



WASHINGTON COUNTY OREGON

August 30, 2004

To: Citizen Participation Organizations and Interested Parties

From: Brent Curtis, Planning Manager
Department of Land Use and Transportation

Subject: **Proposed Ordinance No. 632 – Provision of urban services, including park and recreation facilities**

Enclosed for your information is a copy of proposed Ordinance No. 632. A summary of the ordinance, scheduled hearing dates, and other relevant information is provided below.

ORDINANCE SUMMARY

Ordinance No. 632 proposes to amend Policies 15 and 33 of Washington County's *Comprehensive Framework Plan for the Urban Area* to allow Washington County to adopt an interim park and recreation system development charge (SDC) for urban unincorporated territory when the identified future park provider has placed or committed to place an *annexation measure* on the ballot. Policy 33 currently requires the designated park provider to place an *annexation plan* on the ballot before a County park SDC can be adopted.

If Ordinance No. 632 is adopted, it would give the Washington County Board of Commissioners (Board) the *ability* to adopt the proposed interim County park SDC for urban unincorporated Bull Mountain because the City of Tigard has placed on the November 2, 2004 ballot two annexation measures for the Bull Mountain area rather than an annexation plan. Without the change described above, the proposed County park SDC for the Bull Mountain area *cannot* be adopted.

Proposed Ordinance No. 632 *is not applicable to existing development*. If the ordinance and County park SDC are adopted, the SDC would not apply retroactively to existing development or to the alteration or expansion of an existing dwelling. If the ordinance and park SDC are adopted, the SDC revenue would be used by the County to acquire park land or improve existing park land to serve the areas subject to the County park SDC.

Ordinance No. 632 also proposes to make other housekeeping and general update amendments to make other provisions of Policy 33 consistent with the change described above, make provisions of Policies 15 and 33 consistent with other Plan policies, clarify existing provisions, eliminate redundant provisions, and make general "word-smithing" changes.

Initial Public Hearings - Time and Place

Planning Commission
1:30 PM
October 6, 2004

Board of County Commissioners
10:00 AM
October 19, 2004

Hearings will be held in the Shirley Huffman Auditorium in the Public Services Building, 155 N. 1st Avenue, Hillsboro, Oregon.

On October 19, 2004, the Board may choose to adopt the ordinance, make changes to it, continue the hearing to a future date, or reject the ordinance. If it is adopted, it would become effective on November 18, 2004. Continuing the public hearing after October 26, 2004 requires the hearing to be held after February 2005. If the ordinance is changed, the public hearing must be continued to March 2005 or later for two additional hearings required by Washington County's Charter.

On October 19th, the Board will hold its third public hearing for the proposed Bull Mountain park SDC. On the 19th, the Board may continue the hearing for the park SDC to a future date, adopt the SDC or reject it. However, the park SDC cannot be adopted unless Ordinance No. 632 is adopted. If the park SDC is adopted on October 19th, it would also become effective on November 18, 2004.

**How to Submit
Comments**

Submit oral or written testimony to the Board and/or the Planning Commission at one of the public hearings. Written testimony may be mailed or faxed to the Board or Planning Commission in advance of the public hearings in care of the Planning Division. **At this time, we are unable to accept e-mail as public testimony.**

Washington County, Planning Division
155 N. 1st Ave., Suite 350-14, Hillsboro, OR 97124-3072
Fax: 503-846-4412

Failure to submit oral or written testimony before the Board or Planning Commission may preclude appeal of a decision by the Board to adopt an ordinance as filed or amended.

Staff Contact

Linda Schroeder, Planning Assistant
155 N. 1st Ave., Suite 350-14, Hillsboro, OR 97124-3072
Telephone: 503-846-3962 Fax: 503-846-4412
e-mail: linda_schroeder@co.washington.or.us

**Proposed Ordinance
is available at the
following locations:**

- Washington County Department of Land Use and Transportation, Planning Division, 155 N. 1st Ave., Hillsboro, OR 97124-3072 Telephone: 503-846-3519
- www.co.washington.or.us/deptmts/lut/planning/ordhome.htm
- Cedar Mill Community Library and Tigard Public Library
- Citizen Participation Organizations (CPOs); call 503-725-2124 for a directory of CPOs.

