



Joint Historic Albina Advisory Board and Community Oversight Advisory Committee Meeting

SUMMARY MATERIAL
September 10, 2025

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JOINT HAAB/COAC MEETING #2 SUMMARY

Date: September 10, 2025

Time: 5:00 PM – 7:00 PM

Location: In-person meeting hosted at the New Song Church Community Center, located at 220 NE Russell St, Portland, OR.

This document is a summary of the I-5 Rose Quarter Improvement Project's Joint Historic Albina Advisory Board/Community Oversight Advisory Committee meeting. The [meeting presentation](#) is available on the project website.

Historic Albina Advisory Board Members in Attendance

- Andrew Campbell
- Joy Alise Davis
- Bryson Davis
- Keith Edwards
- Leslie Goodlow
- Kimberly Moreland
- John Washington

Community Oversight Advisory Board Members in Attendance

- Michael Burch
- Felicia Tripp Folsom
- Joe McFerrin II
- James Posey
- Janelle Waltz

Committee Members Not in Attendance

- Dr. Ebony Amato-Blackmon, HAAB
- Sprinavasa Brown, HAAB
- Katrina Cloud, COAC
- Art Cortez, COAC
- JT Flowers, HAAB
- Kevin Modica, HAAB
- Dr. Carlos Richard, HAAB
- Cinna'Mon Williams, COAC

I-5 Rose Quarter Improvement Project Staff Members

- Tiffani Penson, I-5 Rose Quarter Improvement, Project Director
- Ericka Warren, I-5 Rose Quarter Improvement Project, HAAB Facilitator
- Johnell Bell, I-5 Rose Quarter Improvement Project, COAC Facilitator
- Briana Orr, City of Portland, Portland Bureau of Transportation
- John Wolf, I-5 Rose Quarter Improvement Project, Design Team

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- Briana DeKalb, I-5 Rose Quarter Improvement Project, JV Team
 - Jeff Moreland, I-5 Rose Quarter Improvement Project, JV Team
 - Dr. Steven Holt, I-5 Rose Quarter Improvement Project, Strategic Advisor
 - Isaiah Jackman, I-5 Rose Quarter Improvement Project, Technical Support
 - MJ Jackson, I-5 Rose Quarter Improvement Project, Notetaker
 - DeAngelo Moaning, I-5 Rose Quarter Improvement Project, Notetaker

MEETING NOTES

Welcome / Introductions / Agenda Review

Ericka Warren, HAAB facilitator, and Johnell Bell, COAC facilitator, welcomed the HAAB and COAC members, the project team and members of the public. Johnell shared the Principles of Agreement guiding the HAAB and COAC's participation in the meeting.

Public Comment

Public comment was made by Art Lewellan, expressing opposition to the project. His remarks included testifying in support of other projects in the past. He could not express the same support for I-5 Rose Quarter Project due to his concerns about traffic, citing an unsafe design. He referenced unsafe curves in the design and issues with the removal and relocation of the I-5 southbound off-ramp, expressing that removing the ramp will reduce visibility for drivers and result in more crashes on the relocated off-ramp.

Project Updates

Tiffani Penson, Urban Mobility Office Director, thanked the attendees for their continued commitment to the project and provided several updates:

- The I-5 Rose Quarter Project officially broke ground on August 25, 2025.
- ODOT met with the Hamilton/Sundt Joint Venture (HSJV) and Raimore Construction to coordinate on moving the project forward towards completion, on time and on budget.
- The Urban Mobility Office (UMO) has officially closed as the projects within the UMO have been assigned to other regions. The project office will move from the Leftbank Building on October 31 to ODOT Region 1 (Garrett Building) in downtown Portland.
- Monica Blanchard, previously Assistant Project Director for the I-5 Rose Quarter Project and currently working as an Owner's Representative, will support the team until the Director position is filled.

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- Tiffani recognized the committees' questions given funding uncertainties. She reiterated ODOT's support of the project and emphasized ODOT's commitment to deliver the project as it has been promised.

Comments & Questions

- COAC member praised the group for showing up at the Oregon Transportation Commission (OTC) meeting. He emphasized that despite his vocal concerns, there should be time to acknowledge the support received at the OTC and how both the City of Portland and the OTC have moved this project through a challenging climate. The member said the project benefits the whole state and this should be emphasized. Multiple committee members shared thoughts about the need for more advance notice for engagement opportunities as well as the need to develop a strategic plan to support moving the project forward.

Phase 1A Overview

- The ODOT design team provided construction and upcoming traffic impacts updates. The HSJV team followed with an update on critical project start up activities.

