

Beaverton City Planning Commission Annual Report 2024

Major Projects During 2024

DG Market Construction and Property Acquisition

A significant achievement in 2024 was the completion of the DG Market construction project and the acquisition of the necessary property from the City of Beaverton. This project represents a substantial investment in the local economy and is expected to provide significant benefits to the community.

Project Phase	Status	Completion Date	Key Outcomes
Property Acquisition	Completed	March 19, 2024	Successful negotiation and transfer of property split from the City to DG Market for \$250,000
Construction	Completed	March 2024 - August 2024	Building construction, parking lot, and landscaping completed
Store Opening	Pending	August 25, 2024	Dumpster enclosure and tree berm were not completed by opening day.

Outcomes and Impacts

- **Economic Development:** The DG Market project created jobs during the construction phase and generated additional employment opportunities once the store opened.
- **Increased Tax Revenue:** The new store will contribute to the City's tax base, supporting public services and infrastructure.
- **Improved Access to Goods and Services:** Residents will have convenient access to a wider variety of affordable goods and services.
- **Community Revitalization:** The development of the DG Market site has enhanced the overall appearance of the area and may stimulate further investment.

Challenges and Lessons Learned

- **Property Acquisition:** The negotiation process for the property acquisition was complex and time-consuming.
- **Construction Delays:** Unexpected delays during the construction phase required adjustments to the project timeline.
- **Community Engagement:** Ongoing communication with residents, the local school district, and stakeholders was essential for addressing concerns and building support for the project.

Future Outlook

The completion of the DG Market project marks a significant milestone for the Beaverton City Planning Commission. As we move into 2025, we will continue to focus on initiatives that promote

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sustainable growth, enhance the quality of life for residents, and support the economic vitality of our community.

BMG (Formerly Brown Machine Group) Redevelopment Project

Project Overview

The BMG redevelopment project represents a significant transformation for the former Brown Machine Group site. This report details the City Planning Commission's involvement in the project throughout 2024, focusing on key areas of redesign, parking resurfacing, and new developments associated with BMG's shift to commercial-grade paper production.

Key Areas of Focus

1. Redesigns:

- Facility layout and building modifications to accommodate paper production processes.
- Integration of sustainable design principles and green infrastructure.
- Aesthetic enhancements to align with the new BMG brand identity.

2. Parking Resurfacing:

- Upgrading and resurfacing of existing parking lots.
- Expansion of parking capacity to meet increased demand.
- Implementation of traffic flow and pedestrian safety measures.

3. New Developments:

- Construction of new buildings or structures to support paper production.
- Installation of equipment and machinery for paper manufacturing.
- Development of green spaces and landscaping to enhance the site's aesthetics and environmental sustainability.

Regulatory Compliance and Approvals

The City Planning Commission ensured that all aspects of the BMG redevelopment project complied with local zoning ordinances, building codes, and environmental regulations. This included:

- Review and approval of site plans, architectural designs, and landscaping plans.
- Issuance of permits for construction, demolition, and site modifications.
- Coordination with other city departments and agencies to ensure a smooth and efficient approval process.

Community Engagement and Feedback

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The City Planning Commission actively engaged with the community throughout the project, seeking input and feedback from residents, businesses, and other stakeholders. This included:

- Public hearings and information sessions to present project plans and gather community input.
- Online surveys and feedback forms to solicit comments and concerns.
- Ongoing communication with community representatives to address questions and provide updates.

Economic and Environmental Impact

The BMG redevelopment project is expected to have a positive economic and environmental impact on the Beaverton community. This includes:

- Job creation and economic growth through BMG's expanded operations.
- Increased tax revenue for the city.
- Improved environmental sustainability through the implementation of green design and infrastructure.

Conclusion

The City Planning Commission played a vital role in facilitating the successful redevelopment of the BMG site. Through careful planning, regulatory oversight, and community engagement, the Commission ensured that the project met the needs of both BMG and the Beaverton community. The BMG redevelopment project serves as a model for future industrial redevelopment projects in the city, demonstrating how economic growth and environmental sustainability can be achieved through collaborative planning and responsible development.

Planning Commissioners in 2024:

Sam Bagnieski – Community Member

Tena Diamond – Community Member

Jennifer Harper – Council Member

Nellie List – Council Member

Nila Frei – Mayor Pro Tem

Raymond Nau – Mayor

Colleen Reader – Council Member