout the Pacific Northwest. His rate analysis experience includes development of cost-of-service and rate models for over a dozen sewer utilities and six drinking water utilities and development of testimony for rate hearings for regulated water utilities and for wholesale sewer customers assessing monthly rates on a utility basis. He has also been project manager for consulting teams to analyze State of Oregon funding options for a revolving loan program for sewerage system improvements that replaced the former U.S. EPA Construction Grants Program, managed a consulting team for the Health Division of the State of Oregon to develop a state funded loan and grant program for municipal and investor owned drinking water systems. He also participated on a team to evaluate the costs and benefits of relocating an interurban freeway through the central business district of Portland, Oregon. Representative projects include:

- Evaluated funding for and financial sustainability of a \$2.1 billion investment in sewerage facilities in Cairo, Egypt, United States Agency for International Development.
- Analyzed the financial feasibility of issuing \$3.15 million in Special Lease Water Obligations for water facilities, City of Lebanon Oregon.
- Developed a financial plan and sewer rates to fund \$4.195 million of sewerage facilities, City of Oakridge, Oregon.
- Evaluated fire protection options for the Cities of Fairview, Troutdale, and Wood Village, Oregon.
- Developed systems development charges for parks and recreation, City of Tualatin, Oregon †
- Developed system development charges for sanitary sewer, water, and parks, and a preliminary financial plan, Lincoln City, Oregon †

- Evaluated funding options for the Blaine County Parks and Recreation District, Idaho
- Analyzed the financial feasibility of issuing \$2.295 million Golf System Revenue Bonds to construct two new 9-hole golf courses, City of Portland, Oregon
- Developed systems development charges for sanitary sewers, water, parks, and streets, City of Sherwood, Oregon ✕
- Analysis of feasibility of investing \$2.5 million to retrofit an existing industrial complex, City of Springfield, Oregon
- Analyzed tax, user fee, and land-use policies to retain and attract manufacturers, Portland Development Commission (co-author with Dr. Edwin Mills, Northwestern University), City of Portland, Oregon
- Evaluation and financial forecast and cost of service analysis, and rate structure recommendations, Oak Lodge Sanitary District, Oregon
- Evaluated impact of centrally located manufacturing on the health of Portland, Oregon's economy
- Analysis of sewer rates for Capital Improvements Plan for the City of Oakridge, Oregon
- Analysis of an income tax to finance transit service, Tri-Metropolitan Transit District, Portland, Oregon
- Analysis of gross receipts taxes on petroleum products, commuter parking, and car sales, Tri-Metropolitan Transit District, Portland, Oregon
- Long-range fiscal and operating plan for wastewater facilities for City of Canby, Oregon
- Analysis and expert testimony regarding the Albany market for commercial real estate, retail and other commercial developments, Private Client
- Economic analysis to assess operation and closure of a solid waste landfill in Kent, Washington
- Review of methodology and assumptions for a proposed apartment project in South Salem, Oregon, Private Client

Publications: "Developable Land Supply and Demand Monitoring System in the Portland Metropolitan Area" *Urban Land Markets: Price Indices, Supply Measures, and Public Policy Effects*, edited by J. Thomas Black and James E. Hobern, The Urban Land Institute, Washington, D.C.

FIRM BACKGROUND

ASCG Incorporated is a multi-disciplined engineering, architectural and scientific consulting firm, with offices in Anchorage, Barrow, and Juneau, Alaska; Portland, Oregon; Phoenix, Arizona; and Albuquerque, New Mexico.

Incorporated in 1977, **ASCG** has become one of the Engineering News Records "Top 500 Design Firms in the United States". **ASCG** provides a full range of professional services including civil, sanitary, transportation, structural, and mechanical engineering; architectural and planning services; surveying; program and construction management; hazardous material control and disposal; regulatory permitting; geology; geophysics and hydrology.

ASCG is organized into divisions, each providing professional services targeted to particular client groups:

Architecture: Architectural design of municipal, commercial, industrial, institutional and residential buildings; structural, mechanical, and electrical engineering; asbestos Quality Assurance/Quality Control testing and inspection.

Engineering:

- **Public Works:** Planning and engineering for highways, airports, pipelines, water and sewer systems, and docks and other port facilities.
- **Project Management:** Construction management and inspection; project scheduling and cost control; construction estimates; claims consulting, litigation, and expert testimony; construction surveys; and materials testing and analysis.
- **Municipal Financing:** Financial forecasting and planning; cost-of-service and rate analysis; economic and financial feasibility; financial advice.
- **Industrial:** engineering and management services to petroleum, transportation, mining, power generation, and related industries.
- **Environmental:** Consulting services, site investigations, tank testing, groundwater monitoring and modeling, environmental audits, risk assessment, remediation design, RCRA compliance, and contract management on hazardous materials projects.

Surveying: Topographic, site selection, and construction surveys; hydrographic surveys; horizontal and vertical control work; aerial photographic control surveys.

