



BUSINESS AND COMMUNITY SERVICES
Development Services Building
150 Beaver Creek Road, Oregon City, OR 97045

Oak Lodge and Gladstone Community Project Gladstone Library Planning Task Force Meeting

Wednesday, April 7, 2021
5:30-7:30 pm
Zoom Meeting

APPROVED

Task Force Members Present: Todd Anslow, Debrah Bokowski, Mei Chen, Kristi Haller-Shaffer, Laurene McClintock, Margaret Bertalan, Nancy Turner, Nancy Eichsteadt, Lani Saunders, Beverly Chase, Leslie Shirk, Natalie Smith, Lisa O'Brien; Libby Spencer

Task Force Members Absent: None.

Staff Present: Sarah Eckman, Interim Director, Business and Community Services (BCS); Allegra Willhite, Deputy Director, BCS; Liz Lawson Weber, BCS; Mitzi Olson, Gladstone and Oak Lodge Library Director; Kathryn Kohl, Manager, LINCC Library Services; Kandi Ho, Interim NCPRD Director; Ellen Rogalin, Public and Government Affairs (PGA); Kathryn Krygier, Project Manager, Jacque Betz, Gladstone City Administrator

Design Team Members Present: Elizabeth Manser, Jim Kalvelage, Opsis Architecture; Ray Johnston, Johnston Architecture; Kurt Lango, Lango Hansen Landscape Architects

A video of this meeting is available on the Clackamas County website at
<https://www.clackamas.us/meetings/communityproject/oakgladproj>

The meeting began at 5:35 p.m.

Task Force Chair, Lisa O'Brien welcomed the task force and reviewed the meeting agenda.

The minutes from the February 24, 2021 task force meeting were approved.

Project Updates

Kathryn Krygier introduced the staff. She noted that Laura Zentner, BCS Director has retired and that Sarah Eckman is serving as BCS Interim Director. Sarah Eckman introduced herself to the group.

Kathryn said the Board of County Commissioners approved the Opsis contract amendment. The amendment is for schematic design through building permitting. Kathryn also said the county would be soliciting a contractor for the project in the near future.

Liz Manser introduced new project staff members from Opsis and reviewed the project schedule.

Liz described the schematic design phase of the work and how the task force will be involved. She also reviewed the public involvement plan and reviewed the time commitment from the sustainability, and art and history subcommittees for task force member participants.

Selection of Sustainability Subcommittee Participants

Kristi Haller-Shaffer and Nancy Turner volunteered to serve on the sustainability subcommittee. These members will participate in the Energy Trust of Oregon work session in May.

Selection of Art and History Subcommittee Participants

Beverly Chase, Lisa O'Brien, Lani Saunders, Mei Chen and Todd Anslow volunteered. The decision was made to allow three members on the subcommittee. Todd Anslow stepped down, allowing Beverly Chase, Lisa O'Brien and Mei Chen as the representatives.

Master Plan Comments and Preliminary Design Updates

Jim Kalvelage, Ray Johnston and Kurt Lango reviewed the masterplan design feedback, floorplan refinements, updates on the interior/exterior and three options for the courtyard design.

Task Force Q & A

Kristi Haller-Shaffer said she is concerned with how open the meeting room is to the exterior especially in the winter when it is lighted. She said it would feel like a fishbowl. Jim said that condition could be mitigated by having blinds on the windows so it can be open during the day and closed at night. She asked if the roof was sloped. Jim responded yes, it was. She also suggested there be a sprinkler system in the courtyard. Kurt confirmed there would be irrigation in the courtyard.

Laurene McClintock noted that cherry tree blossoms are beautiful for about two weeks a year but can be messy. She asked about window cleaning. Jim said the windows would need to be cleaned once or twice a year. She also noted that plants need to be placed so they aren't damaged during window cleaning. She liked how the screen on the side of the courtyard was raised but asked how it would be secured so people do not climb under it. Jim said that still needs to be designed.

Libby Spencer prefers the flow and the seating of the third option in the courtyard design. She suggested a similar flow, floor design, and seating design could be incorporated into the entry. Kurt said the design team is discussing how the courtyard seating and materials could be incorporated throughout the library.

Kristi liked the second courtyard option because it provided for various sizes of groups. She said flexibility would be important.

Margaret Bertalan liked option two for the courtyard because it is more group friendly. She noted she is concerned about children playing in the fountain in the other option. In addition, she said the planting needs to be safe for young children. She said the courtyard also needs to be ADA compatible for elderly people to be able to get in and out of the courtyard and to get up

and down off the benches. She also noted she likes the change from steel to wood in the library.

Lani Saunders likes options two and three for the courtyard because they are inviting. She thought the fountain could be tucked into the planting area. She thought the Foundation area was smaller in this area but likes the new location. Lani also asked about fundraising by selling bricks or something similar. She asked if something like that is possible. Kurt said they could provide a list of possibilities for fundraising.

Nancy Eichsteadt said she liked many of the new changes but she said the exterior design is still very angular. She is hoping that some of Gladstone's culture and architecture could be incorporated into the design. Jim said they are looking at the use of materials that look like stone for the exterior and the use of wood throughout the building that would reflect Gladstone's character.

Nancy Turner is concerned about accessibility of the second courtyard option because of dead ends and possible difficulty of moving through the space. She also supported Libby's observation to incorporate the flowing nature of the third courtyard option into the design more; she noted it reflects the flowing nature of the nearby rivers around Gladstone.

Kristi Haller-Shafer asked if options two and three could be combined to alleviate the accessibility issues. Kurt said that would be the next step to further the design.

Beverly Chase liked the new direction of the design. She liked the new location for the Foundation but noted it was smaller than the previous location. She asked if the Pow Wow tree could be incorporated in the exterior sunshade design. Jim suggested that could work well and said that could be important to incorporate the Pow Wow tree somewhere into the architecture.

Lisa O'Brien asked if the image of High Rocks could be incorporated into seating at the entry.

Mei Chen prefers how courtyard option three provides plants near the glass to provide some privacy for people inside sitting near the courtyard.

Leslie Shirk said she appreciated the evolution of the design based on the feedback. She said she appreciates the designer's hard work and ability to listen.

Beverly said there needs to be a demolition party and asked if the project could move faster.

Natalie Smith asked if there could be a sunscreen over the meeting room windows to provide privacy.

Jim noted the interior design will be progressing soon. He said Julia Alhelt from Opsi was in the audience and will be working on the interiors. Julia Ahlet introduced herself.

Liz Manser said the materials would be available to look at during design development, which will occur in late July.

Public Comment

Jackie Betz, City Administrator, City of Gladstone called in to comment and congratulate the task force on all their hard work.

Near Term Schedule

Liz Manser and Kathryn Krygier reviewed the near term schedule for schematic design. She said the task force will be selecting new chairs at the next meeting and reviewing changes in the Charter.

Meeting Adjourned at 7:25 pm.

Next Task Force Meeting

May 5, 2021, 5:30-7:30

Via zoom