

Bureau of Planning and Sustainability (BPS) Update

A monthly snapshot of all the planning work going on in your neighborhoods.

Residential Infill Project (RIP)

PSC adds more work sessions to prepare their recommendations to City Council

Upcoming PSC Work Sessions

The PSC is considering public testimony in a series of work session as they prepare their recommendations to the City Council. At these work sessions, Commissioners will not hear additional public testimony. However, staff-prepared work session materials will be posted on the project website so you can follow along. Here are the upcoming PSC work sessions:

- **Tuesday, July 10 – Meeting starts at 12:30 p.m. (tentative RIP time on agenda 1:30 – 4:00 p.m.)**
Topic: Housing Options – Part Two, continued from June 26 work session
- **Tuesday, July 24, 5 p.m.**
PSC direction on Scale of Housing and Housing Options amendments
- **Tuesday, August 14 – Meeting starts at 12:30 p.m. (tentative RIP time on agenda 2:30 – 4:30 p.m.)**
Topic: Narrow Lots
- **Tuesday, September 11 – Meeting starts at 12:30 p.m.**
PSC amendments to Proposed Draft; vote on recommendations to the City Council

Please confirm dates, times and agendas one week prior by visiting the PSC Calendar.

All PSC hearings and meetings are streamed live on the Bureau of Planning and Sustainability YouTube channel.

Past PSC Work Sessions

You may view past PSC work sessions by clicking "Video" on the top of the YouTube channel home page or via the links provided below.

- **Tuesday, May 22, 5 p.m.** (RIP starts at 2:15:00)
Schedule and Topics for Upcoming PCS's Work Sessions
- **Thursday, June 7, 2 p.m.** (RIP starts at beginning)
Topic: Scale of Houses
- **Tuesday, June 26, 5 p.m.** (RIP starts at 1:00:00)
Topic: Housing Options – Part One

Visit: www.portlandoregon.gov/bps/infill

Contact: Julia Gisler, 503-823-7624, Julia.Gisler@portlandoregon.gov

Central City 2035 Plan and New Administrative Rules

Portland has a new long-range plan for the Central City! On June 6, 2018, City Council voted to adopt the Central City 2035 Plan (CC2035) (<https://www.portlandoregon.gov/bps/58897>)

The new long-range plan for growth and development builds on the City's good planning over the years. Council also voted to adopt ordinances for the RiverPlace area, environmental and scenic resources, as well as the Green Loop and action plans to implement the plan. The new plan became effective on July 9, 2018.

New Administrative Rules

Also on June 6, City Council directed the Bureau of Planning and Sustainability to adopt two administrative rules related to standards in the new zoning code:

- Low-Carbon Building Certification List – New buildings over 50,000 square feet in size need to register with one of the approved Green Building Certification Programs on this Low-Carbon Buildings list.
- Bird-Safe Windows List – When a building triggers the standard requiring the application of bird-safe glazing on windows, developers must choose from the materials and spacing requirements on this Bird-Safe Windows List.

The new rules went into effect, along with CC2035, on July 9, 2018.

Visit: www.portlandoregon.gov/bps/cc2035

Contact: Rachael Hoy, 503-823-6042, Rachael.Hoy@portlandoregon.gov

Design Overlay Zone Amendments Project (DOZA)

*DOZA **Process** Discussion Draft and DOZA **Tools** Concept Report are ready for review*

Together, BPS and the Bureau of Development Services (BDS) are working on a Design Overlay Zone Amendments (DOZA) package of proposals to update and improve both the process and the tools used for design review.

DOZA Process proposes ways to make the design review process more efficient, predictable and transparent. The project proposes amendments to the Zoning Code that work with ongoing administrative improvements being led by the Bureau of Development Services. Staff is reviewing comments on the Discussion Draft and expect to publish a Proposed Draft in August, which the Planning and Sustainability Commission will consider in the fall.

DOZA Tools will create new discretionary design guidelines and objective design standards to implement the Design overlay zone outside of the Central City. The project will update the thresholds for design review and consider an expansion of the d-overlay map to all neighborhood centers. The DOZA Tools Concept Report provides a 40-percent draft of these concepts for public feedback. Comments will be accepted through the summer.

Read the drafts: <https://www.portlandoregon.gov/bps/76661>

Visit: <https://www.portlandoregon.gov/bps/doza>

Contact: Kathryn Hartinger, 503-823-9714, Kathryn.Hartinger@portlandoregon.gov

Better Housing by Design (BHD)

Proposed Draft public testimony period now closed; more than 300 people gave testimony in person or in writing

The Better Housing by Design (BHD) project proposes new rules to improve the design and livability of new development and expand housing options in Portland's multi-dwelling zones. The proposals address topics such as housing diversity and affordability, outdoor spaces, and building and site design. The code amendments include a subset of strategies focused on East Portland.