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WASHINGTON COUNTY ENACTED ORDINANCE

14
Pages



ORDINANCE

632

FOR WASHINGTON COUNTY CLERK'S USE ONLY



FILED

OCT 06 2005

Washington County
County Clerk

Rec.

AGENDA

WASHINGTON COUNTY BOARD OF COMMISSIONERS

Agenda Category: Public Hearing – Fifth Reading and Public Hearing – (CPOs 4B, Land Use & Transportation; County Counsel 6, 7, and 9)

Agenda Title: PROPOSED ORDINANCE NO. 632 – AN ORDINANCE AMENDING THE COMPREHENSIVE FRAMEWORK PLAN FOR THE URBAN AREA CONCERNING THE PROVISION OF URBAN SERVICES, INCLUDING PARKS

Presented by: Brent Curtis, ^{WPTV} Planning Division Manager; Dan Olsen, County Counsel 

SUMMARY:

On September 27, 2005, the Board continued the public hearing to October 4th to allow staff an opportunity to: 1) consider possible amendments to the ordinance to address recent state legislation and testimony from CPO 4B; and 2) determine if the ordinance should be amended to change confusing or unnecessary text. Upon review of the legislation, public testimony and the changes proposed by Ordinance 632, the Planning Division and the Office of County Counsel do not believe the ordinance needs to be amended. However, if the Board determines that amendments to the ordinance are needed, October 4th is the last date the ordinance can be amended in 2005 and allow the Board to adopt it this year.

Ordinance 632 proposes to amend Policies 15 and 33 of the *Comprehensive Framework Plan For The Urban Area*. The amendments would provide Washington County with the opportunity to adopt an interim park and recreation system development charge (SDC) for urban unincorporated

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- The staff report will be provided prior to the hearing.
- Consistent with Board policy about public testimony, testimony is limited to two minutes for individuals and five minutes for a representative of a group.

DEPARTMENT'S REQUESTED ACTION:

Read Ordinance No. 632 by title only and conduct the fifth public hearing. At the conclusion of the public hearing, the Board may: 1) adopt Ordinance 632, 2) continue the hearing to a future date, 3) order engrossment of changes, or 4) reject the ordinance. If the ordinance is engrossed, continue the public hearing for A-Engrossed Ordinance 632 to October 18 and 25, 2005 as required by Chapter X of the County Charter. Direct staff to prepare and mail notice of the amendments consistent with the requirements of Chapter X of the Charter.

COUNTY ADMINISTRATOR'S RECOMMENDATION:

ADOPTED

Agenda Item No.	_____
Date:	10/04/05

**PROPOSED ORDINANCE NO. 632 – AN ORDINANCE AMENDING THE
COMPREHENSIVE FRAMEWORK PLAN FOR THE URBAN AREA CONCERNING
THE PROVISION OF URBAN SERVICES, INCLUDING PARKS**

October 4, 2005

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properties: 1) that are subject to an adopted urban service agreement, and 2) when the designated future park provider has placed or committed to place an *annexation measure* on the ballot. Policy 33 currently requires the designated park provider to place an *annexation plan* on the ballot before a county park SDC could be adopted. *Ordinance 632 does not create a county park SDC – it only makes one possible in these areas.*

Currently, there are two adopted urban service agreements - the Tigard and Hillsboro Urban Service Agreements. The changes that are proposed by Ordinance 632 would be applicable to the unincorporated areas in those service areas, which are Bull Mountain, Reedville, and portions of Rock Creek and Aloha. Tigard's November 2004 double majority annexation ballot measures for unincorporated Bull Mt. would satisfy the proposed change to Policy 33 that requires the long-term park provider to place an annexation measure on the ballot.

