

Good Evening Tualatin.

Thank you, for that kind introduction Roy, and for the years of service you've given our great City and our County. I have had the honor and privilege to serve as Tualatin's mayor for nearly a quarter century and I am very proud of what our city councils and our partners have accomplished in our community over that time period. However, I have said before and I restate tonight that I believe one of Tualatin's most impactful mayors was Roy Rogers. Mayor Rogers was instrumental in forming our Leviton Urban Renewal District which resulted in the likes of Lam Research, Fujimi, JAE Oregon and others. This visionary work created the impetus which has made Tualatin a high value, advanced manufacturing cluster in the Metro region.

Thank you Dale Potts for leading us in our pledge of allegiance. Mr Patriot, Dale, you are a tireless advocate for Veterans recognition and help keep our community focused on supporting our Vets. Could we have all the Veterans in the audience stand and be recognized. And what about the color guard, what an inspiration. Thank you to our first responders and police for all you do day in and day out. Truly, the Tualatin Police Department and Tualatin Valley Fire and Rescue are the best there is. They work so hard throughout the year to ensure our safety, but also are out in the community actively working to build relationships and support our families. Thank you to Armando for leading us in that inspiring prayer. I grateful for the community partner you've been through the years.

Thank you to Comcast for the partnership over the years-thank you Sarah for being here this evening. Thank you to all of our business sponsors this evening. This event simply would not be possible without your support. I particularly want to thank the Tualatin Chamber of Commerce. CEO Linda Moholt, you are Tualatin's biggest cheerleader and most fierce advocate. Fletcher Johnson, thank you for being our MC this evening, and the entire Chamber board and staff, thank you. You are perennially a partner and sponsor of this event, and a dynamic component of our community success.

I want to recognize the Tualatin City Council. Council President Joelle Davis, Frank Bubenik, Nancy Grimes, Paul Morrison, Robert Kellogg, Jeff DeHaan. We are a diverse group with a lot of varying ideas that come together as a body to ensure that your town is always moving forward. Congresswoman Suzanne Bonamici was here earlier and had to leave and Kelli Horvath from her office is here. Our State Legislature Representative, Julie Parrish. Commissioners Rogers and Bob Terry. Tigard City Councilor John Goodhouse. Chief Mike Duyk with Tualatin Fire and Rescue. Partnerships are so crucial to our success and we truly have partners in every direction who help Tualatin move forward in a number of ways. All these folks from the State, to the Counties, Metro, to the surrounding cities have partnered with Tualatin to help us prosper. Thank you to the elected and appointed officials who are here with us this evening. I have said so many times that there is little we as a community can do for ourselves alone, but no limit to what all our communities can accomplish working together.

I am particularly proud of my fellow mayors across this region.

Just like perhaps you at your homes, we don't always agree on every issue, but we always find common ground and build on what we need to do in order for all our communities to succeed.

As an example several years ago I asked all the mayors to meet together to share our differences and identify our interdependencies. Well that meeting has been occurring monthly now for about five years, and this year our Metropolitan Mayors Consortium was awarded the Greater Portland Inc annual Uniting Regionally to Grow Globally Award. Thank you GPI CEO Janet Labar for that recognition and the great work you and your team do for our region, and mayors, thank you for your unending collaboration. In fact, to demonstrate just how connected and supportive we mayor really are, tonight is Tigard Mayor John Cook's birthday and he chose to spend his special evening with us in Tualatin. So, it seems only fitting that we recognize him with a Birthday Cake. So let's show Mayor Cook some love by having a couple hundred folks singing Happy Birthday!

The State of our City is STRONG!

We take this occasion annually to review our accomplishments of the previous year and share our plans for the ensuing year. For me, this year, it feels particularly appropriate to reflect on the tremendous changes Tualatin has seen over the last 25 years. During my years as Mayor of Tualatin, we've created an identity for ourselves. We have built a robust industrial and manufacturing hub, created a gathering place in the heart of downtown, and built a framework for neighborhood involvement and interaction. Join me as we look back at some of these major milestones from the last 25 years and how they've impacted our City as we know it today.