Earth Sciences and Permitting: Resource assessment; land status research and management; environmental permitting; and computer mapping expertise.

The firm currently has a staff of over 160 professionals and technical support personnel. The Portland office comprises 16 civil, sanitary, and transportation engineers; planners; economist; environmental scientists; hydrogeologist; surveyors; construction managers; technicians; and administrative support personnel.

LARRY EPSTEIN, ESQ., AICP

ATTORNEY AT LAW

722 SW Second Avenue, Suite 400 • Portland, Oregon 97204-3131
(503) 223-4855 • FAX (503) 228-7365

APPROACH •

I have worked in land use planning and development regulation for 15 years. As staff to local and state agencies, private planner, attorney to public and private clients for and against development, and hearings official, I have gained a broad, balanced background. I have graphic, written, and oral skills needed to address all phases of the land use process and the necessary discipline, good humor, and sensitivity to work well with the wide variety of participants in that process.

EXPERIENCE •

Attorney-at-law • Larry Epstein, PC, Portland, OR (1983 - current).

I represent public and private clients in the western United States in land use matters. My work consists primarily of conducting legal and other research, drafting legislation and associated documents, permit processing, plan administration, strategic planning, community relations and related real estate matters.

Hearings Officer • Clark County, Wa (1982 - current) • La Center, Wa (1988 - current) •

Metropolitan Service District (1988-current) • SW Washington Health District (1989-current) • City of Tigard, Or (1990-current) • Washington County, Or (1991-current). I conduct hearings and write decisions about land use and enforcement matters for Clark and Washington Counties, La Center, and Tigard. I conduct hearings and write recommendations about the Urban Growth Boundary for Metro. I conduct hearings and write recommendations for the Health District about a range of health issues.

Environmental Specialist • OR Department of Energy (1982-1983).

While managing staff and more than 40 technical advisors in 14 agencies and 20 jurisdictions around the state, I drafted model local siting laws for small energy facilities. The work received a Governor's Energy Award and the first Award for Innovation in Infrastructure from the American Planning Association.

Manager & Senior Planner • Multnomah County, OR (1978 - 1982).

I managed a staff of 10 planners and annual budgets of \$1/2 million. I represented the planning agency before county decision-makers and interest groups, and wrote and codified land use laws. I was responsible for managing County staff review of all land development applications in the unincorporated area.

Associate Planner • Benkendorf & Associates, Portland, OR (1978).

I helped write comprehensive plans for Coberg, Jefferson, and Tillamook and prepared site plans for various subdivisions, planned developments, and waterfront projects, including Riverplace in Portland.

Research Assistant • Center for Urban & Regional Studies, Chapel Hill, NC (1977-78).

I helped conduct research about a number of topics including equal opportunity for housing, constitutional issues in land use planning, and public access to beaches.

EDUCATION •

Bachelor of Science with Distinction • Pennsylvania State University, University Park, PA (1974).

Master of Regional Planning • University of North Carolina at Chapel Hill, Chapel Hill, NC (1977).

Juris Doctor • University of North Carolina at Chapel Hill, Chapel Hill, NC (1978).

AFFILIATIONS •

Oregon State Bar Association
Oregon Law Institute

American Planning Association
American Institute of Certified Planners

**SELECTED PROJECTS •
Public agencies and institutions**

Albany, OR (1992 - current).

I am advising a consultant team about legal issues in a parks and recreation plan.

Lake Oswego, OR (1990 - current).

I am writing a commercial zone for the City.

Clark County, WA (1990 - current).

I manage a team of consultants that is drafting a development manual for the county.

METRO, Portland, OR (1989 - current).

I obtained permits for a solid waste transfer & hazardous waste facility, wrote a model solid waste facility siting law, and am studying solid waste facility siting in Gresham.

Washington County, OR (1991).

I advised the County about LCDC Goal 12.

Portland, OR (1990 - 1991).

Zoning Code Monitoring Task Force.

City of Gresham, OR (1989 - 1990).

I helped draft a development manual that won an APA Professional Achievement Award.

Tri-Met, Portland, OR (1989).

I drafted a final order approving a bus terminal in Multnomah County.

Metro Chamber of Commerce Business Coalition, Portland, OR (1988 - 1989).

I represented a wide range of businesses and coordinated their involvement in code review.

Public Facilities Plan & Community Plan Update, City of Gresham, OR (1987- 88).

I wrote a public facilities plan.

An Ordinance Regulating Off-Premise Signs, Multnomah County, OR (1986).

I wrote a sign ordinance for the County.

Tri-Met, Multnomah County, OR (1986).

I obtained approval to use air rights over a light rail station.

Assessment of Planning in Multnomah County & Gresham, OR (1984).

I analyzed city & county laws and wrote a plan enacted to regulate use of annexed land.

Multnomah County, OR, (1983-84).

I wrote industrial revenue bond reports.

SELECTED PROJECTS • Energy

Portland-Vancouver Metropolitan Area Solar Access Project (1986-current).

