



Community Meeting #4

ATHEY CREEK MIDDLE SCHOOL AT DOLLAR STREET

October 20, 2020
6:00pm Webinar

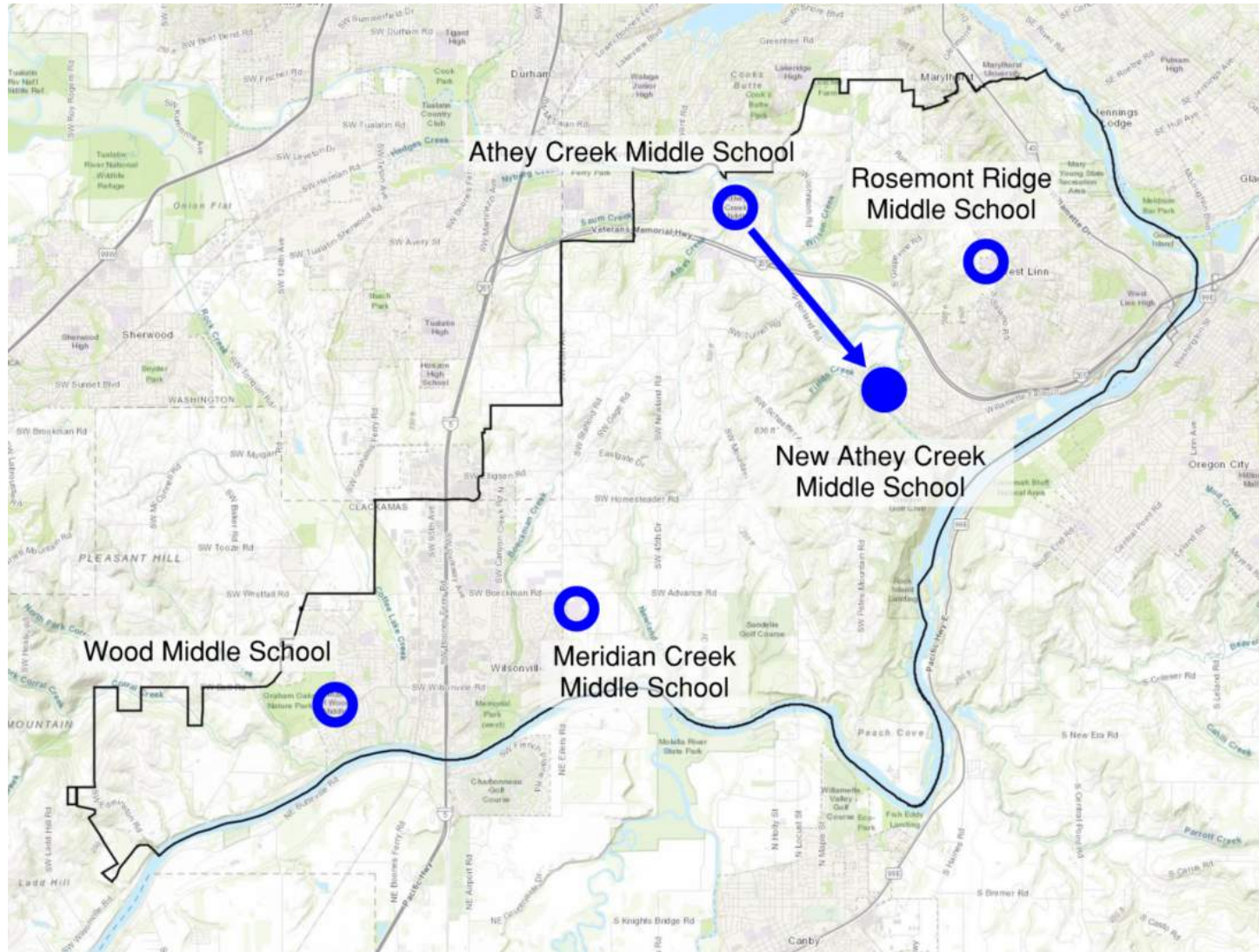
OUR AGENDA FOR THIS EVENING

- Superintendent's Introduction
- Community Engagement Takeaways
- Design Update
 - Site Information & Consultant Reports
 - Current Site Design
 - Traffic Report Findings
- Land Use / Schedule & Next Steps
- Q&A