{VIDEO: LOOKING BACK, MOVING FORWARD}-approximately 8 minutes

As I said in the video, I am incredibly proud of the major changes we've seen that have improved the quality of life for everyone in Tualatin. However, we can't just Look Back. Every year, we continue to Move Forward and 2017 was truly another banner year of accomplishments, partnerships, and progress for Tualatin. Thank you to everyone who played a part in helping make this happen; our excellent city staff, our collaborative regional partners, and outstanding business partners in the community, who all contribute so much throughout the year. Though I may not call each of you out as I have in years past, you know, I know, we all know, who you are.

It is by no accident that Tualatin is among the lowest unemployment rates in the state. From the planning work of prior councils and mayors, to our continuous efforts of expanding business recruitment and retention, working with our Chamber of Commerce, Westside Economic Alliance, Greater Portland, Inc, and the State of Oregon, we continue to reap economic rewards. Our business community remains vibrant and thriving. This past year our largest employers, Lam Research and Legacy's Meridian Park Hospital, both embarked on large expansions that will increase their footprint here in Tualatin.

We also moved forward this year on a number of transportation projects that will support our industrial, commercial and neighborhoods. We received a regional grant for designing

improvements to Herman Rd. This will help create a more accessible and safe road for all users, cars, buses, bikes and pedestrians. I want to thank our Metro Councilor Craig Dirksen, Commissioner Rogers, Beaverton Mayor Denny Doyle, and Trimet Manager Neil McFarlane, all of whom sit on the Transportation Policy Committee granting this funding. We also finalized design concepts for the Garden Corner Curves. This has been a dangerous and difficult issue for a number of years and it was exciting to see our neighbors working with us and weighing in on various options to reduce speed and improve safety for travelers on that road.

Last summer, we kicked off our Parks and Recreation Master Plan update. Our current plan was last updated 35 years ago, even before I was Mayor! Thanks to the vision of prior citizens and staff, we have award winning parks and incredible natural areas. Now it's time for the important process of asking the community to weigh in on the needs of our future; helping to complete the picture of what types of parks, programs and services we should expect to provide for the years ahead. Thank you to all of our dedicated volunteers sitting on the advisory committee to help bring this plan to fruition. Thank you to everyone who supports our parks, recreation programs, and library, the essential services which connect our community.

Of course Tualatin wouldn't be the community that we know it to be, without the people who live here. Our residents, our neighbors, our friends, and family, care deeply about our community and are involved in so many ways. We saw nearly 2,000 volunteers donate over 21,000 hours of their time to our parks, our greenways and our Library. In fact, our volunteers are so dedicated that we were named Municipal Partner of the Year by the Friends of Trees. Our Citizen Involvement Program has continued to grow and moved forward with developing our CERT program (Citizen Emergency Response Team) helping our neighbors and businesses prepare for a natural disaster. Our business community also remains very involved in helping to shape important policy decisions. One example of this in 2017 was the input our downtown businesses shared in framing our policy for Food Carts. We reached a solution that meets the needs of our industrial and commercial sectors without compromising the investment that many of our anchor restaurants have made in our downtown core. Thank you to the business community for coming together to work through this process.

We can't forget the amazing work that our Youth Advisory Council does every year to promote civic engagement at a young age. I'm proud to say we formed the very first City YAC in the State of Oregon, and among the first in the nation, nearly a quarter century ago. Our youth are involved not only with the YAC but also so many other ways including sports leagues, summer programs, TEAM Tualatin, and the Teen Library committees. These kids are our future and they have their vision of what our community can be. Thanks also to our private service providers who annually sponsor our YAC trip to the National League of Cities in Washington DC, Comcast, Republic, and PGE.

In May 2017, our Council adopted an Inclusive City resolution, declaring that we welcome everyone in our community, regardless of race, religion, ethnicity, and beyond. We recognize that there is strength in diversity and our community is better for embracing an inclusive policy.