AUG 20 2004

**Washington County
County Clerk**

1 IN THE BOARD OF COUNTY COMMISSIONERS

2 FOR WASHINGTON COUNTY, OREGON

3 ORDINANCE NO. 632

 An Ordinance Amending the Comprehensive
4 Framework Plan for the Urban Area to Address
5 Provision of Urban Services including Parks

6 The Board of County Commissioners of Washington County, ordains:

7 SECTION 1.

8 A. The Board of County Commissioners of Washington County, Oregon,
9 recognizes that the Comprehensive Framework Plan for the Urban Area element of the
10 Comprehensive Plan (Volume II) was readopted with amendments on September 9, 1986, with
11 portions subsequently amended by Ordinance Nos. 343, 382, 432 (remanded), 444 (remanded),
12 459, 471, 480, 483, 503, 516, 517, 526, 561, 571, 572, 588-590, 598, 608-610, 612, 614, 615B,
13 and 620.

14 B. Subsequent ongoing planning efforts of the County suggest a need for changes to
15 the Comprehensive Framework Plan for the Urban Area and to implement those changes by
16 amendments to the Community Development Code, all relating to Urban Service provision,
17 including the provision of park and recreation facilities and services.

18 C. Under the provisions of Washington County Charter Chapter X, the Land Use
19 Ordinance Advisory Commission has carried out its responsibilities, including preparation of
20 notices, and the County Planning Commission has conducted one or more public hearings on

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1 the proposed amendments and has submitted its recommendations to the Board. The Board
2 finds that this Ordinance is based on those recommendations and any modifications made by the
3 Board, as a result of the public hearings process.

4 D. The Board finds and takes public notice that it is in receipt of all matters and
5 information necessary to consider this Ordinance in an adequate manner, and that this
6 Ordinance complies with the Statewide Planning Goals, the Metro Urban Growth Management
7 Functional Plan, and the standards for legislative plan adoption, as set forth in Chapters 197 and
8 215 of the Oregon Revised Statutes, the Washington County Charter, and the Washington
9 County Comprehensive Framework Plan for the Urban Area.

10 SECTION 2

11 The following exhibits, attached and incorporated herein by reference, are hereby
12 adopted as amendments to the designated documents:

13 (A) Exhibit 1 (4 pages) amending Policy 15 of the Comprehensive Framework Plan
14 for the Urban Area; and

15 (B) Exhibit 2 (3 pages) amending Policy 33 of the Comprehensive Framework Plan
16 for the Urban Area.

17 SECTION 3

18 All other Comprehensive Plan and Development Code provisions previously adopted
19 and not expressly amended or repealed herein shall remain in full force and effect.

20 SECTION 4

21 All applications received prior to the effective date shall be processed in accordance
22 with ORS 215.427 (2003 Edition).

1 SECTION 5

2 If any portion of this Ordinance, including the exhibits, shall for any reason be held
3 invalid or unconstitutional by a body of competent jurisdiction, the remainder shall not be
4 affected thereby and shall remain in full force and effect, and any provision of a prior land use
5 ordinance amended or repealed by the stricken portion of this Ordinance shall be revived and
6 again be considered in full force and effect.

7 SECTION 6

8 The Office of County Counsel and Department of Land Use and Transportation are
9 authorized to make such non-substantive changes as are necessary to properly incorporate these
10 amendments into the Comprehensive Framework Plan. It is recognized that this Ordinance
11 amends sections of the Plan also being considered for amendment under Ordinance No. 624.

12 Nothing in this Ordinance is intended to affect those amendments unless denoted in the Exhibits
13 hereto.

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1 SECTION 7

2 This Ordinance shall take effect thirty (30) days after adoption.

3 ENACTED this fourth day of October, 2004, being the
4 fifth reading and fifth public hearing before the Board of County
5 Commissioners of Washington County, Oregon.

