



## Meeting Notes – Hallinan Heights Neighborhood Association

Hallinan School

September 15, 2011

Go to [www.lotigardwater.org](http://www.lotigardwater.org) for the latest project information and updates or call 503-697-6502

Approximately 29 Hallinan Heights neighborhood residents were in attendance. City Staff and Consultants included Joel Komarek, Project Director; Brad Moore, Kennedy Jenks; Jeff Selby, Information Coordinator; Eryn Deeming Kehe, JLA.

Jeff Selby introduced the project team and presented the meeting agenda.

Joel Komarek shared background information, project history, the need for system upgrades, and cost savings with the neighbors.

Eryn Kehe facilitated the Q&A as Joel and Brad Moore fielded questions and concerns which are listed below:

- Will there be access to Laurel, Hallinan, and HWY 43?
  - Emergency vehicles will always have access to residences. Neighbors may be inconvenienced for short periods of time, but it is important to remember that this is a mobile project with crews and equipment moving along the pipe installation.
- Why is the preferred pipeline route through Laurel and not Oak?
  - Oak is not a viable option, because getting the pipeline to Oak would require the pipe to travel through an area that is known to be unstable. Geologic issues on Oak also make Laurel the preferred route.
- Is there enough width in the “narrows” to install the pipe?
  - Yes. Our research confirms that the narrow area on Laurel can accommodate the pipe.
- Have you studied the geotech and ground conditions in the narrows to ensure the installation process won’t lead to a landslide?
  - Yes. But even more study will occur during the design phase.
- Where will the Horizontal Directional Drilling (HDD) staging area be located?
  - For Horizontal Directional Drilling (HDD), three strings of 900 ft. pipe are expected on Erickson.
- What do we do if construction causes damage to our property?
  - Any neighbor who suspects damage resulting from construction should contact the City to begin the claims process.

- How is the Partnership funded?
  - Revenue Bonds issued separately by Lake Oswego and Tigard will pay for the improvements. These bonds are repaid with revenues from the sale of water to residents and businesses.
- Why didn't we get to vote on the Partnership?
  - Numerous public meetings were held before City Council approval and the signing of the Intergovernmental Agreement (IGA) between Lake Oswego and Tigard in 2008.
- Will Tigard decommission its pipeline from Portland after the project is complete?
  - No. They will renegotiate their contract with Portland Water Bureau. Maintaining this connection provides an emergency source of water for Lake Oswego and Tigard customers.
- Does this project require new water rights?
  - No. Lake Oswego's Clackamas River water rights provide enough water for the City's needs for the foreseeable future and Tigard's needs for at least the next 20 years.
- Will pipes be staged in long pieces?
  - The design contractor does not envision staging long pieces of pipe for open trench installation. For Horizontal Directional Drilling (HDD), three strings of 900 ft. pipe are expected on Erickson, requiring two stoppages as the pipe is pulled back and the three sections are welded together. Each stoppage will be approximately 5 to 6 hours.
- What is Plan B if your geotech research turns out to be false?
  - The contract with designers, Kennedy and Jenks, will include measures to deal with any geotech issues.
- When you pave, what will be the paving width?
  - It depends on the street condition. Streets will be returned to pre-construction condition or better—some streets could get a full overlay.
- Will you document pre-construction condition of our homes?
  - Yes. We will conduct a pre-construction videotaping of the properties adjacent to the construction sites.
- I don't think we can afford this. Can we stop this?
  - Stopping the project would cause the City to lose a large amount of money already committed per the agreement with Tigard and all the funds invested at this point. The Partnership with Tigard reduces the cost to Lake Oswego customers.

- Can we give up the WEB to pay for the Partnership?
  - No. Money from the sale of the WEB would be allocated to a different fund from public works projects. Those funds could not be used for this project. The City’s water infrastructure is aging and undersized—the need for this project now is great.
  
- How long will this system last?
  - It is being designed to last at least 75 years.
  
- Is there a pipe burst risk?
  - Recent news of bursting pipes in neighboring communities due to age and condition illustrate the need for these planned upgrades in Lake Oswego. Designers will adjust valve spacing and install shut-off valves in several areas to minimize the impact of an unlikely pipe burst.
  
- What will the impacts be if we try to sell our homes during this project?
  - Construction will move along the pipeline route, causing a temporary impact on residents. The Partnership will work with Realtors to ensure they know what areas will be involved and the duration of construction.
  
- Will you need to build pump stations?
  - No.
  
- Have you determined the pipe crossing route under the Willamette River from the Water Intake to the Water Treatment Plant?
  - No. We expect to know later in October.
  
- Will the Partnership build sidewalks on Laurel?
  - In 2002, the Lake Oswego Transportation Advisory Board cited a sidewalk on Laurel as a high priority. It is included in the City’s Capital Improvement Plan; however, road widening, tree removal in a sensitive lands area, and construction of a retaining wall would be necessary to build the sidewalk. Those costly issues have caused the capital project to go unfunded for the next five years.

If the Partnership were to be responsible for sidewalk installation, the cost would not be shared by Tigard, since the improvements would not be required by land use requirements.

At this time, projected capital budgets do not allow for the expenditure. If neighbors bring the sidewalk issue to City Council’s attention, Council would have to reprioritize the Capital Improvement Plan to fund the sidewalk project. If Council were to do so, they would direct City Public Works staff to coordinate with the Partnership team to complete installation before restoration of the roadway after pipe installation.

Questions? Contact the Lake Oswego Water Partnership at 503-697-6502, or find helpful resources at <http://www.lotigardwater.org>