

**Sunnyside West Mt. Scott Community Planning Organization (CPO)**  
**Approved Meeting Minutes**

**Monday – April 7th – 7:00 PM until 9:00 PM – Virtual Meeting using Zoom**

**Attendance: 19 Registered – 18 Attendees**

**Meeting Recording from Zoom – 2 Hours**

[https://clackamascounty.zoom.us/rec/share/99su0-fMK3urb1pCbeVCNgQJozHoBAGzV\\_klhftxy8UGsleDcFMqzdyGDGsJHrbP.1JqVKpWSvVWyoMU](https://clackamascounty.zoom.us/rec/share/99su0-fMK3urb1pCbeVCNgQJozHoBAGzV_klhftxy8UGsleDcFMqzdyGDGsJHrbP.1JqVKpWSvVWyoMU)

Passcode: mgWb!yU6

**7:00 PM until 7:05 PM Welcome and Introductions**

Welcome and thanks for joining us tonight. My name is Mike Cebula and I am the Chair of our CPO.

Our agenda tonight includes Clackamas County Board Chair – Craig Roberts, Mary Rumbaugh, Director of Health, Housing and Human Services at Clackamas County and from the Clackamas County Sheriffs Office - Capt. Rich Sheldon. Jeanette DeCastro will also give us an update on the North Clackamas Park and Recreation District (NCPRD) including within our CPO

We are thankful for them taking the time to be with us tonight.

Thanks also to your CPO Board for joining us – Dave Gilman, Mary Masterson and Carolyn Olley along with Renee King and Jeanette DeCastro. With a special hello to Board Member - Earle Culbertson – whose health doesn't allow him to join us tonight.

And, with thanks to Garrett Teague, Video Production Coordinator for Clackamas County, for managing our Zoom tonight.

Our meeting will conclude after the annual election of your CPO Board. Mike Cebula, Earle Culbertson, Mary Masterson and Carolyn Olley have notified the Board that they are not running for re-election but will remain active in the CPO.

**By way of definition - What is a CPO?** Community Planning Organizations are advisory to the Board of County Commissioners, the Planning Department, and the Planning Commission on matters affecting their areas. They may develop neighborhood plans and proposals concerning land use, zoning, parks, open space and recreation, annexation, housing, community facilities, transportation and traffic, community services, and other factors affecting the livability of their areas.

**CPO Board of Directors**

Mike Cebula – Chair – not running for re-election

Dave Gilman – Co-Chair

Earle Culbertson – Secretary – not running for re-election

Renee King - Board Member

Carolyn Olley – Board Member – not running for re-election

Mary Masterson – Board Member and Email Wizard – not running for re-election

Jeanette DeCastro – Board Member Liaison with North Clackamas Park and Recreation District (NCPRD)

### **Three quick announcements –**

#### **Clackamas Fire - Chief Nick Browne**

Link to current newsletter: <https://clackamasfire.com/wp-content/uploads/2025/01/2025-q1-newsletter.pdf>

If you want to get on the fire district email newsletter distribution, please contact Tracey Grisham at (503) 742-2644 or email [tracey.grisham@clackamasfire.com](mailto:tracey.grisham@clackamasfire.com)

#### **Kaiser – New Hospital**

Kaiser Permanente plans to replace its 303-bed Clackamas hospital with a new, seven-story hospital tower, slated to open in 2029.

Annie Herbert, Kaiser - Local Government Relations - provided the attached information about the project (thanks Annie).

#### **Sunrise Corridor Community Visioning - <https://www.clackamas.us/sunrise>**

The Sunrise Corridor community is a five-square mile area in the valley bounded by the Clackamas River on the south, forested low hills to the north, I-205 to the west and 172<sup>nd</sup> Avenue to the east. I have represented our CPO on the Visioning Steering Committee.

Link to: [Draft Sunrise Gateway Corridor Refinement Plan](#), which was updated March 20, 2025

To get more information, please contact Adam Torres, in the Clackamas County Department of Transportation & Development, at [atorres@clackamas.us](mailto:atorres@clackamas.us)

**US Representative – Janelle Bynum** - Sign up here to receive email newsletter updates from Representative Bynum. <https://bynum.house.gov/subscribe>

#### **7:05 PM until 7:35 PM**

#### **Craig Roberts - Clackamas County Board Chair – presentation followed by Q&A**

<https://www.clackamas.us/bcc/roberts>

Chair Roberts came to our CPO while he was a candidate. (Tottie Smith was invited three times to the same meeting. We never heard back from her or her staff)

Craig Roberts was sworn in as BCC Chair on Jan. 6, 2025. Just about 90 days ago. We invited him back tonight to continue our promised community conversation. We will limit our discussion, including Q&A, to 30 minutes.

#### **CPO Board Questions:**

- What are the biggest positive and negative surprises you have encountered as Chair?
- How are Federal Funding uncertainties impacting the Clackamas County services?
- Can you give an update on the status of the new and old courthouses?

#### **7:35 PM until 8:00 PM**

#### **Clackamas County Recovery Center - [www.clackamas.us/recoverycenter](http://www.clackamas.us/recoverycenter)**

#### **Mary Rumbaugh, Director of Health, Housing and Human Services**

Located at former Clackamas Elementary School – 15301 SE 92nd Ave – Clackamas

Map Link: <https://g.co/kgs/hQ7sjAZ>

Mary spoke to our CPO in September, as this project launched. The Recovery Center is near our CPO (It is in the inactive Clackamas CPO.) Mary will provide an update followed by Q&A. The handout she uses will be emailed to you along with the meeting minutes.

#### CPO Board Questions:

- Given prior experience with Project Turnkey (BCC was in favor of it until the last moment) could The Recovery Center have the same fate?
- How is Clackamas County addressing the services Turnkey might have offered?
- How may uncertainty with Federal Government funding impact this project and the services?
- What is the future plan for the campus site?