6 BOARD OF COUNTY COMMISSIONERS
7 FOR WASHINGTON COUNTY, OREGON

8 **ADOPTED**

Tom Brian
CHAIRMAN

Barbara Hejtmanek
RECORDING SECRETARY

9
10
11
12 READING

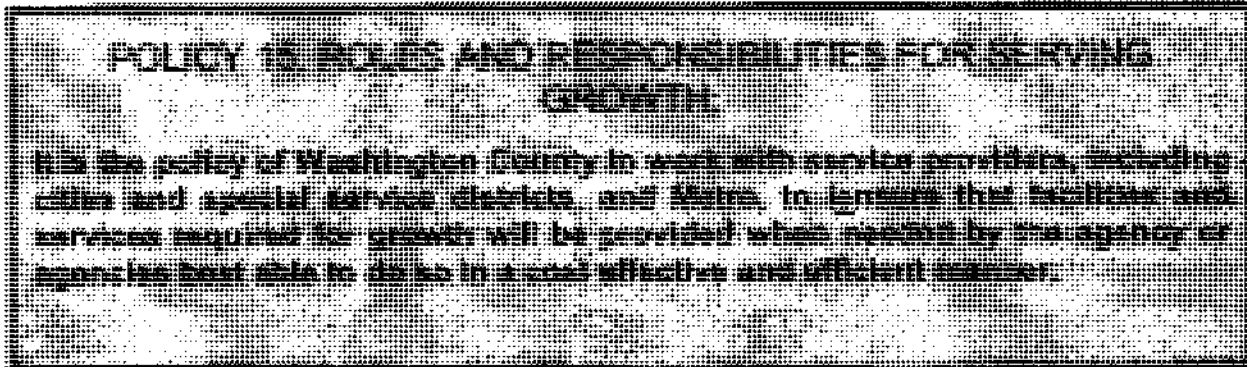
PUBLIC HEARING

13	First	<u>October 19, 2004</u>	<u>October 19, 2004</u>
14	Second	<u>March 15, 2005</u>	<u>March 15, 2005</u>
15	Third	<u>July 19, 2005</u>	<u>July 19, 2005</u>
16	Fourth	<u>September 27, 2005</u>	<u>September 27, 2005</u>
17	Fifth	<u>October 4, 2005</u>	<u>October 4, 2005</u>
18	Sixth	<u></u>	<u></u>

19 VOTE: Aye: Brian, Rogers, Schouten Nay: Duyck

20 Recording Secretary: Barbara Hejtmanek Date: October 4, 2005

Amend Policy 15 of the *Comprehensive Framework Plan For The Urban Area* as follows:



Implementing Strategies

The County will:

- a. Prepare a public facilities plan in accordance with OAR Chapter 660, Division 11, Public Facilities Planning.
- b. Continue to provide the following facilities and services as resources permit:

Service	Portions of County Served
Public Health	County-wide
Sheriff Patrol	County-wide (limited)
Assessment and Taxation	County-wide
Road Maintenance	County roads
Land Development Regulations	Unincorporated Areas Only
Solid Waste Collection System Management (franchising)	Unincorporated Areas Only
Solid Waste Disposal	Unincorporated Areas Outside UGB
Cooperative Library System	County-wide
Records and Elections	County-wide

- c. Consider being an interim provider of park land and recreation facilities either directly or through an intergovernmental agreement with a park and recreation provider when the provisions of Policy 33 are met. The County may fund park land and recreation facilities by adoption of a system development charge applicable to designated areas.
- d. In conjunction with Washington County cities and special service districts and Metro, adopt urban service agreements that address all unincorporated and incorporated properties in the Regional Urban Growth Boundary consistent with the requirements of ORS 195.060 to 080. Urban service agreements shall identify which service providers will be responsible for the long-term provision of the urban services described below and the ultimate service area of each provider. Urban service agreements shall also identify the service provision principles for each of the following urban services. ~~The boundaries of adopted urban service agreements shall be incorporated into Policy 15.~~