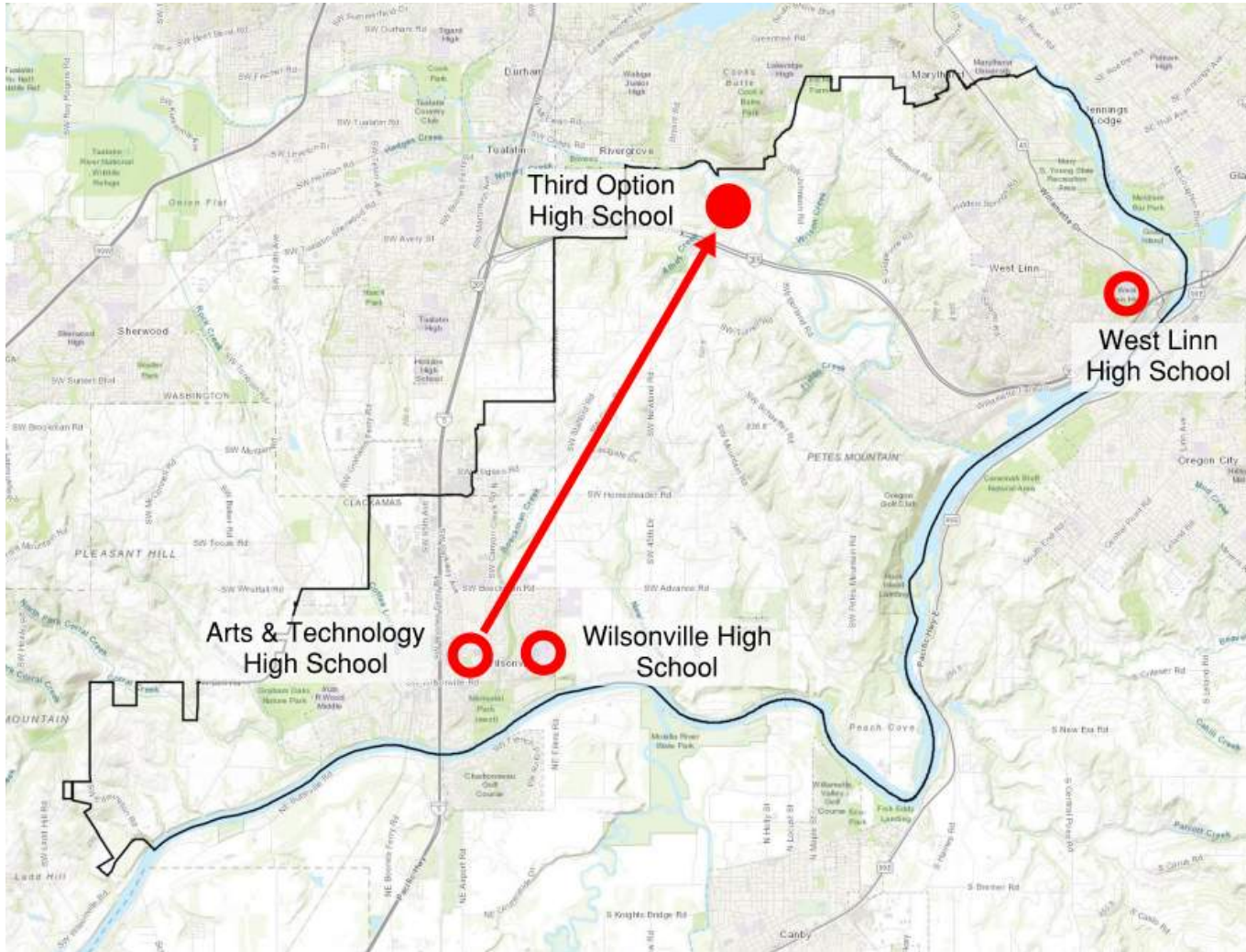
“Why Build This School at the Dollar Street Site?”

