



City of Oregon City

625 Center Street
Oregon City, OR 97045
503-657-0891

Staff Report

File Number: PC 19-012

Agenda Date: 2/6/2019

Status: Consent Agenda

To: City Commission

Agenda #: 8b.

From: Community Development Director Laura Terway

File Type: Land Use Item

SUBJECT:

Resolution No. 19-04, Conditional Support for the Oregon City School District Request to Expand the Urban Growth Boundary

RECOMMENDED ACTION (Motion):

Approval of Resolution No. 19-04.

BACKGROUND:

In mid-March, the Oregon City School District intends to submit an application to Metro, our regional government, seeking to expand the urban growth boundary (UGB) by approximately 32 acres north of Holcomb Elementary School to allow for the construction of a middle school which would replace Ogden Middle School. The property is located on Forsythe Road in unincorporated Clackamas County and is adjacent to the City limits of Oregon City and the UGB.

Metro's review of this UGB amendment will take place through a public hearing process that is likely to extend through the spring and summer of 2019. The School District is still working on its application but it is expected that it will address the applicable approval criteria including impacts resulting from extending city services. The City has not evaluated the service and facility extension demands placed on the City by this proposal. The analysis of how the proposal complies with the Metro code will occur in a public review process and the analysis of adequacy of infrastructure will be analyzed with increasing specificity and detail as the application is reviewed and the proposal proceeds through the development process.

The School District discussed the project at the January 16, 2019 City Commission work session. The attached Resolution was prepared based on the guidance provided by the Commission and identifies conditional support. The City Commission expresses its general support for the School District's selection of the Serres Property as a location for a new middle school and the School District's application for a Major Amendment to the UGB to include the site but its support is conditioned upon the site being used only for a middle school and, in the event that it is not, the School District shall take whatever steps are necessary to withdraw the Serres Property from the UGB if the property is not annexed and zoned to accommodate a school use within 10 years. City staff has not studied the effect construction of the proposal on existing City facilities and services.

The Resolution authorizes the Community Development Director to complete Metro's Request for Comment from Service Provider document necessary for a major UGB amendment application.

City staff will update to the City Commission as the proposal proceeds through the Metro process.