

WELCOME!

EXECUTIVE STEERING COMMITTEE (ESC) MEETING

- *Choose your phone or computer speakers/microphone for audio. If you use your phone, please mute your computer speakers to prevent sound feedback.*
- *ESC members will be muted at the start of the meeting and when not speaking.*
- *This meeting is being live captioned. Public observers will remain muted. To provide public comment, please be ready to dial: (971) 247-1195.*
- *If you experience technical difficulties, call or text (503) 479-8674 and assistance will be provided as soon as possible. Thanks!*





Agenda

- » Welcome
- » ESC Chair Comments
- » Public Comment
- » Project Update
 - » Committee Updates
 - » Project Design
- » Portland Public Schools Update
- » Independent Highway Cover Assessment: Work Session #2
- » Next Steps



7 Principles of Agreement

1. Your voice matters
2. Speak your truth
3. Listen for understanding
4. Deal with issues not with people
5. Experience discomfort
6. Remain respectfully engaged
7. Expect and accept non-closure

PUBLIC COMMENT





Public Comment

- » Raise your hand if you wish to make a public comment
- » Focus comments on today's topics
- » Speakers will have up to **1 minute** for their comment – speakers will be notified and then **muted** at “time”
- » Please mute the meeting in the background on your computer
- » See the agenda for options for providing more extensive comments

To make a live comment via phone, dial: 971-247-1195

Webinar ID:
849 2643 7770
Passcode: 407290

1. Dial *9 to raise your hand.
2. After you are invited to speak, dial *6 to unmute yourself.

PROJECT UPDATE





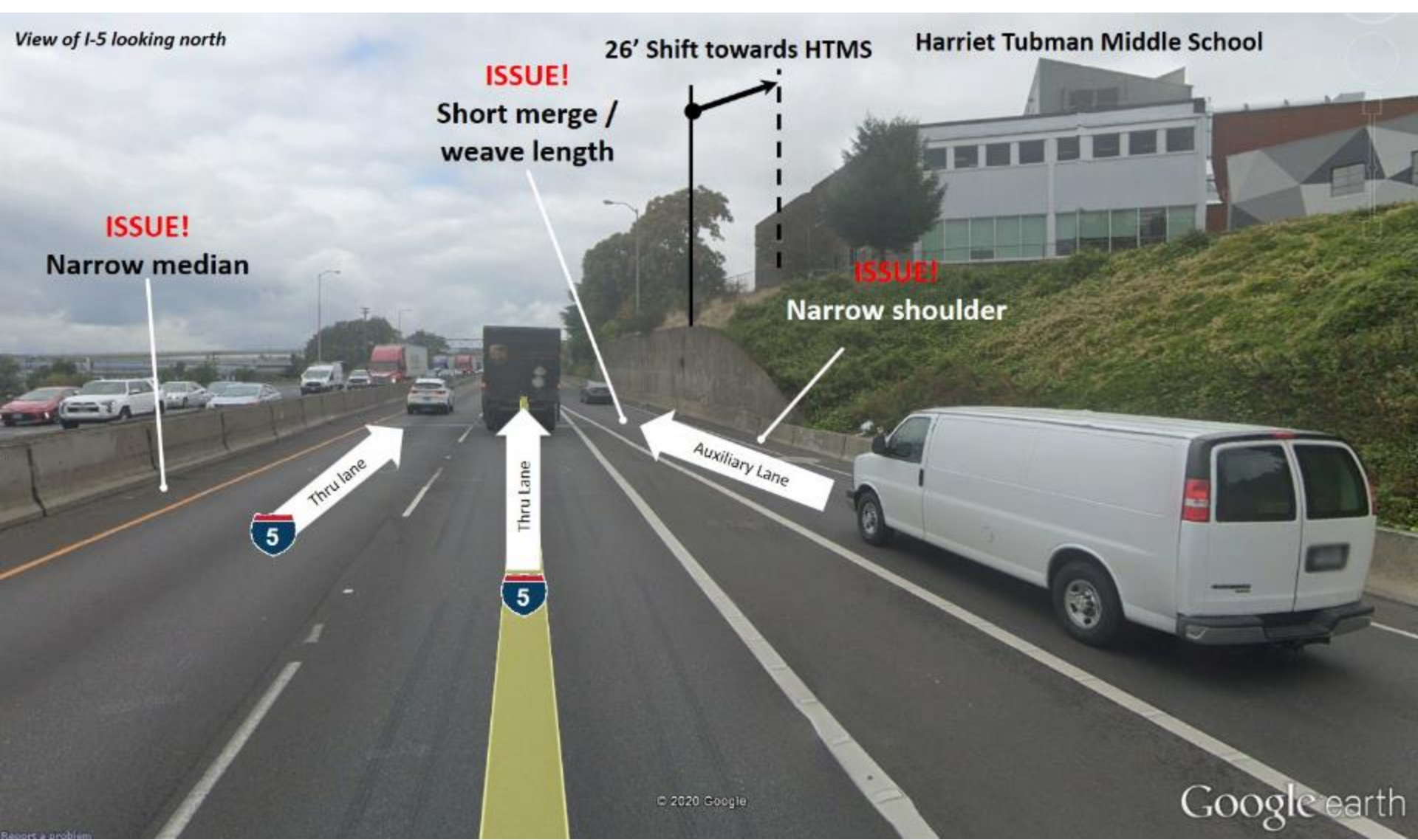
Community Oversight Advisory Committee Update

- Project and Program Status
 - Diversity Plan – Greensheet Process Discussion
 - Subcontracting and Workforce Opportunities
- Rose Quarter Operating Assumptions: Current configuration and schedule (construction starts 2023) includes estimated benefits:
 - Over \$100 million+ in DBE opportunities
 - Career development program by lifting individuals into construction pathway (e.g., 20% apprenticeship hours)
 - COAC recommends pipeline building immediately to maximize economic investment, including apprenticeship and overall workforce diversity targets (e.g., 14% female, 25% minority male)



Historic Albina Advisory Board

- Project Update
 - Project design
 - Committee updates
 - Project branding update
- Independent Highway Cover Assessment
 - Work Session #2



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Google earth



Actions Responding to ESC

- ESC Charter defining role in project decision-making
- Adopted Project values and outcomes
- Developing performance measures
- Incorporating committee update and work plan items
- Mainline highway design presentation
- Congestion pricing presentation
- Project schedule update
- Portland Public Schools presentation
- Further coordination for bus-on-shoulder opportunity
- Future joint HAAB/ESC meetings