DISTRICT MIDDLE SCHOOL ADJUSTMENTS



Athey Creek Middle School
to Dollar Street Site

DISTRICT HIGH SCHOOL ADJUSTMENTS

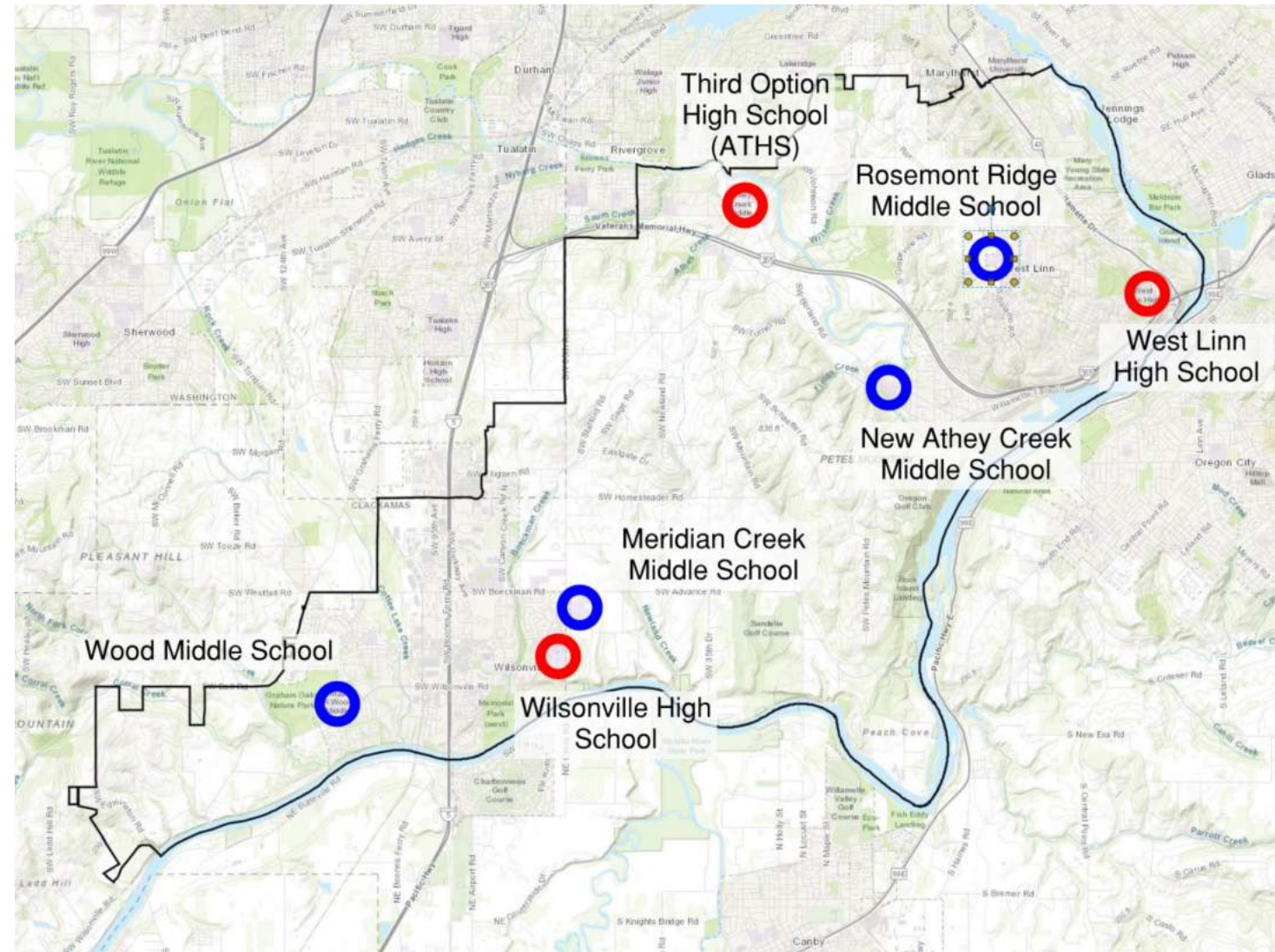


Arts & Technology High School
to Third Option High School

DISTRICT SECONDARY SCHOOLS

Fall 2023

Secondary schools
balanced across the
district at the
completion of the
bond



COMMUNITY ENGAGEMENT TAKEAWAYS

COMMUNITY MEETING #4

3J Consulting

Land Use Planning and Public Involvement



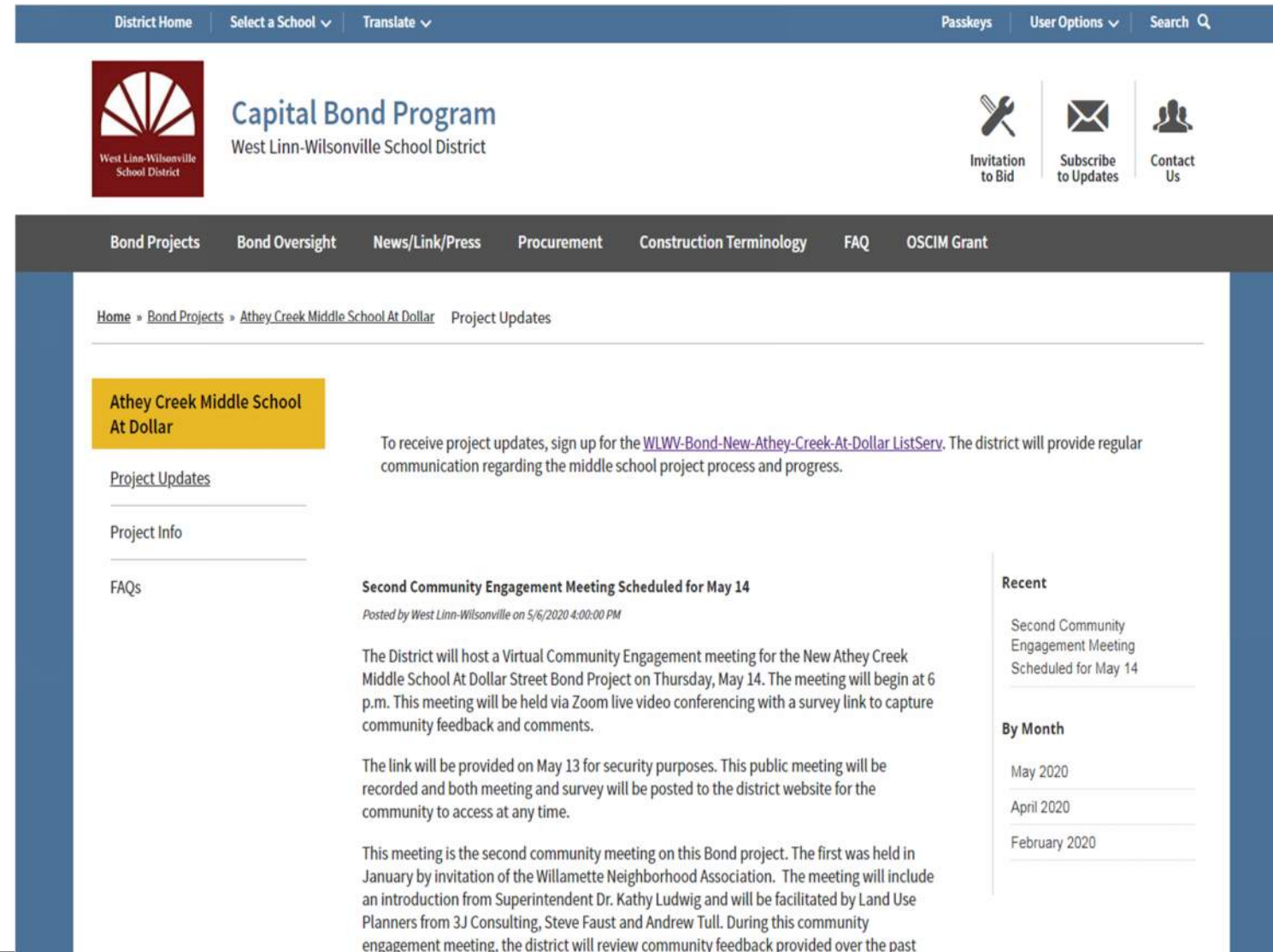
Steve Faust

Community Planning Director



STAY INFORMED

- Sign up for the **WLWV-Bond-New-Athey-Creek-At-Dollar ListServ**. To sign up, go to <https://listserv.wlww.k12.or.us/self-service/> or visit the district or bond website.
- The District will provide project developments, community meeting announcements, and other pertinent project information through the Bond ListServ.
- Visit the Bond Website for answers to frequently asked questions: (<https://www.wlww.k12.or.us/Domain/1963>)



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West Linn-Wilsonville School District

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Home » Bond Projects » Athey Creek Middle School At Dollar » Project Updates

Athey Creek Middle School At Dollar

[Project Updates](#)
[Project Info](#)
[FAQs](#)

To receive project updates, sign up for the [WLWV-Bond-New-Athey-Creek-At-Dollar ListServ](#). The district will provide regular communication regarding the middle school project process and progress.

