



CITY OF
PORTLAND, OREGON

**OFFICIAL
MINUTES**

A REGULAR MEETING OF THE COUNCIL OF THE CITY OF PORTLAND, OREGON WAS HELD THIS **29th DAY OF MAY, 2019** AT 9:30 A.M.

THOSE PRESENT WERE: Commissioner Eudaly, Presiding; Commissioners Fish, Fritz and Hardesty, 4.

OFFICERS IN ATTENDANCE: Karla Moore-Love, Clerk of the Council; Molly Washington, Deputy City Attorney; and Cheryl Leon-Guerrero and Christopher Alvarez, Sergeants at Arms.

Item No. 496 was pulled for discussion and on a Y-4 roll call, the balance of the Consent Agenda was adopted.

The meeting recessed at 10:01 a.m. and reconvened at 10:11 a.m.

COMMUNICATIONS		
485	Request of Petrel Farkas to address Council regarding road construction projects in Multnomah Village (Communication)	PLACED ON FILE
486	Request of Christine Lassiter to address Council regarding road construction projects affecting Multnomah Village (Communication)	PLACED ON FILE
487	Request of Kenneth Zeidman to address Council regarding road construction projects affecting Multnomah Village (Communication)	PLACED ON FILE
488	Request of Jill Crecraft to address Council regarding road construction projects affecting Multnomah Village (Communication)	PLACED ON FILE
489	Request of Barb Cantonwine to address Council regarding effects that scheduled road construction project will have on small businesses in Multnomah Village (Communication)	PLACED ON FILE
TIMES CERTAIN		
490	TIME CERTAIN: 9:45 AM – Amend the Comprehensive Plan Map and the Official Zoning Map to carry out the map amendments implementing the 82nd Avenue Study: Understanding Barriers to Development (Second Reading Agenda 481; Ordinance introduced by Mayor Wheeler) 5 minutes requested (Y-4)	189522 AS AMENDED

<p>*491</p>	<p>TIME CERTAIN: 10:05 AM – Amend the scope of the N Suttle Road Local Improvement District to extend sanitary sewer to serve developed property owned by Supreme Perlite Company, and extend the planned street, sidewalk and stormwater improvements to the west right-of-way line of N Suttle Rd to provide maintenance and emergency access to undeveloped property owned by the Port of Portland (Hearing; Ordinance introduced by Commissioner Eudaly; C-10058; amend Ordinance No. 187244) 15 minutes requested for items 491 and 492</p> <p>Motion to accept Substitute Exhibit D: Moved by Fish and seconded by Hardesty. (Y-4) (Y-4)</p>	<p>189523 AS AMENDED</p>
<p>*492</p>	<p>Authorize the Bureau of Transportation to acquire certain permanent and temporary property rights necessary for construction of the N Suttle Road Local Improvement District Project through the exercise of the City's Eminent Domain Authority (Ordinance introduced by Commissioner Eudaly; C-10058) (Y-4)</p>	<p>189524</p>
<p>CONSENT AGENDA – NO DISCUSSION</p> <p>Mayor Ted Wheeler</p> <p>Bureau of Planning & Sustainability</p>		
<p>493</p>	<p>Amend Restrictions on Single-Use Plastic Serviceware to extend effective date, clarify compostable plastics, fast food and electronic ordering, and exemptions (Ordinance; amend Code Sections 17.103.300-310)</p>	<p>PASSED TO SECOND READING JUNE 5, 2019 AT 9:30 AM</p>
<p>Commissioner Nick Fish</p> <p>Bureau of Environmental Services</p>		
<p>*494</p>	<p>Authorize the Bureau of Environmental Services to execute an easement amendment with North Clackamas Parks and Recreation District as part of the Luther Road Habitat Restoration Project No. E10854 (Ordinance) (Y-4)</p>	<p>189517</p>
<p>*495</p>	<p>Authorize the Bureau of Environmental Services to reimburse the property owner at 6037 NE 32nd PI for sewer user fees paid to the City in the amount of \$3,879 (Ordinance) (Y-4)</p>	<p>189518</p>
<p>Parks & Recreation</p>		
<p>496</p>	<p>Authorize two-year grant agreements with seven youth-serving organizations in support of the Teen Collaborative Initiative not to exceed \$560,000 and per grant not to exceed \$80,000 (Ordinance)</p>	<p>PASSED TO SECOND READING JUNE 5, 2019 AT 9:30 AM</p>
<p>Commissioner Chloe Eudaly</p> <p>Bureau of Transportation</p>		

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*497	Authorize application to the Oregon Department of Transportation and Department of Land Conservation and Development for one Transportation and Growth Management program grant up to \$220,000 for land use and transportation planning (Ordinance) (Y-4)	189519
*498	Authorize contract with David Evans & Associates, Inc. for the design of the NE 42nd Bridge Replacement project in the amount of \$2,009,884 (Ordinance) (Y-4)	189520
*499	Authorize an Intergovernmental Agreement with Portland State University and provide matching funds in the amount of \$13,500 to support a pooled fund research project exploring data fusion techniques to derive bicycle volumes on a network (Ordinance) (Y-4)	189521
REGULAR AGENDA		
Mayor Ted Wheeler		
Bureau of Development Services		
500	Amend permit fee schedules for building, electrical, land use services, mechanical, enforcement, plumbing, signs, site development, and land use services fee schedule for the Hearings Office (Second Reading Agenda 464) (Y-4)	189525 AS AMENDED
Office of Management and Finance		
501	Amend City Code to streamline the procurement and contracting process (Previous Agenda 468; amend Code Chapters 5.33, 5.34 and 5.68) 15 minutes requested	REFERRED TO COMMISSIONER OF FINANCE AND ADMINISTRATION
502	Approve FY 2019-20 cost of living adjustments to pay rates for nonrepresented classifications and Elected Officials, specify the effect upon employees in the classifications involved, and provide for payment (Second Reading Agenda 469) Motion to retain the original agenda order and hear item 503 during the morning session: Moved by Hardesty and seconded by Fritz. (Y-4) (Y-3; N-1 Hardesty)	189532
503	Authorize eight grants for the Workforce Training and Hiring Program to local pre-apprenticeship programs with a total value of \$68,586 (Second Reading Agenda 454) Rescheduled to May 29, 2019 at 2:00 PM (Y-4; Hardesty absent)	189533
Commissioner Nick Fish		
Parks & Recreation		
504	Amend fee schedules for tree permits (Second Reading Agenda 472) (Y-4)	189526