**PORTLAND PUBLIC
SCHOOLS UPDATE:
FUTURE PLANS FOR HARRIET
TUBMAN MIDDLE SCHOOL**



INDEPENDENT HIGHWAY COVER ASSESSMENT: WORK SESSION #2



April 26th
2021

Work
Session 2

ODOT // I-5 Rose Quarter Improvement Project

Independent Cover Assessment

ZGF

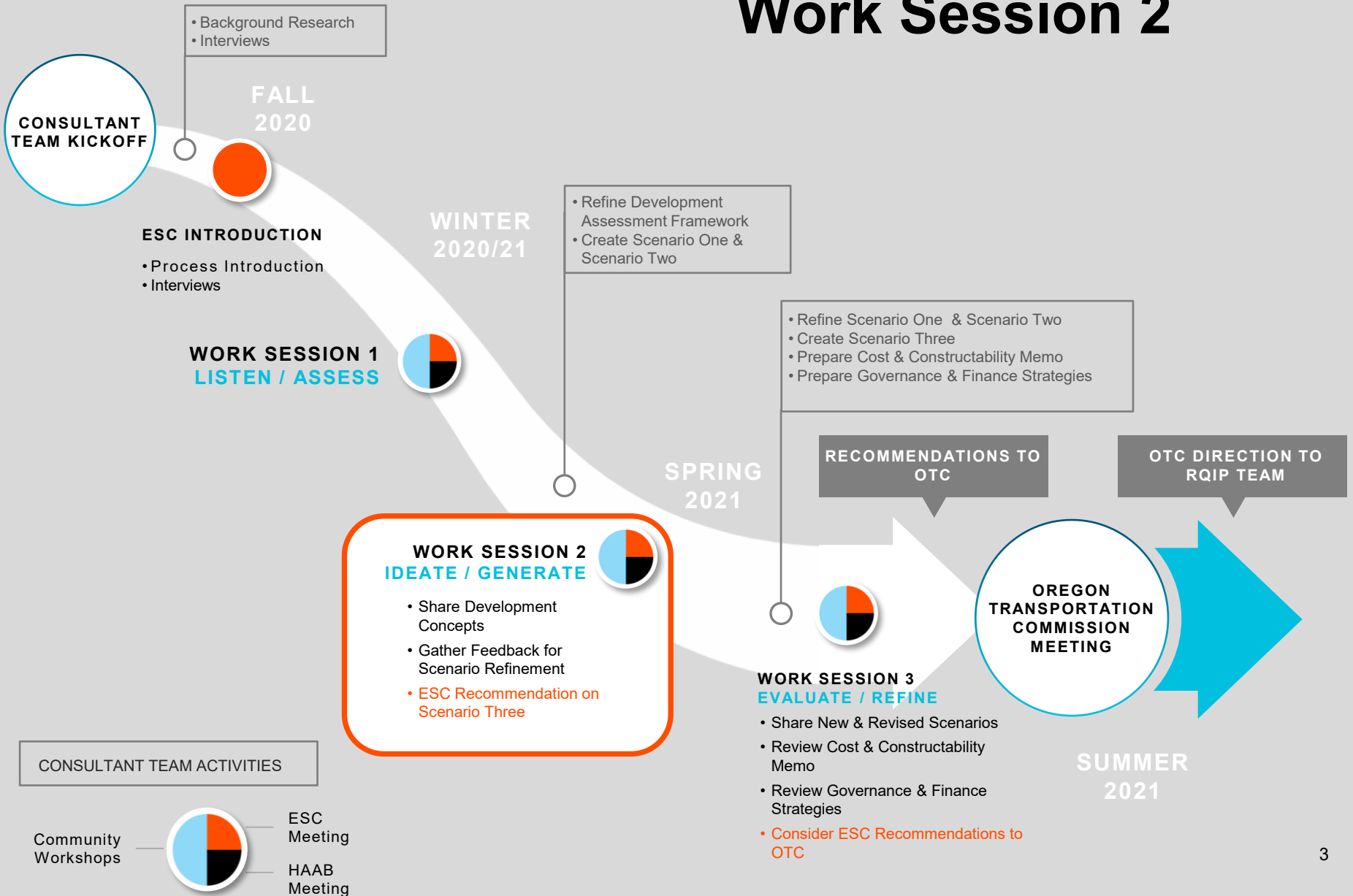
**INDEPENDENT
COVER ASSESSMENT** **I-5 ROSE QUARTER
IMPROVEMENT PROJECT**



- 01 **Welcome/Purpose & Goals**
4 minutes
- 02 **Work Session 1 Summary**
3 minutes
- 04 **Development Concepts**
35 minutes
- 03 **Maximizing Community Benefits**
8 minutes
- 05 **Workshop 2 Feedback**
3 minutes
- 06 **Discussion**
35 minutes
- 07 **Wrap-Up/Next Steps**
2 minutes

Purpose and Goals

Work Session 2



Scenarios

Base Case The NEPA Environmental Assessment

- 01** Scenario One: Limited to the NEPA Environmental Assessment Area of Potential Impact (API)
- 02** Scenario Two: May extend beyond the NEPA Environmental Assessment API.
- 03** Scenario Three: Determined by the ESC if needed.

Community Program Priorities



Work Session 1

Program Priorities

The **Top Program Priorities** recurred during community workshops, advisory committee meetings, and the online open house survey. Many align with the ESC Values and Outcomes. The ICA team assessed how well development concepts could support these programs.

Work Session 1 Program Priorities

Community Wealth

- **Black community development corporation (CDC)**; Black-controlled land trust
- Rental and ownership **business spaces** that are diverse sizes and affordable
- **Black food sovereignty center/market**
- Permanently **affordable** rental and ownership **housing**
- **Job training** and development **center** (STEAM / green energy jobs)



Sugar Hill Mixed-Use Development

Midtown Detroit, Michigan

(Photo from www.developdetroit.org/sugar-hill-mixed-use-development.com)



Community Ownership

Africatown Community Land Trust

Seattle, WA (photos from africatownlandtrust.org)



Philadelphia Farmers' Market

Philadelphia, Pennsylvania

(Photo by R. Kennedy; Visit Philadelphia)



Community-owned small businesses

Avenue of Fashion, Detroit, Michigan

Work Session 1 Program Priorities

Community Health and Cohesion

- Culturally-specific **health and wellness center**
- Large, accessible outdoor **community gathering space**
- **Black history & cultural center**
- **Public art / monuments** that communicate Black identity



Black Doctors Consortium
Philadelphia, Pennsylvania
(photo from Emma Lee / WHYY)



Public Gathering Space:
Columbia Heights, Washington D.C., ZGF



Center for Civil and Human Rights
HOK+ The Freelon Group (now Perkins+Will)
Atlanta, GA
(photo from www.pentagram.com)



Celebrate Community Identity
Destination Crenshaw (Public-private partnership) Los Angeles, CA, Perkins & Will

A blue-tinted photograph of a crowded public park. In the center, there is a large, ornate gazebo with a conical roof and a spire. The gazebo is surrounded by a dense crowd of people, many of whom are sitting on the ground or on chairs. The background is filled with large, leafy trees. The overall scene suggests a community event or a busy day at a park.

Development Concepts

Neighborhood Connection



Measuring Success

Current Preliminary Concept Evaluation

The Development Assessment Framework evaluates how well scenarios meet ESC and Black Historic Albina Community goals.

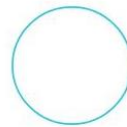
Technical Assessment

Benefit Challenges Feasibility



Development Assessment Framework

Community Wealth



Community Health



Community Cohesion



Mobility



Next Step: Feasibility analysis will evaluate concept elements and tradeoffs related to cost, schedule, structural limitations, land acquisition, impact to existing properties and traffic impacts.

Concepts

Big Moves

Preliminary Concept Scenarios based on their ability to accomplish goals identified by the community and ESC.