I reminded folks that with regard to the Federal enforcements, there is no safe sanctuary. However, not only do we welcome and value all who live here, in accordance with State Law, we do not deploy city resources for strictly for the purpose of immigration enforcement efforts. Everyone is welcome to use our parks, our libraries, and most importantly, our police to protect the safety of their family and property. It was not as a Council alone that we adopted this policy. It took courage from our students at the high school, the MEChA club, and so many others to bravely come forward, tell their stories, and ask that we consider this type of policy for Tualatin. And we've continued this focus through a working group of residents and students who are continuing to identify ways that we can be more welcoming and accessible. Their input will help us be even more sensitive to the experiences and needs of our entire community.

With everything we've achieved in the last 25 years, what do we imagine in the next 25 years? We don't know exactly what our future holds, but there are many things that we can plan for. We as a council do our best, as the wise councils before us also did, to anticipate the needs of our future, take your input, and adopt policies and plans to accommodate our measured growth.

There are a number of large projects currently underway that we know will significantly impact the future landscape of Tualatin. For example, we know that the development of the Basalt Creek area will greatly affect the footprint of our community and we have worked diligently to be sure this area develops in a way that makes sense for Tualatin. A major component of this is the extension of 124th Ave which will bring some congestion relief to Tualatin-Sherwood Rd as the industrial truck traffic has an alternate route to I-5. Similarly, the completion of the Myslony Bridge project will provide important connections in the industrial area to major roads.

Laying the groundwork for the mobility of our community in the future is also important. An opportunity we'll have in 2018 regarding the future of our mobility is consideration of a Tualatin transportation funding ballot measure. The State legislature recently increased the State gas tax and a small portion of that increase will come to Tualatin annually. As we began to consider how we might use those funds to build some of the many safety improvements and mobility enhancements we have identified, I became very concerned that we would not be saving the money we will need to maintain our current streets, sidewalks and bikeways. We maintain our streets and roads in excellent condition so they truly last a generation. And as they age they require even more maintenance. I was also concerned that these additional funds would not really do so very much in addressing the many important projects on our list. So I asked the council to poll our community believing that you might be interested in actually funding more transportation projects. Sure enough, over 70% of you said you would be willing to spend an additional \$100 per year on your property taxes toward transportation projects. And over 60% of you said you would spend an additional \$200/year. So we settled on a proposal to spend about \$135/year, that is, for the median home in Tualatin and fund about \$20 million of projects. This represents about half of our known project list. If you approve, this would be a 10 year bond adding about \$0.50 per \$1000 of assessed value to your property tax bill annually. In a couple years, your current library bond will be paid off and

so about \$0.10 per \$1000 will come off your property taxes. And as we continue to grow, that bond will be shared by more taxpayers, so your levied rate will likely decrease each year as the others have all along. The City Council intends to place this on the May 2018 ballot and the funding would mean that our City would have the resources to invest in solutions to traffic congestion and neighborhood safety improvements. By the way, you may not know that Tualatin has perhaps the lowest City property tax in the entire metropolitan region for cities our size, at just \$2.26/ \$1000 of assessed value. That is about half of some of our neighboring cities.

I also want to point out that half of the property taxes in Tualatin are paid by our business community, while the other half are paid by our residents. Very few cities have a business sector paying half of the property tax. The number one concern from residents and businesses alike is the increasing traffic. Perhaps traffic will never be substantially better than it is today, but we can invest in projects that will help improve the flow of traffic through town. And as traffic grows so does the number of cars cutting through our neighborhoods trying to get around it. The proposed neighborhood pedestrian and safety enhancements will allow us to protect the integrity of our neighborhoods. The investments that we make in our infrastructure, pay huge dividends in our quality of life.

We have enjoyed unprecedented economic vitality in Tualatin in recent years. Yet not all of our folks share in that prosperity as I believe they could. Bridging the achievement gap and creating a sense of shared prosperity is increasingly important as the demographics of our community change. One third of our families enjoy a household income in the six figures. However, there is another third of our families who struggle to survive, even during these economically prosperous times. As our population changes, so do the needs of our community. Access to services for the disabled, the aging population, and those at risk of losing their job or their home is an increasingly challenge.