Commissioner Jo Ann Hardesty		
Portland Fire & Rescue		
505	Amend fee schedule associated with Fire regulations (Second Reading Agenda 459; amend FIR-12.01) (Y-4)	189527
Commissioner Chloe Eudaly		
Bureau of Transportation		
*506	Amend Ordinance to reference the overlapping streets of N Hampton Ave and N Kenton Blvd within the vacation area of N Hunt St (Ordinance; amend Ordinance No. 189319, VAC-10121) (Y-4)	189528
507	Revise transportation fees, rates and charges for FY 2019-20, amend Transportation Fee Schedule and City Parking Garage Rates, and fix an effective date (Second Reading Agenda 474; amend TRN 3.450 and Code Section 16.20.920) (Y-4)	189529 AS AMENDED
Office of Community & Civic Life		
*508	Authorize \$150,000 total in grant funds for the East Portland Action Plan 2019 Grant Program (Ordinance) 15 minutes requested Motion to add emergency clause because it is in the public interest to authorize grant funds as soon as possible: Moved by Fritz and seconded by Hardesty. (Y-4) (Y-4)	189530 AS AMENDED
509	Increase fee schedule for the Office of Community & Civic Life Noise Office for noise variance applications in the amount of 5% as permitted by Code Section 18.14.020.B (Ordinance) 15 minutes requested	PASSED TO SECOND READING JUNE 5, 2019 AT 9:30 AM
Commissioner Amanda Fritz		
510	Amend the Open and Accountable Elections Program (Second Reading Agenda 475; amend Code Chapter 2.16) (Y-3; Fish absent)	189531 AS AMENDED

At 11:49 a.m., Council recessed.

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A RECESSED MEETING OF THE COUNCIL OF THE CITY OF PORTLAND, OREGON WAS HELD THIS **29th DAY OF MAY, 2019** AT 2:00 P.M.

THOSE PRESENT WERE: Mayor Wheeler, Presiding; Commissioners Eudaly, Fish and Fritz, 4.

Commissioner Fish left at 3:00 p.m.

OFFICERS IN ATTENDANCE: Karla Moore-Love, Clerk of the Council; Karen Moynahan, Chief Deputy City Attorney; and Tania Kohler and Daniel Sipe, Sergeants at Arms.

***S-511**

TIME CERTAIN: 2:00 PM – Revise residential solid waste and recycling collection rates and charges, effective July 1, 2019 (Previous Agenda 480; Ordinance introduced by Mayor Wheeler; amend Code Chapter 17.102) 30 minutes requested

Motion to accept Substitute Ordinance: Moved by Fish and seconded by Fritz. (Y-4)

Motion to add emergency clause because a delay in City approval would prevent renewed franchise rates from taking effect by the required date of July 1, 2019: Moved by Wheeler and seconded by Fritz. (Y-4)
(Y-4)

**SUBSTITUTE
189534
AS AMENDED**

At 2:42 p.m., Council recessed.

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A RECESSED MEETING OF THE COUNCIL OF THE CITY OF PORTLAND, OREGON WAS HELD THIS **29th DAY OF MAY, 2019** AT 6:00 P.M.

THOSE PRESENT WERE: Mayor Wheeler, Presiding; Commissioners Eudaly, Fish, Fritz and Hardesty, 5.

Commissioner Fish left at 7:57 p.m.

OFFICERS IN ATTENDANCE: Karla Moore-Love, Clerk of the Council; Karen Moynahan, Chief Deputy City Attorney; and John Paolazzi and Christopher Alvarez, Sergeants at Arms.

<p>512 TIME CERTAIN: 6:00 PM – Add Evaluation of Applicants for Dwelling Units to include renter protections in the form of screening criteria regulations (Previous Agenda 483; Ordinance introduced by Commissioner Eudaly; add Code Section 30.01.086) 2.5 hours requested for items 512 and 513</p> <p>Motion to require annual reports to Council on this policy: Moved by Fish and seconded by Hardesty. Vote not called.</p> <p>Motion to remove Code Section 30.01.086 C.2.a.(2) : Moved by Wheeler and seconded by Hardesty. Vote not called.</p> <p>Motion to amend Code Section 30.01.086 C.2.a.(4) : Moved by Wheeler and seconded by Fritz. Vote not called.</p> <p>Motion to amend Code Section 30.01.086 C.2.c.(2) : Moved by Wheeler and seconded by Fritz. Vote not called.</p> <p>Motion to amend Code Section 30.01.086 D: Moved by Wheeler and seconded by Fritz. Motion withdrawn.</p> <p>Motion to amend Code Section 30.01.086 D.2.d: Moved by Wheeler and seconded by Fritz. Vote not called.</p> <p>Motion to amend Code Section 30.01.086 D.2.e: Moved by Wheeler and seconded by Fritz. Vote not called.</p> <p>Motion to add Code Section 30.01.086 G.2.d and e: Moved by Wheeler and seconded by Hardesty. Vote not called.</p> <p>Motion to amend ordinance language for items 512 and 513 to change the implementation date from October 1, 2019 to March 1, 2020: Moved by Eudaly and seconded by Fish. Vote not called.</p> <p>Motion to add Code Section 30.01.086 E.2.b: Moved by Eudaly and seconded by Hardesty. Vote not called.</p> <p>Motion to amend Code Section 30.01.087 F: Moved by Eudaly and seconded by Fish. Vote not called.</p> <p>Commissioner Eudaly withdrew amendments 1 and 2 proposed for items 483 and 484.</p> <p>Motion to accept Substitute Exhibits for items 512 and 513: Moved by Hardesty and seconded by Fish. (Y-5)</p> <p>See below for details about proposed amendments.</p>	<p style="text-align: center;">CONTINUED TO JUNE 12, 2019 AT 9:30 AM</p>
<p>513 Add Security Deposits; Pre-paid Rent to include renter protections in the form of security deposit regulations (Previous Agenda 484; Ordinance introduced by Commissioner Eudaly; add Code Section 30.01.087)</p>	<p style="text-align: center;">CONTINUED TO JUNE 12, 2019 AT 9:30 AM</p>

