

SUSTAINABLE CITY YEAR PROGRAM: PROJECT SUMMARY TEMPLATE

City of Tualatin

Downtown Revitalization Project – Site Analysis

5/20/25

Project Description (paragraph): Site Analysis In 2022 the city adopted the Core Opportunity Reinvestment Area Plan, a 457-acre urban renewal area with the vision of strengthening the social, cultural, and economic vitality of central Tualatin. The city recently launched its downtown revitalization project with the goal of creating a community identity and to encourage investment and redevelopment of the downtown area. A key component of this process is to translate the community into plans and drawings so the community can visualize what the downtown can become. The site analysis work will be the foundation from which the design studios will base their designs.	Comments: Preferred timing of the class is Fall term 2025 so the winter term design studio(s) can use work for background and context in their design work.
Deliverables/Desired Outcomes: <ul style="list-style-type: none">• The scope of the study could include information on the following, but is not limited to: Existing conditions, location/context, geographic features, utilities/infrastructure, culture, history, sociocultural, and land use/zoning.• Mapping and other visual aids to convey site analysis information.• Presentations to stakeholder group(s).	
Initiating Department (can be Multiple Departments): <ul style="list-style-type: none">• Urban Renewal / Economic Development Division	
Potential Project Lead (Staff Name and Department): <ul style="list-style-type: none">• Sidaro (Sid) Sin, Urban Renewal / EcDev Manager	
Potential Funding Source (can be Multiple Sources): <ul style="list-style-type: none">• City of Tualatin Urban Renewal Fund• Matching funds from University of Oregon Federal Grant	
Relevant Agency, City and/or Community Partners: <ul style="list-style-type: none">•	
Related Council or Agency Goals: <ul style="list-style-type: none">• A caring and inclusive community that promotes equity, diversity, belonging and access in creating a meaningful quality of life for everyone.	

SUSTAINABLE CITY YEAR PROGRAM: PROJECT SUMMARY TEMPLATE

City of Tualatin

Downtown Revitalization Project – Urban Transportation Study

5/20/25

<p>Project Description (paragraph): Urban Transportation Study</p> <p>The goal of this work is to provide the design studios with a transportation study for the downtown area to be used as background information for the design work. The study will be comprehensive in nature that will include a review of multi-modal options to connect the downtown with abutting residential neighborhoods, commercial centers, and the future riverfront park.</p> <p>In 2022 the city adopted the Core Opportunity Reinvestment Area Plan, a 457acre urban renewal area with the vision of strengthening the social, cultural, and economic vitality of central Tualatin. The city recently launched its downtown revitalization project with the goal of creating a community identity and to encourage investment and redevelopment of the downtown area. Part of this process includes holding design studios in winter 2025. The studios will take the work from the community identity process and translate that into plans and drawing that reflect the community character and vision.</p>	<p>Comments:</p> <p>Preferred timing of the class is Fall term 2025 so that the design studios can use this information as the basis of their design work.</p>
<p>Deliverables/Desired Outcomes:</p> <ul style="list-style-type: none"> • The scope of the study should include: Existing site and conditions assessment; multi-modal evaluation, land use/zoning; Regulatory/policy context at the municipal, regional, state and federal levels; environmental survey, socioeconomic/cultural analysis; SWOT analysis; and mapping to graphically convey the findings. • Final report should include, but is not limited to: executive summary, issues and purpose statement, background, analysis, findings and supporting documentation such as maps, photos, regulations, etc. • Presentations to stakeholder group(s). 	
<p>Initiating Department (can be Multiple Departments):</p> <ul style="list-style-type: none"> • Urban Renewal / Economic Development Division • Engineering Division 	
<p>Potential Project Lead (Staff Name and Department):</p> <ul style="list-style-type: none"> • Sidaro (Sid) Sin, Urban Renewal / EcDev Manager • Mike McCarthy, City Engineer, Engineering Division 	
<p>Potential Funding Source (can be Multiple Sources):</p> <ul style="list-style-type: none"> • City of Tualatin Urban Renewal Fund • Matching funds from University of Oregon Federal Grant 	
<p>Relevant Agency, City and/or Community Partners:</p> <ul style="list-style-type: none"> • TriMet • Oregon Department of Transportation 	
<p>Related Council or Agency Goals:</p> <ul style="list-style-type: none"> • An efficient, accessible, innovative, sustainable, connected transportation system that effectively and safely meets the needs of our entire community. 	