Second Community Engagement Meeting Scheduled for May 14
Posted by West Linn-Wilsonville on 5/6/2020 4:00:00 PM

The District will host a Virtual Community Engagement meeting for the New Athey Creek Middle School At Dollar Street Bond Project on Thursday, May 14. The meeting will begin at 6 p.m. This meeting will be held via Zoom live video conferencing with a survey link to capture community feedback and comments.

The link will be provided on May 13 for security purposes. This public meeting will be recorded and both meeting and survey will be posted to the district website for the community to access at any time.

This meeting is the second community meeting on this Bond project. The first was held in January by invitation of the Willamette Neighborhood Association. The meeting will include an introduction from Superintendent Dr. Kathy Ludwig and will be facilitated by Land Use Planners from 3J Consulting, Steve Faust and Andrew Tull. During this community engagement meeting, the district will review community feedback provided over the past

Recent
Second Community Engagement Meeting Scheduled for May 14

By Month
May 2020
April 2020
February 2020



2020 COMMUNITY ENGAGEMENT

- Community Meeting #1 – January 8
- 35 listening sessions conducted April 22 – May 28
- Community Meeting #2 – May 14
- Community Meeting #3 – June 25
- Community Meeting #4 – October 20
- Community Meeting #5 – November 18



COMMUNITY MEETING #3

What are some of the opportunities and challenges related to:

- Driveways, Connector Road, and Parking Lots
- Building Location
- Field/Track Location



COMMUNITY MEETING #3

Questions and Concerns

- Traffic congestion on Willamette Falls Drive and Dollar Street
- COVID impact on traffic study
- Connector road
- Street improvements
- Safe routes to school
- Parking on site and in neighborhood
- Neighborhood buffering from noise and light



Bond Management Team & Consultants

BOND TEAM INTRODUCTION

CAPITAL CONSTRUCTION PROGRAM MANAGER



Remo Douglas, CCM

- Third Capital Bond Program with WLWSD over 11 years
- Managed new building, major renovation and site projects
- Managed program budget and forecasts

CONSULTANT TEAM INTRODUCTION



Angela Caffrey



Rebecca Stuecker



Scott Mansur



Mercedes Serra

Summary on Consultant Reports – Project Managers CBRE/Heery
Design Update – IBI Group Architects
Transportation – DKS Associates
Land Use Outline – Mercedes Serra – 3J Consulting

SITE CONSULTANT REPORT STATUS

Geotechnical Report Completed

“Subsurface conditions at the site generally consist of shallow deposits of silt and silty sand underlain by medium dense sand with variable silt followed by dense gravel and sand at greater depths. No groundwater seepage was observed on the slopes or in the test pit explorations at the site and no caving was observed in the test pit explorations. The subsurface soils are competent to support the planned development and seismic induced liquefaction is not a hazard since groundwater was encountered at depths of approximately 57 to 70 feet in the upper portions of the site which is below the transition to dense soils. Groundwater will also not influence the slopes at the site with the planned proper surface drainage and management of stormwater runoff. There is no mapped or observed landslides at the site but there are existing steep slopes near the south and east property margins that have trees with curved trunks suggesting past shallow slope creep and/or erosion. Planned fills and walls will be offset from the existing steep slopes to achieve adequate slope stability or the existing slopes will be cut or filled over to achieve more stable grades in some areas. The school buildings will be supported on shallow foundations bearing on firm undisturbed native soil or structural fill over firm undisturbed native soil.”

Executive Summary from GeoDesign Inc.



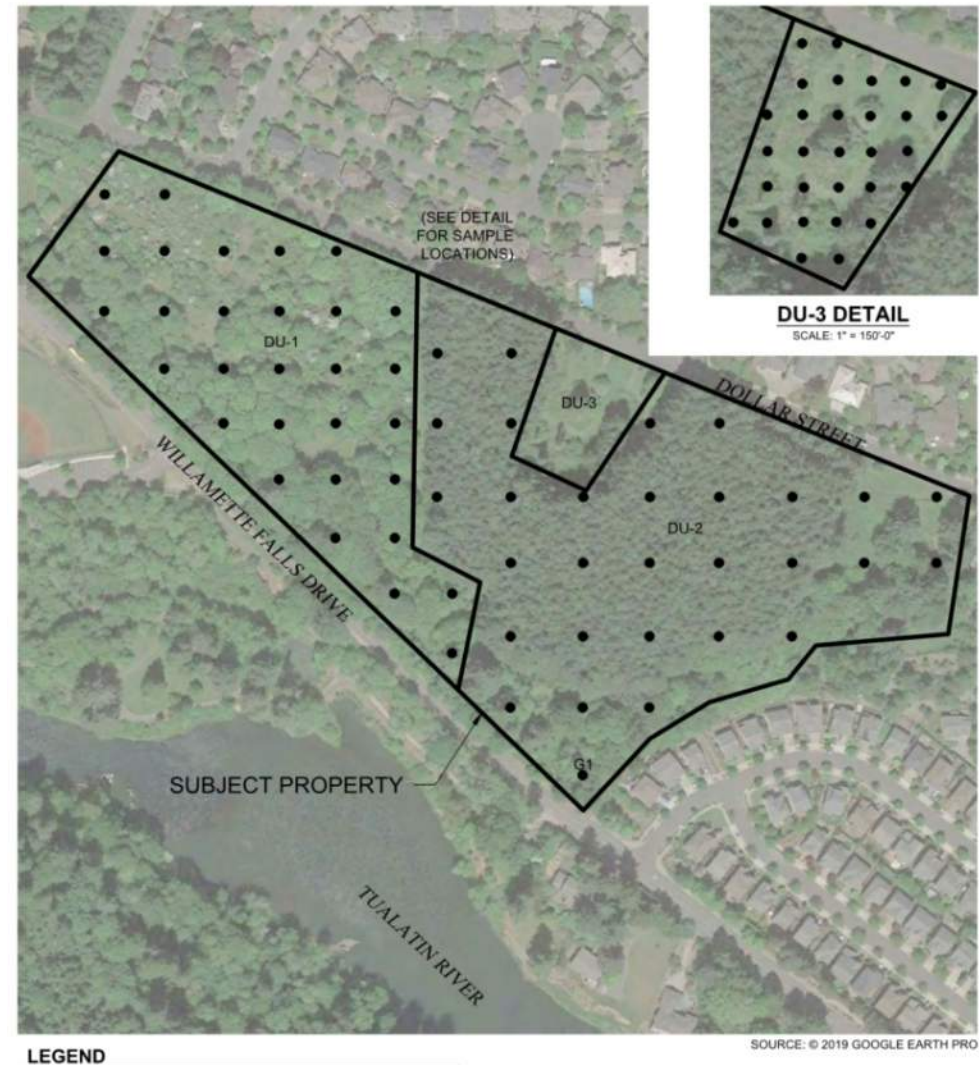
Phase 1 & 2 Environmental Reports - Completed