The Planning and Sustainability Commission held a public hearing on the BHD Proposed Draft on June 12, 2018, and written public testimony was accepted through June 25, 2018. More than 300 people provided verbal or written testimony on the proposals. While testimony is no longer being accepted, you can [read submitted testimony](#) by visiting the Map App.

The PSC will consider the testimony as they deliberate on their recommendations (work sessions are anticipated to start in September), after they conclude their deliberations on the Residential Infill Project.

View eight-page summary: <https://www.portlandoregon.gov/bps/75905>

Visit: www.portlandoregon.gov/bps/betterhousing

Contact: Bill Cunningham, 503-823-4203, betterhousing@portlandoregon.gov

SW Corridor Equitable Housing Strategy

Bringing more housing choices and opportunity to SW Portland and Tigard

As the region plans for a light rail line from Downtown Portland to Bridgeport Village, the cities of Portland and Tigard, along with Metro, are developing an Equitable Housing Strategy for this major transportation corridor. The strategy will help ensure that homes along the new transit line meet the needs of households of different sizes and incomes.

A discussion draft of the SW Corridor Equitable Housing Strategy is available for review at <https://www.portlandoregon.gov/bps/76328>. A proposed draft will be submitted to Portland and Tigard city councils this September.

Project staff will facilitate a discussion of the strategy at two upcoming occasions:

- SWNI Land Use Committee meeting
July 17, 6:30 p.m.
Multnomah Arts Center
- Portland Housing Advisory Committee
August 7, 3 p.m.
Portland Housing Bureau

The SW Corridor Equity and Housing Advisory Group meeting materials can be found here: <https://www.portlandoregon.gov/bps/74015>. Their final meeting was June 2018.

Visit: www.portlandoregon.gov/bps/73445

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River Plan / South Reach

A draft River Plan / South Reach Existing Conditions Report is available for comment until July 16; online questionnaire ready for your input; July community events

The River Plan / South Reach project will develop an updated vision for the future of the area in and around the South Reach of the Willamette River, from the Ross Island Bridge to Dunthorpe. The project will update Willamette Greenway Plan-related policies and regulations, identify implementation actions and develop a list of desired future investments: <https://www.portlandoregon.gov/bps/42548>

You are invited to review and comment on the *River Plan / South Reach Existing Conditions Report*, which describes a variety of characteristics within the project area (with informative maps). Comments welcome until July 16. View the report at <https://www.portlandoregon.gov/bps/77007>

A public visioning workshop took place on June 9. Review highlights of the workshop (<https://www.portlandoregon.gov/bps/article/690283?>). If you didn't make the workshop, you can still provide your ideas via an *online questionnaire* <https://www.surveymonkey.com/r/riverplan-southreach>

All interested community members are invited to join project staff at upcoming riverfront walks to discuss issues and ideas that would improve the eastside riverfront in the Sellwood and Brooklyn neighborhoods:

Sellwood Riverfront Walk

July 26, 2018, 6 – 8 p.m.

Sellwood Riverfront Park by the restrooms

SE Spokane St and Oaks Pkwy

Transit: #70 (limited service - #99)

<https://www.portlandoregon.gov/parks/finder/index.cfm?&propertyid=668&action=ViewPark>

Brooklyn Riverfront Walk

July 31, 2018, 6 – 8 p.m.

Oaks Bottom Wildlife Refuge Trailhead Parking Lot

SE Milwaukie Ave and SE Mitchell St. [Corrected location in bold.]

Transit: #70

<https://www.portlandoregon.gov/parks/finder/index.cfm?propertyid=490&action=ViewPark>

Project staff will take comments on the future of the South Reach throughout the planning project. You can provide input this summer at topic-specific work sessions and at community events where staff will be tabling, such as a Summer Free for All concert at Willamette Park on July 19.

<https://www.portlandoregon.gov/bps/article/690307>

Learn more and sign up to stay informed: <https://www.portlandoregon.gov/bps/42548>

Contact: Jeff Caudill, 503-823-4572, Jeff.Ccaudill@portlandoregon.gov

Neighborhood Contact Requirement Project

Improving how the City informs residents about new development; Proposed Draft released in June

This project is reviewing the “Neighborhood Contact” requirement in the Zoning Code (33.700.025) (<https://www.portlandoregon.gov/bps/article/53464>). It explores ways to improve information sharing and early dialogue with community members when new development is planned for their neighborhoods. The Discussion Draft comment period closed on April 23. The Proposed Draft will be released at the end of June, and a PSC hearing is tentatively scheduled for August 14.

Visit: <https://www.portlandoregon.gov/bps/74046>

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Rossi Farms Development Plan

Study of development concepts gets underway

The Rossi Farms Development Plan will explore development options on the prominent undeveloped site along NE 122nd Avenue across from Parkrose High School. The study will help determine the best use of the site and explore development concepts that further the *2035 Comprehensive Plan* and meet multiple goals. The project is partially funded by a Metro CET grant and is getting underway.