MAYOR WHEELER

AMENDMENT 1:

- C. Tenant Application Process; Generally.**
- 2. Order of Processing Applications.**
- a. Applications Received in Response to an Advertised Notice.**

~~(2) With regard to any applications received earlier than the Open Application Period, Landlord must digitally or manually record the date and time of such complete applications as 8 hours after the start of the Open Application Period.~~

AMENDMENT 2:

- C. Tenant Application Process; Generally.**
- 2. Order of Processing Applications.**
- a. Applications Received in Response to an Advertised Notice.**

4. (3) A Landlord owning any ~~50 or fewer~~ any Dwelling Units within the City of Portland, may refuse to process the application of an Applicant who has verifiable repeated Rental Agreement violations with this Landlord if the most recent violation occurred within 365 days before the Applicant's submission date.

AMENDMENT 3:

- C. Tenant Application Process; Generally.**
- 2. Order of Processing Applications.**
- c. Applications for Accessible Dwelling Units.**

~~(2) If there are multiple Applicants for an Accessible Dwelling Unit with a family member who self-identifies as Mobility Disabled, the Landlord must accept, conditionally accept, or deny such applications in order of receipt, but prior to processing completed applications for Applicants without household members who self-identify as Mobility Disabled.~~ Preferential access for the accessible dwelling units will be given to people with mobility disabilities.

AMENDMENT 4: WITHDRAWN

- D. General Screening Process.**

Landlords must apply the General Screening Process described in this Subsection D but may screen Applicants using additional Screening Criteria. If applying additional Screening Criteria, the Landlord must: 1) use a Screening Criteria no more prohibitive to the Tenant than the low- barrier ("Low-Barrier Criteria") described in subsection E; ~~or 2) use a Screening Criteria of the Landlord's choosing (Landlord's Screening Criteria); however, when using the Landlord's Screening Criteria, Landlord must conduct an individual assessment ("Individual Assessment") in accordance with the requirements of Subsection F, before denying an Applicant.~~

AMENDMENT 5:

- 2. Financial Responsibility of Applicant.**

d. If an Applicant does not meet the minimum income ratios as described in Subsection 2.a. and 2.b. above, a Landlord may require additional and documented security from a guarantor, or in the form of an additional security deposit pursuant to Subsection 30.01.087 A. Landlord shall communicate this conditional approval to the Applicant in writing and indicate the amount of the additional security. Applicant will have no less than 48 hours to accept or decline this opportunity. ~~If Applicant chooses to provide additional security, it may select between obtaining a guarantor or posting an additional security deposit and for the latter, may pay the security deposit in installments and within the timeframe established in Section 30.01.087.~~

AMENDMENT 6:

2. Financial Responsibility of Applicant.

e. If a landlord chooses to require additional documented security from a guarantor, ~~If Applicant elects to provide a guarantor,~~ Landlord may require the guarantor to demonstrate financial capacity. If the guarantor is a friend or family member, Landlord cannot require the guarantor to have income greater than 3x the Rent amount. Landlord may not require an Applicant's guarantor agreement to exceed the term of the Rental Agreement.

AMENDMENT 7:

G. Exemptions

d. Tenancies where the Applicant would occupy one Dwelling Unit in a Duplex where the Landlord's principal residence is the second Dwelling Unit in the same Duplex; or

e. Tenancies where the Applicant would occupy an Accessory Dwelling Unit that is subject to the Act in the City of Portland so long as the owner of the Accessory Dwelling Unit lives on the site.

COMMISSIONER EUDALY

AMENDMENT 1:

For Items 512 and 513, amend ordinance language to change the implementation date from October 1, 2019 to March 1, 2020.

Rationale: We are determined for this item to be successful in practice and for the Housing Bureau to have plenty of time to create the administrative rules and provide training to landlords and tenants. We have been told that moving the date to March will provide the time necessary to accomplish those tasks.

AMENDMENT 2:

For Exhibit A of Item 512, Under Subsection E.2. Evaluation Denial; Low-Barrier, amend to include, "b. Before denying an Applicant for criminal history using the Low-Barrier criteria described in this Subsection, a Landlord must consider Supplement Evidence provided by the Applicant if provided at the time of application submittal."

Rationale: This language was included in the previous draft of the policy that came to council in April. We made a policy decision to remove it for a variety of reasons including administrative burden, but since releasing the substitute draft, we have heard from our close community partners that they are very concerned we would not be supporting Federal Fair Housing Law by leaving it out. As this policy is designed to further Fair Housing Law, we are requesting it be put back in.

AMENDMENT 3:

For Exhibit A of Item 513, Under Subsection F, amend to say, "Within 5 business days of receiving a request from a Tenant or giving a notice of intent to terminate a tenancy..."

Rationale: It was our intent to change this language when we were working on the substitute, but it got lost in translation. The intent of the requirement is to give tenants the information they need to successfully apply to new units, and therefore would need to be made available to tenants while they are filling out applications, not after they found a place and are moving out.

COMMISSIONER FISH

AMENDMENT 1:

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Require annual reports to Council on this policy.

