

**CITY OF TIGARD  
PLANNING COMMISSION  
Meeting Minutes  
September 19, 2011**

**ON-SITE PRE-TOUR DINNER – 6:00 p.m.**

The commissioners ate a box-lunch dinner and President Walsh called the meeting to order while they were eating.

**CALL TO ORDER**

President Walsh called the meeting to order at 6:15 p.m. in the Red Rock Creek Conference Room at 13125 SW Hall Blvd.

**ROLL CALL**

**Present:** President Walsh  
Vice President Anderson  
Commissioner Hasman  
Commissioner Rogers  
Commissioner Shavey

**Absent:** Commissioner Doherty; Commissioner Muldoon; Commissioner Ryan;  
Commissioner Schmidt

**Staff Present:** Susan Hartnett, Assistant Community Development Director; Cheryl Caines, Associate Planner; Doreen Laughlin, Confidential Executive Assistant; Tom McGuire, Principal Planner

**Others Present:** David Berniker & Matt Brown, of *Urban Design and Planning*; Marc Woodard, Council Liaison

**CONSIDER MINUTES**

President Walsh changed the agenda order and had the commissioners consider the minutes from the July 18, 2011 meeting before the tour, rather than after. He asked if there were any additions, deletions, or changes to the minutes; there being none, he declared the minutes approved as submitted.

**PRE-TOUR BRIEFING** – Cheryl Caines, Associate Planner, explained that the tour would be taken in a 15 passenger van supplied by the City of Tualatin. She introduced the consultants to the commissioners, Councilor Woodard and staff. Consultants David Berniker and Matt Brown briefed the commissioners as to what the tour would entail. They explained that they would be

leading the tour and would ask questions along the way related to transportation, connectivity, and uses. The questions would be grouped into five categories:

- Portals & Gateways
- Commercial and Employment Areas
- Residential
- Pacific Highway (auto-oriented commercial)
- Greenways/Open Space

**TIGARD TRIANGLE TOUR** [*The "Tigard Triangle" consists of the triangular area bounded by Pacific Highway, Hwy 217, and Interstate 5.*]

The tour began at 6:40 p.m. There were 3 stops and 9 areas toured (**Exhibit A**). Various questions were asked by the consultants. The commissioners asked questions and commented on the area as well. A sampling of the questions the consultants posed to them were "What land uses do you envision around each of the portals?" "Do you imagine people being able to walk or bike throughout the triangle?" "What amenities support the residential areas?" "What can be done to draw people off Pacific Hwy into the Triangle and Downtown?" and "What sort of open spaces do you see in the Triangle?"

The tour concluded at Tigard City Hall at 8:00 p.m.

## **POST TOUR MEETING**

When the tour concluded, there was further discussion and final comments regarding what had been toured. The discussion was led by the consultants. When they concluded, the commissioners expressed their appreciation for the tour and said it helped them to actually see these areas firsthand.

## **ADJOURNMENT**

President Walsh adjourned the meeting at 8:25 p.m.

  
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Doreen Laughlin, Planning Commission Secretary

  
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ATTEST: President Dave Walsh

Tour Map with Points of Interest



- |    |   |    |  |
|----|---|----|--|
| 1. | Gateway - 72 <sup>nd</sup> and Hwy 217              | 6. | Gateway - 68 <sup>th</sup> Pkwy & I-5 (STOP)     |
| 2. | South End Employment Area                           | 7. | Existing Residential Areas                       |
| 3. | Beveland Street Area                                | 8. | Red Rock Creek                                   |
| 4. | Pac Trust Site (STOP)                               | 9. | Gateway - 72 <sup>nd</sup> Ave. & Pac Hwy (STOP) |
| 5. | Focal Point – 72 <sup>nd</sup> Ave. & Dartmouth St. |    |  |