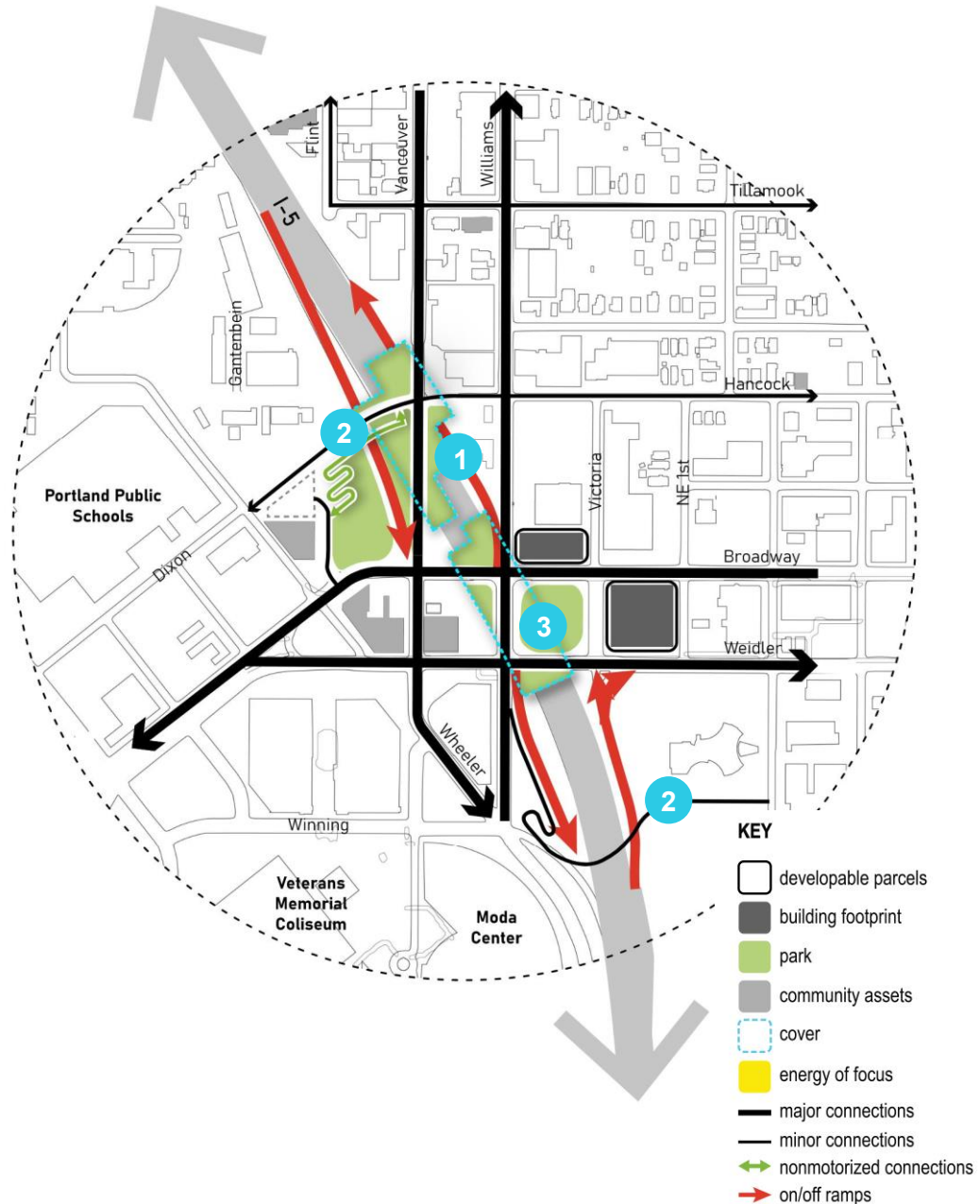
1. Maximizing land area created/designated for community control and use.
2. Creating street edges that foster active street fronts and ground level uses.
3. Creating more pedestrian and bike-friendly street networks.
4. Reducing air and noise pollution.

**from a freeway space, to
a restored neighborhood
place...**

Environmental Assessment (EA) Base Case

- 1 Open space on the covers
- 2 Improves east/west connectivity
- 3 Creates a more pedestrian and bicycle friendly

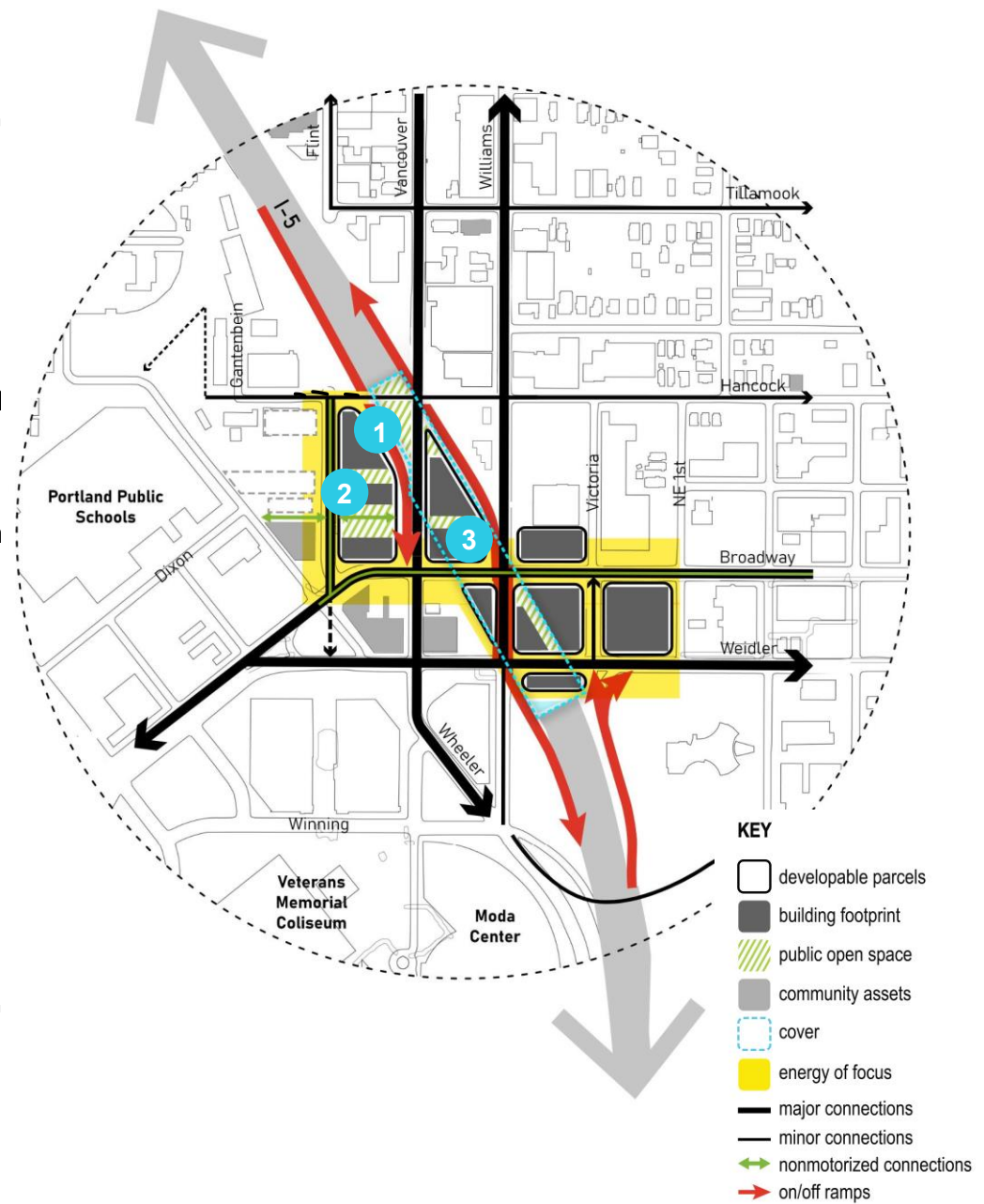
Development Assessment Framework



Concept 1 Flint + Broadway Blvds

- 1 Move some freeway interchange impacts –sb of ramp
- 2 Creates **one larger and contiguous development parcels** that support the commun vision
- 3 **Maximizes** development around cover

Development Assessment Framework



Concept 2 Vancouver as Mainstreet

- 1 Move some freeway interchange impacts – **nb on-ramp**
- 2 Restores and enhances some street grid
- 3 Creates a **signature main street**