Urban services that will be addressed in urban service agreements include:

- Fire Protection and Emergency Services

- Law Enforcement
- Parks, Recreation and Open Space
- Public Transit
- Sewer
- Roads and Streets
- Storm Water
- Water

1. In the Tigard Urban Service Area, the designated long-term providers of the urban services described above are:

Service	Long-Term Provider
Fire protection and emergency services	Tualatin Valley Fire and Rescue
Law enforcement	City of Tigard
Parks, recreation and open space	City of Tigard
Public transit	TriMet
Roads and streets	City of Tigard, Washington County (only roads in the county-wide road system), and the Oregon Department of Transportation (only roads in the state highway system)
Sewer	City of Tigard and Clean Water Services
Storm water	City of Tigard and Clean Water Services
Water	City of Tigard, Tualatin Valley Water District and the Tigard Water District

e. Establish a coordination system with all cities, special districts and private companies that now or will provide services to the present unincorporated area. This coordination system will be designed to ensure that the following types of services and facilities will be provided when needed to existing and future County residents and businesses in accord with the Comprehensive Plan:

1. Sanitary sewage collection and treatment,
2. Drainage management,
3. Fire protection,
4. Water distribution and storage,
5. Schools,
6. Libraries,
7. Utilities (electricity, telephone and cable communications, natural gas, etc.),
8. Solid waste disposal,
9. Roads and transportation facilities,
10. Parks, ~~and~~ recreation facilities, and open space
11. Police,
12. Transit, and

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13. Street Lighting

- f. If appropriate in the future, enter into agreements with service providers which address one or more of the following:
1. Process for review of development proposals,
 2. Process for review of proposed service extension or facility expansion,
 3. Service district or city annexation,
 4. Planning of service extensions, new facilities, or facility expansions,
 5. Procedures for amending the agreement,
 6. Methods to be used to finance service and or facility improvements, operation and maintenance,
 7. Methods to be used to acquire and develop park land and recreation facilities.
 8. Standards to be used by the County and the service provider in assessing "adequate" service levels,
 9. Area or clientele to be served now and in the future,
 10. Consistency with Plan policies and strategies,
 11. Coordination of capital improvements programs, and
 12. Cost effectiveness of service provision.
- g. Not oppose proposed annexations to a city or special service district, which are in accord with an ~~Urban Planning Area Agreement (UPAA)~~, an Urban Service Agreement or a voter approved annexation plan. Annexations to special service districts that are consistent with an adopted urban service agreement are deemed to be consistent with the Washington County Comprehensive Plan.
- h. Upon annexation of the area in the vicinity of SW Garden Home Road and SW Oleson Road by the City of Beaverton consistent with the ~~Beaverton~~Portland Urban Service Boundary, the City of Portland shall consent to annexation by Beaverton of that area south of SW Garden Home Road and west of Oleson Road that is currently in Portland.
- i. For the Raleigh Hills Center as shown on the acknowledged Metro 2040 Growth Concept Map, the affected jurisdictions of Beaverton, Portland, Washington County and Metro shall enter into an urban planning agreement to assure implementation of the Urban Growth Management Functional Plan provisions relating to town centers, including the establishment of town center boundaries and demonstration of target capacities for jobs and housing.
- j. Work with Citizen Participation Organizations to identify and describe specific concerns related to possible future annexations of land to cities which abut Community Planning Areas. These concerns shall be considered by the County during renegotiation of Urban Planning Area Agreements.
- k. Support incorporation of new communities provided that incorporation will result in the provision of services in the most efficient and cost effective manner and is not in violation of an already existing Urban Planning Area Agreement between the County and an affected city.

