

AGENDA

City of Oregon City Parks and Recreation Advisory Committee Meeting

Monday, January 22, 2007

Pioneer Community Center
615 5th Street, Oregon City, OR 97045

Special Meeting – Work Session 6:45 P.M.

1. Review one application for PRAC vacancy

Regular Meeting 7:00 P.M.

1. Call to order
2. Annual election of PRAC officers (Chair and Vice-chair)
3. Approval of minutes – November 27, 2006 meeting
4. Citizen comments on issues and items not on the agenda
5. General business
 - a. PRAC vacancy - consider one appointment recommendation
 - b. PRAC by-law amendments – final update
 - c. Sportcraft Landing license agreement
 - d. Oregon City High School Construction Corps project proposal
 - e. Right of way vacation request adjacent to a park or open space
 - f. Metro Natural Areas, Parks and Streams bond measure – local share update
 - g. Other general business
6. PRAC member reports
7. Director's report
 - a. Monthly reports and statistics
 - b. Projects update
 1. Jon Storm Park – Willamette River Trail
 2. Rivercrest Park (spraypark)
 3. Pool energy project
 - c. Department vacancy – Assistant Parks & Rec. Director
 - d. Recreation report
 - e. Parks maintenance update
 - f. Other
8. Next meeting date – February 26, 2007
9. Adjournment

**City of Oregon City
Parks & Recreation Advisory Committee
Meeting Minutes of November 27, 2006**

Attendance

PRAC members: Martha Sumption, Dan Kromer, Lisa Wright-Wilson, Havan Jones, Doug Neeley, Shawn Dachtler, Ted Schumaker

Staff: Scott Archer, Community Services Director; Jim Row, Recreation Manager

Guests: Marty Bertsch

SPECIAL MEETING

1. Chair Lisa Wright-Wilson called the special meeting to order at 6:30 P.M. During the special meeting PRAC reviewed an application from Marty Bertsch for appointment to fill one of the current committee vacancies. The committee interviewed Mr. Bertsch during the special meeting.

REGULAR MEETING

1. Chair Lisa Wright-Wilson called the regular meeting to order at 7:00 P.M.
2. It was moved by Shawn Dachtler and seconded by Doug Neeley that PRAC recommend to Mayor Norris the appointment of Marty Bertsch to PRAC for the vacant term running from January 1, 2007 to December 31, 2009. The motion passed by vote of 7-0.
3. Minutes of the October 23, 2006 meeting were approved as written 6-0, with one abstention. Shawn Dachtler abstained since he missed most of the meeting while representing PRAC at the McLoughlin Blvd. project advisory committee meeting.
4. Citizen comments - none
5. General Business
 - a. Parks and Recreation Master Plan Update: The statistically valid survey has been completed and is in the process of being distributed throughout the community. Doug Neeley commented that he feels the sample size was too small for what is usually considered to be a statistically valid survey.
 - b. PRAC by-laws revisions: At the last regular meeting PRAC approved recommended changes to the by-laws. Following this meeting, a potential discrepancy was discovered regarding the residency requirement of the designated Pioneer Community Center position. Scott Archer presented a proposed draft revision to section IV. 1. clarifying that city residency is not a requirement of this designated position. PRAC members discussed and further revised this language. It was moved by Shawn Dachtler and seconded by Doug Neeley that PRAC accept the revised by-laws as further amended and recommend adoption by the City Commission. Scott Archer will revise and send to PRAC members the final proposed revision of the by-laws. It is anticipated that these revised by-laws will be presented to City Commission for consideration at their December 20 meeting.

- c. PRAC vacancies: If the Mayor and City Commission appoint Marty Bertsch to one of the vacant positions (as recommended earlier in the meeting), and accept the recommended by-laws changes this will leave a total of two at-large position vacancies after the first of the year. One of these vacancies is due to Doug Neeley's election to the City Commission, effective after the first of the year.
- d. Rivercrest Park project update: Jim Row provided a progress report, including photos, on the Rivercrest Park improvements. These should be completed relatively soon, dependent on weather conditions to complete concrete work. The department will be planning a grand opening of the spray park at the beginning of operations next spring/summer.
- e. Update on recommendation from PRAC to City Commission regarding city owned property near parks or open spaces: The previously approved PRAC recommendation is being presented to the City Commission at the December 6 meeting in the form of an adopting resolution for the policy. Copies of the draft resolution were distributed.
- f. Sportcraft Landing license agreement: This issue was to be discussed at the December City Commission study session. However, that study session has been cancelled and this discussion will be held over until the January Commission study session. PRAC will be notified of the date of this meeting once it has been scheduled.
- g. Dan Kromer asked for an update from staff regarding the Clackamette Cove development project. Archer reported that the project is still moving through the due diligence process. Progress and considerations regarding the project will be addressed at a regular meeting of the Urban Renewal Commission this Wednesday, November 29.
- h. Ted Schumaker is serving as PRAC's representative to the Park Place Concept Plan advisory committee. Ted provided a report on the progress of the extensive and important planning process to date.

6. PRAC member reports

- a. Dan Kromer asked about the status of the Dutch Elm disease issue and the replanting plan at Carnegie Library Park. Archer provided a brief update. This issue will be scheduled on a future PRAC meeting agenda to be reviewed more thoroughly.
- b. Shawn Dachtler asked for an update on the next steps of the recently passed Metro Natural Spaces, Parks and Streams bond measure. Archer recently received a notice from Jim Desmond, Metro Parks Director, regarding next steps in the process of how the local share monies will be allocated, etc. This information will be distributed to PRAC and likely discussed at a future meeting.

7. Director's Report

- a. Monthly report and statistics as presented.

- b. Recreation Report (Jim Row provided summaries/updates on the following) :
 - 1. Financial summary of the 2006 Summer Concerts series.
 - 2. Winter edition of the Trail News has been printed and is in process of being mailed and distributed.
 - 3. Spirits of Oregon City event in October went very well. Approximately 280 tickets were purchased for this year's event.
 - 4. Swam swim in October was well attended.
 - 5. First ever Mom/Son bowling special event held last month was well attended. A few kinks to iron out in coordination of event, but looks to be a good annual special event for the department.
 - 6. Preparations being made for Annual Daddy Daughter Dinner Dance coming up on February 10. This will be the third year for the event hosted by our department. We are hoping the event will grow to around 200 + people this year.
 - c. Parks maintenance update: One of our four full-time parks/cemetery maintenance technician positions turned over recently and has been filled.
 - d. Scott attended a meeting held recently by the National Parks Service (NPS) to review the McLoughlin House Management Plan Environmental Assessment. Martha Sumption was also in attendance. The NPS is proposing changes to the management plan for the McLoughlin and Barclay houses. The department has a vested interest in the process. Though the ownership and operations of the houses were transferred to the NPS a few years ago, the site remains a City of Oregon City park, known as McLoughlin Park. This site is one of the oldest parks in Oregon City. Scott can provide a copy of the NPS management plan proposal to any interested PRAC members.
8. There will be no December PRAC meeting. The next meeting is scheduled for January 22, 2007.
9. The meeting was adjourned at 9:05 P.M.

