

Metro

600 NE Grand Ave.
Portland, OR 97232-2736
oregonmetro.gov



Metro

Minutes

Thursday, May 14, 2026

10:00 AM

Metro Regional Center, Council chamber;
<https://zoom.us/j/615079992> (Webinar ID: 615079992) or
253-205-0468 (toll free), [https://www.youtube.com/watch?
v=N3kv67U94cM](https://www.youtube.com/watch?v=N3kv67U94cM)

Council meeting

1. Call to Order and Roll Call

Acting Council President Hwang called the meeting to order at 10:03 a.m.

Present: 6 - Acting Council President Duncan Hwang, Councilor Mary Nolan, Councilor Gerritt Rosenthal, Councilor Juan Carlos Gonzalez, Councilor Christine Lewis, and Councilor Ashton Simpson

2. Public Communication

No testimony.

3. Resolutions

3.1 Resolution No. 26-5575 For the Purpose of Adopting Solid Waste Fees at the Metro Transfer Stations for FY2026-27

Presenter(s): Marta McGuire (she/her), Waste Prevention and Environmental Services Director
Patrick Dennis (he/him), Waste Prevention and Environmental Services Finance Manager

Attachments: [Resolution No. 26-5575](#)
[Exhibit A](#)
[Staff Report](#)
[Attachment 1](#)
[Attachment 2](#)
[Attachment 3](#)
[Attachment 4](#)

The two solid waste fees were discussed together after a joint presentation. Staff shared recommended fee adjustments, feedback from the Regional Waste Advisory Committee (RWAC) and takeaways from a budget forum.

Councilor Nolan appreciated staff looking into cost reductions and finding efficiencies in service delivery, but they also uplifted the concerns from RWAC members about fee increases.

Councilor González arrived at 10:27 a.m.

Councilor Lewis described the proposed rates as striking the proper balance for the region's unique public-private solid waste system. She referred to letters she received in favor of lowering the fees and adding funds to educational programs; she did not believe additional budget cuts were feasible.

Staff confirmed for Councilor Rosenthal that household hazardous waste community collection events would continue at the same rate in the upcoming budget.

Acting Council President Hwang thanked staff for keeping rate increases to a much lower impact than other recent fee increases for utilities in the region. He and Councilor González asked about the possibility of increasing funding to support the regional food scraps program. Staff noted that funding to support that program was limited duration, that additional funds are available through other programs to support local governments and that additional assistance would require rate increases or elimination of service lines.

Councilor González also asked about RWAC's involvement in the rate setting process. Staff noted that following the Waste Fee Policy Task Force, Metro relied on a structure of review involving RWAC and local government groups. Councilor Nolan shared considerations for different decision-making structures and expressed their satisfaction with the current model.

Councilor Lewis asked how rate changes will impact Metro South; staff noted the primary impact is shorter hours.

A motion was made by Councilor Nolan, seconded by Councilor Gonzalez, that this item be adopted. The motion passed by the following vote:

Aye: 5 - Acting Council President Hwang, Councilor Nolan, Councilor Rosenthal, Councilor Gonzalez, and Councilor Lewis

Excused: 1 - Councilor Simpson

3.2 **Resolution No. 26-5576** For the Purpose of Adopting Regional System Fee for FY 2026-27

Presenter(s): Marta McGuire (she/her), Waste Prevention and Environmental Services Director
Patrick Dennis (he/him), Waste Prevention and Environmental Services Finance Manager

Attachments: [Resolution No. 26-5576](#)
[Staff Report](#)
[Attachment 1](#)
[Attachment 2](#)
[Attachment 3](#)
[Attachment 4](#)

Following the vote on both resolutions, Councilors discussed letters received from constituents about fees. Acting Council President Hwang committed to responding to all letters by the end of the week.

A motion was made by Councilor Rosenthal, seconded by Councilor Lewis, that this item be adopted. The motion passed by the following vote:

Aye: 6 - Acting Council President Hwang, Councilor Nolan, Councilor Rosenthal, Councilor Gonzalez, Councilor Lewis, and Councilor Simpson

4. Ordinances (First Reading and Public Hearing)

4.1 **Ordinance No. 26-1543** For the Purpose of Annexing to the Metro Boundary Approximately 10 Acres in North Bethany Along Northwest Kaiser Road

Presenter(s): Glen Hamburg (he/him), Senior Regional Planner

Attachments: [Ordinance No. 26-1543](#)
[Exhibit A](#)
[Staff Report](#)
[Attachment 1](#)

Staff reviewed the land use status of certain tracts and detailed the proposed annexation, reviewed criteria, and laid out impacts of annexation such as Metro services available to the property. Staff clarified for Councilor Rosenthal an area on the map depicting a wetland buffer.

4.1.1 Public Hearing on Ordinance No. 26-1543

Chris Green, Otak, Inc., on behalf of the applicant, detailed the next steps in the land use process regarding disposition of the property.