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- l. Cooperate in the development, adoption, and implementation of a master plan for library services and facilities based on a survey of County library needs; and, develop a financial plan for operating library services in the County, with emphasis on the establishment of a multiple funding base, with the involvement of the Washington County Cooperative Library System Citizen Advisory Board, cities, community libraries, school districts, the Tualatin Hills Park and Recreation District, and citizens.
- m. Enter into intergovernmental agreements with high growth school districts that are consistent with state law, and that contain at a minimum the following items:
 1. An explanation of how objective criteria for school capacity in the District's school facility plan will be used by the County;
 2. School District involvement with the County's periodic review; and
 3. How the County will coordinate comprehensive plan amendments and residential land use regulation amendments with the District, including notice of hearing.

These intergovernmental agreements may be adopted by the Board of County Commissioners through Resolution and Order.

Summary Findings and Conclusions

Public facilities and services necessary for growth in Washington County historically have been provided by a variety of unrelated special districts, local governments, and other agencies. Cooperation and coordination between service providers in developing plans and programming capital facilities has been limited.

The County has the responsibility under State law to coordinate the timely provision of public facilities and services within the County. Due to the fact that the County itself does not provide a full range of urban services, the best means of fulfilling this responsibility--which will result in a better living environment for County residents--is the formal establishments of a strong coordination system between the County and all service providers and the adoption of urban service agreements.

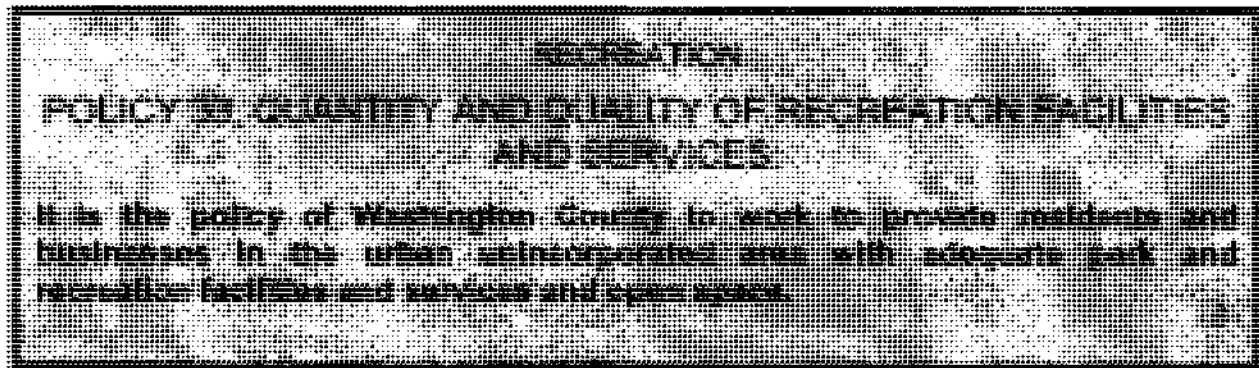
In 1993 the State Legislature adopted Senate Bill 122 (codified as ORS 195), which requires local governments to work together to establish urban service boundaries and adopt urban service agreements. ORS 195.060 to 080 requires local governments to determine who will be the ultimate urban service providers of the following services: fire protection, parks, recreation, open space, sewer, streets, roads, and public transit. In addition to these services, Washington County local governments determined that law enforcement and storm water services should also be addressed. Urban service agreements identify the ultimate service area of each provider and identify the service provision principles for each urban service. Urban service agreements are applicable to land inside the Regional Urban Growth Boundary, including incorporated and unincorporated areas. Urban service boundaries have been adopted for Hillsboro, Portland and Tigard and urban service agreements have been adopted for Hillsboro and Tigard. Efforts to establish needed urban service agreements and designate urban service boundaries for other cities shall continue. Urban service agreements ~~will be~~ are a very important tool in ensuring that residents and businesses in the urban area receive all the services addressed in urban service agreements, as well as ensuring the timely and efficient provisions of public facilities and services within the County.

The County has the additional responsibility to its citizens of ensuring that the services needed to allow growth will be provided by the agency or agencies best able to do so in a coordinated, efficient and cost effective manner. Therefore, County review of and recommendations on annexation or incorporation proposals involving cities and special service districts is imperative.

