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December 18, 2017

Ms. Pauline Goble, Property Manager  
City of Portland  
Office of Management and Finance  
1120 SW Fifth Avenue, Room 1204  
Portland, OR 97204-1912

Re: SW10<sup>th</sup> & Yamhill SmartPark Renovation Project

Dear Ms. Goble:

Doug Peterson has asked me to contact you in response to your letter to him of June 15, 2017 requiring him to vacate his store at SW 10<sup>th</sup> & Morrison by January 14, 2018. Since the time of your letter, some additional changes in the project have occurred:

1) Patricia Gardner, on behalf of The Garage Group, have appealed the Design Commission decision on the garage and a hearing on that appeal is set for February 4, 2018. No building permit can be issued until the Design Commission's decision is ultimately rendered and effective.

2) It appears that the cost of this project has grown to the point that substantial additional work should be done to satisfy seismic safety requirements. We understand that there is some earthquake retrofitting included in the project, but not sufficient to protect the public to the extent now required and as has been included in other city buildings.

Since it is certain that work cannot begin on January 15, 2018 as your letter assumes, Mr. Peterson requests that he be permitted to remain open and pay rent until construction is actually going to begin. Peterson's only requires 4 days' notice to vacate.

We assume that the City and Prosper Portland wish to receive rent from their properties and to allow businesses to serve the public as long as reasonably possible. Indeed, the neighborhood and the city benefit greatly from Peterson's providing service to 900 customers a day, making MAX passes available, dispensing information to visitors to the city, and serving as a safety island from 8:00 p.m. until 8:00 a.m. for the surrounding 6 block area – every night.

Addressing the seismic needs of this structure could keep the project from commencing for a few more months. The need for the seismic upgrade is highlighted by

Ms. Pauline Goble, Property Manager  
City of Portland  
December 18, 2017  
Page 2

the weakness in the anchoring of the panels between the pillars exposed by the recent auto crash. The falling concrete from the second floor easily could have been fatal or permanently disabling to pedestrians on the sidewalk below the damaged wall. With all we now know about earthquake threats to the city and its downtown buildings, it would be grossly negligent to fail to provide the best protection reasonably possible for the people who park, shop, work and walk in and around this building.

Finally, if there are plans to install fencing around the property sooner than the property needs to be vacated, could an entrance through the fence be allowed for Peterson's customers and other businesses that wish to remain open? Peterson's would be glad to pay any added fencing costs to maintain access.

Thank you in advance for your prompt attention to this matter.

Respectfully,



Charles R. Williamson

CRW:bjc

cc: Grant Morehead, Michael Jacobs, Chris Armes/PBOT  
Amy Nagy/Prosper Portland, Doug Peterson

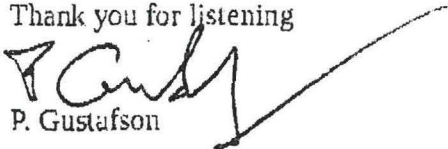
The City Counsel of Portland Oregon.

To whom it may concern,

Peterson's Market has been a fixture at the Morrison street location for over 30 years. You wont find a small business more dedicated to downtown Portland and its people. Not only servicing the people but hiring older citizens and people who may be unemployable. Peterson,s has more than 20 employees and offers health insurance to many. It would be a shame if Peterson's closed and all the people lost there jobs.

After the renovation of the building it will be an asset for Portland to keep Peterson's at that location. It will bring stability to downtown Portland. Everyone knows where it is and shops for their immediate needs. If at all possible leaving it open while renovations are under way it would be beneficial for all the employees and the community.

Thank you for listening

  
P. Gustafson

**PORTLAND CITY COUNCIL  
COMMUNICATION REQUEST  
Wednesday Council Meeting 9:30 AM**

AUDITOR 11/13/17 AM 10:00

Council Meeting Date: 12/20/17

Today's Date 12/13/17

Name Doug Peterson

Address 115 S.W Yamhill Portland, OR 97204

Telephone 503-805-6157 Email dgpeter@telport.com

Reason for the request:

Concerned for the future of Petersons  
in the 10th & Yamhill parking garage

  
(signed)

- Give your request in writing to the Council Clerk's office to schedule a date for your Communication. Use this form or email the information to the Council Clerk at the email address below.
- You will be placed on the Wednesday official Council Agenda as a "Communication." Communications are the first item on the Agenda and are taken at 9:30 a.m. A total of five Communications may be scheduled. Individuals must schedule their own Communication.
- You will have 3 minutes to speak and may also submit written testimony before or at the meeting. Communications allow the Council to hear issues that interest our citizens, but do not allow an opportunity for dialogue.

***Thank you for being an active participant in your City government.***

**Contact Information:**

Karla Moore-Love, City Council Clerk  
1221 SW 4th Ave, Room 130  
Portland, OR 97204-1900  
(503) 823-4086  
email:

[Karla.Moore-Love@portlandoregon.gov](mailto:Karla.Moore-Love@portlandoregon.gov)

Sue Parsons, Assistant Council Clerk  
1221 SW 4th Ave., Room 130  
Portland, OR 97204-1900  
(503) 823-4085  
email:

[Susan.Parsons@portlandoregon.gov](mailto:Susan.Parsons@portlandoregon.gov)

Request of Doug Peterson to address Council regarding concern for  
future of Petersons in the 10<sup>th</sup> and Yamhill Parking Garage  
(Communication)

DEC 20 2017

PLACED ON FILE

DEC 12 2017

Filed \_\_\_\_\_

**MARY HULL CABALLERO**  
Auditor of the City of Portland

By *Susan Parsons*  
Deputy

COMMISSIONERS VOTED  
AS FOLLOWS:

	YEAS	NAYS
1. Fritz		
2. Fish		
3. Saltzman		
4. Eudaly		
Wheeler		