Minutes submitted by,
Scott Archer, Community Services Director

Date: November 15, 2006
To: Local Share Partners
From: Jim Desmond
Subject: Local Share Update (p.s. We Won!!)

I am sure many of you are curious about next steps following our resounding victory at the polls last week taking more than 59% of the vote in favor of the Natural Areas, Parks and Streams bond measure.

First, thank you for your assistance and support during and after the referral of the measure. I know that many of you helped on the campaign and your efforts made a difference. And unquestionably, the great list of local share projects that our local park partners put forward contributed greatly to the success of the measure.

I believe that this huge victory should make all of us feel some validation for the work we do. The Metro Council and the campaign laid out in very clear terms what this measure would do, no one tried to sell it as anything other than exactly what it was. Neither the referral nor the passage could have been any more transparent. And we had an 11-year track record to run on.

And with a voter turnout double that in 1995 (when the entire campaign strategy in an off-year May election with nothing else on the ballot was to be as "stealth" and under the radar as possible), much higher visibility and much more competitive ballot, and far more difficult anti-tax climate, we still got more than 59% of the vote, passing comfortably in all 3 counties.

There are many reasons for this stunning success, but certainly high among those is the great job that our local partners did implementing the local share projects from the 1995 bond measure. Our terrific track record helped immeasurably. So again, thank you!

Next steps:

Availability of Local Share Funds: Funding for local share projects will be available as soon as the bonds can be sold in the bond market, and we have a signed IGA with your jurisdiction. The bonds will be sold (market conditions will control exact timing) in approximately April - May 2007, and we'd like all IGAs signed by June 30, 2007, so funds should be available for everyone no later than July 1, 2007. Before local share funds can be released, each local jurisdiction needs to execute an Intergovernmental Agreement (IGA) with Metro.

Intergovernmental Agreement: After Metro Council has approved the form Intergovernmental Agreement (anticipated to be brought before Council in early January 2007 via resolution), a draft IGA will be sent to each jurisdiction that

outlines the uses to which the local share funds can be applied and identifies eligible projects. All jurisdictions will then be asked to attend a meeting in late January 2007 to walk through the details of the IGA and to get any questions answered concerning the process. The IGA will look much like the one you signed in 1995.

For your convenience, I have attached a pdf file summarizing the local share allocation for each jurisdiction.

For local share projects that may require funding earlier than July, 1, 2007, please contact Jeff Tucker, Parks Finance Manager, directly at 503-797-1913 or tuckerj@metro.dst.or.us.

Technical Real Estate Services: At the end of August we notified you - via a survey - that in the event that the 2006 Natural Areas Bond Measure passed, Metro might consider offering technical real estate services to Local Park Providers to assist them in acquiring sites on their Local Share Project list for the Bond Measure.

While Metro Council has not yet reached a final decision concerning providing real estate services, Metro Parks and Greenspaces is now actively planning for potential future staffing needs in the event that Metro Council decides to provide these services. Toward this end, it would be extremely helpful if you can respond to this email by again confirming your level of interest in availing yourself of these services if they are offered, being as specific as you can as to how many deals (or time or hours if you'd rather calculate it that way) you currently think you might want our staff to handle on your behalf.

Again, we look forward to another successful round of local share projects and deeply appreciate your cooperation and support that was so integral to making this bond measure such a huge success.

Best regards,
JD

Jim Desmond
Director
Metro Parks and Greenspaces
600 NE Grand Avenue
Portland, OR 97232
(503) 797-1914
desmondj@metro.dst.or.us

Summary of Local Share Allocations from 2006 Bond Measure

	<u>Amount</u>	<u>Percent</u>
Beaverton	2,616,143	5.95%
Clackamas County	1,937,528	4.40%
Cornelius	319,553	0.73%
Damascus	724,997	1.65%
Durham	44,076	0.10%
Fairview	460,730	1.05%
Forest Grove	604,474	1.37%
Gladstone	387,716	0.88%
Gresham	2,607,304	5.93%
Happy Valley	482,280	1.10%
Hillsboro	2,516,751	5.72%
Johnson City	19,964	0.05%
King City	66,114	0.15%
Lake Oswego	1,222,510	2.78%
Milwaukie	657,751	1.49%
No. Clackamas Park District	2,406,149	5.47%
Oregon City	988,728	2.25%
Portland	15,267,410	34.70%
Rivergrove	10,507	0.02%
Sherwood	446,744	1.02%
THPRD	4,089,265	9.29%
Tigard	1,405,716	3.19%
Troutdale	591,096	1.34%
Tualatin	786,506	1.79%
Washington County	1,368,251	3.11%
West Linn	872,098	1.98%
Wilsonville	806,521	1.83%
Wood Village	293,118	0.67%
	<u>44,000,000</u>	<u>100.00%</u>

Update on Sportcraft Landing License Agreement Issues January, 2007

Background

- Current license extension expires February 11, 2007.
- License agreements have been in existence since 1970. Under this license, Sportcraft Marina Inc. operates a for-profit marina business, which includes boat moorage, supply store, watercraft maintenance services, and rental of floating homes.
- Current annual license fee charged by Oregon City for property easements and access - **\$3,500 + C.P.I. adjustment.**
- The City holds two leases (ML-31737 and ML-9781) which provide authorization from the State of Oregon Department of State Lands (DSL) for the operation of a marina at this location. Sportcraft reimburses the City for the cost of lease ML-9781 (this past year - \$2,257). However, an omission in the current license agreement has resulted in the City not being reimbursed for the cost of lease ML-31737. The fee for ML-31737 was \$1,959 this past year.