SUSTAINABLE CITY YEAR PROGRAM: PROJECT SUMMARY TEMPLATE

City of Tualatin
Downtown Revitalization Project – Market Study
5/20/25

<p>Project Description (paragraph): Market Study</p> <p>In 2022 the city adopted the Core Opportunity Reinvestment Area Plan, a 457-acre urban renewal area with the vision of strengthening the social, cultural, and economic vitality of central Tualatin. The city recently launched its downtown revitalization project with the goal of creating a community identity and to encourage investment and redevelopment of the downtown area. A key component of the plan is strengthening the downtown business climate. Past economic development studies include an action plan done in 2001 and a strategic plan done in 2014, but there have been no market studies in recent years. This market study would help support the revitalization efforts by strategically thinking about the downtown's role in Tualatin's economic landscape and positioning the downtown to capitalize on its strengths and untapped economic potential.</p>	<p>Comments:</p>
<p>Deliverables/Desired Outcomes:</p> <ul style="list-style-type: none"> • Strategic plan to promote the downtown area to enhance tourism, business recruitment, retainage and expansion. • Strategies to actively engage the business community, public and private partners to build a diverse, thriving, and economically resilient local economy. • The scope of the study could include: Market research and data analytics; SWOT analysis; targeted marketing; marketing/branding strategies; partnership/outreach; implementation strategy; and performance metrics. • Presentations to stakeholder group(s). 	
<p>Initiating Department (can be Multiple Departments):</p> <ul style="list-style-type: none"> • Urban Renewal / Economic Development Division 	
<p>Potential Project Lead (Staff Name and Department):</p> <ul style="list-style-type: none"> • Sidaro (Sid) Sin, Urban Renewal/EcDev Manager, UR/EcDev Division 	
<p>Potential Funding Source (can be Multiple Sources):</p> <ul style="list-style-type: none"> • City of Tualatin Urban Renewal Fund • Matching funds from University of Oregon Federal Grant 	
<p>Relevant Agency, City and/or Community Partners:</p> <ul style="list-style-type: none"> • Tualatin Chamber of Commerce 	
<p>Related Council or Agency Goals:</p> <ul style="list-style-type: none"> • A thriving and diversified economy that includes living wage jobs, increased tourism, and sustained financial stability for the whole. • Explore destination signage for points of interest in Tualatin, including the Veteran's Plaza, trails, and the Ice Age Trail. 	

SUSTAINABLE CITY YEAR PROGRAM: PROJECT SUMMARY TEMPLATE

City of Tualatin

Downtown Revitalization Project – Architecture Design Studio

5/20/25

<p>Project Description (paragraph): Architecture Design Studio</p> <p>The goal of this studio is to develop a range of downtown design options for the built form including buildings, streetscape and public places that reflect the community identity. The studio will use the work created through the community identity process (completion expected Oct 2025) and translate that into plans, drawings, and renderings resulting in a preferred set of architectural building styles and complementary streetscape features that will be used to create design standards for the downtown. There are several sites downtown that have been identified as having redevelopment potential for the studio to focus on. The results of this project will inspire the community and developers to reimage and realize the downtown's potential and position the downtown in the best possible place to encourage redevelopment and revitalization.</p>	<p>Comments:</p> <p>Preferred timing of the studio is Winter term 2025 so the studio can then use other studies for additional background and context for the design work. Studies include: community identity, site analysis, market study and urban transportation studies.</p>
<p>Deliverables/Desired Outcomes:</p> <ul style="list-style-type: none"> • Provide a range of design options that translates the community vision/identity into plans and drawings. • Create a strong urban design connection between the city's future 6-acre riverfront park (abutting to the north) and the downtown core. • Aspire to emphasize sustainability, mixed-use, housing options, multi-modal opportunities, urban design, streetscape design (interface between the building and public ROW realm), and placemaking. • Hold several community engagement opportunities to receive feedback on the progress of the design and final designs. • Meet the design intent and learning module of the design studio. 	
<p>Initiating Department (can be Multiple Departments):</p> <ul style="list-style-type: none"> • Urban Renewal / Economic Development Division 	
<p>Potential Project Lead (Staff Name and Department):</p> <ul style="list-style-type: none"> • Sidaro (Sid) Sin, Urban Renewal / EcDev Manager 	
<p>Potential Funding Source (can be Multiple Sources):</p> <ul style="list-style-type: none"> • City of Tualatin Urban Renewal Fund • Matching funds from University of Oregon Federal Grant 	
<p>Relevant Agency, City and/or Community Partners:</p> <ul style="list-style-type: none"> • 	
<p>Related Council or Agency Goals:</p> <ul style="list-style-type: none"> • Safe, desirable, welcoming and sustainable neighborhoods with housing that is available to all • Safe, vibrant and accessible gathering places throughout the city that build and celebrate our whole community. • Diverse, livable, and sustainable housing options exist in Tualatin 	