“e. the Portland Housing Bureau shall annually report to City Council on the progress and implementation of this policy, including recommendations for any changes that may be needed.”

At 9:21 p.m., Council adjourned.

<p>DUE TO LACK OF AGENDA THERE WAS NO 2:00 PM MEETING THURSDAY, MAY 30, 2019</p>	
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MARY HULL CABALLERO
Auditor of the City of Portland



By Karla Moore-Love
Clerk of the Council

For a discussion of agenda items, please consult the following Closed Caption File.

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Key: *** means unidentified speaker.**

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9:30 AM

Fish: Here. **Hardesty:** Here. **Eudaly:** Here. **Fritz:** Here.

Eudaly: This is the Portland city council session from may 29, 2019, Karla, please call the roll.

Fish: Here. **Hardesty:** Here. **Eudaly:** Here. **Fritz:** Here.

Eudaly: Thank you, Karla. Before we begin, our city attorney will read the rules of decorum.

Molly Washington, Deputy City Attorney: Thank you, good morning. Welcome to the Portland city council. The city council represents all Portlanders and meets to do the city's business. The presiding officer preserves order and decorum during the city council meetings so everyone can feel welcomed, comfortable, respected and safe. To participate in the council meetings you may sign up in advance with the council clerk's office for communications to briefly speak about any subject. You may also sign up for public testimony and resolutions or the first readings of ordinances. Your testimony should address the matter being considered at the time. If it does not, you may be ruled out of order. When testifying, please state your name for the record. Your address is not necessary. Please disclose if you are a lobbyist. If you are representing an organization, please identify it. The presiding officer determines the length of testimony. Individuals generally have three minutes to testify unless otherwise stated. When you have 30 seconds left, a yellow light goes on, when your time is done, a red light goes on. If you are in the audience, would like to show your support for something said, please feel free to do a thumbs up. If you want to express that you do not support something, please feel free to do a thumb's down. Please remain seated in council chambers unless entering or exiting. If you are filming the proceedings, please do not use bright lights or disrupt the meeting. Disruptive conduct such as shouting or interrupting testimony or council deliberations will not be allowed. If there are disruptions, a warning will be given that further disruption may result in the person being rejected for the remainder of the meeting. After being rejected, a person who fails to leave the meeting is subject to arrest for trespass. Thank you for helping your fellow Portlanders feel welcome, comfortable, respected and safe.

Eudaly: Thank you. We will now begin with communication items. Karla, please read the first item. I believe all five people who signed up for communications are testifying on the same item, so maybe we could call the first three, and they can all come up together.

Moore-Love: Okay.

Eudaly: Welcome. Everyone. State your name. You don't need to state your address, before you begin your testimony, and you have three minutes.

Christine Lassiter: Good morning, commissioners. I am christine lassiter with all state and Multnomah village and a board member of the Multnomah business association. Our locally owned and operated businesses have been in the village for seven years. First of all we would like to thank you for the opportunity to present to the city council today and appreciate all that the city is doing to make improvements to our community. Multnomah village, located on capitol highway, just off of i-5 and southwest Portland, has been a neighborhood be district since 1909. The Multnomah village business association has supported the almost 150 businesses in the village for more than two decades. The village

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is home to primarily locally owned business, including destination spots, such as think or toys and annie bloom books, as well as the Multnomah art center, which serves the residents of the community year-round. Multnomah village has had significant changes that impact our district. We have had the retirement of long time business owners, such as o'connors and jones and jones jewelers that have caused business turnover, major fire renter's grill, taking over a year to rebuild, as well as new buildings adding several hundred square feet of new retail space, that has brought new businesses, and residents to our district. In addition to providing great variety of locally owned, unique shopping experiences, we work hard to bring several successful family-friendly events that collectively attract 30,000 kids and families, including one of the largest street fairs in Portland, Multnomah days. And our huge community halloween trick-or-treat event, and created innovative, economic development efforts in the golden ticket, which generates 1 million in holiday retail sales in the village each year. With having just one major road going through the center of Multnomah village, a major portion of that being oneway traffic, diversions from that main strip can cripple small businesses, who already fight online and mega-retailers. While we are very excited about the planned infrastructure investments coming to the village, including a major repaving project down capitol highway, multiple sewer rehab projects around the village, and the addition of a bike lane coming into the village, we are understandably concerned about the critical needs to mitigate negative impact to the businesses of the village. We come before you to ask for strong communication with Multnomah village business association to ensure that the major upcoming construction projects do not kill the district businesses. We are asking to involve businesses and traffic rerouting and customer communications so that we are able to maintain as much of our customer base as possible and so that people do not get too used to diverting away from Multnomah village. We invite pbot staff to have a standing time on our monthly board meeting to keep us updated on projects, and would also like to personally invite each member of city council to tour our drink during construction. We would love to show you what it -- what makes the village unique and feel this could show Portlanders that Multnomah village is open for business. Thank you for your time and considerations on the proposals. We are bringing to you today. We look forward to working closely with each with these projects.

Hardesty: Well done.

