



**DAN JOHNSON**  
DIRECTOR

**DEPARTMENT OF TRANSPORTATION AND DEVELOPMENT**

**DEVELOPMENT SERVICES BUILDING**

**150 BEAVERCREEK ROAD OREGON CITY, OR 97045**

Date: April 23, 2018  
To: Pete Walter, City of Oregon City  
From: Christian Snuffin, P.E., PTOE, Clackamas County  
Rick Nys, P.E., Clackamas County  
Subject: AN 17-0004 / ZC 17-0005: Park Place Annexation and Rezoning of 92 acres

Mr. Walter,

We have reviewed the Transportation Impact Study Addendum #2, dated April 9, 2018, and prepared by Lancaster Engineering. We have the following comments:

- In our previous memo, dated April 6, 2018, we reiterated our request for additional analysis at the Redland Road / Anchor Way intersection.
- The TIS addendum provided AM and PM peak period turning movement counts at the intersection, and applied an appropriate growth rate to arrive at 2035 traffic volumes to represent conditions when the annexation area is fully built out. The TIS provided an analysis of traffic operations, and left-turn lane warrants analysis, under existing and future no-build/build conditions.
- We concur with the following TIS conclusions:
  - The intersection will fail to meet the County's operational standard under 2035 background (no-build) conditions. Site trips from the annexation would further degrade operations.
  - A westbound left turn lane will be warranted under 2035 no-build conditions.
- Oregon City TSP Project D35 includes installation of a traffic signal at this location. A left turn lane would be constructed as part of any signal upgrade. We recommend that the applicant contribute a proportional share to the funding of such an improvement, as a condition of approval.

Should you have any questions or comments, please contact Christian Snuffin at 503-742-4716.