

SPACC COMMUNITY LEADERSHIP COMMITTEE MEETING MINUTES

Meeting Details:

Date: July 22, 2026

Time: 6pm to 8 pm

Location: Parkrose School District
Office

Online: Zoom

Attendees (In-Person/Online):

Name	Role	Name	Role
Andrew Campbell	CLC	Raul Preciado Mendez	Portland Housing Bureau (PHB)
Karim Hassanein	CLC	Jessi Conner	Portland Housing Bureau (PHB)
Lily Burnett	CLC	Joel Devalcourt	Prosper Portland
Lin Felton	CLC	Annette Stanhope	Community Liaison
Oak Sonfist	CLC	Angela Nguyen-Ta	Prosper Portland
Em Winokur	CLC	Gene Lee	Facilitator
Kyna Harris	CLC		
Alexis Millett	CLC		
Christopher Lambert	CLC		
Nic Luland	CLC		

Meeting started at 6:02 pm

Welcome: Agenda Review + Meeting Agreements

Raul Preciado Mendez (Portland Housing Bureau) started the meeting and reviewed SPACC's CLC agenda and meeting overview.

Administrative Items

Meeting Minutes Approval 6:05 pm

Karim moved, Em seconded. Unanimous approval

Name	Vote
Andrew Campbell	Yes
Angela Baker	Absent
Karim Hassanein	Yes
Lily Burnett	Yes
Lin Felton	Yes
Oak Sonfist	Yes
Sara Johnson	Absent
Em Winokur	Yes
Kyna Harris	Yes
Alexis Millett	Yes
Christopher Lambert	Yes
Nic Luland	Yes

Items of Interest and Updates

CLC Member:

- Karim Hassanein (CLC Co-Chair) – Subcommittee updates and expectations.
- Lin Felton (CLC) – Parkrose Enhance Services District (ESD). Lily provided context on work between Historic Parkrose and businesses within Sandy, (another street), industrial area. It would form a board to use funds for services within the defined district. Lily noted opposition for the ESD. Important for CLC to be aware of community opinion to ESD as it can relate back to TIF. CLC thoughts on ESD,

community opposition, and lessons learned. Karim noted that the current vacant CLC seat will hopefully represent the industrial area.

Community Liaison

- Annette Stanhope (Community Liaison) – Sumner Ice Cream Social attendance and feedback to be shared. August 8th: Peoples Park Block Party. Drop-ins for Summer Free for All at Luuwit Park.

Housing Bureau and Prosper Portland

- None

Roles, Responsibility, and Roadmap

Raul reviewed the CLC roles and responsibility. Raul reviewed the roadmap that the CLC is currently on, noting the addition of using July's meeting to continue conversation. Gene added that the CLC will conduct an workback plan activity to review what is needed to get to the first Five-Year Action Plan.

June Meeting Recap

Gene reviewed with the CLC the purpose of today's (July) meeting.

Public Comments

No public commenters

SOAR Review and Discussion

Gene reviewed the SOAR and feedback thus far by the CLC. Gene led the group through their first activity where they reviewed the SOAR feedback by the CLC thus far and will determine if each SOAR letter and feedback feels as "incomplete", "neutral", or "complete". If it is incomplete or neutral, the CLC is to share what is missing. Gene reviewed outcomes that the CLC should look for in SOAR. Gene reviewed the responses after each letter. The SOAR was originally focused on housing, however, the CLC is lean towards shifting to use SOAR as a lens to housing and economic development, in which the CLC uses this activity to add economic development pieces.

Oak asked if the CLC could revisit this activity after the economic development education series.

Gene shifted the activity to focus less on “incomplete” and “complete” but what could be added.

Karim noted with the CLC that the SOAR is intended to be snapshot and there is a community feedback component where the SOAR will be continuously iterative over time. Joel added that the community engagement component will help shape the SOAR over time.

S: CLC shared thoughts on the currently provided strength feedback additional context to their sticky notes. Topics the CLC highlighted additions or changes which included community cohesion, infrastructure, location vs. built, natural beauty. Whereas, for neutral to complete included vacant commercial spaces, agricultural heritage, nature, industrial zoning, landowners/residential.

(See attachment A).