Development Assessment Framework

Community Wealth



Benefits



Community Health



Challenges

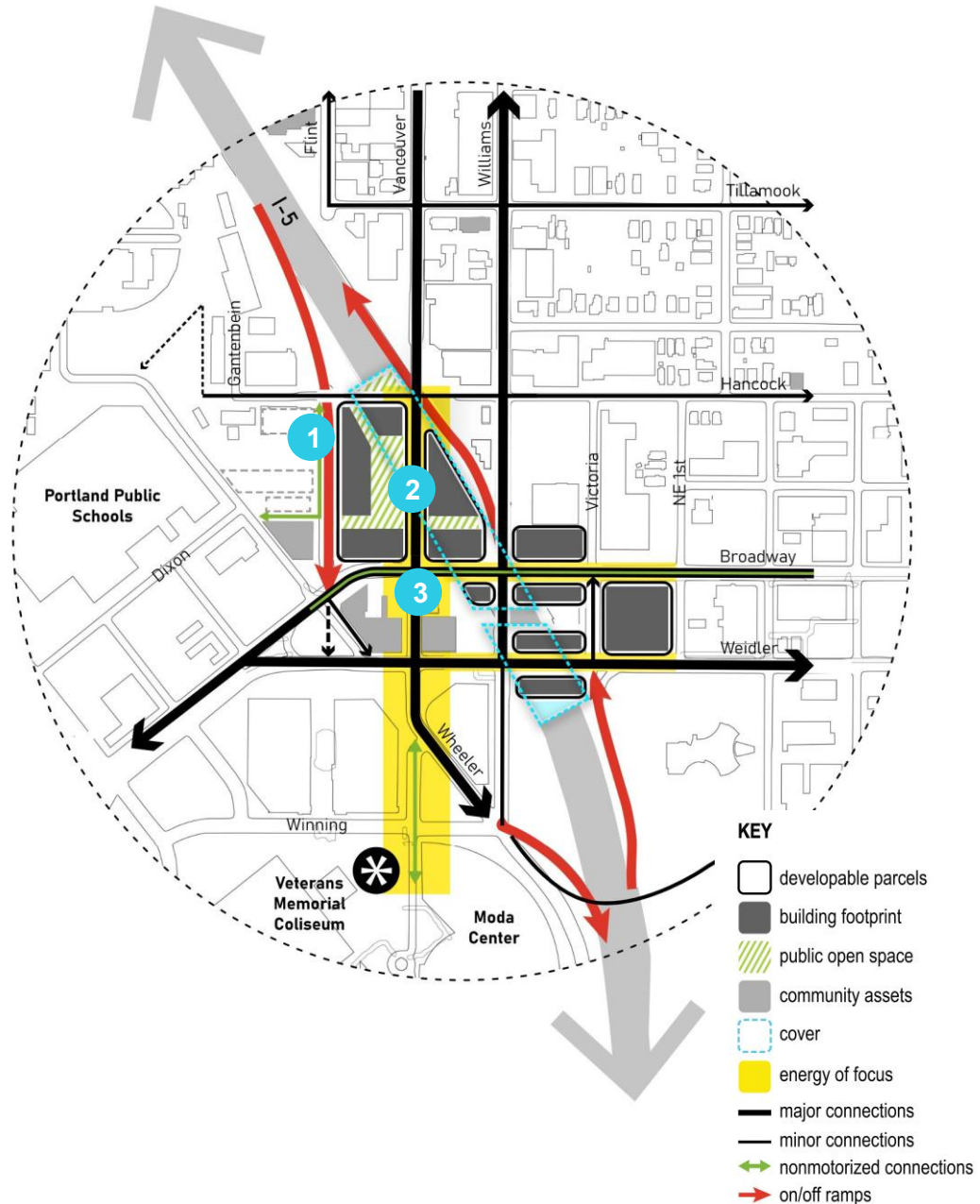


Community Cohesion



Feasibility

Mobility



Concept 3 Flint as Mainstreet

- 1 Merge local streets
- 2 Move some freeway interchange impacts – nb on-ramp
- 3 Creates a larger central development parcel

Development Assessment Framework

Community Wealth



Benefits



Community Health



Challenges

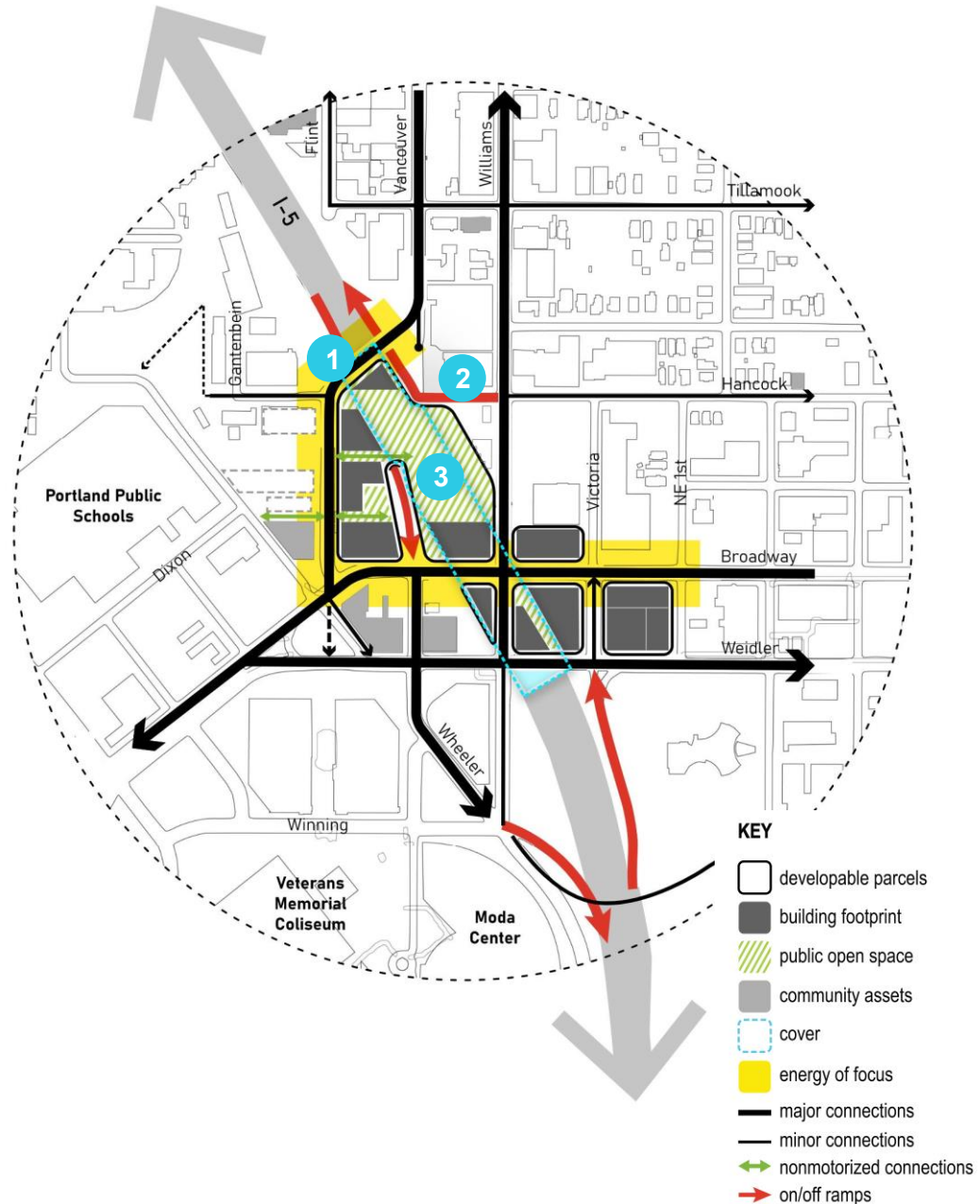


Community Cohesion



Feasibility

Mobility



Concept 4 Center on the Cover

- 1 Move freeway impacts out of the neighborhood –ramps to the south
- 2 Creates **larger** and **contiguous** development parcels that support the community vision

