



City of Portland, Oregon
Bureau of Development Services
Land Use Services
FROM CONCEPT TO CONSTRUCTION

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MEMORANDUM

Date: June 12, 2018
To: Kathryn Hartinger and Lora Lillard, BPS
From: Staci Monroe, City Planner – Design/Historic Review Team
(503) 823-0624, staci.monroe@portlandoregon.gov
Re: Briefing on DOZA Process Code Changes (Discussion Draft)
Summary of May 17, 2018 Design Commission hearing

Thank you for taking advantage of the opportunity to hold a preliminary briefing with the Design Commission regarding your project. I hope you find it informative and valuable as you continue with your project development. Attached is a brief summary of the comments provided by the Design Commission at the May 17, 2018 hearing. This summary was generated from notes taken at the public meeting and a subsequent review of the public meeting recordings. To review those recordings, please visit: <http://efiles.portlandoregon.gov/record/11875909>

These Design Commission comments are intended to guide you in further developing the project. It should be understood that these comments address the project as presented on May 17, 2018. As the project evolves, the comments, too, may evolve or may no longer be pertinent.

Please continue to coordinate with Staci Monroe, as necessary.

Encl:
Summary Memo

Cc: Design Commission

This memo summarizes **Design Commission** design direction provided on May 17, 2018.

Commissioners in attendance on May 17, 2018 include: Julie Livingston, Tad Savinar, Don Vallaster, Jessica Molinar, Sam Rodriguez.

Comments:

- Regarding FAR consideration during review:
 - If we are going to begin outlining all the things the Commission are not allowed to comment on, like allowed FAR, then it needs to be an exhaustive list that will likely need to be regularly updated.
 - A better approach is to focus and identify what the Commission does review and therefore anything not on the list cannot be considered.
 - A difficult thing to achieve well and needs to be carefully considered.
 - Should just say project must meet the guidelines.
 - No need to clarify. It is already clear that the FAR, height, etc. are adopted by the PSC and the Commission applies the guidelines.
- Regarding the Commission membership:
 - Adding urban planner is more specific and consistent with the AIA recommendation for an urban planner on the Commission. This expertise could be added to the five identified under 33.710.050.B.2.
 - Ensure the proposed changes support the current make-up of the Commission.
- Regarding the Gateway allowance for a standard path:
 - The low threshold would result in more design review for small projects. Counterintuitive if trying to reduce process and barriers for development in this area.
 - Look forward to hearing feedback from the public outreach to make sure the neighborhood and key Gateway stakeholders understand the outcomes of this proposed language and for us to understand the desire of the neighborhoods affected.