After the break, Gene proposed to the CLC a shift in the language. CLC shared interest in using Cully’s SOAR analysis, including complete sentences. Raul offered to the CLC to also review Central City’s SOAR in addition to Cully’s and Gateway’s. The CLC will shift from the agenda towards

Alexis asked if there is benefit in highlighting the neighborhoods in SPACC and is that something the CLC would like to do? Joel responded that the next time the CLC approaches the SOAR, that they will bring a neighborhood and SPACC lens. Kyna agreed with Alexis’ perspective.

Open Ended Conversation

Panel of Experts (See attachment B)

Gene led the group through the next activity where the CLC is discussing and developing a potential list of experts to join the CLC meeting. Karim and Lily provided context to the group in developing the list of potential experts to invite as they can provide additional information to help with understanding priorities, programs, and access to technical information. Preliminary List:

- Hacienda CDC (In Cully TIF)
- Rockwood Rising
- Dr. Lisa Bates (PSU, Anti-Displacement expert)
- Anita Yap (transportation, food sovereignty, green expertise)
- Joy Alise Davis (Imagine Black)
- Nolan Reinhart (PGF)
- 1000 Friends of Oregon
- Roberto Jimenez
- Brian Squillace (Co-Housing)
- Akasha Lawrence Spinz (MURP student cohort)
- ADRE (Developer, AVT)
- Erika Thompson (City of Portland, planning, infrastructure)

CLC added onto the preliminary list shared by Karim and Lily:

- Kyna noted that Shantae Johnson to be added to the list.
- Lin would like to hear more information about transportation highways expertise (Ashton Simpson, Kyna)
- Public health speakers
- Sage
- Cascades AIDs Project

Raul offered to extend invitation to experts in the social housing committee.

Joel shared that there are opportunities of knowing the nuance of economic development. Jessi shared a potential expert to share (Matt Faris)

Gene directed the group through organizing the list towards the workback plan and what is the approach that the CLC would like to do.

Workback Session (See Attachment C)

With the workback plan, the CLC started with the end date and worked back towards the current month. While the aim is to complete the action plan in April, it is not the set date. April is the preferred date due to spring legislative process (City budget). The CLC asked what would happen if the CLC did not hit the April date. Jessi and Brian shared that the ties of the Action Plan with the City budget sessions deadlines. Both Brian and Jessi noted that the CLC approval could occur in April and the timeline should

also include the Prosper Board, Council Committee, and Council approval process.

Lin asked when will the CLC know how much TIF has accrued? Brian and Jessi will need to review with their financing groups to determine the current total in the district. The CLC will have official updated rolls in October 2026 with draft available in August 2026. Joel noted that if resources are still low after October, the CLC could take its time. Otherwise, the CLC could continue to move forward.

CLC discussed the plan for the next few CLC meetings. The members discussed if the meetings should include in the panel of experts or if the CLC could host it as a separate meeting. Additionally, the CLC discussed the process in which to identify which experts to invite to speak to the CLC.

Karim proposed that August's will be a panel of housing and economic development expertise. CLC agreed to use August as a mixed panel. Lily asked if September could be used for panels and August will be an economic development programming and develop questions for experts.

Oak motioned to have the SOAR be re-worked for the CLC to approve and then the CLC will use the meeting determine questions for the panel of experts.

August Meeting Will Include:

- Economic Development Session
- Develop questions prior to experts meeting
- SOAR

Action Planning Milestone Process

Closeout & Next Steps

Meeting Concluded at 8:12 pm

Attachments

Attachment A:

16715

"Tightly bound"
doesn't resonate

Some
Seniors and
disabled can't
think of strengths,
Circulation and
lack of amenities
and mobility
Who else is not at
the table who
might also not
feel connected?

summer
to connectivity
and natural
no-cost
assets
present in South

Need More Info.
and Conversation
around this.

How to build cohesion as space is acknowledge neigh strengths. space vision and neigh specificity

Needs to be inclusive of
all of the neighbor heads.
Quakes need to be written
generation marks.

"Give infrastructure!"

- Transportation hubs
- POX
- Pacific Union
- Semi-Trade
- Transit Center
- ODOT (Port of Seattle)

what does "strong core
infrastructure" mean
this is generalized
+ I think we
"currently lack
collective action"

Locational? What does that mean?

Straplines are social. This is covered in a diff. part I think.

