

Stafford Hamlet Board of Directors Meeting Notes
2900 SW Borland Road
Tualatin, Or 97062

May 14, 2007

Board Members present: Mike Stewart, Mike Miller, Dave Adams, Carol Yamada, John Kuhl, Molly Ellis, John English, Dave Coles

Excused: Bill Markt, Rob Fallow

Hamlet members: Sally Quimby, Bill Miller, Lois & Jerry Tolbert, Walt & Jackie Gamble, Scott Richmond

Guests: Colin Goble, resident south of 205; Elizabeth Norman, Gail McEwen from Oregon Consensus Program

The Stafford Hamlet Board of Directors meeting was called to order at 6:30PM by Carol Yamada, Chair.

Minutes from meeting of March 26, 2007 were approved by Board.

Reports

- Carol Yamada reported that the Metro acquisition team met with available Board members 5/10/07 to share information on the areas of Stafford recommended for open space, trails to be purchased by Metro from the Bond approved in 2006. A public meeting will be held June 18 at 6PM at Athey Creek for open discussion. It was encouraging for members present that Metro had come to talk with the Hamlet.
- Mike Stewart reported he will meet with Dan Zinzer, from County planning, to discuss information that can be shared with large parcel landowners (willing sellers) in our area about the tax advantage of donations of land. This would be advantageous for the Hamlet and County, particularly if these parcels could be aggregated to provide protected natural areas. Mike will report back at the next Board meeting.
- Carol reported on attendance at the Community Congress 5/12. Members of the Hamlet testifying at Legislative committee regarding the UGB was brought up by area mayor. Carol requested that when a Hamlet Board member is doing this, please let her know so it isn't a surprise. It has been agreed that Board members can voice their opinions, as long as it is clear they are speaking for themselves, not the Hamlet.
- Dave Adams asked about the article in the Oregonian this week stating that landowners in the Stafford area wanted to be included in the UGB and did not want the UGB decisions delayed. He suggested that the Hamlet may want to ask the residents specifically about this. Sally said she felt that the survey would get us this information; we could revisit after getting those responses.
- Carol asked that if anyone has budget requests for John, please turn them in tonight.
- Lee VanderVoo, reporter, has moved to the Portland Tribune.

Request for inclusion in the Hamlet

Colin Goble came to request inclusion of area South of 205 in the Hamlet. He lives on Borland Road between 205 overpass and Tualatin River. He discussed his understanding of the original agreement to include the whole CPO once the Hamlet was formed. Discussion from members who were involved at the time and discussed at CPO meetings stated that the Board of County Commissioners told the “conveners” that North of 205 was the south boundary that they felt made the area a reasonable size. Metro was looking at N205 area for UGB inclusion; no mention of S205 area, so urgency was felt for N205 Stafford area to form Hamlet. John Kuhl suggested that Colin and other residents form a Hamlet South of 205 up to the next CPO area. Colin stated that the area along Borland/Ek Road to Tualatin River wasn't like the areas on Pete's Mountain or west of that, it was like the rest of the current Stafford Hamlet areas. Dave Coles suggested that Colin look only at the area that is concurrent with the Hamlet from Ek/Borland east to Tualatin River. Other Board members suggested Colin use Chris Roth, the County liaison for Hamlets, as a resource. Their understanding was that at least 100 signatures from residents/property owners in the area needed to be obtained to petition to be included. John K read criteria for inclusion from the Hamlet bylaws: Majority of neighborhood agree, majority of Hamlet vote approval, BCC approves. Board agreed if all criteria met, it would go to Town Hall meeting for vote. Colin thanked the group for listening and for their consideration.

Oregon Consensus Program

Carol introduced Gail McEwan and Elizabeth Norman from the OPC. Gail provided an overview of OPC (handout available). They currently are involved with two pilot projects with Clackamas County: a quasi-judicial mediation of land-use cases and a consultation program for groups coming to consensus, grant sources, meeting management.

Board and Hamlet members present discussed process for conceptual plan to date. Plan to be a broad-brush vision as to how we would like to see area developed (or not); provide a reflection of the community, which is supported by the County. Referred them to our planning timeline and the bylaws for specifics. Gail and Elizabeth will attend the next Planning meeting; discuss with Elaine Hallmark, their manager (who was involved somewhat with convener group). They felt they could provide free consultation to help think thru the process and find funding, help possibly from graduate students. Scott R will give update at next Board meeting.

Survey Update

Carol clarified that Rob Fallow had asked that a survey be moved to Outreach responsibility. The planning timeline shows a survey going out mid-May. At the April Town Hall meeting, participants were asked what questions they would want to know from their neighbors...that info and prior survey questions were used to prepare the present survey; a Planning committee member who has experience with surveys as well as those on the Board who responded had input into content and format. The survey is

one of many vehicles to ascertain information from Hamlet residents to guide further work of the Hamlet. The survey will go out this coming weekend.

Sign at Borland/Stafford

John Ludlow gave permission for our use of the large sign at Borland/Stafford permanently. Sally presented two options of the sign that would be designed and affixed to the permanent sign. Background color grass green; larger sign in middle “welcome to Stafford Hamlet” with country picture; lettering forest green/white. Side signs will be painted and used for changing meeting signs, including CPO if they choose to utilize. Walt Gamble suggested we use both side panels for meeting signs. This would involve making 2 “3rd Monday meeting” signs. Walt volunteered to fund one of these signs if it put us over budget. Classic Signs on Stafford Road will do painting of current sign, production of and affixing large middle sign and make 2 “3rd Monday” signs for use (along with our current Town Hall signs). Board approved. Sally will follow up with Randy at Classic Signs.

Meeting was adjourned by Carol Yamada, Chair at 8:35PM.

Respectfully submitted,

Sally Quimby
Recorder