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Amend Policy 33 of the *Comprehensive Framework Plan For The Urban Area* as follows:



Implementing Strategies

The County will:

- a. Work with cities and special districts to identify the long-term providers of park, recreation and open space services through the negotiation of urban service agreements. The County recognizes park special service districts and cities as the appropriate long-term providers of park, recreation, and open services.
- b. If an urban service agreement applies to an area without services, encourage and support the park and recreation providers to adopt an annexation plan(s) or other annexation strategies so that properties without a current park and recreation provider will be provided service. The County recognizes annexation plans and other types of annexation methods provided for under state law as the most appropriate ways to bring these unserved properties into the boundaries of the park and recreation providers. Annexations plans shall be consistent with the requirements of state law and the applicable urban service agreement.
- c. Consider being an interim provider of park land and recreation facilities to one or more urban unincorporated area(s) until the area(s) is annexed into the boundary of a designated park and recreation provider. Potential funding sources for County acquisition of park land and provision of recreation facilities include fees; federal, state and regional funding; grants; property taxes; and a park system development charge (SDC).
- d. Serve as an interim provider of park land and recreation facilities to one or more unincorporated areas if the Board may adopts a park SDC for unincorporated properties in one or more specific geographic areas, when it finds: In conjunction with the adoption of a park SDC, the Board shall first determine that:
 - 1. The long-term park and recreation provider to the area has been identified;
 - ~~2. There is an identified special need for park land and/or recreation facilities in the area;~~
 - 3. The identified park and recreation provider does not have adequate funding to purchase needed park land or provide needed recreation facilities in the area outside of its current boundary, and
 - 4. The identified park and recreation provider has placed or committed to placing an annexation plan or another annexation measure on the ballot.
- d. Work with park districts and city park and recreation providers to develop park master plans and funding priorities for park, recreation and open space services for urban unincorporated areas.

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- e. Designate the off-street trail system in the Transportation Plan.
- f. Continue the Metzger Park Local Improvement District (LID) for as long as a majority of property owners within the LID wish to continue to pay annual levies for the operation and maintenance of Metzger Park.
- g. Encourage Metro and appropriate state and federal agencies to establish or expand facilities in the County.
- h. Work with all public agencies providing park, recreation and open space services within the County to ensure that opportunities for citizen participation in park and recreation and open space decisions are provided.
- i. Coordinate with private recreation providers in the planning of park and recreation facilities and services for the urban unincorporated area.
- j. Review all lands owned by the County and other local public agencies (for example, Clean Water Services, water districts) for potential open space or recreational use.

Summary Findings and Conclusions

Throughout its history, the County has not been a park and recreation provider but has relied instead on the Tualatin Hills Park and Recreation District (THPRD) and cities to provide these services. The only parks the County maintains are Metzger Park and Hagg Lake. Metzger Park was donated to the County and its ~~The operation and maintenance of Metzger Park~~ is funded through a local improvement district comprised of property owners in the Metzger area. The County operates and maintains Hagg Lake, which is owned by the United States Bureau of Reclamation.

THPRD, the largest park and recreation provider in Washington County, is the only provider of park, recreation and open space services to urban unincorporated Washington County. Unincorporated properties located outside of THPRD's boundary are not provided with park and recreation services, with the exception of the Metzger area which funds Metzger Park. As development occurred in these areas ~~urban unincorporated Washington County~~, park land was not acquired because these areas were not served by a park and recreation provider and the County did not have funding to acquire park or open space land. Sustained, rapid levels of development since the 1980s also outpaced the capability of THPRD to provide the level of services called for in its master plans. THPRD's financial constraints also precluded it from acquiring future park land in areas outside its current boundary but within its ultimate service area. The same dilemma was faced by cities that are the designated park and recreation providers to parts of urban unincorporated Washington County, including Hillsboro and Tigard.