Key License Agreement Renegotiation Issues

- Current agreement requires Sportcraft to build and maintain a permanent restroom facility on the leased site for public use. This requirement has not been met.
- New license fee - this past year the City requested a property appraisal from Real Property Consultants to assist in determining fair market value for the license agreement. The completed report, dated August 11, 2006, indicates that the first-year market lease rate for affected City property utilized by Sportcraft under the license is valued at \$11,000 (annually).
- Length of next license agreement period: A five-year agreement has been suggested. Sportcraft would prefer a longer term (15-20 years).
- Aesthetic issues consistent with O.C. Waterfront Master Plan, McLoughlin Blvd redevelopment plans and future development. What level of standards to include in next agreement?
- The current license agreement does not provide authorization for construction activities to take place at the Marina. Division of State Lands leased properties do not allow for construction or industrial activities. Sportcraft has expressed a desire to possibly add more floating homes and/or other marina facilities. Does the City support this concept/?

INSTRUCTIONS FOR COMPLETING VACATION APPLICATIONS

1. All applications must be either typed or printed (black ink). Please make the words easily readable. Neatness is important.
2. The application must be submitted with the correct fee.
3. If you mail in the application, please check with the Engineering Division to ensure that it was received and that all necessary fees and information are with the application form.
4. If you wish to modify or withdraw the application, you must notify the Engineering Division in writing. Additional fees may be charged if the changes require new public notice and/or if additional staff work is necessary.
5. Attach all the information with the application form that you have available that pertains to the activity you propose.
6. Prior to submitting the application, you must make an appointment to discuss your proposal with a member of the Engineering Division. If you wish, Engineering personnel will assist you in completing some portions of the application; however, the entire burden is upon the applicant to provide necessary information to justify approval of the application.
7. Detailed legal descriptions, maps, and other relevant information should be attached to the application form and will be available for public review. All applicable standards and criteria must be addressed prior to acceptance of the application. The content of the attached information should be discussed with the appropriate Engineer prior to submission of the application.
8. Incomplete applications will be returned.

APPLICANT'S NAME & SIGNATURE: Bradley G Hanson Bradley G Hanson

MAILING ADDRESS: 702 McKinley Avenue
City State Zip Phone No.
Oregon City OR 97045 503 655-0256

PROPERTY OWNER'S NAME & SIGNATURE: Bradley G Hanson

MAILING ADDRESS: 503 655-0256
City State Zip Phone No.

If this application is not signed by the property owner, then a letter authorizing signature by an agent must be attached.

FOR OFFICE USE ONLY

DATE SUBMITTED: 12-15-06

RECEIVED BY: Bob Colhson

FEE PAID: 12-15-06

RECEIPT NO.: 06-82428

PUBLIC HEARING DATE: 01/11

ENGINEER ASSIGNED: JOHN KNAPP

DATE ACCEPTED AS COMPLETE: 01/11/07

I:\Engineering\VA - Vacations Street Easements\Vacation form.doc

Addendum #1 (Reasons for Street Vacation)

Vacating Promontory Avenue west of 702 McKinley Avenue (the western termini of Promontory) to McKinley Avenue and 10 feet of the south side McKinley Avenue from Brighton Avenue to Promontory Avenue would bring 702 McKinley up to current setback standards. It would also allow enough space for a small addition and deck that is being considered for the home at 702 McKinley. I have discussed these plans with city engineer John Knapp and city engineer Nancy Kraushaar. The city engineers have not indicated any objections to these plans or the street vacation.

The vacation would allow the adjoining property owners to assume the responsibility of maintaining the area to reduce fire danger. Promontory Avenue borders Waterboard Nature Park. The park has a lot of dense foliage that becomes very dry in late summer. We are planning to maintain a green fire buffer in the area between the park and the house (Promontory) for fire protection.

Along with reducing fire danger, maintaining the property would make it safer by decreasing the chance of someone falling off or driving off the cliff on the west side of Promontory. When the brush and grass get too high, it is difficult to see the edge of the cliff. One of the residences on Ogden drive told us that his dog ran off the cliff. We would like to put up a fence near the edge of the drop off.

Also keeping the area maintained would add to home security by making it more difficult for someone to pass through without being seen. The owner of 111 Ogden stated to me that his home did in fact get burglarized and the suspect accessed his property from Promontory.

McKinley Avenue between Brighton and Promontory is graveled. We would like to get it paved to a standard driveway width. Paving would eliminate the dust and mud and reduce road deterioration on the Westside of Brighton where it meets McKinley.

Addendum #2 (Compliance with Vacation Conditions)

- (a.) I could not find any plans or future need that would be hindered by the street vacation. McKinley has been used mainly for a driveway to 702 McKinley since the house was built in 1954. Promontory has not been developed in any way. There are two Qwest utility poles in the vacation area. I contacted Qwests Sr. Design Engineer Tami Katzmarek. She came to the sight and looked at the poles. Tami said that Qwest needed a five foot easement on each side of the poles and that she saw no problem with what we had planned. Tami Katzmarek can be reached with any questions at (503) 242 3280
- (b.) I believe that the vacation would be in the best public interest because the cost and responsibility of the property maintenance would be given to the private owner. And vacating would relieve the city of fire and accident liability in the area.
- (c.) There would be no negative impact to the adjacent properties. The adjacent owners are in favor of the vacation.
- (d.) A consent petition signed by the adjacent owners will be submitted with this application.

To Whom It May Concern:

December 7, 2006

We agree to the vacating of ten feet of the south side of McKinley Avenue between Brighton Avenue and Promontory Avenue specifically where it borders our property on the north side of 707 Brighton Avenue Oregon City, Oregon. 97045 (lot #1900). We agree to the vacating only on the condition that there will be no expense to us for the vacating.

Home Address: 707 BRIGHTON, OREGON CITY OR 97045

Owners Printed Name: Cory Huot

Owners Signature: 

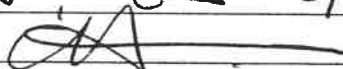
(map 2 2E31CD)

December 7, 2006

Petition to vacate Promontory Avenue west of McKinley Avenue where it presently terminates and vacate 10 feet off of the south side of McKinley Avenue from Brighton Avenue to Promontory Avenue.

The property owners listed below have been notified and are in favor of vacating Promontory Avenue at the western termini and 10 feet of the south side of McKinley Avenue between Brighton and Promontory Avenue.

Property Owners Tax Map 22E31CD Tax Lot 1800
Name: Bradley G. and Gwynn L. Hanson
Address: 702 McKinley Ave. Oregon City
OR. 97045
Signature: _____

Property Owners Tax Map 22E31CD Tax Lot 1900
Name: Cory Huot
Address: 23055 BLAND CIRCLE
WEST LINN OR 97068
Signature: 

Property Owners
Name: _____
Address: _____
Signature: _____

Property Owners
Name: _____
Address: _____
Signature: _____

December 7, 2006

Petition to vacate Promontory Avenue west of McKinley Avenue where it presently terminates and vacate 10 feet off of the south side of McKinley Avenue from Brighton Avenue to Promontory Avenue.

