

# Clackamas Fire District #1



RECEIVED  
MAY 17 2017  
BY: *[Signature]*

May 11, 2017

Tony Konkol, City Manager  
City of Oregon City  
625 Center Street  
Oregon City, OR 97045

Dear City Manager Konkol:

Clackamas Fire District1 (CFD1) Station 16, located at 19340 Molalla Avenue, developed a mold infestation that contaminated portions of the station. Because of this, in May 2016 it was determined that the station was uninhabitable for the firefighters. At the June 1, 2016 City of Oregon City Council meeting, Resolution No. 16-12 was passed that declared an emergency and exempted CFD1's Station 16 from planning code requirements on a temporary basis. A modular unit was able to be placed on the Station's property to enable the firefighters to maintain their response times for the community. Since that time, CFD1 has worked with architects to develop a station design that would fit on the property. While this has now been accomplished, it has been determined that there isn't sufficient room on the property to house the modular unit while building the new station.

CFD1 has researched and reviewed various options within the Station's response area for locations to temporarily house the modular unit. The most efficient option would be to have it placed on Clackamas Community College's (CCC) Oregon City Campus's property. In total, there are three buildings proposed for this exemption, which consist of the modular unit, a job shack/office space and an apparatus bay. (Additional information regarding these three buildings is attached.) The Station is slated to be completed by May/June 2018.

CFD1 is again declaring an emergency and requesting an exemption from planning code requirements in order to place Station 16 on CCC's Oregon City Campus on a temporary basis.

Thank you for your consideration of this request.

Sincerely,

A handwritten signature in black ink, appearing to read "Fred Charlton", with a long, sweeping underline.

Fred Charlton  
Fire Chief

FC/ks

### **Additional information**

There will be three buildings proposed for this exemption located on CCC Oregon City campus. The three buildings will consist of a mobile (modular home), job shack/office space, and apparatus bay. We have added the job shack/office because this station is staffed with four and the mobile home is tight for space. Below is a brief description of each of the buildings. Further attached are pictures and/or drawings of proposed buildings.

Mobile home... This building is 27' x 56' and mostly a sage green. This is a three bedroom and two bath structure.

Job Shack/Office... This building is 12' x 56', the color is gray with blue trim. This unit will have two rooms and a bathroom.

Apparatus bay... This building is 18' x 70', the color varies but generally gray metal. This building will house the ladder truck and all of the personnel protective equipment.

All attached photos are a rough site plan where the three buildings will be located. All buildings will be maintained on the existing asphalt. Emrick Construction will be providing all the necessary site improvements.



3/24/17 PLEASE SEE FLOOR PLAN W/ORDER CONFIRMATION WHICH WILL REPLACE THIS ONE. DM

Floor Plan:

## 12'x56' Office with Restroom

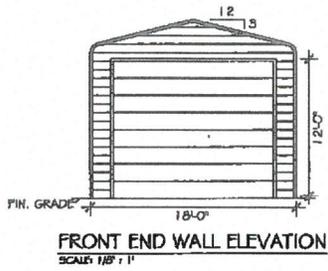
Floor plans may vary according to building model, size and specifications.  
Interior partitioning is optional and fully customizable.



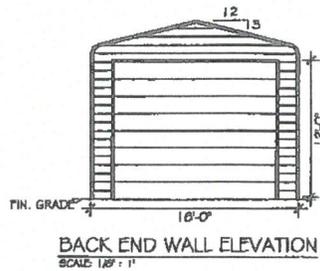
### SPECIFICATIONS:

- Central heat and air systems
- Commercial grade carpet and tile floors
- Vinyl wrap interior walls
- Metal entry doors with deadbolts
- Acoustical sound dampening ceilings
- Built to the state commercial building code