Economic success is particularly disparate for many of our immigrant neighbors and families of color. I have said that often there is nothing wrong with having a low paying job. If we are just starting out, or maybe while we are in school, low wage jobs are a norm. What is a tragedy is being STUCK in a low paying job. The way to affordable housing, the way to family income security, the way to prosperity and a high quality of life is having the skills to enjoy a family wage job. As I said, we have thousands of folks who struggle near or below the poverty level though they are working incredibly hard. At the same time we have thousands of well-paying jobs going unfilled because there aren't qualified people with the skills needed to fill those jobs. I'm not talking about only PhD engineers. There are plenty of jobs that most any of us could perform very well if we had the specific skills necessary. We must correct this disconnect. As our economy and business sectors grow, we need to create pathways for employment and opportunities for more people to attain living wage jobs. These skills can be learned at high school, trade school, community college, or employer training programs. Of course this also means planning for our youth, and the next generation of our labor force. It is critical that we introduce concepts of technology at an early age.

To that end I am very proud of the work of our STEAM team and the benefits of our Tualatin Mobile makerspace to connect students with local businesses and the opportunity to build skills in these areas. We also are building tremendous career and technical training programs through our schools. One outstanding example is that about 350 Tualatin High School students have attended auto training and workshop courses through a partnership with World of Speed. Thank you Lynette Hanson, Dave and Sally Bany, and all your team!

I hope you all also had the chance to check out the businesses who were here tonight showcasing their mentorship programs and opportunities they have for our youth and those looking for access to career opportunities. This is another example of the business community offering pathways to careers with good jobs. It takes schools, industry, and government working together for all our benefit.

We can do this. We must do this.

Tualatin undoubtedly is a great community full of opportunities for our future. I know we have the tools to continue to prosper, and it will take the work of our partners in the community, the foresight of our leaders, and the participation of our residents and businesses to ensure that 25 years from now Tualatin can look back and continue to be proud of the investments we've made, the contributions we've given, and the dedication we've committed toward creating a city where people want to live, work and play. I have had the great honor for nearly a quarter of a century to boast of the wonderful accomplishments you and I have created together. Since this is my last State of the City, let me take a moment to lay down the gauntlet as to what I hope you and others can accomplish in the next quarter century.

In no particular order, but certainly among the highest priority is this task of skills training for youth and adults alike. During the Frontier Communications America's Best Cities Competition we advanced to the elite eight in the nation with our maker space concept. The ultimate fruition of that vision is our Community Career and Creative Center. This center will provide the culmination of Science, Technology, Engineering, Arts, and Math (STEAM) pathways for success for our youth and adults. This center must become a living reality as a partnership of business, community, and education in Tualatin so that all can share in our great prosperity.

Among our biggest cost drivers, and perhaps one of our greatest threats, is community health. As a state we just passed a tax to insure most all Oregonians are provided health care. Quality life cannot exist without quality healthcare. Yet delivering health services begins with creating a healthy environment. Over the decades we have cleaned our rivers and our drinking water. We have cleaned our air and learned to recycle our refuse. But as a society we have polluted our food sources and injured our bodies. We eat processed food and sugar to excess and we are, as a community, obese and largely sedentary. It is not our fault individually because that IS the food chain and lifestyle we have as a society created. But it must be changed. Our lives literally depend upon it. In Tualatin we have endeavored to promote HEAL (Healthy Eating Active Living), worked ardently to Stand Up to prevent substance abuse and addictions, and struggled to introduce Blue Zones.

Until we truly become a community that embraces regular activity in our daily routines, more walking and moving, and demand food sources that are natural, whole foods, we will be plagued by high medical costs, increasing chronic disease, and deteriorating quality life. If we aren't successful in this endeavor our children will be the first generation in recorded history to live sicker and die younger than their parents and that is a statistical reality. We can, we must do better than that. It will require our grocers, our restaurants, our schools, and our employers to change what is made available to us, and it will require all of us to change what we accept as "normal". Tonight if I lit a cigarette or sipped a martini at this podium you would be shocked. Yet not many years ago that was normal. Someday, eating digestible food-like substances instead of whole foods will be similarly appalling. But we are a long way away. Together, as a community we can change what is normal and we will truly live, happily EVER after.