Phase I Survey

- The historical data of the site indicated prior agricultural use throughout the site
- Executive Summary noted no significant hazards
- Recommendation to include Phase II Study for further assessment of prior contamination from pesticides

Phase II Survey

- Site broken down into three regions
- Concentrated testing in DU-3
- Soils deems safe for use on the site and pose no threat to students/staff.



Arborist Reports Status



Arborist – *The Pacific Resources Group*

- Initial tree survey completed. Largest perimeter trees will be affected by street improvements.
- Large trees at the Western portion of the site as well as healthy trees in the eastern ravine will be retained.
- Removal of trees leaning over Willamette Falls Drive
- The District will be working with the City to continue to evaluate significant trees.

Remaining Reports Status

Archaeological Consultants – *Willamette Cultural Resource Associates*

- WCRA completed an intensive field survey in July/Aug. The Draft report is under review by Grand Rhonde Tribe and will be distributed to the State Historic Preservation Office. (SHPO)
- Recovered resources included widely scattered glass, nails, and metal fragments.

Wetland Biologist & Wildlife Consultant – *Pacific Habitat Services*

- Wetland Delineation Report completed. Submission to the US Army Corps of Engineers, and the Department of State Lands is in process. Habitat Conservation Area review in process.
- Ornithologist report is completed. Site survey notes no eagle nests on the site



