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**Date** 06.01.2022  
**By** Becca Cavell and Liz Feltz

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**Subject** Comprehensive Planning Committee Meeting One  
**Project Name** Jefferson High School Modernization  
**Project Number** 30087

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**Present**

Members of the CPC

Jenn Latu  
Judy Brown  
Shirley White  
Amy Hargrave  
Tiara Fitz  
Brittany Warner  
Richard Hunter Sr  
**Dan Cohnstaedt**  
**Robin Wilcox**  
**Rick Hodges**  
**Amira Schultz**  
Tina Myers  
Garin Gregory  
Mary Li  
Emmaline Cais

**Nicole Dalton**  
**Kate Piper**  
**Falisha Write**  
**Sarafina Stolz**  
**Roger Espinoza**  
**Eliana Machuca**  
**RaeAnn Thomson**  
**Steve Gonzalez**  
**Elisa Prieto**  
**Jocelyn Beh**  
**Kidus Yared**

Portland Public Schools  
Stephen Effros, PPS  
Keisha Locklear, PPS  
Marina Cresswell; PPS

Darren Lee, PPS  
Armand Milazzo, PPS  
David Mayne, PPS  
Camille Idedevbo, PPS  
Derek Henderson, PPS

**Design Team**

Jeanie Lai, Bora  
Becca Cavell, Bora  
Liz Feltz, Bora  
Chandra Robinson,  
Lever  
Bryan C Lee Jr,  
Colloqate  
Members of the Public  
None

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**Distribution**

Those Present Bora Team file

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**Minutes**

**1. WELCOME & INTRODUCTIONS**

0. Kiesha welcomed the group to this introductory session and gave an overview of the agenda.
1. Binders were planned to be distributed today but this will now happen at the next meeting, on June 15
2. Kiesha introduced folks from PPS and Design Team members to the group

**2. OVERVIEW OF CPC PROCESS**

3. Steve Effros outlined the purpose of the CPC's work, and its relationship to studies were done in prior years.
4. Steve reviewed a schedule, focusing on the various meetings and touch points that are planned over the next six months
5. A series of future CPC meeting dates were reviewed, with the topics for each quickly outlined. See presentation slide.
6. Members were invited to express interest in serving the role of chair / co-chair of this committee
  0. Members asked what the role of the chair would be; Steve explained that the chairs would help the committee come to consensus over issues if there was disagreement - that the committee would ideally be self-governing
  1. Steve confirmed that the CPC chair + co-chair cannot be staff

### 3. BACKGROUND

- A. Becca gave an overview of the 2019 study that informed the 2020 bond effort
  1. The design team studied the existing buildings
  2. The District's Education Specification for comprehensive high schools was the basis of the study, with additional area added to reflect Jefferson's unique program requirements including a larger theater and dance studios for the dance program, and partner spaces for SEI, etc.
    - a. A committee member asked if JHS was going to return to a comprehensive HS; Marina noted that with the proposed program, the school could be a comprehensive high school and this approach would not prevent it functioning in other ways - options will remain open. It was noted this is an important understanding to help frame the conversation for staff.
  3. Becca shared a series of images showing current conditions and analysis of the existing buildings
  4. Bora also studied city-required zoning code limitations on building height and setbacks; since the adjacent neighborhood is predominantly residential, new buildings are limited in height towards the edges of the property to reduce their impact on local homes. If it is decided to retain existing structures, these can be taller than would be allowed today.
  5. A series of themes emerged in the early work of the prior committee [CMPC]
    - a. Offer access to the community and be a hub for its community
    - b. Honor Jefferson's history as Portland's black high school and celebrate its future diversity
    - c. Create a flexible and adaptable design
    - d. Provide welcoming, safe, resilient, and accessible facilities
    - e. Offer a rich variety of educational opportunities and maintain strong partner programs
    - f. Outreach and engagement are essential
  6. This committee will be asked to consider its own Vision, Mission, and Goals for the project in the next meeting session
  7. The CMPC was asked to work in a series of hands-on exercises looking at site organization and building massing. Early thoughts included development on the west parking lot, but zoning setbacks likely preclude this option.
  8. One option was ultimately selected for further development - not because it was the preferred option per se but because it represented a realistic strategy for the site that could inform a cost estimate. This included considering how the site would be developed over time - or phased, with the inclusion of a planned swing space for students in order that they could stay on site during construction.
  9. The 2019 work with the CMPC proceeded rapidly. The work focused on retaining the original 1909 JHS building, but a final open house at the end of the effort opened the question of replacing all buildings on the site. The upcoming effort of this committee, in

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2022, will look at all options once again, to make sure that the community is in agreement with the site development for the school.

10. This newly formed committee will be working to establish the actual strategy for site development and organization for Jefferson High School

11. Bora/PPS will share this presentation material with the Committee for its later review

#### **4. INTRODUCTIONS**

A. After a break, the CPC members were invited to introduce themselves to one another at their tables.

B. A committee member expressed a desire to hear introductions from everyone in the room

#### **5. DESIGN JUSTICE PRESENTATION**

A. Bryan C Lee Jr of Colloqate is the design team's community engagement consultant. Bryan gave a quick introduction to the focus that Colloqate will be bringing to the Jefferson High school project.

B. Bryan gave an introduction to Design Justice with a slide show and interactive discussion with the committee. There will be an invitation to the committee to participate in a longer Design Justice training later this summer

C. See presentation materials, shared via link.

#### **6. PREPARATION FOR NEXT CPC MEETING**

A. Jeanie Lai invited each committee member to begin to consider its responses to a "homework assignment", to support the development of Mission/Vision/Values for this project. Members were asked to:

B. Review and respond to a series of questions that were asked at the Open House

1. OK to respond a second time if you participated in the Open House

2. Please share with your stakeholder groups and connections in the community

C. PPS will send out a survey via Google tomorrow. Responses are requested back later next week.

#### **7. PUBLIC COMMENT PERIOD**

A. No members of the public were present

#### **8. MEETING ADJOURNED AT 8:35 PM**

**END OF MEETING MINUTES**