Comments & Questions

- Clarifying questions about the relationship between primes and "mini primes," or subcontractors.
- Questions about the process for making sure subcontractors' concerns are heard and addressed.
 - » The Raimore Construction team explained that HSJV has a Workforce Diversity Coordinator, and a [Diversity & Subcontracting Plan](#) that explains protocol for addressing issues, holding parties accountable, and establishing peer programs.
- Comment about recognizing the historical context of locations where construction is happening.

Lower Albina Streetscape Update

The Portland Bureau of Transportation (PBOT) gave a design, funding, and overall status update for the project. The allocated funding for Lower Albina Streetscape construction has been rescinded, so the project will need to be redesigned to be more compatible with regional grants and the current \$15 million funding allocation. The project team will be pursuing grant opportunities for construction as it approaches the final design, with construction expected to start in 2027.

Comments & Questions

- Question about what resources the team will request funding from.

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- » The project team explained that PBOT is looking at formula funds through the state and Metro. The project team will potentially pursue Portland Clean Energy Community Benefits Funds (PCEF) depending on the proposed dollar amount.
 - Multiple questions about getting involved with the public engagement process and an offer to provide suggestions for additional contacts.
 - » The project team welcomed committee involvement. Tiffani offered the City of Portland's Minority Evaluator Program database for PBOT to engage community.
 - Question about alternatives to the current design.
 - » The project team responded that there are no alternatives, and there is only funding for a final design package and time for grant applications.

Importance of Partnership & Community

Committees were broken into three groups and were presented with four questions. Johnell Bell, Ericka Warren, and Dr. Holt each facilitated a breakout group. The breakout groups concluded with a report out from each group.

- **What has gone well that we should continue to build on?**
 - » It is important to keep Raimore engaged in the project. Their continued capacity building for subcontractors is a notable highlight.
 - » The HAAB and COAC mesh very well and are better together for their collective cultural relevance and expertise within both committees.
 - » Cohesion and alignment amongst key partners (ODOT, City, AVT, Rip City, etc.) have significantly improved.
 - » Additional touchpoints with facilitators have strengthened communication and collaboration, resulting in clearer understanding of concerns, deeper insight into complex issues and improved alignment between meetings.
 - » The project proposal continues to impress as more concrete design presentations are offered.
 - » Sustained engagement from long-term participants and community members demonstrates continued commitment and advocacy for the project.
- **What suggestions do you have for improvement?**
 - » There needs to be an emphasis on improving public relations, including utilization of newspapers, radio and social media to tell the story of the project and develop an emotional connection to the work.
 - » The project needs to celebrate its wins more visibly. The project should also further emphasize the safety benefits.

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- » Explanation of the project's connection (or lack thereof) regarding Harriet Tubman Middle School's relocation.
 - » There needs to be more consideration for committee members in scheduling, moving, or requesting participation in meetings.
 - » Community members recommended broadening advisory representation to include labor, workforce, design and technical fields, PCEF, United Negro College Fund (UNCF), and Gen Z voices.
 - » The organizations participating in the HAAB & COAC would like to see opportunities for their businesses to grow in project plans for construction or for future highway cover development opportunities.
 - » Better and more proactive plans for communication and engagement with committee members are needed in public-facing meetings to support the project so that presentations given to the committees are not an afterthought.
 - **Do you have suggestions of upcoming events for the project to provide an update?**
 - » The N/NE Oversight Committee meets every other month and is an essential place to provide ongoing project updates. The project needs to maximize its social media presence, offer press releases, and utilize businesses like the Skanner and the Portland Observer as they focus primarily on NE Portland.
 - » Oregon Black Pioneers, Panhellenic County, The Portland Chapter of The Links, African American Chamber and Hispanic Chamber, and other organizations that are not typically reached out to.
 - **Are there specific groups, voices or partners you believe we should be connecting with that we haven't?**
 - » The unions, workforce agencies and community experts in architectural and engineering work should be at the table.
 - » Integrate and encourage stakeholders in their 20s and 30s to come to the table. A COAC member shared the importance of allocating budget towards incentivizing younger people.
 - » The PCEF should be involved in combatting the climate inequity narratives.

Tiffani Penson said she would take what she heard to inform next steps in engagement.

Next Steps

The next meeting is scheduled to be held on November 12, 2025. Ericka and Johnell thanked the HAAB & COAC members for their continued participation.

Adjourn

Johnell Bell adjourned the meeting at 7:03 p.m.