DESIGN UPDATE





BRANDON PLACE
EXTENSION ROAD

DOLLAR STREET

FIELDS BRIDGE PARK

WILLAMETTE FALLS DRIVE





BRANDON PLACE
EXTENSION ROAD

VISITOR
PARKING

DOLLAR STREET

FIELDS BRIDGE PARK

WILLAMETTE FALLS DRIVE

STAFF
PARKING









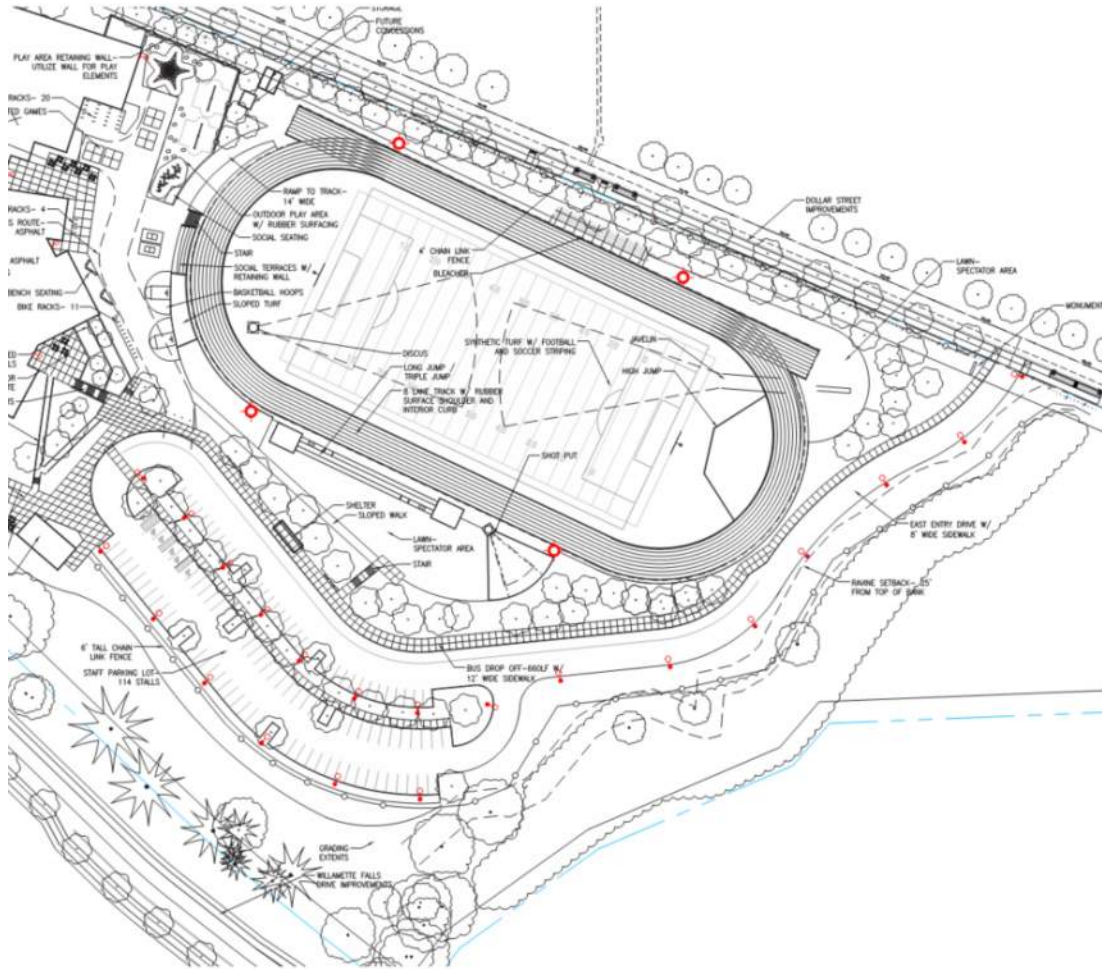








SITE LIGHTING



TRANSPORTATION

AGENDA

- 1 / STUDY AREA AND TRAFFIC COUNT DATA**
- 2 / TRIP ASSUMPTIONS AND METHODOLOGY**
- 3 / PROPOSED PROJECT CHANGES AND ROUNDABOUTS**
- 4 / OPERATIONS AND QUEUING**
- 5 / SAFE ROUTES TO SCHOOL**

STUDY AREA



TRAFFIC COUNT DATA

- **Traffic Count Data was collected in May 2019 (prior to COVID-19 impacts)**
- **Traffic Count Data (2019) was increased to 2020 and 2023 conditions by applying an annual growth rate of 1.15%.**
- **2023 is the estimated year of opening for the new Athey Creek Middle School.**

TRIP ASSUMPTIONS AND METHODOLOGY

➤ **Modal Split Data**

	Drive	Bus	Walk/Bike
Athey Creek Middle School (existing rural school)	28%	72%	0%
Relocated Athey Creek Middle School (proposed neighborhood)	18%	53%	29%

- **Relocated Athey Creek Middle School will be a neighborhood school that will capture more walking and biking trips than the current Athey Creek location.**

TRIP ASSUMPTIONS AND METHODOLOGY

➤ **Final Trip Generation (students, staff, and bus trips)**

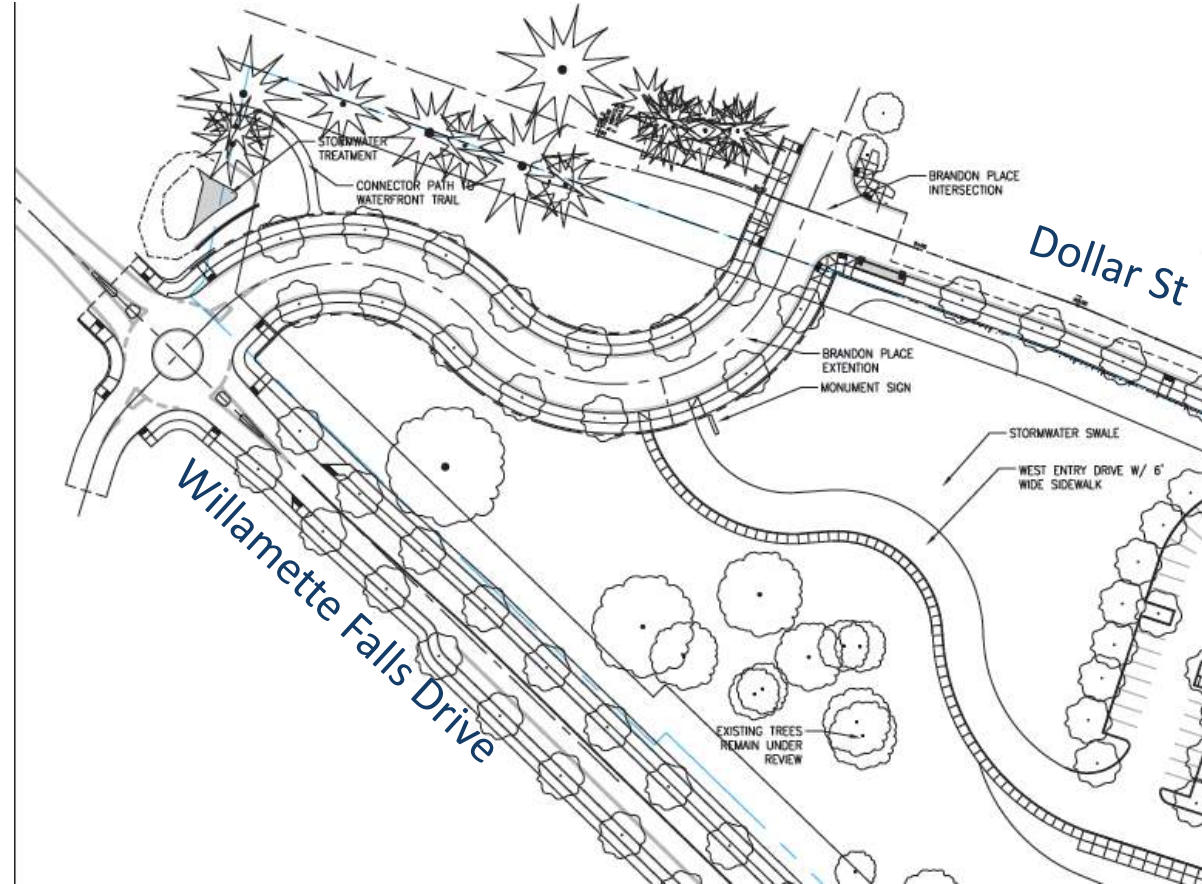
	In	Out	Total
AM Peak Hour	152	127	279
Midday Peak Hour	98	113	211