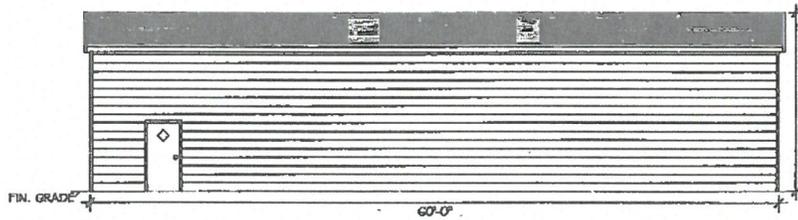




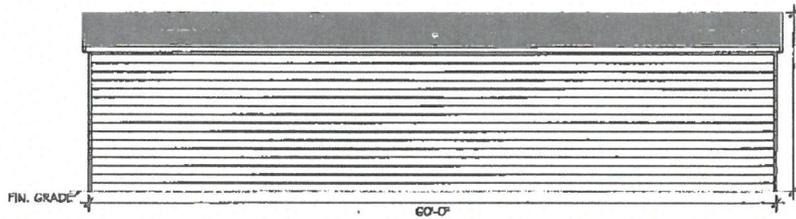
**FRONT END WALL ELEVATION**  
SCALE: 1/8" = 1'



**BACK END WALL ELEVATION**  
SCALE: 1/8" = 1'



**LEFT SIDE WALL ELEVATION**  
SCALE: 1/8" = 1'



**RIGHT SIDE WALL ELEVATION**  
SCALE: 1/8" = 1'

LOCATION: 16755 SW KEAMER ROAD  
BEAVERTON, OR 97007

OWNER: TUALATIN VALLEY FIRE & RESCUE  
SHEET TITLE: ELEVATIONS

DRAWING NO.: M3D20605005  
PROJECT NO.: 411-15-1379

DRAWN BY: CA  
DATE: 1/23/2015

CHECKED BY:  
SHEET NO.: 2 OF 7

SEAL:

EXPIRES: 12/31/2017  
DATE SIGNED: APR 13 2016







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# Clackamas Fire District #1



June 12<sup>th</sup>, 2017

Laura Terway  
Community Development Director  
City of Oregon City  
221 Molalla Ave, Suite 200  
Oregon City, Or 97045

Dear Laura,

I am writing this letter in response to your request for further clarification to several items in regards to the temporary fire station location on the campus of Clackamas Community College. I will address each one of your concerns as you presented them.

- Clackamas Fire District will provide signs notifying the public of the temporary fire station location both at the new site and the existing location on Molalla Ave. The Fire District will follow the rules regarding these types of signs as set forth by both the City and the County.
- The Beavercreek Rd access point will only be used for responding apparatus. All other vehicles will enter the College either from Hwy 213 or Beavercreek Rd and proceed to the temporary fire station location on Inskeep Dr. The one exception to that will be during construction at the College when Inskeep Dr will be closed. Then all traffic will have to enter in from the Beavercreek Rd location. According to the College this will be temporary, and is estimated at around two weeks.
- The Fire District does not plan on cutting down any trees for this temporary fire station. However, there may be several trees that will need to be pruned to allow for better visibility when entering onto Beavercreek Rd. The Fire District will coordinate and work within the City's rules if any trees are to be removed and/or replaced at the end of this temporary location.
- The Fire District will work with the College and the City to help mitigate any trees that were removed before the Fire District inhabited this location.
- The Fire District will work closely with the City on any changes that will affect the Beavercreek Rd driveway. At this time the only change that is planned is placing a different gate at that location. This gate will be electric and be controlled by a garage door type opener.
- The Fire District has made initial contact with the County when this project first started and they didn't have an issue with what was proposed. I have sent an email today to the County requesting further information and in a formal nature so that it may be forwarded to the City.

- During the temporary housing of the Fire Station, all buildings will be located on existing pavement and no other rock or paving will be required. If such is required, the Fire District will obtain the required permits from the City.
- At the conclusion of this project, the Fire District will be placing an overlay in the area of occupation. The Fire District will obtain all required permits and follow all City guidelines.
- The Fire District intends to leave this site in the same or better condition than when this started. The Fire District will work with the College and the City to mitigate any issues that might have occurred during our stay at this location.

I hope that this gives you a brief summary to what the Fire District will be doing while on this temporary site. The Fire District will follow all City and County regulations and direct our contractor to do the same.

If there is an additional information the City needs in a specific area we would be glad to provide that. If further drawings are needed before this project can start the Fire District is willing to meet whatever requirements the City would need.

Respectfully,

A handwritten signature in black ink, appearing to read "Mike Corless II". The signature is stylized and cursive.

Mike Corless II  
Division Chief  
Clackamas Fire District #1