Development Assessment Framework

Community Wealth



Benefits



Community Health



Challenges

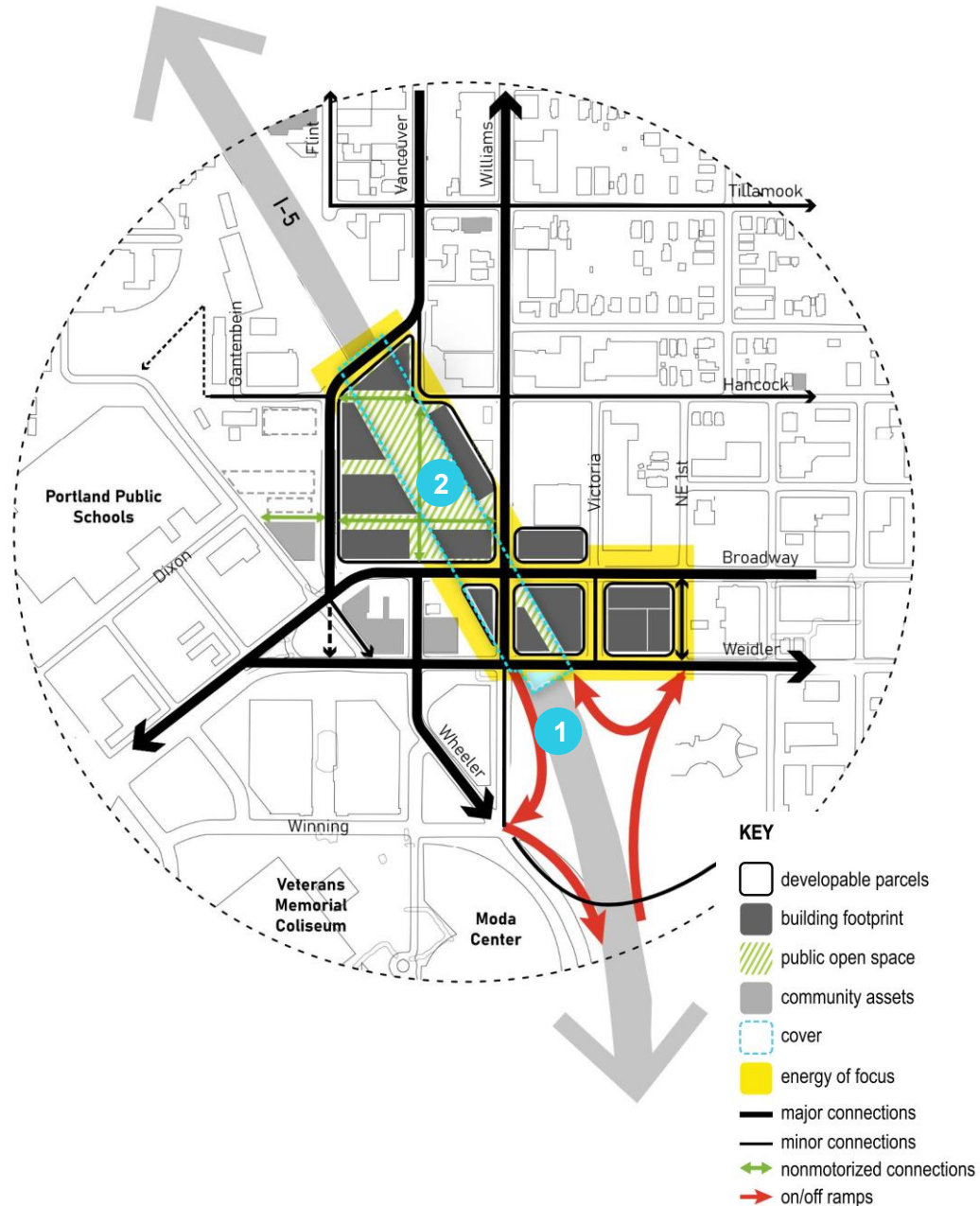


Community Cohesion



Feasibility

Mobility



Concept 5

Restore the Grid

- 1 Move freeway impacts out of the neighborhood - ramps to the south
- 2 Restores street grid
- 3 Creates **larger** and **contiguous development parcels** that support the community vision

Development Assessment Framework

Community Wealth



Benefits



Community Health



Challenges

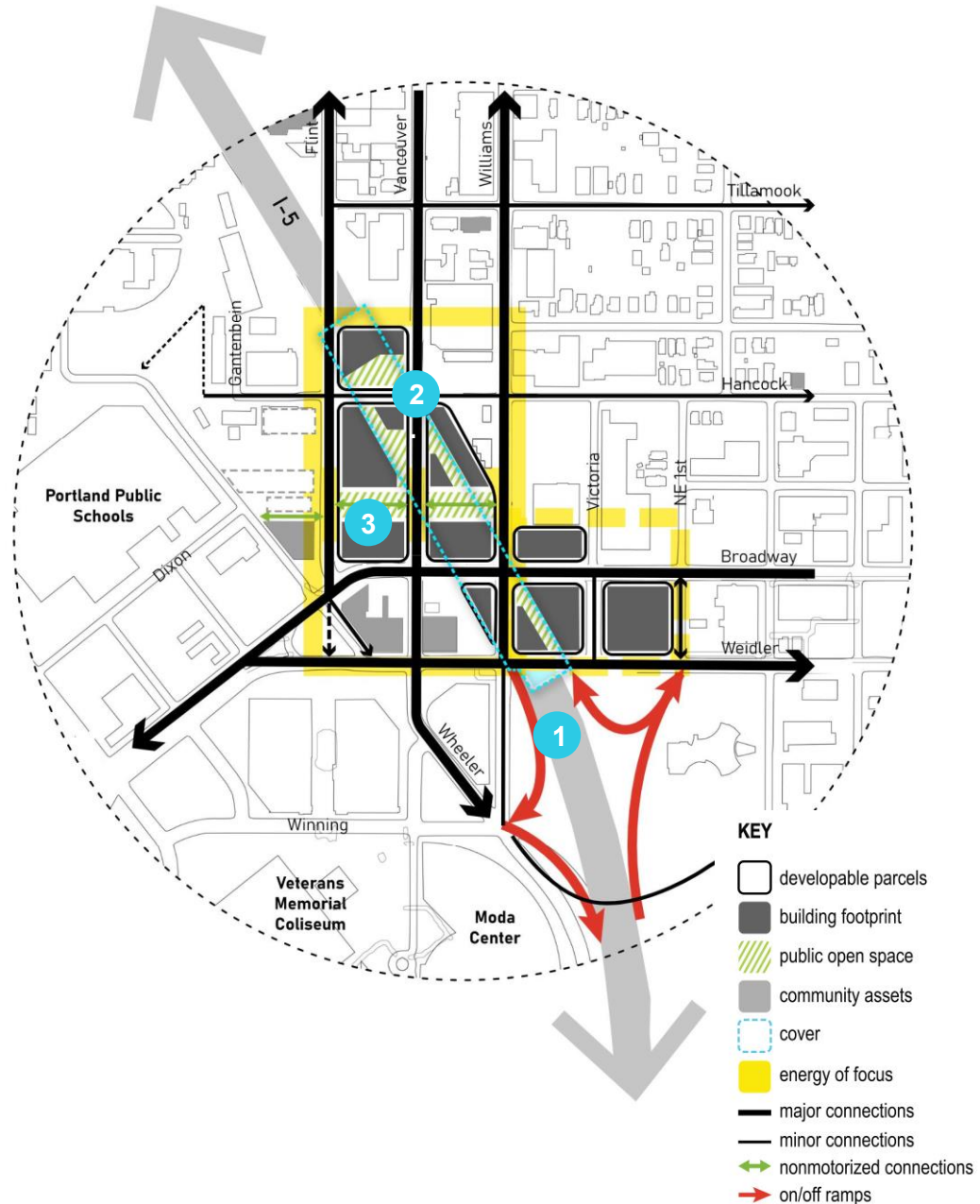


Community Cohesion



























Feasibility

Mobility



Development Concepts Assessment

| | Benefits | Challenges | Feasibility | Community Wealth | Community Health | Community Cohesion | Mobility |
|-----------|----------|------------|-------------|--|---|---|---|
| EA | Low | Low | |  |  |  |  |
| 1 | Med | Low | |  |  |  |  |
| 2 | Med | Low | |  |  |  |  |
| 3 | Med | Med | |  |  |  |  |
| 4 | High | Med | |  |  |  |  |
| 5 | High | Med | |  |  |  |  |