Chris Christensen, resident, spoke in opposition to the annexation due to potential impacts to wetlands. . 10-year picture. Wetland buffer? Balance. Annexation is required for further development. Better opportunities for urban infill.

Jerry Sadin, resident, did not speak in opposition to the annexation but did note that the wetland within the boundary is at the top of the watershed.

Chris Green, representing the applicant, provided the rebuttal. He noted that the wetland is subject to Washington County's development regulations, the North Bethany sub-area plan and Clean Water Services requirements.

4.2 Ordinance No. 26-1544 For the Purpose of Amending Metro Code Chapter 7.04 to Allow Allocation of CET Funds to Technical Assistance and to Update the CET Exemption for Affordable Housing, and Declaring an Emergency

Presenter(s): Hau Hagedorn, Community Investments
Manager, Planning, Development and Research
Malu Wilkinson, Deputy Director, Planning,

Development and Research

Attachments: [Ordinance No. 26-1544](#)
[Exhibit A](#)
[Staff Report](#)

Staff described a change to Metro Code to allow Construction Excise Tax revenues to support the Housing Accelerator Fund and the Jobs Ready Land Program, as previously directed by Council.

Staff clarified for Councilor Rosenthal that the changes would support funding types other than grants, as currently supported by Metro Code.

Councilor Lewis shared her enthusiastic support for the legislation. Staff noted that applications should be available to partners this summer. Councilor Lewis also wondered whether the code change would support homeownership programs, and if so, how whether those properties would include affordability covenants.

4.2.1 Public Hearing on Ordinance No. 26-1544

Sarah Radcliffe, Habitat for Humanity, noted for Councilor Lewis that their program includes a 99-year covenant for affordability. She added that her organization requested the code change to bring Metro into alignment with state regulations.

5. Ordinances (Second Reading)

5.1 Ordinance No. 26-1542 For the Purpose of Amending Metro Code Section 7.05.150 (Deficiencies and Refunds) to Extend Tax Refund Filing Deadlines for Tax Years 2021 and 2022 Under Certain Circumstances

Presenter(s): Justin Laubscher (he/him), Tax Compliance Program Manager

Attachments: [Ordinance No. 26-1542](#)
[Exhibit A](#)
[Staff Report](#)

No discussion.

A motion was made by Councilor Gonzalez, seconded by

Councilor Rosenthal, that this item be adopted. The motion passed by the following vote:

Aye: 6 - Acting Council President Hwang, Councilor Nolan, Councilor Rosenthal, Councilor Gonzalez, Councilor Lewis, and Councilor Simpson

6. Other Business

6.1 Council Discussion of the FY 2026-27 Approved Budget and Opportunity for Public Testimony

Presenter(s): Marissa Madrigal (she/her), Chief Operating Officer
Brian Kennedy (he/him), Chief Financial Officer

Attachments: [Staff Report](#)

Cinnamon Williams, Budget Director, shared with Council the next steps for budget adoption, including the upcoming TSCC hearing and budget amendment forms.

6.1.1 Public Hearing on the FY 2026-27 Approved Budget

No testimony.

7. Chief Operating Officer Communication

Deputy Chief Operating Officer Andrew Scott presented an economic dashboard to Council. Councilor González asked that future updates to the dashboard include simple metrics that reflect household economic situation.

7.1 Supportive Housing Services Regional Policy and Oversight Committee (Liam Frost, Housing Director)

Yesenia Delgado, Supportive Housing Services Division Director, described the most recent Supportive Housing Services Regional Policy and Oversight Committee (RPOC) meeting. The agenda included an interactive activity about regional coordination and performance indicators. Councilor González noted that County partners did not have time to answer critical questions, and Councilor Lewis agreed with County feedback about the framing of Metro's required reports, which focuses on early phases of building up the program.

7.2 Affordable Housing Bond Oversight Committee Update (Emily Lieb, Alison Wicks)

Alison Wicks, Affordable Housing Bond Program Manager, updated Council on the Housing Bond Oversight Committee, including a quarterly report and discussion of the findings and recommendations for the 2025 annual report to Council.

8. Councilor Communication

Councilor Lewis shared that she attended the ribbon cutting for Hillside Park Phase 1, which received funds for Metro's Housing Bond and Transit Oriented Development programs. She also attended the groundbreaking of Janney Court on SW Barbur and attended an event releasing western pond turtles into the wild with the Oregon Zoo.

Councilor Rosenthal reported out Metro's most recent Transit Oriented Development Steering Committee meeting, which included \$2.5 million in funding. He also attended an event with the Westside Economic Alliance about economic development with Senator Wagner.

9. Adjourn

Acting Council President Hwang adjourned the meeting at 12:15 p.m.



Anne Buzzini, Council Legislative Advisor

May 18, 2026