Jill Crecraft: Good morning, I am jill crecraft, and I am a native Oregonian and board member of the Multnomah village business association, I am also the owner of sip to vine, the first wine war and bottle shop carrying northwest wines. We are a small shop carrying local production. We celebrated 17 years in business last january. We would firstly like to thank you for some projects in and around Multnomah village, especially funding the improvement project from our viaduct south to barbur boulevard, and thank you to the bike and pedestrian improvements along Multnomah boulevard and the improvements to capitol highway between southwest 35th and 36th. All these have been beneficial to our community. Thank you. With the longevity of 17 years comes a unique perspective. These projects have come at a cost. Near constant disruption for a decade to local small businesses through the worst recession this generation has seen starting in 2008, and in reality, the precursor started in 2000. This is a double whammy to us. For those of you who may not remember, there are only two major roads to access Multnomah village, Multnomah boulevard and capitol highway. A brief overview shows perspective. Details and timelines are in the packet. The two years from 2000 to 2002, Multnomah boulevard had a sewer lane replaced. Between 2005 and 2013 this line was repeatedly repaired and ultimately replaced, which included road closures at the critical holiday season. The 14-year disruption was rounded out in 2014 with bike lanes and sidewalks, which look much better now. During these 14 years community members were thoroughly trained to avoid

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the area and find other places to go. Capitol highway was profoundly affected in 2013 during a green street project which took twice as long as the original estimate. Photos are in the packet. The current construction project begins today on capitol highway with a completion date in november. Beginning in december, the work or to on the capitol improvement project, desperately needed stormwater improvements, which is slated continue through 2020-2021, and also penciled is the jug handle reconfiguration followed by the southwest corridor light rail at some point. While these are not -- while all these are not in Multnomah village proper, they impact us by rerouting and keeping people away. We support and have been advocating for these projects, but we will be feeling the effects and pressures of these in and around Multnomah village for seven or more years yet. The small business association states that 25% of businesses do not reopen again after major interruption to business, something Multnomah village is hoping to avoid during there and upcoming construction projects. We must try to lessen this inconvenience as much as possible. Thank you for your time.

Barb Cantonwine: Good morning, council members. Thank you for this opportunity to speak with you today. My name is barb cantonwine. I am an owner of healthy pets northwest. Our family business is a member of the Multnomah village business association, and I am a member of the board, healthy pets northwest has three Portland locations, including the one in Multnomah village for 12 years. We have eight dedicated employees who also reside within the community. Customer service and community outreach are number one priorities to us and the staff at our stores. According to adventure Portland, small local businesses donate to community causes at twice the rate of national chains or the online giants. Also, 70% of every dollar spent in a local business like ours stays in the local Portland community. That's according to venture Portland, as well. The staff live, work, and shop with their hard earned dollars at other local businesses because they know how important it is to keep those dollars local. As small businesses, we are used to facing problems and finding ways to solve them, and in fact, based on the notices we received about construction, the staff and management of healthy pets northwest will be highlighting our local delivery service to ensure customers are still able to purchase the heavy bags of food and cat litter even if access to our store is difficult by car during the construction. We all want to make sure that we retain our customers and the economic vitality of our community during the construction. The businesses in Multnomah village need your help. Communicating to customers of all businesses and the village neighborhood will be imperative. The business association plans to do this through print media, extra signage, and paid ads on social media. Plus, for my business we will have additional fuel and other vehicle costs associated with the delivery service. The money used for this will be above and beyond what we currently spend on this communication all due to the major construction project. We would like you to consider \$3,000 customer communications grant to help Multnomah villages interact with our valued customers before, during, and after the construction. The grant we are requesting would be similar to a successful pbot partnership with the foster area business association in outer southeast Portland. That helps the businesses in that district survive the streetscape construction project still occurring. That small city investment had a really big impact for the affected local businesses. If granted the business association along with the village businesses would match the dollars with at least a 3-1 rate through discounts and increased economic activity during and immediately following the construction. We could host a public ribbon-cutting ceremony to celebrate the project's completion as well as our shiny new streetscape. Thank you.

Eudaly: Thank you.

Petrel Farkas: Good morning, commissioners. Thank you for the opportunity to speak with you today. My name is petrel farkas, the owner of peach tree gifts, a gift shop in the heart

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of Multnomah village. I opened my shop on small business saturday 6.5 years ago, and we are located on capitol highway. Peach tree gift is best known for our card selection, our wall of novelty so, and locally sourced products. While our customers come for unique and humorous gifts, we work hard on a daily basis to provide a shop that brings customers coming to the village on a regular basis. I can proudly say I currently employ eight women, and during the holiday season I will employ up to ten. Five of these women live within two miles of my store and are frequent -- patrons. A wonderful cycle occur where is we work and live within a close proximity and spend our dollars locally. I am here speaking because I am concerned about how the scheduled projects that will close capitol highway and roads will affect these ago women, our business as a whole and the other businesses in the village. Projects of this scale can negatively hurt the livelihood of our employees immediately, but it can also have a lasting effect when customers slowly and without intention find new -- routines. They come across a new store, and over time stop spending their dollars in Multnomah village. Like many other retail businesses, the success of my store relies on the ability for our customers to visit us during major holidays. Valentine's day, Mother's Day, father's day and easter and graduation and holiday season and the winter holidays. While the days mean very little to a construction timeline, they can mean everything to a small business such as my own. We rely on these holidays as they keep our businesses thriving. At peach tree gifts, 30% of our gross sales are made between thanksgiving and Christmas. One of the great improvements the city made was to institute a construction blackout in business districts during the holidays to ensure customers could make cash registers ring. Thank you for instituting this blackout. While it is my understanding the construction will occur over the summertime, I feel it is important to stress that any construction that goes over the scheduled timeline that begins to encroach on these critical months of our business would be detrimental. During this project we will be afforded three items. One, a complete and clear timeline of the work that will be completed with updated timelines if necessary. Two, clear and effective signage to tell our customers that businesses are open for, during construction. Three, the aforementioned customer and communications grant to help us in our marketing efforts for during and after the construction. Multnomah village often does not get the same attention and press as many of the other neighborhood districts. For this reason, we feel we need to work twice as hard to ensure we stay afloat. I hope we may have the opportunity to welcome you to peach tree gifts and Multnomah village soon. Thank you for your time.

Eudaly: Thank you.

Hardesty: Did you guys practice before you got here?

Farkas: Oh, yes.

Hardesty: It shows.