In 1995, Washington County, THPRD, cities, special service districts, and Metro began to develop urban service agreements for all territory within the Regional Urban Growth Boundary. ~~State~~ Urban services legislation adopted by the State Legislature in 1991~~3~~, Senate Bill 122, requires local governments to identify the long-term service providers of a number of urban services, including parks, recreation, and open space. The result of this planning effort will be urban service agreements that include the designation of the long-term providers of park, recreation and open space services for specific geographic areas of urban Washington County. Early in this planning process, local governments and the public determined that THPRD and cities were the appropriate long-term park and recreation providers and not the County. The long-term park and recreation providers that have been designated to serve almost all of urban unincorporated Washington County are THPRD and the cities of Hillsboro and Tigard.

The County, THPRD and city park and recreation providers recognize the importance of providing services to unincorporated areas ~~outside of THPRD without a parks provider~~ due in part to the increased public demand for park and recreation services and the lack of parks and recreation facilities in these areas. For example, in the Bethany area significant portions of the area have developed outside of THPRD, resulting in little or no park land in large sections of the area. The same conditions exist in the Bull Mountain area due to development occurring outside the City of Tigard, the designated park and recreation provider to that area.

The County, THPRD and cities agree these unserved areas must be annexed to their ~~appropriate~~ applicable park and recreation provider so that appropriate services can be provided to these areas. The County will continue to work with THPRD and the cities to develop annexation strategies to bring these areas into the boundary of the applicable park provider using the annexation measures provided for by state law. Annexation measures include, but are not limited to, single or double majority annexation ballot measures and annexation plans. The County believes ~~that the most appropriate annexation method is the adoption of annexation plans, as provided through Senate Bill 122, are an appropriate method to bring unserved areas into the boundaries of park providers because they for by statute.~~ Annexation plans provide a thoughtful, comprehensive and systematic way to ensure all urban properties are provided with park, recreation and open space services. Other annexation methods can result in scattered and piecemeal annexations that ~~are~~ may not be conducive to efficient and effective service provision. Annexation plans also provide the public with the best opportunity to participate in the planning process that will determine how to serve these areas and what effect the proposed annexation may have upon residents and businesses currently served by the provider. They ~~Annexation plans~~ also guarantee voters in the area proposed to be annexed and voters currently in the boundary of the park provider each have the public-a say in whether about whether or not the subject area(s) should be annexed, because both sets of voters are required to vote on an annexation plan,s must be placed on the ballot. However, when an annexation plan cannot be used, other annexation methods should be used to add properties to their park provider so they will be served.

Due to inadequate park and recreation facilities, ~~and the dwindling supply of land in certain urban unserved areas, outside the boundaries the lack of funding by the designated long-term~~ of park and recreation providers to acquire or improve park land outside of their current boundaries, the County should consider being an interim provider of park land and recreation facilities in those areas until they can be annexed into the boundary of the appropriate provider. As an interim provider, the County could purchase property for future development as park land. The County could also develop park land and recreation facilities on an interim basis by contracting for development and construction services with the appropriate long-term park and recreation provider. Upon annexation to the appropriate park and recreation provider, the County would be able to transfer to the provider any properties itthe County has acquired or any unspent revenue funds it has designated for the annexed area.

Potential funding sources the County could consider include existing property taxes; federal, state and regional funding; fees; a park SDC; a park serial levy; land donations; and voluntary contributions. A County SDC on new development for parks and recreation facilities could be collected by the County in designated unincorporated urban areas not served by a park and recreation provider. Such a fee would require all new development developers to contribute to the development provision of park and recreation facilities in the same manner used by THPRD and city park and recreation providers. Where a developer development could contribute land deemed acceptable for park or recreation use, this might be accepted in lieu of an SDC if the land had a value equivalent to the fee the developer would have been required to pay and was acceptable to the County.

Lands currently in public ownership but lacking recreation improvements may offer a potential for reducing the existing deficit of available park lands. The County and other local public agencies, such as Clean Water Services and water districts, should also review properties in their ownership for potential recreational use prior to selling them.

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