I drafted a model solar access law being adopted by 23 jurisdictions in the area that won a Professional Achievement Award.

Fraser Estates, Spokane Cty, WA (1986).

I wrote a covenant to protect solar access on 90% of the lots in this 50+ lot subdivision.

Portland Energy Office, Portland (1986).

I wrote and illustrated a guide for citizens to use when trying to obtain solar access rights.

Solar Access Permit, Oregon Dept. of Energy, Salem, OR (1986).

I reviewed solar access permit programs & wrote a model form and instructions.

Solar Projects, Portland, Grants Pass and Klamath Falls, OR & Kent, WA (1984-86).

I advised these jurisdictions about solar access and drafted solar energy laws for them.

Rules for Business Energy Tax Credits, Oregon Department of Energy (1986).

I wrote the rules used for tax credits for energy conservation in business facilities.

Regulation of Small Energy Facilities, Oregon Department of Energy (1984, 86).

I wrote a guidebook and model law about energy facility siting that won a Governor's Energy Award and Award for Innovation in Infrastructure from American Planning Asso

PUBLICATIONS & LECTURES •

"Chapter 19 - Zoning Administration," LAND USE CLE, Oregon Bar (1987).

"Legislative Approaches to Antiquated Subdivisions," *Platted Lands Press*, Lincoln Institute of Land Policy (1985).

"Conditions & the Final Order in Land Use Decisions," APA Oregon (1985).

"Local Jurisdiction Over Hydroelectric Facilities," University of Oregon (1984).

"Local Land Use Decisions: A Practice Manual," OSB/AOR workshop (1981).

SELECTED PROJECTS • Private

Safeco Properties/Winmar, Portland and Gresham, OR (1990-current).

I obtained Portland, ODSL and USCOE permits for a marina and other development on Hayden Island and advise the client about land use projects in the region.

Argent Co, Portland, OR (1989-current).

I obtained approval for a 30-unit PUD in Multnomah and Washington Counties following negotiations with neighbors.

Quincorp Inc, Portland, OR (1988-current).

I obtained city, county, ODSL and USCOE permits for golf course & housing uses in Multnomah County, Gresham, & Sherwood.

Portland Adventist Medical Center, Portland, OR (1984-current).

I obtained approvals for a variety of land use developments and a master plan following negotiations with neighbors.

S. & L. Parr, Lake Oswego, OR (1991).

I successfully represented these clients regarding the appeal of a variance.

A. & J. Picco, Portland, OR (1990).

I revised amendments to CC & R's for a 162-lot subdivision.

Homestake, Inc., Portland, OR (1990).

I successfully represented an applicant for a zone change and subdivision in SW Portland.

Rawley Stohr, Portland, OR (1989-1990).

I defeated an industrial use in a residential zone; successfully negotiated a settlement.

Mobil Oil, NY, NY (1988).

I represent Mobil Oil regarding property in Gresham next to the light rail line.

Gene Gambie, Portland, OR (1984-1988).

I defeated conversion of a non-conforming factory (Senn's Dairy) into a permitted use.

Jeff Arndt and Arndt Construction Co., Multnomah County, OR (1986-87).

I obtained county and ODSL permits for mining in the Columbia Gorge Scenic Area.

Corbett/Terwilliger/Lair Hill Neighborhood Association, Portland, OR (1985).

I represented this group against a parking lot without pedestrian and landscape features.

SELECTED PROJECTS • Radio & television facilities

Washington County, OR (1991-current).

I am helping the County develop siting standards for RF facilities and managing a multi-disciplinary advisory committee.

Member, C95.1-1990 Subcommittee 28, ANSI, Washington, DC (1988 - current).

I am helping review a proposed nationwide standard regarding non-ionizing electromagnetic radiation from radio and TV uses.

Marin County, CA (1986-current).

I am advising the County about RF facility sites and siting and wrote a background report and recommended siting rules.

City of Seattle, WA (1986-1989).

I was technical manager on a team that advised the city about RF facility siting and recommended siting rules for such facilities.

King County, WA (1985-1988).

I was regulatory specialist on a team that advised the county about RF facility sites and siting and wrote rules for such facilities.

KXL & KPDQ-FM & Greater Portland Broadcasting, Portland, OR (1985-1990).

I represented these clients before local agencies and wrote a special tower farm zone.

KVVQ-AM, San Bernadino, CA (1987).

I gave expert testimony regarding the effects of RF facilities on property value.

Electromagnetic Energy Policy Alliance Workshop, San Diego, CA (1985).

I spoke about trends and prospects in local regulation of RF facilities.

REGULATING RADIO AND TELEVISION TOWERS, PAS Report (1984).

I co-authored a booklet about RF facilities and their regulation by local governments for the American Planning Association.

RF Facility Siting Ordinance, Multnomah County, OR (1982).

I drafted the first comprehensive RF facility siting ordinance adopted by a local government in the US.

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Portland, Oregon 97204