Development Concepts

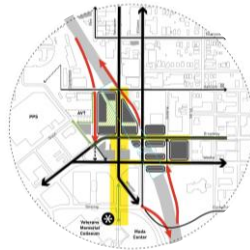
Trade-offs



EA



Concept 1



Concept 2



Concept 3



Concept 4



Concept 5

Concept 1 Flint + Broadway Blvds

Development Assessment Framework

Community Wealth



Benefits



Community Health



Challenges

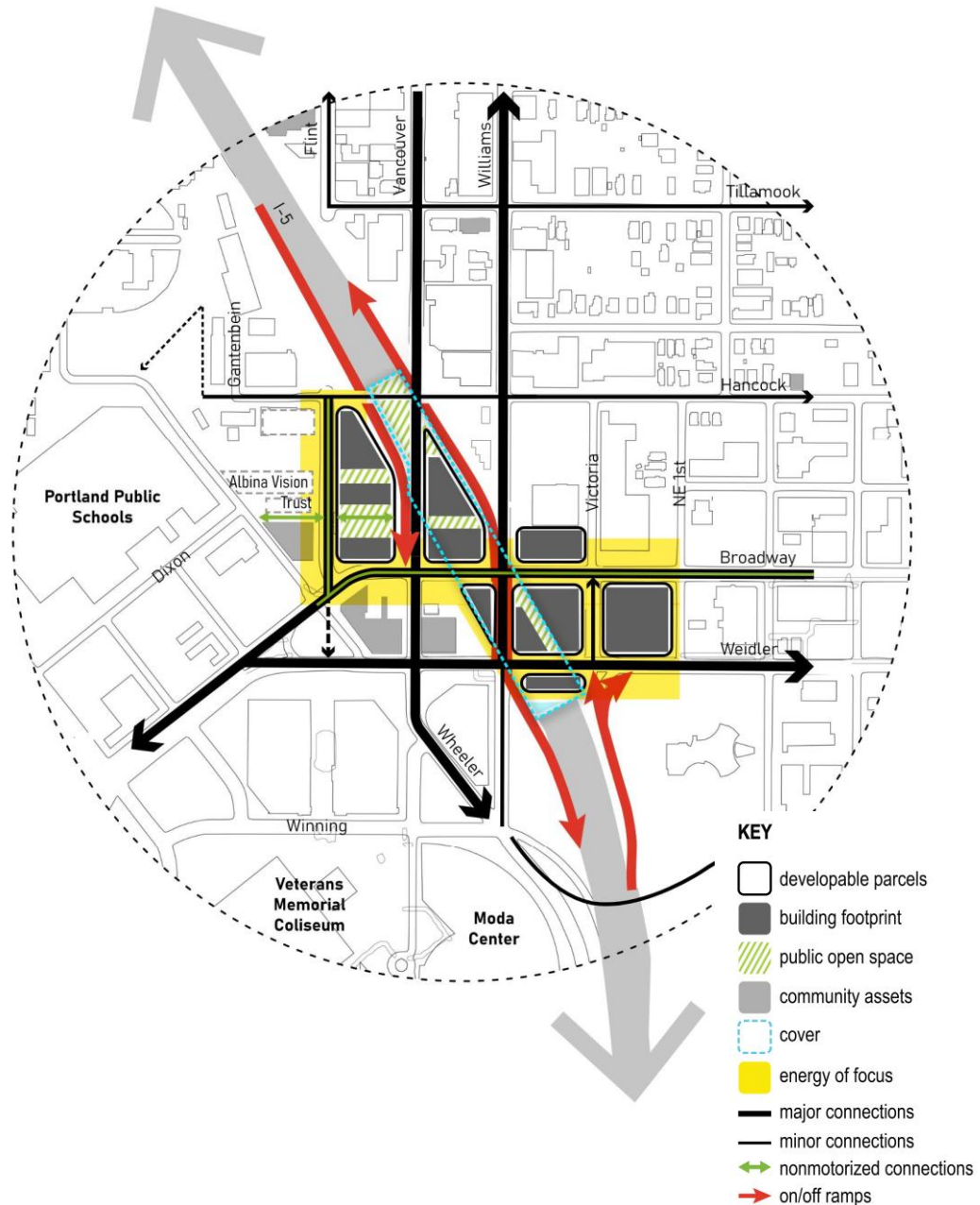


Community Cohesion



Feasibility

Mobility



Concept 1 Flint + Broadway Boulevards



1 Cultural Center On Active Streets
August Wilson Center
(Steinkamp photography)



2 Farmers Market
www.vegnews.com



3 Multi Functional Spaces
August Wilson Center
www.NV5.com



4 Places for Art
August Wilson Center
(Peju Alatise Flying Girls Exhibit)



5 Multi Functional Spaces
August Wilson Center
www.pghcitypaper.com

Concept 5 Restore the Grid

Development Assessment Framework

Community Wealth



Benefits



Community Health



Challenges

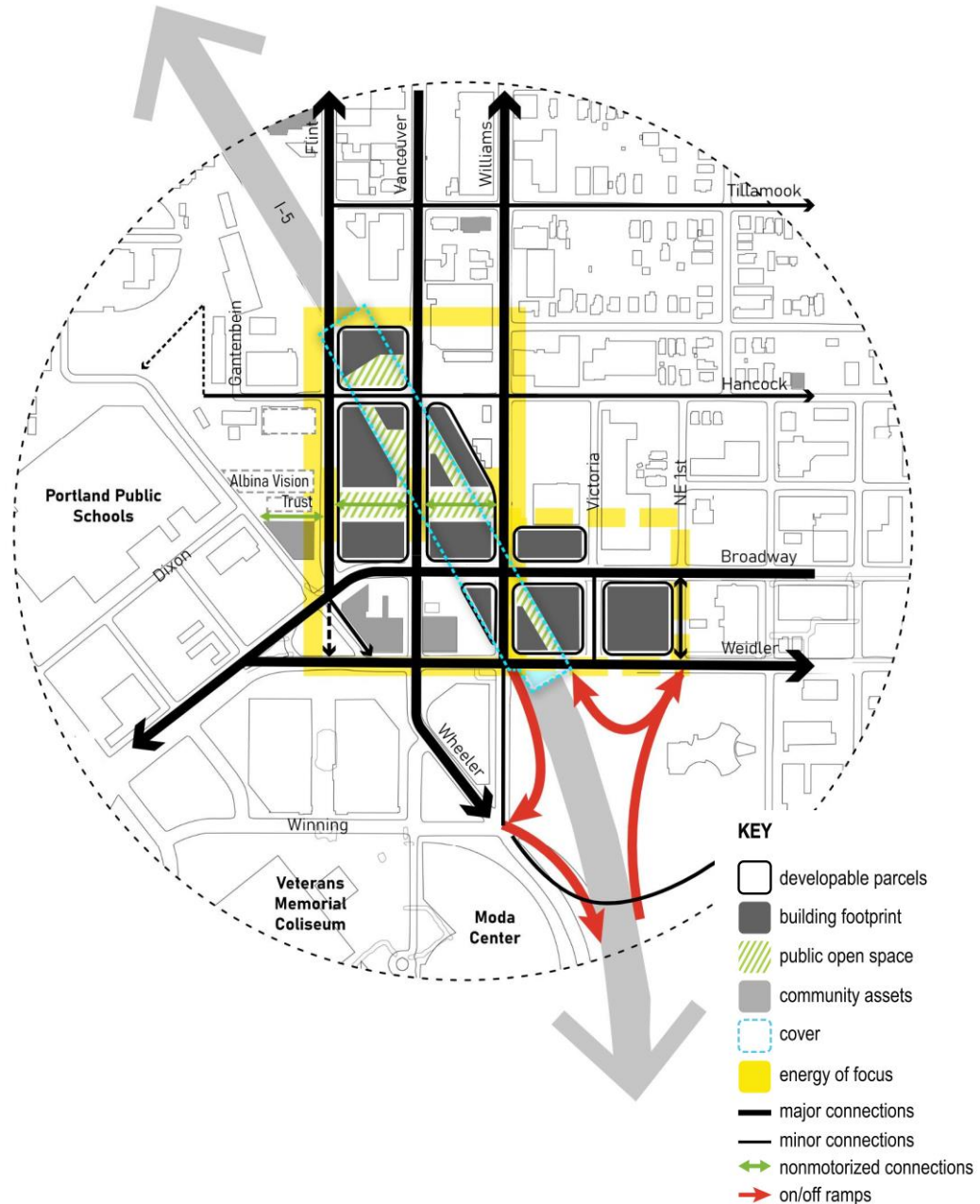


Community Cohesion

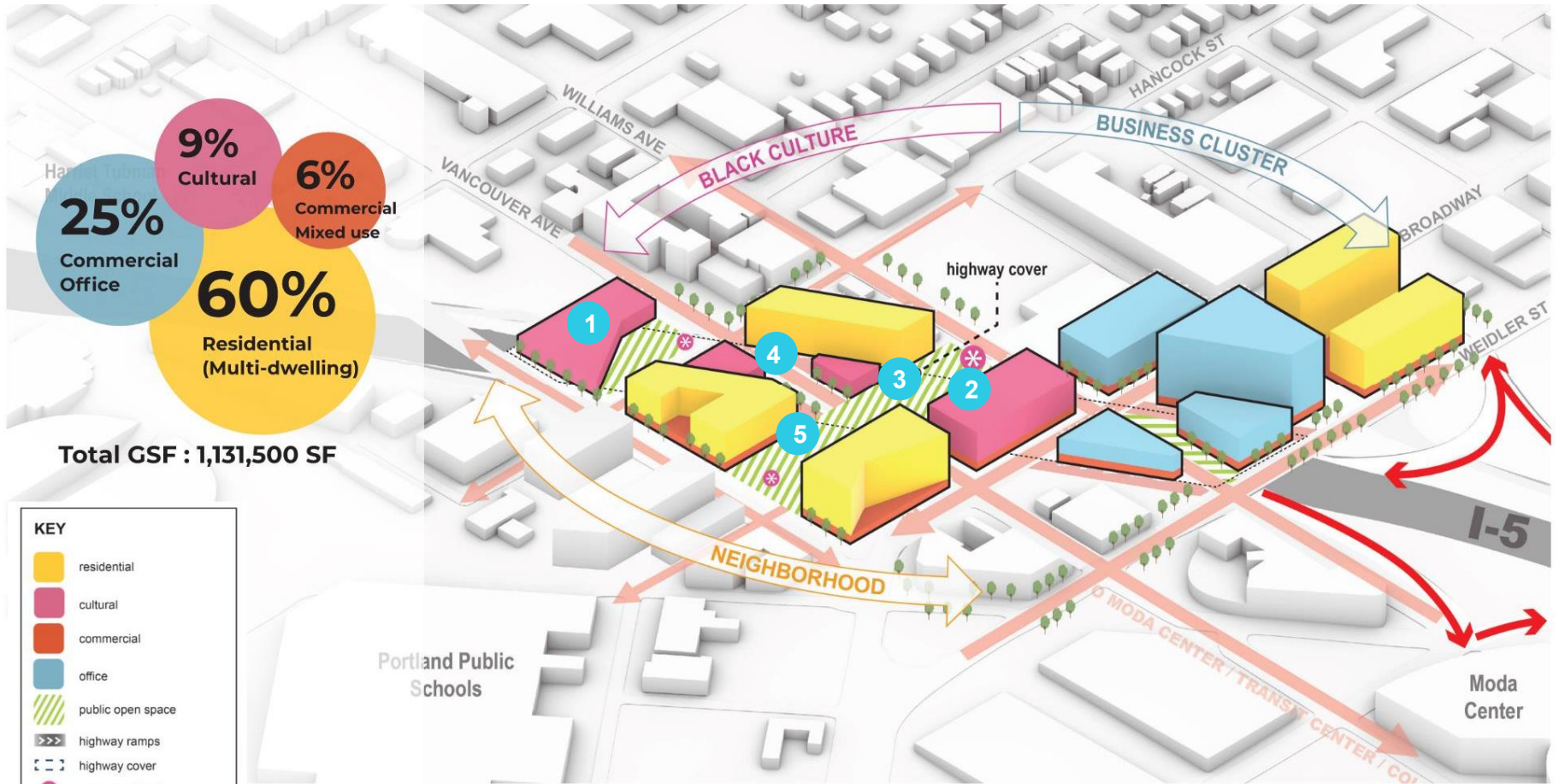


Feasibility

Mobility



Concept 5 Restore the Grid



Total GSF : 1,131,500 SF

KEY

- residential
- cultural
- commercial
- office
- public open space
- highway ramps
- highway cover
- * monument / art
- major connections
- alleys



1 Cultural Center On a Park
Center for Civil and Human Rights
(Photo by Marco Correa)



2 Farmers Market
(Photo by R. Kehndy)



3 Outdoor Community Space
(Miami Soundscape by !MELK)



4 Active Streetscapes
(Avenue of Fashion, Detroit)



5 Places to Play
(William Penn Foundation)

A blue-tinted photograph of a community gathering in a park. In the foreground, several people are gathered around picnic tables. Some are sitting on benches, while others stand and talk. A large tree trunk is prominent in the center. In the background, there are several cars parked, including a white sedan and a dark car. The overall scene suggests a community event or a social gathering in a public space.

Maximizing Community Benefits

Governance Structure Preliminary Design

Determining the right governance structure and recommendations for the Rose Quarter is a multi-step process that began with soliciting community priorities (in Work Session 1).

1. What are the community's priorities?
2. What roles and responsibilities are required to deliver on those priorities?
3. What types of entities can fulfill those roles?
4. Do those entities already exist?
Do they need to be created or brought together?