Kenneth Zeidman: Good morning. My name is Kenneth zeidman, I was born in Portland and have lived here most of my life. I am a long-time member of the Multnomah village business association, as well as the Multnomah historical society. I grew up in an entrepreneurial family. My grandfather was in the retail and wholesale clothing business in Portland for 50 years. My parents, jerry and zelda, were in the retail women's ready to wear business operating six stores in the Portland area for 37 years. The stores were known as "jerry's fastens." I worked with my parents in their clothing business, as well as branched out in retail endeavors of my own. In 1973, my family purchased a property in Multnomah village on the corner of southwest capital highway and 36. We used the rear portion of the building as a warehouse distribution center for the clothing stores and rented out the front of the building to an antique store. Currently I own three properties in Multnomah village serving 22 different tenants, including music teachers, several therapists, real estate offices and school photographer, contractor, senior theater provider, prosperity pie shop, switch clothing and shoes and peach tree gifts. 15 of those 22 tenants

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are businesses owned by women. 60% of the independently owned businesses in Multnomah village are owned or co-owned by women. You have just heard from four of them. Having been a tenant myself for years, I have a unique and empathetic respect as a landlord for my tenants. I know how challenging operating a business can be. I make every effort to keep rents affordable. Multnomah village businesses are primarily owner-operated. They work hard, put in long hours and put their financial resources at risk every day. Even one day of business interruption can mean a monetary loss. Business owners still have to pay employees, rent, utilities, and business taxes. Unlike being a salaried employee, an owner does not get paid if their customers or clients cannot get to their business. Commissioners, Hardesty, Eudaly, and Fish, I think you can empathize what it is like to be a successful, small business owner and how challenging it can be. The previous testimony has been about the past, current, and upcoming construction. They have outlined solutions to help lessen the impacts in the village. Longer term, the city and Multnomah village are getting denser and struggling to meet the demands, pardon me, for all modes of transaction, parking, and access to the district. Expanding the parking lot at the Multnomah art center by the addition of a multi-level parking structure -- can I go on?

Eudaly: Yes, you can.

Zeidman: 20 seconds. A parking structures would be a solution to meeting the needs of a growing community. By checking a fee for parking in the structure, revenue could be generated for both the city and help with the Multnomah arts center 2021 plan for sustainability. I am sure businesses would be happily, would happily validate the parking if it meant more customers. Thanks for your time and attention.

Eudaly: Thank you. Thank you, everyone, for coming Tuesday and taking time out of your schedule. As it sounds like, you know, I am is a former small business owner for 22 years. I certainly understand what one bad month can do to a business, especially if that month is December. You have come with really reasonable requests. I will certainly get you that timeline. We are ramping up our open for business campaign, so the signage you are asking for, I think, is underway, but let's stay in communication about that and make sure that it's adequate and the kind of approach that you want. I will support the request for the grant. I can't promise you 3,000. I don't have that authority. But, I will advocate for it. Parking structure -- I am not going to wade into that right now. I did have one clarifying question. Someone had mentioned that there was a new construction project that will begin in December, and then another person mentioned a holiday blackout. Are we waiting until after Christmas, then? Is that the --

Lassiter: The prep work is primarily in December.

Fish: Can you move the mic closer.

Lassiter: The prep work begins in December and largely is utility location and dealing with some [inaudible]

Eudaly: So you are not concerned with disruption in December?

Lassiter: It is not shutting down the street yet. That will be most of 2019.

Eudaly: Okay. Let's stay in touch.

Lassiter: I am sorry, 2020.

Eudaly: Let's stay in communication about that. My director policy, Jayme, is right back there. If you want to just say hello and get her card and let's keep communicating, and I would love to come and tour, although I've been coming to Multnomah village since I was a little girl, and some of the businesses are still there. Thank you. Commissioner Hardesty.

Hardesty: Thank you. First, I just want to say how refreshing to come with specific asks to tell a story, and so first I am just impressed that you came prepared. You knew what you wanted. Let me also say that I share your frustration. Even if those projects were not about to happen, one on top of the other, one on top of the other, it's really, really hard to maneuver transportation-wise in your neighborhood. I can appreciate the frustration, but I

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am in awe that you put together such a compelling story with specific asks that gives us an opportunities to be supportive. Let me know how my office can help, and thank you. And you can hold classes to teach other community members how to do this. I am very impressed with, with your organization, your ask, and the fact that you knew what -- you knew the right thing that you needed to ask for here. Thank you. You have got the right government. I appreciate that, as well.

Fish: High praise. High praise.

Hardesty: Especially from me.

Eudaly: Not everyone gets that.

Fish: I few things, I want to thank venture Portland. Heather hale does such a great job. She and her team advocating for our 50 neighborhood business districts. You are one of our most important districts. We are not allowed to have favorites of all the 50. I love both my children, but we also spend a lot of time in Multnomah village. My son likes pancakes at a certain establishment, and we bought a lot of toys at another establishment, and we have eaten a lot of pizza elsewhere, and you can go down the list, so venture Portland, thank you. Thank you, heather. I want to echo what my colleagues have said. Thank you coming prepared with specific asks. It is refreshing. We have the potential through our bureaus and collectively to respond quite nimbly to community requests. You heard commissioner eudaly go through your list. But, a lot of people just aren't as confident as you are in coming in and being very clear about what the ask is. Let me just add my commitment because a number of these projects in your neighborhood involve the bureau of transportation and the bureau of environmental services working together. By the way, as heather will tell you, we have come a wrong way in coordinating our activities, so that we lessen the impact on small businesses like you. We will work with commissioner eudaly's office to make sure that we are aligned. I had a question myself, how frequently does your business association meet? Is it monthly?

Lassiter: Yes, monthly.

Fish: And we have, between us, chloe and I have a lot of outreach people that do community outreach, and we will make sure that there is an update that comes to your business association on what's going on, and it's perfectly reasonable to ask for not only current time lines, but advanced notice if we are going to go beyond that time line.

Lassiter: Our next meeting is tomorrow at 8:30:00 a.m.

Fish: You are good. And I am certainly open to the grant. We will do a little homework in terms of how that works. One other question, there are five of you, and each of you did a wonderful job presenting, but in terms of the council coming back with follow-up, is there one of you who has been designated the lead? And your name?