- **Add new vehicle trips for 850-student new middle school to the study area.**
- **Remove vehicle trips for 684-student Athey Creek Middle School from the study area.**

PROPOSED PROJECT CHANGES

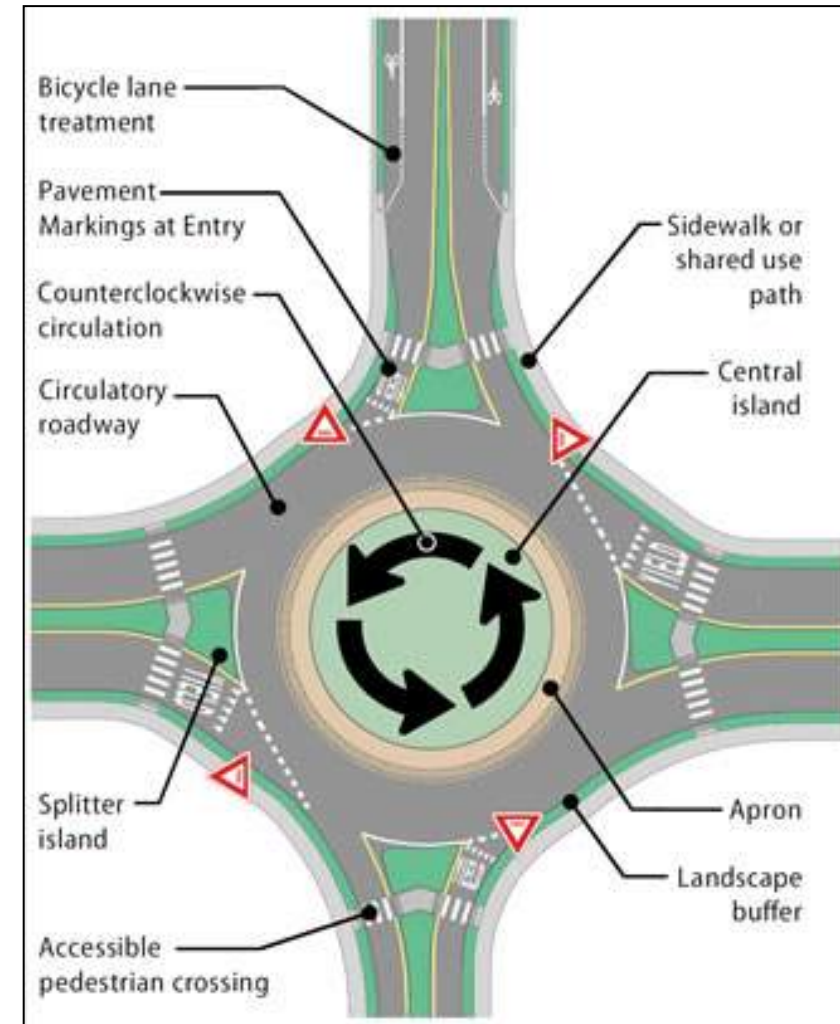
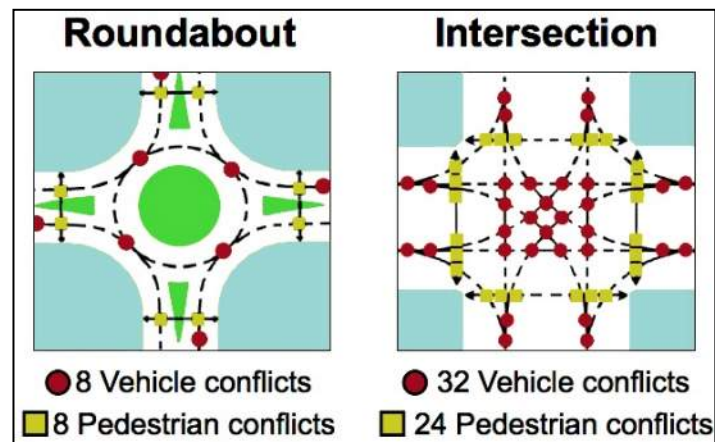
PRELIMINARY
DESIGN CONCEPT

- Brandon Place Public Road Extension from Dollar Street to Willamette Falls Drive
- New Roundabout at Willamette Falls Drive/Park Entrance
- Bus & Staff Entrance on Dollar Street (not pictured)



SAFETY BENEFITS OF ROUNDABOUTS

- Roundabouts reduce the types of crashes where people are seriously hurt or killed by 80%.
- Roundabout curvature results in lower vehicle speeds, generally 15–25 mph.
- Roundabouts provide short crossing distances for pedestrians and bicyclists by providing a refuge median on all legs.
- Roundabouts reduce the number of conflict points to 8 for both vehicle-vehicle conflicts as well as vehicle-pedestrian conflicts.



