



# BOND OVERSIGHT COMMITTEE

Portland Parks & Recreation

# ANNUAL REPORT

2016-2017

GRANT POOL OPENING CELEBRATION, JULY 2016

Portland City Council and Portland voters passed the Parks Replacement Bond in 2014, calling for a five-person oversight committee to review expenditures and provide annual reports. This fiscal year, the committee lost member Don Grotting when he accepted a new position as superintendent of Beaverton School District. We were pleased to welcome the new superintendent of David Douglas Schools, Ken Richardson.

The committee continues to receive quarterly updates in person from Portland Parks & Recreation (PP&R). Additionally, information is received via emails and on the Parks Bond website. As established in our first report, the committee receives information in three major categories:

- Adherence to Bond language;
- Fiscal accountability; and
- Transparency.

A new Bond Manager was hired this year. Bond updates and information provided to the committee were coordinated and well communicated by PP&R. We are pleased to submit this second annual report.



## BOND OVERSIGHT COMMITTEE

Left to right - Ken Richardson, Zari Santner, Dion Jordan (Chair), Karen Loper Tracy, Jonath Colón

# OBJECTIVE 1—ADHERE TO THE LANGUAGE OF THE BOND



**Definition:** Deliverables are based on the promises contained in the language of the voter's pamphlet.

## BONDS TO FIX PLAYGROUNDS; TRAILS; IMPROVE PARK FACILITIES; SAFETY, ACCESSIBILITY.

**QUESTION:** Shall Portland fix, improve park facilities by issuing bonds estimated to maintain current tax rate; require audits and public oversight? If the bonds are approved, they will be payable from taxes on property or property ownership that are not subject to the limits of sections 11 and 11b, Article XI of the Oregon Constitution.

**SUMMARY:** Measure would authorize \$68,000,000 in general obligation bonds for Portland Parks & Recreation facilities. Because previous bonds are scheduled to be repaid, City's parks bond tax rate is not expected to increase from current rate of \$0.0877 per \$1,000 of assessed value.

**Second Year Status:** By close of the second fiscal year all 34 Phase I projects were underway with 8 projects complete, 19 projects on schedule and seven behind schedule as of June 30, 2017. The second year also marked the establishment of the Phase II project list.

### Year Two Project Updates as of June 30, 2017

- Fix or improve 10 to 20 play areas that were closed, at risk of closure, or deficient  
**STATUS:** Seven playground improvements underway or complete.
- Fix or improve trails and bridges in parks and natural areas  
**STATUS:** One trail is in design and two are under construction.
- Fix or improve swim pools including Matt Dishman, Peninsula, and Grant  
**STATUS:** Three pool projects completed. Peninsula Pool mechanical repairs are in Phase 2.
- Fix or improve restrooms, roofs, structures, and equipment  
**STATUS:** 17 projects including 10 restroom additions or improvements underway or complete.
- Fix or improve Pioneer Courthouse Square's failing structures, leaks and cracks  
**STATUS:** In process but the project's unforeseen site conditions and weather has been a challenge to the timeline.
- Fix or remove barriers to accessibility for people with disabilities  
**STATUS:** Washington Park Rose Garden accessibility improvements complete and fixes were incorporated into other projects where appropriate.
- Improve Park maintenance facilities to address worker safety and efficiencies  
**STATUS:** Staff facilities at Mt Tabor Yard and Delta Park are in design.
- Funds are for repairs and other capital costs, not operation. A five-member oversight committee will review Bond expenditures and provide annual reports. Bonds may be issued in multiple series; audits required.  
**STATUS:** To date, 31% of expenditures have gone to professional services, 62.4% to construction and 6.6% to administration. The Bond Oversight Committee is confident that tax payer money is being spent wisely and the Bond project implementation is on budget and schedule.



## OBJECTIVE 2—MAINTAIN FISCAL ACCOUNTABILITY



**Definition:** Maintain fiscal accountability as a core driver. Bond dollars are clearly and separately tracked. Ensure integrity and accuracy of financial statements.

PP&R remains fiscally accountable of Bond dollars with a separate tracking system accessible to all staff, and administrative overhead is within the 10% total budget goal. Budgets are on target in all categories except pools. PP&R is confident the Bond contingency fund and, if necessary, other non-general fund dollars will cover the cost overrun.

Portland's robust economic recovery continues to impact project bidding. This tightened market presents a challenge for budgeting multiple projects. By breaking some projects into smaller jobs, PP&R could utilize more local businesses and minority contractors. The City's D/M/W/ESB program encourages hiring Disadvantaged, Minority, Women-Owned, and Emerging Small Businesses with a goal of 20% utilization. PP&R utilized 34% of businesses in these categories for professional services and 46% in construction.

The total allocation for Phase 1 projects was \$47.6 million of the \$68 million bond. Over the last fiscal year PP&R developed the Phase 2 project scope and budget allocation for the remaining \$20.4 million, including a \$2 million contingency.

The Oversight Committee's recommendation last year to Portland City Council and PP&R was the establishment of a contingency to ensure that projects were completed. The Committee is pleased with the establishment of a \$2 million contingency fund. This ensures that commitments to Portlanders will be fulfilled and improvements to safety will be prioritized and equitably distributed.



LENTS PARK DURING CONSTRUCTION



INSTALLING THE LOO AT PARKLANE PARK



REMOVING THE UPPER DECK AT PIONEER COURTHOUSE SQUARE



## OBJECTIVE 3—BE TRANSPARENT WITH THE COMMUNITY



**Definition:** Act in a way that promotes equity, participation, accountability, and engenders trust.



GROUND BREAKING AT THE INTERNATIONAL ROSE TEST GARDEN



COMPLETION OF THE LOO INSTALLATION AT WILKES PARK



NEAR COMPLETION OF THE RESTROOM AT MT. TABOR PARK SUMMIT

The Oversight Committee is interested in PP&R's outreach efforts for the Bond Program's success. Outreach and participation by diverse members of the community will help build trust in this \$68 million program. The Oversight Committee values community input and believes that greater involvement will assure Bond funds are distributed equitably citywide.

Using asset management evaluations and public input, the Phase 2 Bond project list was approved by Portland City Council in June 2017. Public input included two town halls, six Neighborhood Coalition sessions, a New Portlanders Youth Ambassadors meeting, two Parks Board meetings, 40 public meetings, signage at 136 locations, and 77,012 web site visits to Park Bond project sites. PP&R also utilized online comment forms, email notifications, the Nextdoor App, and the PP&R Facebook account. Because of these efforts, two new projects were added, one at Fernhill Park to address the lead water supply removal, and the other at the East Portland Community Center to address accessibility improvements.

Public engagement can be a sizable project, but identifying the best strategies for varying audiences will help focus time and resources. Combining outreach efforts with other community events that serve targeted groups or geographic areas is prudent and may reach new community members.

Last year, the Oversight Committee recommended that PP&R establish metrics that illustrate these efforts and the success of those efforts. PP&R is working on some targeted surveying strategies. Ideally, these efforts should gauge if members of the public feel the process is open and transparent and whether they feel welcome to participate. Additional funds would be well spent on this effort and serve to guide outreach efforts in the coming years.

For more information on the Parks Replacement Bond, please visit [parksreplacementbond.org](http://parksreplacementbond.org). If you have feedback or would like to contact the Bond Oversight Committee, please email Elizabeth Specht at [elizabeth.specht@portlandoregon.gov](mailto:elizabeth.specht@portlandoregon.gov) or call 503-823-5561.