SUSTAINABLE CITY YEAR PROGRAM: PROJECT SUMMARY TEMPLATE

City of Tualatin

Downtown Revitalization Project – Landscape Architecture Design Studio

5/20/25

<p>Project Description (paragraph): Landscape Architecture Design Studio</p> <p>The goal of this studio is to develop a range of design options for the city's signature riverfront park / civic plaza project. The riverfront park will emphasize its connection to the Tualatin River, Community Park (city's current multi-use recreation area), the streetscape, public places, and the urban downtown core so that it reflects the community identity and character. The studio will use the work created through the community identity process (completion expected Oct 2025) and translate that into plans, drawings, and renderings resulting in a preferred set of design styles and streetscape features that will be used to create design standards for the downtown. The six-acre site is envisioned to be a catalyst project for downtown revitalization and should have strong physical, visual and design connections between the downtown area and riverfront area.</p>	<p>Comments:</p> <p>Preferred timing of the studio is Winter term 2025 so the studio can then use other studies for additional background and context for the design work. Studies include: community identity, site analysis, market study and urban transportation studies.</p>
<p>Deliverables/Desired Outcomes:</p> <ul style="list-style-type: none"> • Provide a range of design options that translates the community vision/identity into plans and drawings. • Create a strong urban design connection between the city's future 6-acre riverfront park (abutting to the north) and the downtown core. • Aspire to have extra emphasis on sustainability, multi-modal opportunities, urban design, streetscape design, and placemaking. • Hold several community engagement opportunities to receive feedback on the progress of the design and final designs. • Meet the design intent and learning module of the design studio 	
<p>Initiating Department (can be Multiple Departments):</p> <ul style="list-style-type: none"> • Urban Renewal / Economic Development Division • Parks & Recreation Department 	
<p>Potential Project Lead (Staff Name and Department):</p> <ul style="list-style-type: none"> • Sidaro (Sid) Sin, Urban Renewal/EcDev Manager, UR/EcDev Division • Dustin Schull, Parks & Recreation Director, Parks & Recreation Dept 	
<p>Potential Funding Source (can be Multiple Sources):</p> <ul style="list-style-type: none"> • City of Tualatin Urban Renewal Fund • Matching funds from University of Oregon Federal Grant 	
<p>Relevant Agency, City and/or Community Partners:</p> <ul style="list-style-type: none"> • Tualatin River Keepers 	
<p>Related Council or Agency Goals:</p> <ul style="list-style-type: none"> • Safe, vibrant and accessible gathering places throughout the city that build and celebrate our whole community. 	

