



IMPROVING OUR COMMUNITY

COLUMBIA GATEWAY URBAN RENEWAL AGENCY

CITY OF THE DALLES

AGENDA

Columbia Gateway Urban Renewal Agency
County Courthouse, Circuit Courtroom
511 Washington Street, The Dalles, Oregon

Meeting Conducted in a Handicap Accessible Room

Monday, December 14, 2009
Immediately Following the City Council Meeting

- I. CALL TO ORDER
- II. ROLL CALL
- III. APPROVAL OF AGENDA
- IV. APPROVAL OF MINUTES
 - A. Approval of Regular Meeting Minutes of November 23, 2009
- V. ACTION ITEMS
 - A. Approve Recommendation Regarding Downtown/Riverfront Connection Project - Events/Festival Area Design
- VI. ADJOURNMENT

MINUTES

COLUMBIA GATEWAY URBAN RENEWAL AGENCY
REGULAR MEETING
OF
NOVEMBER 23, 2009

WASCO COUNTY COURTHOUSE
THE DALLES, OREGON

PRESIDING: Chair Nikki Lesich

AGENCY PRESENT: Bill Dick, Carolyn Wood, Jim Wilcox, Dan Spatz, Brian Ahier

AGENCY ABSENT: None

STAFF PRESENT: City Manager Nolan Young, City Attorney Gene Parker, City Clerk Julie Krueger, Community Development Director Dan Durow, Finance Director Kate Mast

CALL TO ORDER

The meeting was called to order by Chair Lesich at 5:48 p.m.

ROLL CALL

Roll call was conducted by City Clerk Krueger; all members present.

APPROVAL OF AGENDA

It was moved by Wood and seconded by Wilcox to approve the agenda as presented. The motion carried unanimously.

APPROVAL OF MINUTES

October 12, 2009 Meeting Minutes

It was moved by Wilcox and seconded by Ahier to approve the October 12, 2009 meeting minutes as presented. The motion carried unanimously.

MINUTES (Continued)
Urban Renewal Agency
November 23, 2009
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PRESENTATIONS

Audit Presentation

The audit presentation was provided by Rob Tremper of Dickey and Tremper. He said there were no significant items to report.

It was moved by Ahier and seconded by Wilcox to accept the annual audit report as presented. The motion carried unanimously.

ADJOURNMENT

Being no further business, the meeting adjourned at 6:00 p.m.

Submitted by/
Julie Krueger, MMC
City Clerk

SIGNED:

Nikki L. Lesich, Chair

ATTEST:

Julie Krueger, MMC, City Clerk



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CITY OF THE DALLES


AGENDA STAFF REPORT

| MEETING DATE | AGENDA LOCATION | AGENDA REPORT # |
|--------------|-----------------|-----------------|
| | | |

DATE: December 2, 2009

TO: Urban Renewal Agency

FROM: Dan Durow, Urban Renewal Manager 

THRU: Nolan Young, City Manager 

ISSUE: Downtown/Riverfront Connection Project: Task Force Recommendation for Events/Festival Area Design.

BACKGROUND:

In 2006, the City Council adopted Resolution No. 06-027 concurring with the mayor's appointment of a Washington Street Downtown Riverfront Connection Task Force. This task force was established for the purpose of providing recommendations to the City regarding the development of the Washington Street Downtown/Riverfront Connection Project.

The Task Force has met many times since 2006 and has provided Staff and KPFF consultants with vital input as this project has progressed through the design and engineering phase.

On October 21, 2009, the Task Force held a meeting that focused primarily on the Event/Festival Area design. Four alternatives were presented dealing primarily with parking, restrooms, and greenspace. Nine of the ten Task Force members were present. Following the presentation and discussion, the Task Force members preferred two of the four alternatives. KPFF was directed to take certain design elements from each of the two preferred alternatives and create a fifth alternative.

The fifth alternative was emailed to all Task Force members and their consensus was for approval. Suggestions regarding the placement of the some of landscaping were noted, which would not substantially alter the overall layout of this design. The narrative of the consultant and a drawing of the approved design for the festival area are attached.

On November 17, 2009 the Urban Renewal Advisory Committee moved to recommend to the Urban Renewal Agency approval of the Festival Area preferred alternative and direct Staff to advise KPFF to prepare the 30% Design plans.

BUDGET IMPLICATIONS:

Projected costs for the Festival Area range from \$1.8 to \$2.2 million. The project is not currently budgeted. Grant Funds are being pursued as part of the Marine Terminal Project.

RECOMMENDATION:

Staff Recommendation: **(Suggested motion)** Move to approve the Festival Area preferred alternative as recommended by the Washington Street Downtown Riverfront Connection Task Force and Urban Renewal Advisory Committee, and direct staff to advise KPPF to proceed with completion of the design and engineering plans.

ALTERNATIVES:

Alternative 1: Suggest substantial changes to the Festival Area preferred alternative and direct Staff to have KPPF prepare a revised drawing for review.

Alternative 2: Decline the request and direct Staff to have the Task Force choose a different design alternative.

Denise Ball

From: Daniel Durow
Sent: Thursday, October 29, 2009 3:33 PM
To: Nolan Young
Cc: Denise Ball; Jim Schwino; Dave Anderson
Subject: FW: The Dalles - Park Design (Preferred Alternative)
Attachments: 7224_Park_Pref_Alt.pdf

Nolan,

Here is the revised preferred alternative for the Task Force's review and feedback as promised by Curt and his team.

We'll send on to the Task Force when we hear back from you.

Dan

From: Curt Vanderzanden [mailto:curt.vanderzanden@kpffcivilpdx.com]
Sent: Thursday, October 29, 2009 2:39 PM
To: Daniel Durow
Cc: Mike Faha; Alexandra Perove; Nathan Good; Fred Maddox; Peter Craig; Craig Totten; Stephen Whittington
Subject: FW: The Dalles - Park Design (Preferred Alternative)

Dan,

Attached is an updated Park layout that Greenworks has developed based on what we heard at our meeting last week. This concept embodies components of options A and D that were presented at the meeting. Following are several key components of the revised design:

- There are vegetated buffers along the northern and southern edges of the park
- The parking extends east to potentially serve the Waldron building. The central drive aisle, layout, and roundabout allows for easy access all through the park. Total parking spaces: 45 standard and 3 ADA
- The driveway entrance is located mid-block on Union Street. We realize that some on the Task Force may have wanted to see the parking entrance pushed further north (as represented in Option A), but felt that the existing topography in that area would make this more difficult.
- The Lewis and Clark fountain is located on axis with Court Street. There was discussion at the Task Force meeting about possibly placing the fountain at the northeast corner of the site (near the future extension under I-84); however, we did not feel that it would be extremely visible in that location because we will need to ramp up from the underpass aggressively to match the existing grades in the park in this area.
- (2) 10' wide pedestrian pathways run east/west, providing an extension from Washington Street to the Columbia River.
- The building/pavilion will be similar to what was shown in Option D (resembling a band shell). This structure forms a strong presence to Union Street as well as a stage to the "great" lawn in which events could be held.

Per our discussion at the meeting, please forward this information onto the Task Force members to solicit their feedback on what we hope is the "preferred alternative". We look forward to receiving your feedback.

Thanks.

Curtis C. Vanderzanden, PE
Principal
KPFF Consulting Engineers
111 SW Fifth Avenue, Suite 2500
Portland, OR 97204
503-542-3808 direct