Our natural environment is unique and very special. Tualatin, a river runs through it. The river of our namesake is a precious asset that most communities on this planet could never imagine, literally, right in their back yard. We have made great strides in protecting and accessing the Tualatin River. We have Browns Ferry Park, Ki-a-cuts Bridge, and portions of the Tualatin River Greenway Trail. We must complete the Tualatin River Greenway Trail along the entire reach of our northern city border from King City to Lake Oswego. That will require partnering with some key property owners, and funding from our community and our other government partners, but it needs to happen. It cannot remain a hidden treasure accessible only to some and only in certain segments.

We began to implement a downtown vision more than 20 years ago when we built Tualatin Commons. What was then truly cutting edge suburban design must now expand from Nyberg Rivers on the east all the way through Hedges Green to the west, and from Boones Ferry along the park, south to Warm Springs. The intersection of Tualatin-Sherwood Rd and Boones Ferry Rd will be the epicenter of the downtown Tualatin of the future. We have a burned down lumber yard, an empty super market, an under-utilized commuter rail station, and long term redevelopment potential on all four corners of that major axis. We will never reach our true potential as a city until we are able to build that downtown of the future. That means mixed use, ground floor commercial and retail with multi-story residential above. That means sidewalks and streetscapes, services and leisure. That means day and night activity, entertainment, business and pleasure. While we need to create an environment where the private property owners and development community can thrive on those corners, we need to anchor the investment with a civic center including city hall, indoor and outdoor community gathering places, and yes, the Community Career and Creative Center.

We need to expand our residential, industrial, and commercial boundaries in a grand and rewarding way.

That will occur in Basalt Creek to the south and Stafford to the east. Fox Hill and Victoria Woods are two of our signature Tualatin neighborhoods, albeit, from different decades. Both can grow, expand, and bring new richness to our residential landscape. At the same time, we must continue to provide for high paying jobs in the industrial sector in Basalt Creek and in

the Commercial realm on Borland in Stafford. We have always been a balanced community, with vision, empowered community engagement, and thoughtful urban planning. We must continue that balance with expanded prosperity.

Transportation. I covered our current projects and our upcoming proposals. But we must be big and bold in imagining our future transportation system. Yes we will have autonomous vehicles, on demand shared systems, and virtual workplaces in the future among other aspects not yet imagined. Yet, we will always have a need to connect, commune, recreate, engage, work, and build community fabric; and that requires mobility. We must ardently pursue and engage our government partners from Washington DC to Washington County, from Salem to our neighboring cities, to improve I-5 and I-205, as the congestion there is completely untenable and getting worse daily. We must build the SW Corridor Light Rail to Bridgeport Village. We must have more frequent and more flexible bus and shuttle service. And we must have a parallel route to Tualatin-Sherwood Rd. Many of us use Herman Rd as that parallel option already, but that only works from 90th Ave to Cipole Rd. It needs to become the arterial we have always planned it to be from I-5 to 99W, which, by the way, would also include restricting Tualatin Rd as a neighborhood street from Herman to 124th Ave, rather than the major arterial as it is used today.

Finally we must always remember that Tualatin is our home, and our neighbors are our family. As technology allows us to become more connected around the globe, personal relationships, neighborhood involvement, and civic gathering places keep us connected as a community. We are only as unified as our most diverse. We are only as strong as our most vulnerable. We are only as prosperous as our most impoverished. We are only as dignified as our most aged and only as vital as our youngest child. Together we are Tualatin and together we must move ahead.

Today, we have a thriving economy, a vital business sector, strong network of engaged and involved residents who are supported by our outstanding city staff and services that keep us safe, active, healthy and constantly moving forward. I am so proud of all of you and so honored to have been a part of this amazing story. The future Tualatin will always benefit from all of the hard work and planning we've put in to making this the best City south of the North Pole, and I am so looking forward to everything that is in store for us in 2018 and beyond. In Looking Back I am so grateful to the many partners who help our community flourish, and keep Tualatin Moving Forward.

Thank you all, good night and may God bless!