SUSTAINABLE CITY YEAR PROGRAM: PROJECT SUMMARY TEMPLATE

City of Tualatin

Downtown Revitalization Project – Floodplain Study

5/20/25

<p>Project Description (paragraph): Floodplain Study</p> <p>The city is in the process of revitalizing its downtown core area with the intent of attracting private investment in redevelopment projects. As with many areas in Tualatin, it is located within the floodplain, and a goal is to minimize how much the floodplain location deters redevelopment. This project will provide a floodplain analysis and information to be used as a preliminary guide for downtown redevelopment projects, with the intent that future development projects will do a more detailed site-specific floodplain analysis. We are especially interested in having a range of creative options to address floodplain requirements.</p>	<p>City comments:</p>
<p>Deliverables/Desired Outcomes:</p> <ul style="list-style-type: none"> • A floodplain reference document that the city, community, and developers can refer to as a starting point when considering doing a redevelopment project in the downtown area. • The scope of the study should include: Existing site and conditions assessment; Regulatory/policy context at the municipal, regional, state and federal levels; mapping of impacted areas; Review floodplain best practices and strategies from surrounding communities to address requirements; Cost estimates and implementation strategies. • Final report should include, but is not limited to: executive summary, issues and purpose statement, background, analysis, remediation strategies, cost estimates, findings and supporting documentation such as maps, photos, regulations, etc. • Presentations to stakeholder group(s). 	<p>Since this class may not be scheduled until Spring 2026, the scope should remain flexible to address the new FEMA regulations that cities are in the process of addressing.</p>
<p>Initiating Department (can be Multiple Departments):</p> <ul style="list-style-type: none"> • Urban Renewal / Economic Development Division • Engineering Division 	
<p>Potential Project Lead (Staff Name and Department):</p> <ul style="list-style-type: none"> • Sidaro (Sid) Sin, Urban Renewal/EcDev Manager, UR/EcDev Division • Mike McCarthy, City Engineer, Engineering Division 	
<p>Potential Funding Source (can be Multiple Sources):</p> <ul style="list-style-type: none"> • City of Tualatin Urban Renewal Fund • Matching funds from University of Oregon Federal Grant 	
<p>Relevant Agency, City and/or Community Partners:</p> <ul style="list-style-type: none"> • FEMA 	
<p>Related Council or Agency Goals:</p> <ul style="list-style-type: none"> • An environmentally active sustainable, responsible and forward-thinking community that values and protects our natural resources, inhabitants and habitats. 	

SUSTAINABLE CITY YEAR PROGRAM: PROJECT SUMMARY TEMPLATE

City of Tualatin

Downtown Revitalization Project – Stormwater Management Study

5/20/25

<p>Project Description (paragraph): Stormwater Management Study</p> <p>The city is in the process of revitalizing its downtown core area with the intent of attracting private investment in redevelopment projects. Stormwater management in the downtown area is challenging due to existing impervious development conditions, but should not be a deterrent for redevelopment. This project will provide a stormwater management analysis and information to be used as a preliminary guide for downtown redevelopment projects, with the intent that future development projects will do a more detailed site-specific stormwater management analysis. We are especially interested in having a range of creative options to address stormwater requirements.</p>	<p>City comments:</p>
<p>Deliverables/Desired Outcomes:</p> <ul style="list-style-type: none"> • A stormwater management reference document that the city, community, and developers can refer to as a starting point when considering doing a redevelopment project in the downtown area. • The scope of the study should include: Existing site and infrastructure conditions assessment; Regulatory/policy context at the municipal, regional, state and federal levels; Hydrologic modeling; Water quality management strategies including low impact development, green infrastructure and regional stormwater facilities; Cost estimates and implementation strategies. • The final report shall include, but is not limited to: executive summary, issues and purpose statement, background, analysis, remediation strategies, cost estimates, findings and supporting documentation such as maps, photos, regulations, etc. 	
<p>Initiating Department (can be Multiple Departments):</p> <ul style="list-style-type: none"> • Urban Renewal / Economic Development Division • Engineering Division 	
<p>Potential Project Lead (Staff Name and Department):</p> <ul style="list-style-type: none"> • Sidaro (Sid) Sin, Urban Renewal/EcDev Manager, UR/EcDev Division • Mike McCarthy, City Engineer, Engineering Division 	
<p>Potential Funding Source (can be Multiple Sources):</p> <ul style="list-style-type: none"> • City of Tualatin Urban Renewal Fund • Matching funds from University of Oregon Federal Grant 	
<p>Relevant Agency, City and/or Community Partners:</p> <ul style="list-style-type: none"> • Clean Water Services 	
<p>Related Council or Agency Goals:</p> <ul style="list-style-type: none"> • An environmentally active sustainable, responsible and forward-thinking community that values and protects our natural resources, inhabitants and habitats. 	