The property owners listed below have been notified and are in favor of vacating Promontory Avenue at the western termini and 10 feet of the south side of McKinley Avenue between Brighton and Promontory Avenue.

Property Owners

Name: *Ed & Sandra Lindquist*

Address: *111 Ogden Drive*

Signature: *Ed Lindquist Sandra Lindquist*

Property Owners *Tax Map 22E31CD Tax Lot 8200*

Name: *Lawrence Sparks*

Address: *817 Brighton*

Signature: *Lawrence Sparks*

Property Owners

Name: *Michael Woods T. Woods NORRIS*

Address: *141 Ogden Dr*

Signature: *Michael Woods*

Property Owners - *Tax Map 22E31DB Tax Lot 8500*

Name: *Juanita M. Miller JUANITA M. MILLER*

Address: *819 Brighton*

Signature: *Juanita M. Miller*

December 7, 2006

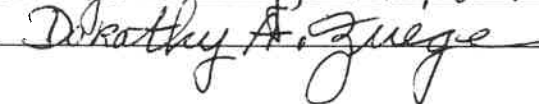
Petition to vacate Promontory Avenue west of McKinley Avenue where it presently terminates and vacate 10 feet off of the south side of McKinley Avenue from Brighton Avenue to Promontory Avenue.

The property owners listed below have been notified and are in favor of vacating Promontory Avenue at the western termini and 10 feet of the south side of McKinley Avenue between Brighton and Promontory Avenue.

Property Owners Tax Map 22 E 31 CD Tax Lot 1601
Name: RICHARD & MAUREEN INGRAM
Address: 129 OGDEN DR

Signature: 

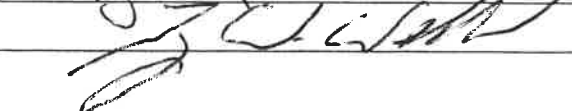
Property Owners Tax Map 22 E 31 DB Tax Lot 8000
Name: Dorothy A. Zuege
Address: 801 Brighton Ave.
Oregon City, OR, 97045

Signature: 

Property Owners Tax Map 22 E 31 CD Tax Lot 2100
Name: Clinton Nichols
Address: 107 Ogden Dr.
Oregon City OR 97045

Signature: Clinton Nichols Lisa Nichols

Property Owners Tax Map 22 E 31 DB Tax Lots 8100+ 8101
Name: Troy Weller
Address: 803 Brighton Ave -
Oregon City Or

Signature: 



Work sheet
on Back

$$1 \text{ Acre} = 43560 \text{ sq}$$

$$\frac{\# \text{sq}}{43560} = \text{Acres}$$

~~31,500~~

15,750

1,875

36,750

— 3.54 ACRES PARCEL

19,000

15,200

66,000

TOTAL = 7.87 AC

94% OF TOTAL AC

= .47 AC

SIGNED (ACCORD)

7.4.



CLACKAMAS COUNTY

Property Account Summary

Account No.: 05003736
Account Type: Real Property
TCA: 062-002
Situs Address: NO SITUS
ADDRESS OR
Legal: Partition Plat 2001-040 PARCEL 2

Alternate Property Number: 22E31CD01601

Parties:

Role	Name & Address
Owner	INGRAM RICHARD D & MAUREEN A 129 OGDEN DR OREGON CITY OR 97045
Taxpayer	INGRAM RICHARD D & MAUREEN A 129 OGDEN DR OREGON CITY OR 97045

Property Values:

Value Name	2006	2005	2004
AVR Total	[REDACTED]	[REDACTED]	[REDACTED]
TVR Total	[REDACTED]	[REDACTED]	[REDACTED]
Real Mkt Land	[REDACTED]	[REDACTED]	[REDACTED]
Real Mkt Bldg	[REDACTED]	[REDACTED]	[REDACTED]
Real Mkt Total	[REDACTED]	[REDACTED]	[REDACTED]

Property Characteristics:

Tax Year	Characteristic	Value
2006	Neighborhood	13051: Oregon City bluff property 100, 101
	Land Class Category	101: Residential land improved
	Building Class Category	14 : Single family res, class 4
	Year Built	1956
	Change property ratio	1XX: 60.00%

Exemptions:

(End of Report)



CLACKAMAS COUNTY

Property Account Summary

Account No.: 00578226 **Alternate Property Number:** 22E31CD01900
Account Type: Real Property
TCA: 062-002
Situs Address: 707 BRIGHTON AVE
OREGON CITY OR 97045
Legal: Section 31 Township 2S Range 2E Quarter CD TAX LOT 01900

Parties:

Role	Name & Address
Mortgage Company	EMC MORTGAGE CORP 1123 S PARKVIEW DR COVINA CA 91724
Owner	HUOT CORY L & JODI L 23055 BLAND CIR WEST LINN OR 97068
Tax Service Co.	LANDAMERICA TAX & FLOOD SERVICES MORTGAGE CO MAILING UNKNOWN
Taxpayer	HUOT CORY L & JODI L 23055 BLAND CIR WEST LINN OR 97068

Property Values:

Value Name	2006	2005	2004
AVR Total			
TVR Total			
Real Mkt Land			
Real Mkt Bldg			
Real Mkt Total			

Property Characteristics:

Tax Year	Characteristic	Value
2006	Neighborhood	13061: Oregon City newer 100, 101
	Land Class Category	101: Residential land improved
	Building Class Category	14 : Single family res, class 4
	Year Built	1980
	Acreage	0.16
	Change property ratio	1XX: 60.00%

Exemptions:

(End of Report)



CLACKAMAS COUNTY

Property Account Summary

Account No.: 00580776 Alternate Property Number: 22E31DB08000
Account Type: Real Property
TCA: 062-002
Situs Address: 801 BRIGHTON AVE
OREGON CITY OR 97045
Legal: 40 FALLS VIEW ADD LTS 1&16 BLK 1

Parties:

Role	Name & Address
Owner	POET CAROL NO MAILING ADDRESS AVAILABLE
Owner	ZUEGE DOROTHY A 801 BRIGHTON AVE OREGON CITY OR 97045
Taxpayer	ZUEGE DOROTHY A 801 BRIGHTON AVE OREGON CITY OR 97045

Property Values:

Value Name	2006	2005	2004
AVR Total			
TVR Total			
Real Mkt Land			
Real Mkt Bldg			
Real Mkt Total			

Property Characteristics:

Tax Year	Characteristic	Value
2006	Neighborhood	13051: Oregon City bluff property 100, 101
	Land Class Category	101: Residential land improved
	Building Class Category	15 : Single family res, class 5
	Year Built	1968
	Change property ratio	1XX: 60.00%

Exemptions:

(End of Report)



CLACKAMAS COUNTY

Property Account Summary

Account No.: 00578244 **Alternate Property Number:** 22E31CD02100
Account Type: Real Property
TCA: 062-002
Situs Address: 107 OGDEN DR
OREGON CITY OR 97045
Legal: 723 CALDWELLS ADD PT LT 1&2

Parties:

Role	Name & Address
Mortgage Company	OCWEN FEDERAL BANK FSB MORTGAGE CO MAILING UNKNOWN
Owner	NICHOLS CLINTON F & LISA A 107 OGDEN DR OREGON CITY OR 97045
Tax Service Co.	FIRST AMERICAN REAL ESTATE TAX SERVICE 400 N 34TH ST STE 301 SEATTLE WA 98103
Taxpayer	NICHOLS CLINTON F & LISA A 107 OGDEN DR OREGON CITY OR 97045

Property Values:

Value Name	2006	2005	2004
AVR Total			
TVR Total			
Real Mkt Land			
Real Mkt Bldg			
Real Mkt Total			

Property Characteristics:

Tax Year	Characteristic	Value
2006	Neighborhood	13061: Oregon City newer 100, 101
	Land Class Category	101: Residential land improved
	Building Class Category	14 : Single family res, class 4
	Year Built	1958
	Change property ratio	1XX: 60.00%

Exemptions:

(End of Report)



CLACKAMAS COUNTY

Property Account Summary

Account No.: 00580794 Alternate Property Number: 22E31DB08101
Account Type: Real Property
TCA: 062-002
Situation Address: 809 BRIGHTON AVE
OREGON CITY OR 97045
Legal: 40 FALLS VIEW ADD PT LTS 14&15 BLK 1

Parties:

Role	Name & Address
Owner	WELLER TROY 803 BRIGHTON AVE OREGON CITY OR 97045
Taxpayer	WELLER TROY 803 BRIGHTON AVE OREGON CITY OR 97045

Property Values:

Value Name	2006	2005	2004
AVR Total			
TVR Total			
Real Mkt Land			
Real Mkt Bldg			
Real Mkt Total			

Property Characteristics:

Tax Year	Characteristic	Value
2006	Neighborhood	13061: Oregon City newer 100, 101
	Land Class Category	101: Residential land improved
	Building Class Category	13 : Single family res, class 3
	Year Built	1977
	Change property ratio	1XX: 60.00%

Exemptions:

(End of Report)



CLACKAMAS COUNTY

Property Account Summary

Account No.: 00580785 **Alternate Property Number:** 22E31DB08100
Account Type: Real Property
TCA: 062-002
Situs Address: 803 BRIGHTON AVE
OREGON CITY OR 97045
Legal: 40 FALLS VIEW ADD LTS 2&3 PT LT 14&15 BLK 1

Parties:

Role	Name & Address
Owner	WELLER TROY W & TERESA A 803 BRIGHTON AVE OREGON CITY OR 97045
Taxpayer	WELLER TROY W & TERESA A 803 BRIGHTON AVE OREGON CITY OR 97045

Property Values:

Value Name	2006	2005	2004
AVR Total			
TVR Total			
Real Mkt Land			
Real Mkt Bldg			
Real Mkt Total			

Property Characteristics:

Tax Year	Characteristic	Value
2006	Neighborhood	13051: Oregon City bluff property 100, 101
	Land Class Category	101: Residential land improved
	Building Class Category	14 : Single family res, class 4
	Year Built	1977
	Change property ratio	1XX: 60.00%

Exemptions:

(End of Report)



CLACKAMAS COUNTY

Property Account Summary

Account No.: 00578208 Alternate Property Number: 22E31CD01700
Account Type: Real Property
TCA: 062-002
Situation Address: 111 OGDEN DR
OREGON CITY OR 97045
Legal: 723 CALDWELLS ADD PT LT 2

Parties:

Role	Name & Address
Owner	LINDQUIST SANDRA L NO MAILING ADDRESS AVAILABLE
Owner	LINDQUIST EDWARD H NO MAILING ADDRESS AVAILABLE
Taxpayer	LINDQUIST EDWARD H EDWARD LINDQUIST 111 OGDEN DR OREGON CITY OR 97045

Property Values:

Value Name	2006	2005	2004
VR Total			
TVR Total			
Real Mkt Land			
Real Mkt Bldg			
Real Mkt Total			

Property Characteristics:

Tax Year	Characteristic	Value
2006	Neighborhood	13051: Oregon City bluff property 100, 101
	Land Class Category	101: Residential land improved
	Building Class Category	15 : Single family res, class 5
	Year Built	1955
	Change property ratio	1XX: 60.00%

Exemptions:

(End of Report)



CLACKAMAS COUNTY

Property Account Summary

Account No.: 00580801 Alternate Property Number: 22E31DB08200
Account Type: Real Property
TCA: 062-002
Situation Address: 817 BRIGHTON AVE
OREGON CITY OR 97045
Legal: 40 FALLS VIEW ADD LT 4 PT LT 5&12 BLK 1

Parties:

Role	Name & Address
Owner	SIKARSKIE LAWRENCE 817 BRIGHTON AVE OREGON CITY OR 97045
Owner	SATER HYUNSUK 817 BRIGHTON AVE OREGON CITY OR 97045
Taxpayer	SATER HYUNSUK 817 BRIGHTON AVE OREGON CITY OR 97045

Property Values:

Value Name	2006	2005	2004
AVR Total			
TVR Total			
Real Mkt Land			
Real Mkt Bldg			
Real Mkt Total			

Property Characteristics:

Tax Year	Characteristic	Value
2006	Neighborhood	13051: Oregon City bluff property 100, 101
	Land Class Category	101: Residential land improved
	Building Class Category	14 : Single family res, class 4
	Year Built	1968
	Change property ratio.	1XX: 60.00%

Exemptions:

(End of Report)



CLACKAMAS COUNTY

Property Account Summary

Account No.: 00578182 Alternate Property Number: 22E31CD01500
Account Type: Real Property
TCA: 062-002
Situation Address: 141 OGDEN DR
OREGON CITY OR 97045
Legal: Section 31 Township 2S Range 2E Quarter CD TAX LOT 01500