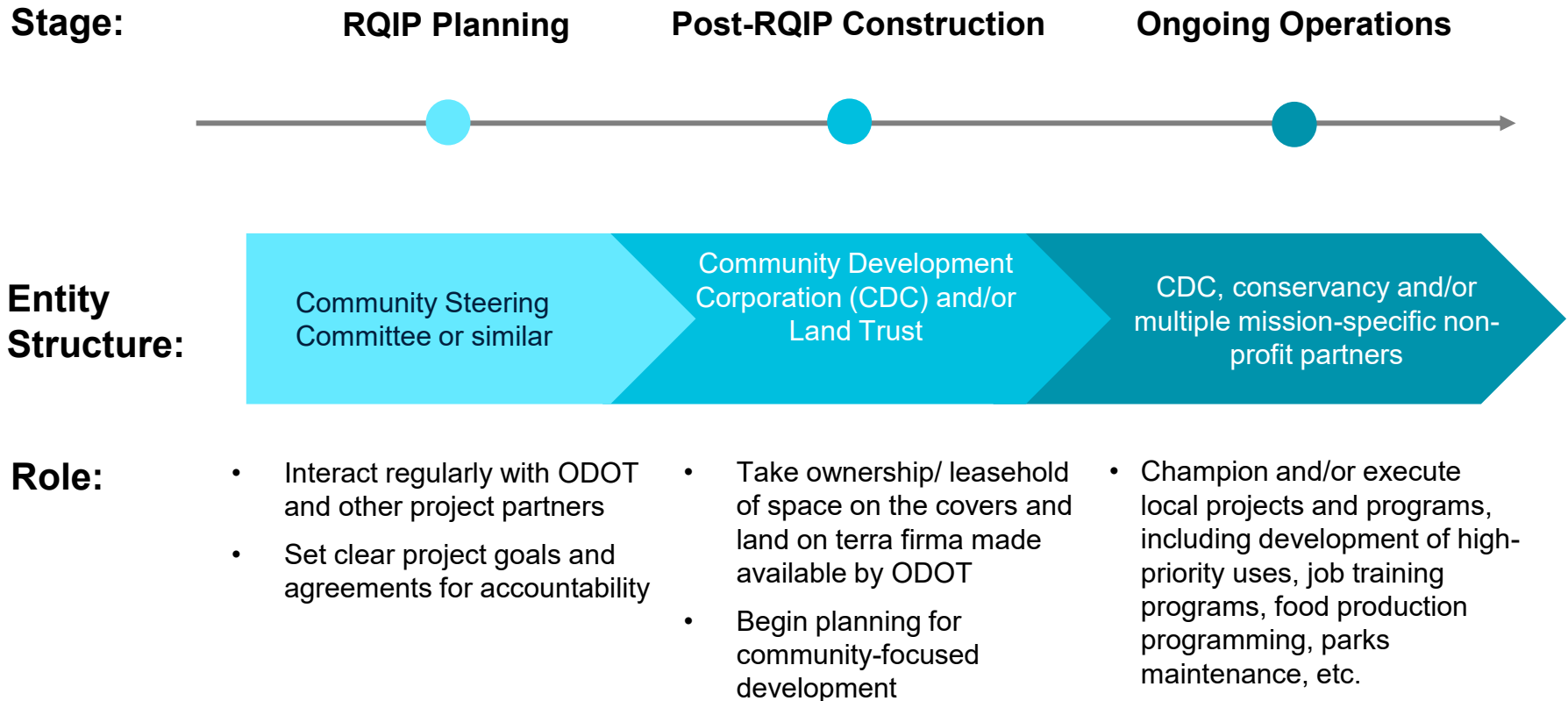


**We are
here!**

Governing Entity

Governing over Time

Different phases of the project will require a governance entity with different functions. This means that an entity will either need to evolve or partner to fulfill all necessary roles.



Governance Structure Delivering Value

Value to the community could be delivered either through **physical assets** (maximizing developable land for community control and use) or through **funding for community redevelopment initiatives** (dedicated funding, technical assistance, etc.).



Either option (and all in between) require a governance structure composed of entities that have the **capacity, legitimacy, and trust** to both represent and deliver for the Black community at each phase of the project.

An aerial photograph of a residential neighborhood, overlaid with a semi-transparent blue filter. The image shows a grid of streets with houses and trees. A large, rectangular, undeveloped lot is prominent in the center, showing signs of recent clearing or construction activity. The text 'Workshop 2 Feedback' is centered over the image in a large, white, sans-serif font.

Workshop 2 Feedback

Work Session 2

Community Participation

ICA community workshops were held on **April 15 + April 17**

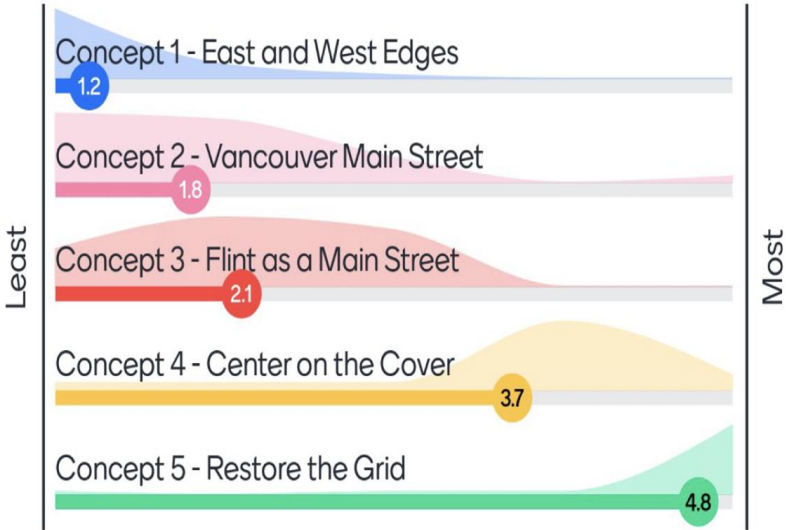
Had **50 attendees** for Work Session 2 community workshops, 43 of whom were Black residents, business owners, youth, community organization representatives, all members of the Black Historic Albina community.

Community Workshop Live Poll Results

April 15 Polling Results 19 Participants



April 17 Polling Results 28 Participants



Rank each concept in terms of how much they maximize community benefits and provide restorative justice to the Black Historic Albina Community.

Discussion



Questions

Concept 1 has design elements that fall within the limits of the EA API criteria and improve upon the performance of the EA base concept in relationship to the community's restorative justice outcomes.

Concept 5 has design elements that have the strongest alignment with the Black Historic Albina community's expectations for restorative justice outcomes and rank highest against the ESC Values and Outcomes.

1. Do other concepts have elements you'd like to see deeper analysis on?
2. Would you recommend we evaluate any of these elements as we refine Concepts 1 and 5 as scenarios to improve their desired outcomes and balance tradeoffs?
3. What information do you want to see in the final feasibility analysis to assess tradeoffs in the scenarios?
4. Do you recommend we study a 3rd scenario, and if so, what elements should it include?
5. Do you agree with our approach to "Delivering Value" and maximizing community benefits through a combination of providing land and funding for community priorities? What is your comfort range on this spectrum?

Next Steps

ESC May 24th, 2021

Work Session 2 Summary
Feasibility Analysis
Preliminary ESC Cover Recommendations

ESC June 28th, 2021

Work Session 3
Draft ESC Cover Recommendations

OTC July 15th, 2021

Final ESC Cover Recommendations

A teal-tinted photograph of the Space Needle in Seattle, with the text "Thank You" overlaid in white. The Space Needle is the central focus, showing its iconic lattice structure and spire. The background features a cityscape with various buildings and a forested hillside under a cloudy sky.

Thank You

NEXT STEPS





ESC 6-Month Look Ahead

- Highway cover recommendation to Oregon Transportation Commission based on work done by the Independent Cover Assessment Team (decision)
- Provide direction for local streets solutions
- Provide feedback on early work packages
- Shape the 30% design package (decision)
- Adopt project performance measures (decision)

THANK YOU!

www.i5RoseQuarter.org



I-5 ROSE QUARTER
IMPROVEMENT PROJECT