

From: Glen Ulmer [mailto:galg123@aol.com]  
Sent: Friday, October 27, 2017 7:52 AM  
To: Planning and Sustainability Commission <psc@portlandoregon.gov>  
Subject: Map Refinement Project Testimony

Portland Planning and Sustainability Commission,

I am a homeowner at 3447 NW Vaughn Street. I purchased my home, which was built in 1994, in 1997. The buffer zone under consideration is immediately below my home. At the time of purchase I asked and was told the zoning restrictions in place would make development of the steep hillside below my house to the flatter area immediately adjacent to St. Helen's Road (Vaughn St.) almost impossible. I was also told that though zoning restrictions could be changed, that due to environmental issues, including landslide, air quality and noise, it would be nearly impossible for that to happen. Any development on the steep side of the hill below my property would affect the noise, air quality and enjoyment of my home and others around it.

I ask you to reconsider any zoning changes to this buffer area.

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Sent from my iPhone