~~Straplines are social.~~

TUNITES

NEUT

How to build cohesion as space & acknowledge neigh strengths. ^{space} vision w/ neigh specificity

Need More Info. and conversation around this.

Needs to be inclusive of all of the neighborhood. Quotes need to be written quotation marks.

Some Seniors and disabled can't think of strengths. Cite isolation and lack of amenities and mobility. Who else is not at the table who might also not feel connected?

Summer exs connectivity and natural "no-cost" assets
BREAK IT DOWN!

"Civic infrastructure"
- Transportation hub
- PDX
- Pacific Union
- Semi. Truck
- Transit Center
- ODOT / Port of Portland
Proposing

what does "strong civic infrastructure" mean
this is generalized
+ I think we currently lack "collective action"

Strengths are social? The point I think.

NEUTRAL

How to build cohesion as space & acknowledge neighbor strengths? SPACE vision w/ neighbor specificity

Needs to be inclusive of all of the neighborhood. Quotes need to be written quotation marks.

Need to add a glut of vacant properties as a strength for economic development
~~by~~ ECON DISCANT

NATURAL BEAUTY

INDUSTRIAL CORRIDOR IS NOT CURRENTLY FACTORED AS A STRENGTH—MISSING INSIGHT THERE

INDUSTRIAL AS A PART OF SPACE

what does "strong civic infrastructure" mean this is generalized + I think we currently lack "collective action"

STRENGTHS: (H) 3

- AGRICULTURE HERITAGE?
- HAVE NATURE IN DISTRICT: COLUMBIA RIVER COLUMBIA RIVER?
- FAULT LINES BETWEEN INDUSTRIAL ZONING / →

Attachment B:

EXPERTS		AUG -5	SE -4
* PANELS	* CASLADES AIDS PROJECT * SAGE ELDERLY * CENTRAL EASTSIDE (CONSIDER MARTIN FERRER)	GENERAL DRAFT \$'S AVAIL FY 27-28	
* HACIENDA	* TRANSPORTATION EXPERTISE LASHON SIMPSON IN CULTURE → KIM		
* ROCKWOOD RISING	ENGAGEMENT	SCHEDULING LIST OF QUESTIONS	
* DR LISA BATES	PSU PROF ANTI-DISPLACEMENT	* STANTAE JOHNSON FEDERAL FREEDOM	LIMIT TO HALF AN HOUR SUBCOMMITTEES?
* ANITA YAP	TRANSPORTATION FOOD SUSTAINABILITY	* BRIAN SQUILLACE ARCH. CO-HOUSING	
* JOY ALISE DAVIS	POLICY DULPATT... COMM DULPT	* AKASHA LAWRENCE-SPEN STATE REP.	
* NOLAN REINHART	URBAN REGIONAL PLANNER LAND USE	* ADRE DEVELOPER W/ALBION VISION AND MORE	
* ROBERTO JIMENEZ	SEATTLE SOCIAL HOUSING FOOD FINANCING	* KERICA THOMPSON PLANNING, HOUSING, INFRA	
		* PUBLIC HEALTH ES MULT HEALTH	

Attachment C:

AUG
-5

DRAFT \$'S AVAIL
FY 27-28

SEP
-4

OCT
-3

★ \$'S AVAIL

PANEL?
TOPIC?

SOAR
COMPLETE
DRAFTED
SOAR

PANEL?
TOPIC?

SCHEDULING
LIST OF QUESTIONS

• LIMIT
TO HALF
AN HOUR
SUBCOMMITTEE

PANEL
QUESTIONS

PHB
BUDGET
ALLOCATION
SCENARIOS

PROSPER
PREFERENCES
ECON
ALLOCATIONS

more vision
+ trust
more

upson
INFRA

ELTH

NOV
-2

| DEC
-1

| JAN
~~0~~

DEC
ACTION
PLAN
DRAFT 1

JAN
PUBC
ENGAGE
DISCUSSION

DEC
ACTION
PLAN
DRAFT 2

JAN
ACTION
PLAN
VOTE

CLC
ACTION
PLAN

FEB

MAR

APR

-----> Spring
Leg
Process
(Budget)

(Fall
TAO)

TBD

↳ BRIAN TO
FOLLOW-UP
TO CONFIRM
THIS IS ACCURATE