The study will involve several partners, including neighborhood associations, community groups, business groups, the Parkrose School District, property ownership interests, City bureaus, Metro, TriMet, and others with an interest in the outcomes.

Contact: Barry Manning, 503-823-7965, Barry.Manning@portlandoregon.gov

Historic Resources Code Project

Staff developing discussion draft code to be released in late summer

The Bureau of Planning and Sustainability is advancing a zoning code project that will make changes to how the City identifies, designates and protects historic resources. The Historic Resources Code Project follows a 2016 Oregon State Supreme Court decision and recently adopted changes to state administrative rules, both of which provide opportunities for improving Portland's historic resource protection programs.

Project staff are drafting zoning code concepts based on feedback received during the project's initial comment period. Draft zoning code language will be released in late summer 2018, when more opportunities for public feedback will be scheduled.

Visit: <https://www.portlandoregon.gov/bps/58976>

Contact: Brandon Spencer-Hartle, 503-823-4641, Brandon.Spencer@portlandoregon.gov

Manufactured Dwelling Parks

The recommended zoning and map changes will go to City Council for adoption later this summer

This project creates a new residential multi-dwelling base zone for manufactured and mobile home parks. It addresses the need to protect mobile home park residents from displacement by creating a unique zone for these areas with relatively affordable housing options. The new zoning changes would consolidate Manufactured Dwelling Parks (MDP) into one new base zone in the Multi-Dwelling Residential Chapter (33.120). This will create consistent land use regulations for MDPs and help preserve a type of housing that is affordable to lower income residents.

The Planning and Sustainability Commission heard public testimony on the MDP Proposed Draft on June 12 at PCC Southeast. Nearly 50 community members turned out to testify, and most of the testimony was in favor of the proposal. On July 10, the PSC voted to recommend the draft plan to City Council.

Visit: <https://www.portlandoregon.gov/bps/76383>

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Portland Off-Road Cycling Master Plan (ORCMP)

Parks Board has commented on the draft plan; BPS will make revisions before the plan goes to City Council for adoption later in 2018

The ORCMP provides a foundation for local off-road cycling needs and desired experiences. It includes current best management practices for planning, designing, building and managing successful off-road cycling facilities. The master plan presents a citywide framework for developing a connected, citywide system of trails and bicycle parks. This plan will guide the City's investments in off-road cycling facilities over the next 15 to 20 years.

The Off-road Cycling Master Plan is conceptual. It does not change or create any City regulations, or "greenlight" any recommended projects. Future projects will require site-specific planning and community engagement; more detailed site analysis and design; environmental reviews; and funding for planning, construction, and long-term operations and maintenance.

The Bureau of Planning and Sustainability is collaborating with Portland Parks & Recreation, the Bureau of Environmental Services, Portland Bureau of Transportation, the Portland Water Bureau and other local government and community partners on this project.

Visit: <http://www.portlandoregon.gov/bps/70151>

Contact: Tom Armstrong, 503-823-3527, Tom.Armstrong@portlandoregon.gov

82nd Avenue: Development and Transportation Planning

- ODOT 82nd Avenue of Roses Implementation Plan -- completed
- BPS 82nd Ave Study: Understanding Barriers to Development – final version in progress

The Bureau of Planning and Sustainability and the Oregon Department of Transportation (ODOT) are evaluating opportunity areas along 82nd Avenue between NE Killingsworth Street and SE Johnson Creek Boulevard to improve quality of life for residents and businesses along the corridor.

ODOT is creating a list of feasible projects to improve safety, mobility and access for people using 82nd Avenue. BPS' efforts focus on understanding and addressing barriers to redevelopment/adaptive reuse, mixed use and employment opportunities in key areas.

ODOT

Visit: <http://www.oregon.gov/ODOT/HWY/REGION1/pages/82ndAve.aspx>
www.82ndAveProjects.org

Contact: Terra Lingley, Project Manager, 503-731-8232, terra.m.lingley@odot.state.or.us

City of Portland

Visit: <http://www.portlandoregon.gov/bps/index.cfm?&c=72125>

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Planning and Sustainability Commission (PSC) Agenda

View the tentative upcoming PSC agendas and meeting schedule here:

<https://www.portlandoregon.gov/bps/article/312882>

All PSC meetings are held at the 1900 SW 4th Building, 2nd floor, unless otherwise noticed. PSC meetings are streamed live on the BPS YouTube channel at [youtube.com/c/portlandbps](https://www.youtube.com/c/portlandbps) and tape delayed on Channel 30.

City Council Agenda

View upcoming City Council agenda items here:

<https://www.portlandoregon.gov/auditor/article/378315>

All City Council meetings will be held in Council Chambers at City Hall, 1221 SW 4th Avenue. All Council meetings are broadcast live at:

www.portlandoregon.gov/article/230361<http://www.portlandoregon.gov/article/230361>