Lassiter: Christine lassiter.

Fish: Okay. So we will make sure that we funnel any responses through you, and that you will bring your colleagues up to speed. I guess the last thing I want to point out is that fall businesses are the backbone of our community, and they are what gives our neighborhood so much richness and vitality, and I am reminded every time someone talks about getting a good deal online that it comes at a cost. Our online retailers provide a convenience, but they don't support little league or give back to their community in a myriad of ways. They don't mentor people or do what you do and have done historically. So, I think it's incumbent on us to support our neighborhood local businesses, and we do that proudly. So thank you very much for your time today.

Lassiter: Thank you.

Eudaly: Last but not least, commissioner Fritz.

Fritz: Thank you very much for coming in. I do get to have a favorite because you are my local business association. I've been shopping there for 33 years and looking forward to doing it a lot more after the end of 2020. I appreciate your acknowledgment that all of the

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projects are in the end going to be a good thing with the long awaited capitol project which will have sidewalks, and I just wanted to apologize, I can't be at the Multnomah days parade because my son is getting married on the same day, most inconvenient. He's in Chicago. He did not check with me as to what the parade schedule was, but, and that's why I won't be there but otherwise it's a great parade. Thank you for your, would.

Lassiter: He's welcome to get married in the parade.

Fritz: They live in Chicago so that would be difficult, but thank you.

Hardesty: Excuse me, madam chair. Be careful what you ask for. You are getting all these improvements you've been advocating for, for how many years, right. Just one of those warnings, right, look out what you ask for, you might get it. Have a good day.

Eudaly: All right.

Jeff Black: Good morning. I am Jeff Black.

Eudaly: You are in disruption. If you don't stop speaking, you will be removed. Okay. He needs to be removed. We are going to call a recess for three minutes. [recess taken]

Eudaly: We are on the consent agenda, have any items been pulled from the consent agenda?

Moore-Love: Yes, item 496.

Eudaly: 496. I understand that was pulled by commissioner Hardesty. As a courtesy to the commissioner and because we have park staff in the room, I am going to move that to immediately follow the two time certain items. All right. Please call the roll on the consent agenda.

Fish: Aye. **Hardesty:** Aye. **Fritz:** Aye.

Eudaly: Aye. Thank you. The consent agenda is approved before we begin with the regular agenda, the mayor's office offers has requested that item 501, 502, and 503 be moved to the afternoon agenda, after the 2:00 p.m. Time certain, however, we are going to reschedule 501 entirely. So 502 and 503 to the afternoon, and if you are here to testify, on 501, which is amend the city code to streamline the procurement and contracting process, I am sorry, but that item is being moved to a different date and time.

Fritz: Did the mayor's office offers say why the second readings are being moved?

Eudaly: He wants to be here for the vote and make closing comments.

Fish: I want to make an observation, I have got a hard out at 3:10, so I also want to vote on these, so if we just -- as long as we have the time you know, to cast those votes before I go because I was prepared to do it this morning.

Eudaly: The goal is to be out of chambers by 3:00 since we have a third evening session. That is why I have suggested we reschedule 501 because I think that the item will be potentially lengthy. Okay.

Hardesty: Excuse me, I have a real concern with moving 502 to this afternoon. I am scheduled to not be here, and I do not want this voted on without me being in the chamber.

Fritz: Perhaps we could move it to the beginning of the 6:00 p.m. Session since it is just a vote.

Eudaly: I really don't want to do that. The 6:00 p.m. Session is for the fair ordinance.

Hardesty: Then I say we do it now.

Eudaly: Okay, I will move this to the end of the agenda, and I am going to ask Jayme to coordinate with the mayor's office, and we are going to move on to the next time certain. Karla, will you please read 490.

Item 490.

Eudaly: All right. This is the mayor's office item. This is the second reading. Is there any further discussion on 490? Karla, please call the roll.

Fish: Aye. **Hardesty:** Aye.

Fritz: Thanks so much to everybody who has been involved in this. Thank you, commissioner Eudaly, for my most favorite amendment ever, aye.

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Eudaly: Well, I have asked my staff to go back and make a clip of your comment on that item because any day I can make you that happy in council is a good day. I vote aye. The ordinance is adopted. [gavel pounded] Karla, please read item -- oh, let me make sure that I am not getting ahead of myself. 491 and 492 together.

Items 491 and 492.

Eudaly: Thank you, Karla. This should be really quick. We are asking to amend the northuttle road local improvement district to extend the improvements to adjacent properties, and here to explain this in more detail is andrew abbey, the lid administrator for pbob, and a couple other people whose names I don't know off the top of my head, so welcome, andrew.

Andrew Aebi, LID Administrator Bureau of Transportation: Thank you, commissioner eudaly. On my immediate left is ryan cordy, an engineer with the bureau of environmental services, and his left is john deo, the right-of-way agent for the bureau of transportation. So this will be very brief. Just to reacquaint the returning council members with the northuttle road lid, which was formed before we had the privilege of having commissioner hardesty on the council. You are seeing an overview map of where northuttle road is located just south of the columbia river, and it's just west of north Portland road. This is a closeup view of the lid, so if you see that pink circle there on the left side of the map, that is the western most portion of northuttle road not in the project limit. And we want to simply add that portion of the roadway into the limits of the project. Northuttle road is incredibly flat. It makes kansas look positively hilly, and I say that as somebody who has driven across kansas multiple times. And one of the challenges that we have is building a road that we can put enough slope to the road so that the stormwater drains, so it makes sense to build that now. And even more importantly, we would really like to incorporate the sanitary sewer extension work because we don't want to build a brand new concrete street and then have to jackhammer it out a couple of years later to put in a sanitary sewer extension. So the circle that you see on the north side of northuttle road is a previously planned stormwater outfall to the columbia river, which we don't have in the plans. We have worked very hard to keep the cost down on this project. I just wanted to apprise the council that the work is no longer in the scope of the lid. These are some pictures that were taken back in march 2017 just to give you an indication of the lack of stormwater drainage and pavement section. This is another picture that was taken in july. You can see even though it was the middle of summer, there is a lot of stormwater there on the street, and I just wanted to provide the council with a rendition of what the future improvements look like with the railroad track on the south side of northuttle road, new concrete street. And a sidewalk on the north side of the street. The center question before council today, we are not deciding the question of whether to form this lid. We are deciding the question of whether to extend the street improvements and extend the sanitary sewer. There was no objection to any of the property owners funding the street extension of the sanitary sewer extension. We did receive two remonstrances related to other items, and those are in your exhibit d, if you passed the ordinance as written, that will overrule the remonstrances. So ryan will give you a quick comment on the sanitary sewer extension, and then john will explain the property rights' ordinance.

