



Program #78224 - Vance Property Master Plan 6/27/2018

Department: County Assets **Program Contact:** Scott Churchill
Program Offer Type: Innovative/New Program **Program Offer Stage:** As Adopted
Related Programs:
Program Characteristics: One-Time-Only Request

Executive Summary

In FY 2018 the County authorized One Time Only (OTO) funds to survey the Vance Property in order to support development of a long term Master Plan. Department of Community Services (DCS) Planning and County Leadership along with Department of County Assets (DCA) Facilities formed a steering committee earlier in FY 2018 in order to build a Roadmap of Master Planning efforts to date and outline next steps. The next steps include Parcel Development Planning, Storm Water Retention Analysis, Zoning and Best Use Analysis and Preliminary Structure location Analysis.

Program Summary

This program offer includes the development of a long term Master Plan for the Vance property. It will lead to enhanced development options which make better use of the former quarry and the associated park portion on the west side of the property.

The goal of the plan is to develop a structured process with a clear framework for creating a set of options and recommendations for any future development or disposition of the County-owned parcels in this area. The plan will consider the needs of the DCS including infrastructure needs, service provision, and present and future division land use needs, as well as any financial impact to the Road fund. In addition, we will be working closely with the City of Gresham to assess the park portion of the Vance Property along the western edge in order to determine best usage and future options.

DCS is working with University of Oregon Masters Landscape Planning Faculty to study the site and identify key features which can be better enhanced and developed for Regional Community benefit. This Faculty Research work currently under way will continue through Graduate Student studies in the Fall of 2018 and developed at no cost to the County.

The DCS will work closely with internal stakeholders, and external partners and stakeholders to evaluate the future options for this property.

Performance Measures

Measure Type	Primary Measure	FY17 Actual	FY18 Purchased	FY18 Estimate	FY19 Offer
Output	Development of Master Plan for Vance Property	N/A	N/A	N/A	1
Outcome	Percentage of master plan for Vance Property complete	N/A	N/A	N/A	100%

Performance Measures Descriptions

PM #1 Output--Master Plan will be developed.
PM #2 Outcome--The Master Plan will be 100% complete during FY 2019.

Revenue/Expense Detail

	Proposed General Fund	Proposed Other Funds	Proposed General Fund	Proposed Other Funds
Program Expenses	2018	2018	2019	2019
Contractual Services	\$0	\$0	\$0	\$150,000
Total GF/non-GF	\$0	\$0	\$0	\$150,000
Program Total:	\$0		\$150,000	
Program FTE	0.00	0.00	0.00	0.00

Program Revenues				
Financing Sources	\$0	\$0	\$0	\$150,000
Total Revenue	\$0	\$0	\$0	\$150,000

Explanation of Revenues

\$150,000 one-time-only transfer from the General Fund to the Facilities Fund.

Significant Program Changes

Last Year this program was: FY 2018: 78224 Yeon-Vance Site Assessment