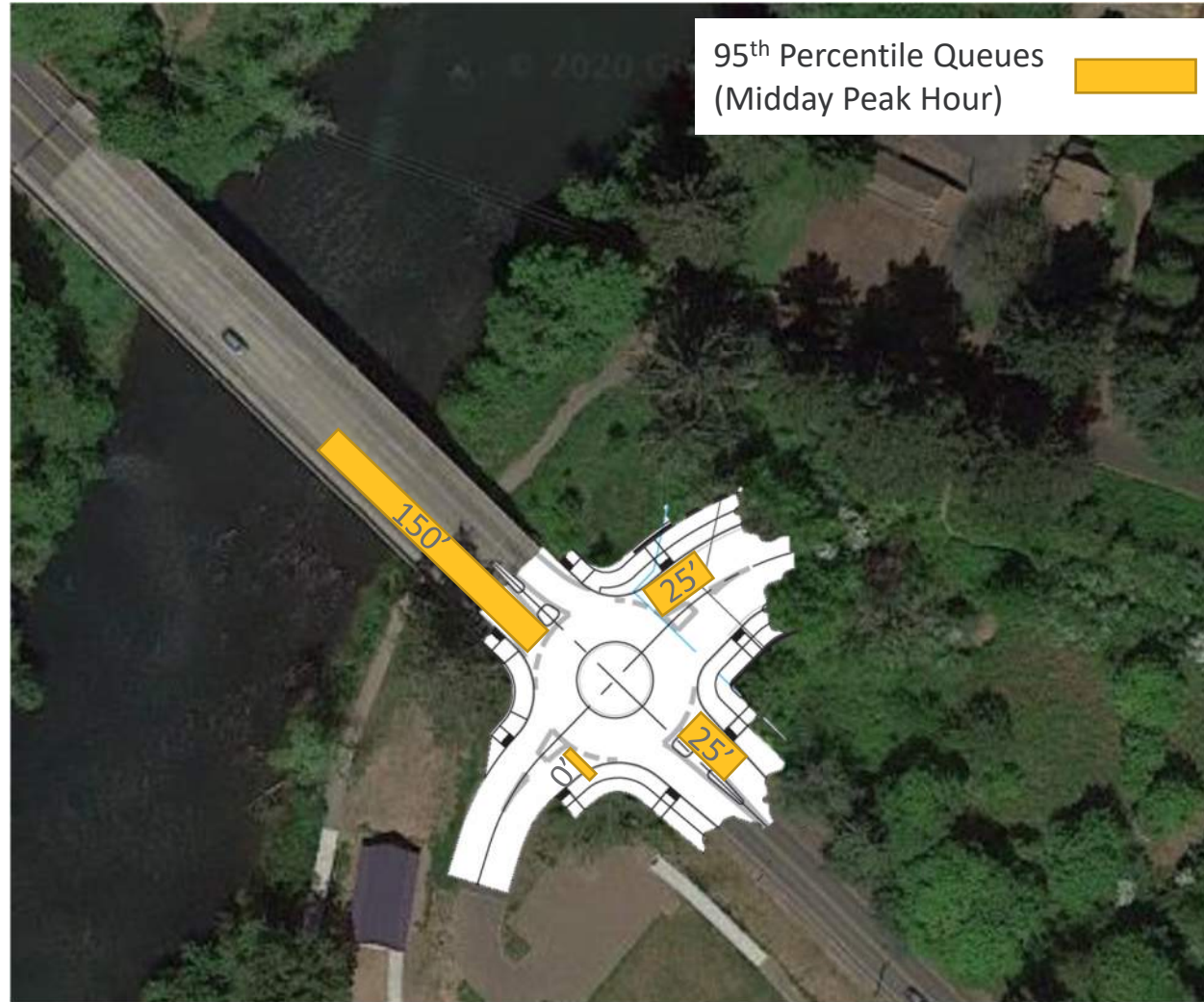
VEHICLE OPERATIONS (2023)



Willamette Falls Dr/Ostman Rd

- City installed an All-Way Stop in 2016 to address poor sight distance, high side street delays, and cut-through traffic.
- Once roundabout is built at Willamette Falls Drive/Brandon Place, I-205 cut-through traffic on Willamette Falls Drive may reroute due to reduced travel speeds.
- City will continue to monitor operations of the Willamette Falls Drive/Ostman Rd intersection to assess the need for future improvements.

QUEUING AT ROUNDABOUT



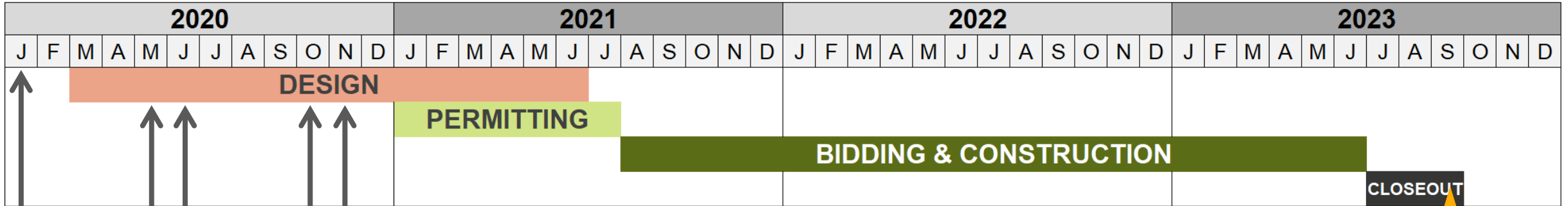
SAFE ROUTES TO SCHOOL

- 1-mile radius walking boundary
- Tualatin River and I-205 are barriers
- Orange routes are safe routes to school
- Crosswalks and sidewalk infill are recommended on school frontage and Ostman Rd.
- Wide sidewalk and separated bicycle facilities on WFD to be built along school frontage



PROJECT TIMELINE

PROJECT TIMELINE



Community Meeting #5 (Nov 2020)

Presentation to Willamette Neighborhood Association

Community Meeting #4 (Oct 2020)

Community Meeting #3 (June 2020)

Community Meeting #2 (May 2020)

Community Meeting #1 (Jan 2020)

★
↑
OPENING
DAY



QUESTIONS

THANK YOU

3J Consulting

How to reach us:

Steve Faust steve.faust@3j-consulting.com

Steve Faust

Community Planning Director



**VISIT THE BOND WEBSITE FOR ANSWERS TO FREQUENTLY ASKED QUESTIONS
AND TO TAKE THE SURVEY**

<https://www.wlww.k12.or.us/Domain/1963>