Parties:

Role	Name & Address
Owner	NORRIS T MICHAEL & ALICE P T MICHAEL NORRIS 141 OGDEN DR OREGON CITY OR 97045
Taxpayer	NORRIS T MICHAEL & ALICE P T MICHAEL NORRIS 141 OGDEN DR OREGON CITY OR 97045

Property Values:

Value Name	2006	2005	2004
AVR Total			
TVR Total			
Real Mkt Land			
Real Mkt Bldg			
Real Mkt Total			

Property Characteristics:

Tax Year	Characteristic	Value
2006	Neighborhood	13051: Oregon City bluff property 100, 101
	Land Class Category	101: Residential land improved
	Building Class Category	15 : Single family res, class 5
	Year Built	1974
	Acreage	0.71
	Change property ratio	1XX: 60.00%

Exemptions:

(End of Report)



CLACKAMAS COUNTY

Property Account Summary

Account No.: 00578191 **Alternate Property Number:** 22E31CD01600
Account Type: Real Property
TCA: 062-002
Situs Address: 129 OGDEN DR
OREGON CITY OR 97045
Legal: Partition Plat 2001-040 PARCEL 1

Parties:

Role	Name & Address
Owner	NORRIS T MICHAEL & ALICE P 141 OGDEN DR OREGON CITY OR 97045
Taxpayer	NORRIS T MICHAEL & ALICE P 141 OGDEN DR OREGON CITY OR 97045

Property Values:

Value Name	2006	2005	2004
AVR Total			
TVR Total			
Real Mkt Land			
Real Mkt Bldg			
Real Mkt Total			

Property Characteristics:

Tax Year	Characteristic	Value
2006	Neighborhood	13051: Oregon City bluff property 100, 101
	Land Class Category	100: Residential land, vacant
	Change property ratio	1XX: 60.00%

Exemptions:

(End of Report)



CLACKAMAS COUNTY

Property Account Summary

Account No.: 00580838 Alternate Property Number: 22E31DB08500
Account Type: Real Property
TCA: 062-002
Situs Address: 819 BRIGHTON AVE
OREGON CITY OR 97045
Legal: 40 FALLS VIEW ADD LT 6 PT LT 5&12 BLK 1

Parties:

Role	Name & Address
Owner	MCMILLIN JUANITA A PO BOX 1048 OREGON CITY OR 97045
Taxpayer	MCMILLIN JUANITA A PO BOX 1048 OREGON CITY OR 97045

Property Values:

Value Name	2006	2005	2004
AVR Total	[REDACTED]	[REDACTED]	[REDACTED]
TVR Total	[REDACTED]	[REDACTED]	[REDACTED]
Real Mkt Land	[REDACTED]	[REDACTED]	[REDACTED]
Real Mkt Bldg	[REDACTED]	[REDACTED]	[REDACTED]
Real Mkt Total	[REDACTED]	[REDACTED]	[REDACTED]

Property Characteristics:

Tax Year	Characteristic	Value
2006	Neighborhood	13051: Oregon City bluff property 100, 101
	Land Class Category	101: Residential land improved
	Building Class Category	15 : Single family res, class 5
	Year Built	1970
	Change property ratio	1XX: 60.00%

Exemptions:

(End of Report)



CLACKAMAS COUNTY

Property Account Summary

Account No.: 00578217 **Alternate Property Number:** 22E31CD01800
Account Type: Real Property
TCA: 062-002
Situs Address: 702 MCKINLEY AVE
OREGON CITY OR 97045
Legal: Section 31 Township 2S Range 2E Quarter CD TAX LOT 01800

Parties:

Role	Name & Address
Owner	HANSON BRADLEY G & GWYN L 702 MCKINLEY AVE OREGON CITY OR 97045
Taxpayer	HANSON BRADLEY G & GWYN L 702 MCKINLEY AVE OREGON CITY OR 97045

Property Values:

Value Name	2006	2005	2004
AVR Total			
TVR Total			
Real Mkt Land			
Real Mkt Bldg			
Real Mkt Total			

Property Characteristics:

Tax Year	Characteristic	Value
2006	Neighborhood	13061: Oregon City newer 100, 101
	Land Class Category	101: Residential land improved
	Building Class Category	14 : Single family res, class 4
	Year Built	1954
	Acreage	0.34
	Change property ratio	1XX: 60.00%

Exemptions:

(End of Report)

City of Oregon City
Permit Receipt
RECEIPT NUMBER 00012166

Account name: 007549

Date: 12/15/2006

Applicant: BRADLEY HANSON

Type: check # 1012

Permit Number	Fee Description	Amount
SV-06-005	4138 Street Vacation Fee	805.00
	Total:	805.00

City of Oregon City
PO Box 3040
Oregon City, OR 97045

Reg# #/Rcpt#: 006-00082428 [JA]
Accounting Date: Fri, Dec 15, 2006
Date/Time: Fri, Dec 15, 2006 11:41 AM

4138/COMMUNITY DEV-MISCELLANEOUS
Ref #: SV-06-005

\$805.00

Receipt Total = \$805.00

Payment Data:

Pmt# :1

Payer: BRADLEY HANSON

Method: CK

Ref#: 1012

Amount = \$805.00

Receipt Summary

Total Tendered = \$805.00

Receipt Total = \$805.00

Change Due = \$0.00

Have a Nice Day!

NO. 60 & 57 2 2E

MAP

CITY

6202

CANCELLED

TL'S

PROMONTORY AVE

MCKINLEY

BRIGHTON

DRIVE

AVE

P.P. 2001-040

PARCEL 2

PARCEL 1

.96 ac

1800
0.34 AC.

1900
0.16 AC.

