

## **Lake Grove Business Association Minutes October 2, 2018**

**Present:** John DeCosta, Mike and Shelia Carlson, Christopher Boyer, Meghan Phelan, Bruce Goldson, Karen Jacobson, Ken Sandblast, Mike Buck, Debbie Siegel, Tatiana Gostev, Keith Dickerson, Deanna Bitar

**Minutes:** Two small changes: Mike says the pathway on Iron Mtn is actually a bike lane. Katy said the 100 percent plans were not being reviewed in September, but are actually being reviewed now in October.

**Treasurer's Report:** \$7954.54 flowers for the Spaccarelli family were sent.

**Chamber Wine Walk:** Is this Saturday, 2-5 pm with over 30 businesses participating.

**Waluga/Lake Forest** entered into an agreement with some tweaks to the building on the CenterCal project. To avoid an appeal the developer will add additional landscaping and a crosswalk on Mercantile drive.

**Lake Grove:** NA is petitioning to change the speed limit on Iron Mtn Blvd.

**LGVC:** Parking opportunities need to be addressed as they arise and track money for the staging area. The \$2 million dollars will hopefully go to parking once the site is sold.

**Tree Code:** Mike, Debbie and Bruce attended a meeting at City Hall on Code changes in Lake Grove. The tree mitigation code does not work and no native trees are being planted. Mike is explaining that tree groves need to be protected and planted. The properties are constrained and there are few options. The City of Portland recommends 34 feet in width for trees to reach maturation.

Bruce said there needs to be incentives. The current plan does nothing and the penalties paid go off into a city fund that no one knows about. SDCs is one option. Mike is negative on the option of height and is not excited about discussing it with the neighborhoods.

US Bank is an example of how landscaping may need to take a back seat to saving the trees when it redevelops. Space between buildings and parking lots may not be needed.

Mike suggests that trees being saved go toward the overall percentage of landscaping required. Sheila would like to see some room for negotiation in design in order to achieve goals of the plan. Standards are required to be clear and objective.

Building styles are difficult to make clear and objective.

Language for trees is not consistent and the code uses some cleaning up.

Ken suggested that the fees for mitigation be removed.

Mike says commercial property owners should not be held to a different standard than other areas of the city. The current regulations are not achieving the purpose.

Keith entertained the idea of a motion on how the LGBA could position itself in regard to the codes.

Ken was concerned about the impact on property owners.

Keith made a motion his church has a forest but supports code changes to make tree mitigation policies consistent with the rest the city. Build to line requirements should be eliminated to save a grove of trees. Debbie seconded the motion.

Christopher said additional constraints in Lake Grove squash investment. Regulations should be simple. Therefore he supports the motion and explained that the trees should be valued and inventoried before being saved similar to what is done in Portland.

Bruce said West Linn has an inventory method that might be worth considering. It does not protect non-native trees.

Sheila says the tree fund should be used toward actually planting in Lake Grove. Sheila made the motion that the funds should be tracked and used only in Lake Grove. Motion passed.

Can the trees being removed for the BFR project be mitigated by the money in this fund?  
Should the fees be removed for removal of the trees in the road project.

The Planning Commission will review the ideas in the next few months.

**Urban Renewal:** Ken would like to know how much development has occurred over the last four years. Can the plan be updated 20 percent and we need to have a plan to get it done.

**Large Tree for Art:** Mike says Tree Care Unlimited will remove the 90 foot tree in front of US Bank next Thursday and Friday. A gathering is being planned around the tree with a photographer from the paper.

**ROW acquisition:** Ken is waiting to hear what the total amount was spent on this.

Boones Ferry Road Project: Ken is hoping bids will go out before Christmas, but is not too positive.

Dwight Schwab's project has been approved.

Ken's Washington Ct. project is going to a hearing.

Meghan explained that the City Council is no longer considering large annexations of the neighborhoods. Southwood is going forward and cherry stem annexations are not being allowed.