Mary promised two additional handouts, which are included with these meeting minutes.

#### 7:55 PM until 8:10 PM

**Public Safety – Regular Update – Clackamas County Sheriff - Capt. Richard Sheldon will provide his regular update for our CPO.** What questions have you always wanted to ask?

In our meeting minutes, we will include links and descriptions of the different crime information reporting tools Capt. Sheldon talks about.

Captain Sheldon is a regular speaker at our CPO meetings.

#### CPO Board Questions:

- As you looked at the crime data for our CPO, are there any trends that stood out to you? What can citizens do to stay safe and help your department lessen these statistics?
- Can you please talk about traffic enforcement surrounding the high schools and the new student drivers? And, adults rushing to get their students to school?
- As we approach summer, what crime prevention ideas do you have?

#### 8:10 PM until 8:25 PM

**North Clackamas Park and Rec District (NCPRD) Jeanette DeCastro will update us** including on the Justice Park Property located on the west side of SE 122nd Ave – less than 1/2 mile south of Sunnyside Road and less than 1/3 mile north of Clackamas High School

#### How to connect with The Friends of the Justice Property on Facebook:

<https://www.facebook.com/share/g/wYW5gt9YpvQW6yzy/?mibextid=K35XfP>

(Justice property is located on the west side of SE 122<sup>nd</sup> Ave – less than 1/2 mile south of Sunnyside Road and less than 1/3 mile north of Clackamas High School

#### Discovery Guide - <https://ncprd.com/discovery-guide>

Explore exciting programs and activities this season, including adult fitness and enrichment classes, youth sports leagues and camps, a variety of special events, and more. We encourage you to browse the Discovery Guide, where you'll find a wide range of offerings designed to meet diverse interests and abilities. Whether you're looking to get active, enhance your skills, or join in on community celebrations, there's something for everyone!

#### NCPRD – System Vision Plan:

[View the Current Park and Recreation Assessment Highlights](#)

[View the 2024 Engagement Highlights](#)

#### District Advisory Committee (DAC) Meetings

More information about the District Advisory Committee (DAC) is available on the [District Advisory Committee page](#).

5/14/2025

3/12/2025   [AGENDA](#)   [PACKET](#)   [VIDEO](#)

**8:25 PM until 8:55 PM**

**CPO Board Elections – All CPO Board Members are up for election/re-election.**

Mike Cebula, Earle Culbertson, Mary Masterson, and Carolyn Olley have notified the Board that they are not running for re-election but will remain active in the CPO.

Three requirements to serve on the CPO board: you must be over 18, you must live, work, or be a business property owner within our CPO, and you must have attended one prior meeting.

What nominations are there to serve on the Board of our CPO? There must be a minimum of three board members – Chair, Vice-Chair, Secretary/Treasurer.

There were no nominations or volunteers for any CPO Board Position.

With no CPO Board in place, the Sunnyside W Mt Scott CPO moves to Inactive. Mike Cebula will notify Clackamas County Community Engagement - [communityengagement@clackamas.us](mailto:communityengagement@clackamas.us)

If, in the future, there are citizens who wish to re-start the CPO our existing CPO email distribution list will have been provided to Clackamas County Community Engagement - [communityengagement@clackamas.us](mailto:communityengagement@clackamas.us) This should be a good starting point for them.

Thank you for attending tonight. Meeting minutes, including a link to the Video recording and handouts, will be emailed to you within two weeks.

Drive safely.

**What is a CPO?**

The boundaries of our CPO are outside of the City of Happy Valley and ROUGHLY north of Highway 212/224 – south of SE Clatsop – east of I-205 – west of SE 142.

Map provided by Clackamas County: <https://dochub.clackamas.us/documents/drupal/4e12fa55-cc13-478d-9844-71ed09c38926>

CPO Map: enter your address to determine your CPO -

<https://experience.arcgis.com/experience/e065bb205d8748ceb1d3538f9cbcbf84/>

**Additional information:**

**Public Alerts Notification System** – Clack Co Alerts - by providing contact information, county residents can opt-in to receive critical emergency messaging via email, phone call and text during times of disasters <https://www.clackamas.us/dm/publicalerts>

**Clackamas County Sheriff's Office**

To find Sunnyside W Mt Scott CPO information – search under land area name for our CPO name <https://www.clackamas.us/sheriff/stats>

**Reported Crime**

This dashboard allows the communities we serve to be informed about crime in their community and helps to identify crime trends. The crime data in this dashboard comes from crime reports documented in our Records Management System (RMS). This dashboard's data and map are updated at the beginning of each month.

<https://www.clackamas.us/sheriff/stats#>

## Call Activity

Every day our deputies interact with our community and respond to calls for assistance. The dashboard's call activity data comes from interactions that are documented through Clackamas County Communication's Computer-Aided Dispatch System.

<https://www.clackamas.us/sheriff/stats#>

## Speakers, Board and Attendees to this CPO meeting: 19 registered – 18 attended

<b>Speakers and Board</b>
Carolyn Olley
Mary Masterson
Mike Cebula
Dave Gilman
Jeanette DeCastro
Renee King
Craig Roberts
Richard Sheldon
Mary Rumbaugh
<b>Attendees</b>
Cheryl Cebula
Sheila Shaw
Prad Shah
Tom Peterson
Levi Evans
Maria Magallon
Patricia Taylor
Tim Chairret
Grover Bornefeld
Diane Zavos - Did Not Join

Mike Cebula  
Sunnyside W Mt Scott CPO Chair  
Email: [m.cebula@comcast.net](mailto:m.cebula@comcast.net) – Cell: 971-258-7776