2000
1.17 ac

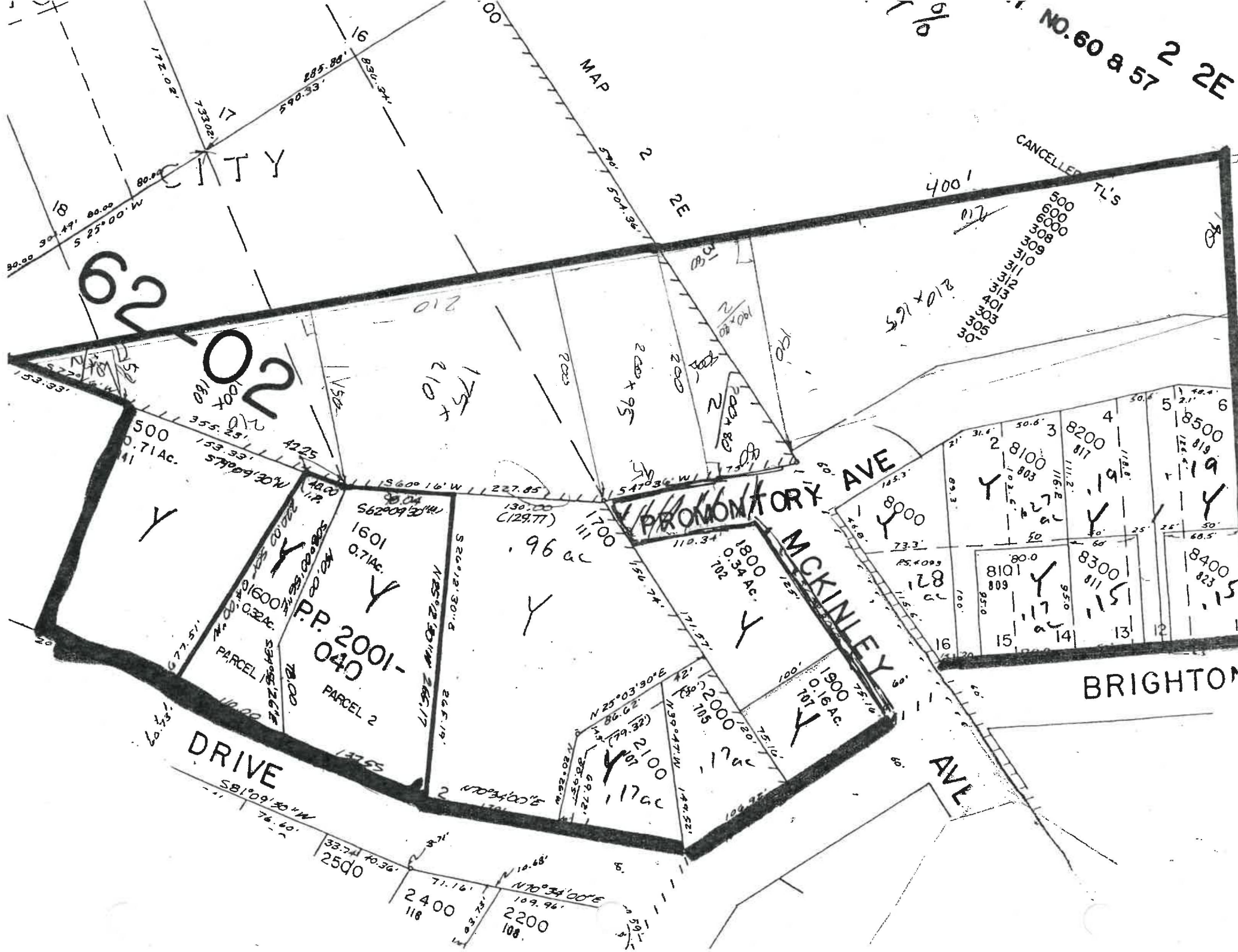
8100
803

8200
817

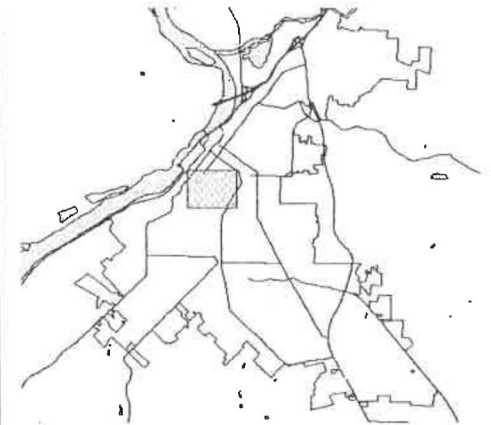
8300
811

8500
819

8400
823



Oregon City Public Works



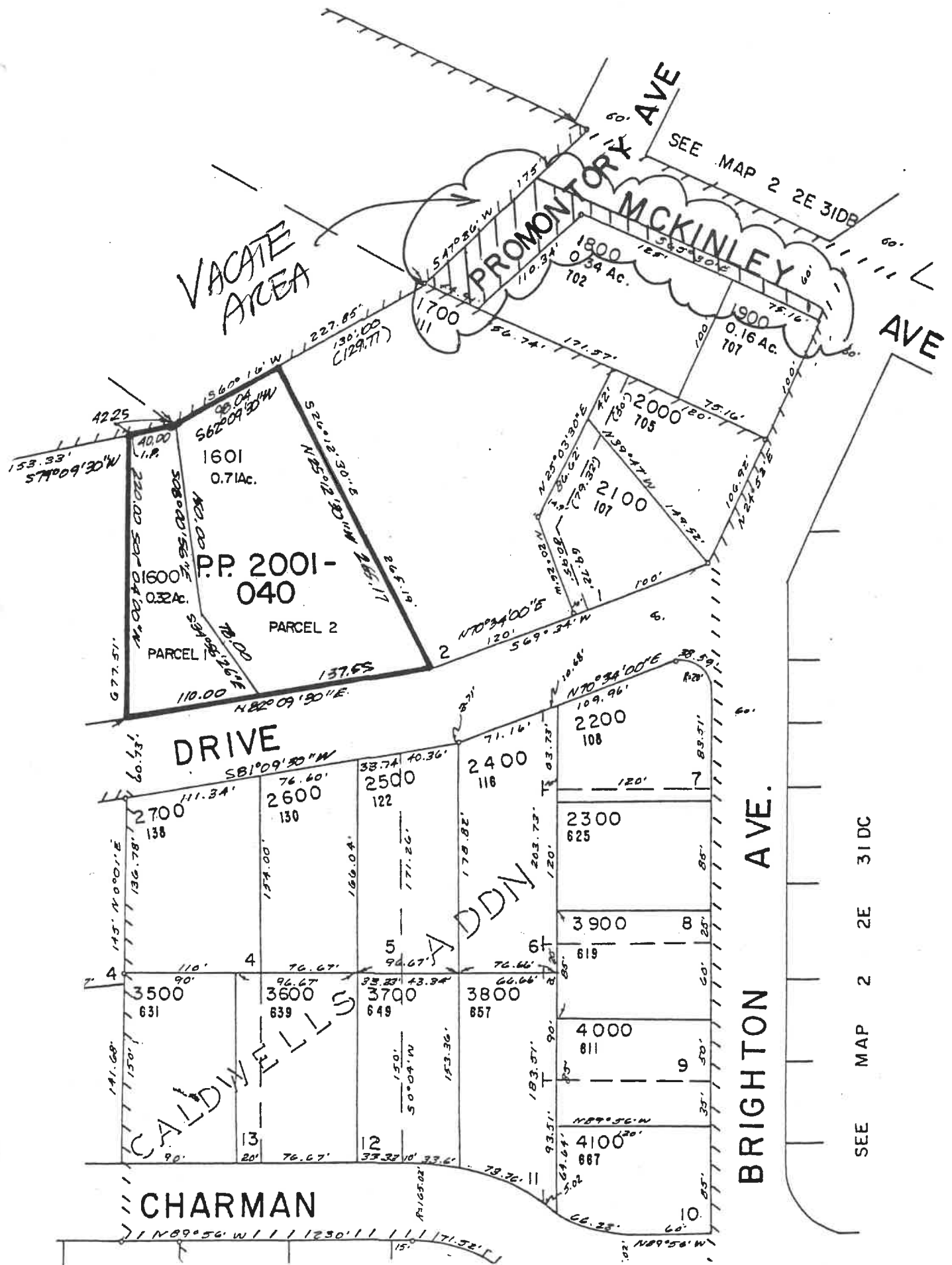
City of Oregon City
P.O. Box 3040
320 Warner Milne Rd
Oregon City, OR 97045
(503) 657-0891
www.orecity.org

