

October 27, 2017

Bureau of Planning & Sustainability (BPS)
Planning & Sustainability Commission (PSC)
1900 SW 4th Ave.
Portland, OR 97201

RE: 815 & 705 N Fremont St Map Refinement Project CM3 Proposed Base

To whom it may concern,

I am writing in support of the staff recommendation regarding the Comprehensive 2035 Plan Map Refinement Project's base zone proposal for properties located at 815 & 705 N Fremont St. As a Boise Neighborhood resident for over 50 years as well as 3rd generation resident of inner North and Northeast Portland, I believe that it is prudent despite oppositions that the PSC and City Council adopt this proposed change.

As a strong advocate of economic stability for African American's in the Portland Metro region, opportunities like this rarely present themselves. We have seen mass developments take place in our city and more importantly in this very community which has resulted in the displacement of long term African American residents.

The leadership I have seen from both property owners (PCRI & Alonzo Simpson) speaks volumes in this historical African American Community. Their actions in the community have exemplified themselves as well. Mr. Simpson as well as Executive Director of PCRI, Maxine Fitzpatrick are both very important examples and role models to future generations of color on how development can be and always will be a viable option to building and restoring wealth in a community. African American real estate ownership is extremely vital to minimizing future gentrification and displacement of African American's to take place. The current genre of outside market forces executing mass developments in this community with minimal opposition happens to leave a bad taste in my mouth. Additionally, these large scale developers enter this community and make bottom line decisions for their financial benefit which fosters housing prices that are not affordable and put long term residents of color in vulnerable positions related to their livability.

I cannot stress to you how important it is to this historical African American Community that we have African American developers that are from this community, live in this community and more importantly are a viable example that this community has not entirely been consumed by outside market forces. These property owners should be afforded an opportunity to maximize development opportunities on their properties and provide for people who are from the community and have hopes of staying in the community.

Sincerely,

Noni Causey
Boise Neighborhood Resident, 4106 NE Cleveland Ave.