This map is not suitable for survey, engineering, legal, or navigation purposes. Errors and omissions may exist.

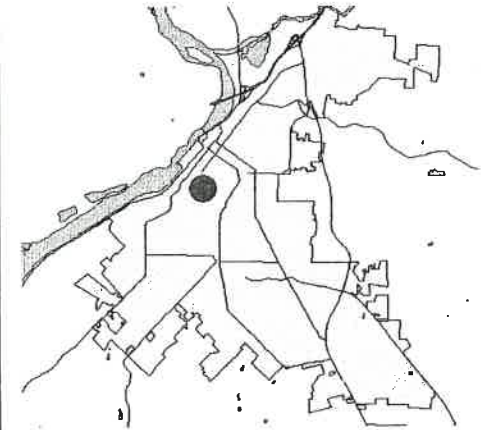
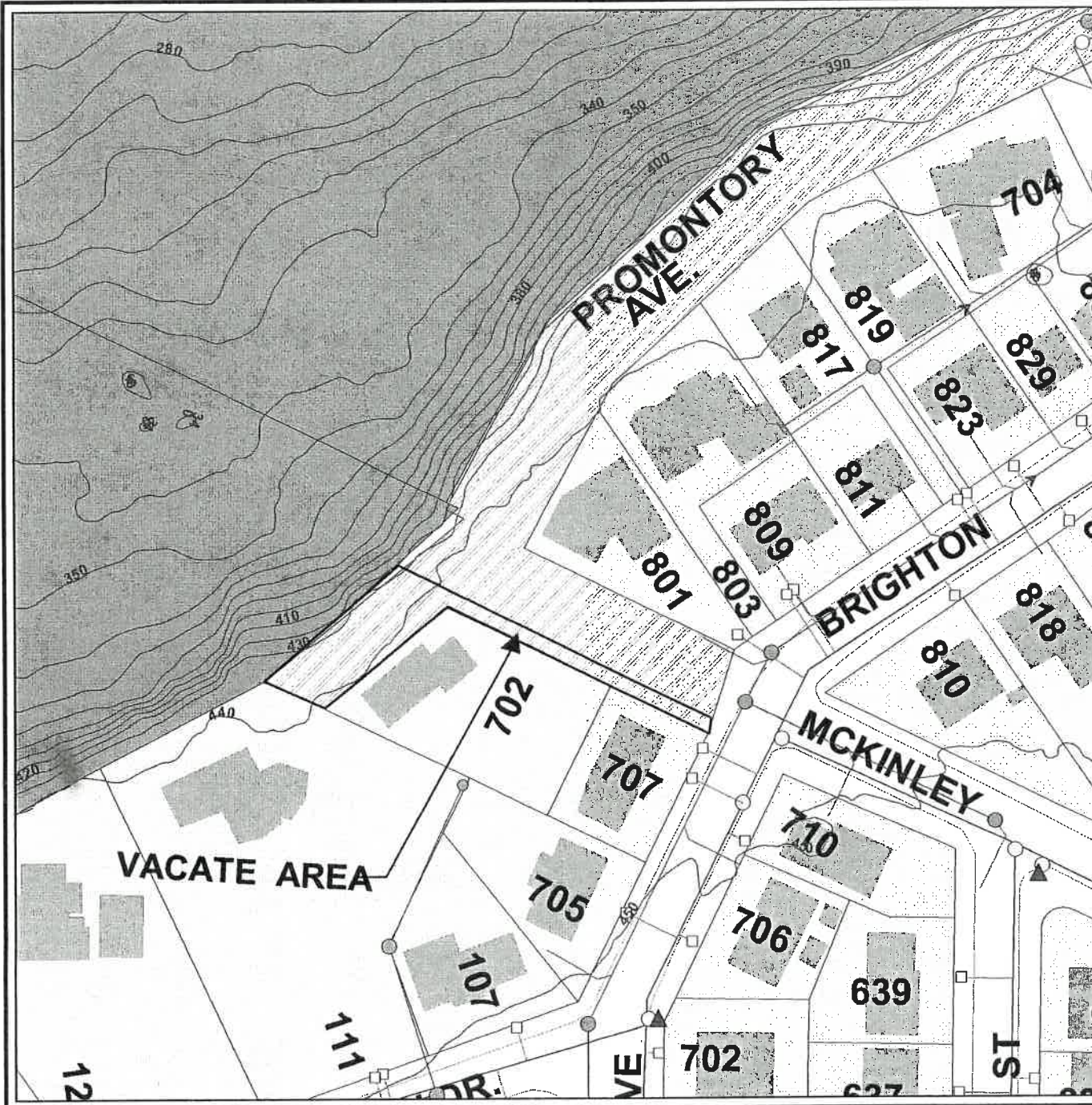
Map created with OCMap 2006

12/12/2006

TAX MAP 2-2E-31CD



Resolution 06-46



City of Oregon City
P.O. Box 3040
320 Warner Milne Rd
Oregon City, OR 97045
(503) 657-0891
www.orcity.org

This map is not suitable for survey, engineering, legal, or navigation purposes. Errors and omissions may exist.

Map created with OCMap 2006

01/11/2007