Ryan Korti, Bureau of Environmental Services: So perlite served on septic, the sewer that's existing on northuttle road is about 250 feet short, built in 1977. Some challenges, technical challenges in order to extend that main through their property. We have to do an underground jack and bore underneath the line that goes -- the railroad that goes across northuttle road, and then an additional track that fronts the property. So, we are making it as shallow as possible in order to serve them with gravity sewer, and not shallow enough because there is certain requirements from the railroad that still needs to be so deep.

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John Deyo, Right of Way Agent Bureau of Transportation: Good morning, I am John Deyo with the Bureau of Transportation. So I am here to speak on item 492, and that authorizes the Bureau of Transportation to acquire property rights needed for the North Suttle Road project, under eminent domain of the city. It authorizes the offer of just compensation to affected property owners for the property rights. The property rights identified in the ordinance are needed to accommodate the permanent improvements to be constructed in the right-of-way. Those include sidewalks, curbs, street trees, and stormwater facilities, primarily, and to support the overall construction of the project. In addition, the property rights allow for the grading and reconnection of driveways to businesses along North Suttle Road, and in general, the acquisitions include a one-foot wide strip along the north side of North Suttle Road and temporary easements for construction on the north and south sides of the street. All affected property owners have been notified for the need for the property rights, and we are invited to attend today to this hearing. If you have any questions, I would be happy to answer them.

Eudaly: Thank you, colleagues. Commissioner Hardesty.

Hardesty: Thank you, Madam Chair. I just wanted to put on the record that my fire marshal is in support, but didn't maybe get a chance to give you a letter unless you have it right there. Do you have it?

Aebi: I have it. Thank you, Commissioner. I will do that right now.

Eudaly: Fantastic. And the other --

Fritz: Are you going to go into the remonstrances.

Aebi: They are in exhibit D. None of the comments objected to the sanitary extension nor to the extension of the roadway. They were looking for additional reduction and those were set by Council at lid formation.

Eudaly: All right. Karla, I am sorry.

Fritz: Do we need to move -- are these in the record?

Aebi: They are in the record, yes, and the ordinance contains a directive to overrule the remonstrances, but we did need to take a -- have a motion to adopt the new cover memo for exhibit D and take the property owner testimony, and then vote on this, on the ordinance as amended.

Fish: So moved.

Hardesty: Second.

Eudaly: Thank you, moved by Commissioner Fish and seconded by Commissioner Hardesty. Karla, any testimony?

Moore-Love: Yes. We have four people signed up. We have Jim Brown, Nick and Bill Briggs.

Eudaly: Welcome, please state your name for the record.

Jim Brown: My name is Jim Brown. I am an attorney here in Portland. Madam Chair and members of the Commission, on behalf of our client, [inaudible], LLC, I appreciate the opportunity to speak in support of the amendment. In the scope of work for the North Suttle Road lid as currently proposed. While none of the North Suttle Road property owners want to incur the initially proposed 9.5 million in costs, for the reconstruction of North Suttle Road, all the owners recognize the need to rebuild the road. North Suttle Road is zoned heavy industry, industrial, and there are hundreds of semi-trucks on the roadway every working day. Accordingly, it is most probably in the best, long-term interest of all parties for the roadway to be constructed with a concrete rather than asphalt surface. Based on our interactions with city staff over the past three years, we have found staff to be -- to share our concerns about cost and have worked with us to reduce the costs. Most importantly, staff has concurred with us after reviewing the Mall Foster report that stormwater can be managed by infiltration, and thereby avoiding the initial proposal to pipe the stormwater to the river. As a result of those efforts, we have saved \$1 to \$2 in cost, and are optimistic

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that the roadway can be completed for about \$6 million. We want to thank the city staff and mr. Abbey for their helpful efforts in bringing this matter to the council. They have listened earnestly to the property owner's concerns, and have worked with us to design a project that meets the needs of the city, the property owners, and provides the capacity for the foreseeable needs for north subtle road. We are grateful for the city's funding contributions to this project. We recognize that the municipal funds are always tied and applaud the city's recognition of the need for north subtle road to be constructed, to be reconstructed, and the willingness to contribute significantly to the project. We appreciate mr. Abbey's listening to mr. Briggs's concerns about being assessed lid costs for unusable wetlands on this property. As a result, mr. Briggs received more than a \$241,000 reduction in his assessment, which was the right thing to do. Why mr. Briggs chose to file a remonstrance against that reduction baffles me, but that's his choice. With these amendments, mr. Abbey also addressed the supreme perlite's need to have city's sewer line extended to their property. Thereby, providing city sewer to all the currents north subtle road developed properties with which we concur. We appreciate the transparency with which the city staff has moved this project forward, and thank you for your time.

Eudaly: Thank you. Welcome.

Nick Avenetti: My name is nick, the director of operations for supreme perlite. We are a perlite manufacturer at the end of north subtle road. The business has been there since 1954, family owned since 1960. I will be the third-generation owner-operator of the company. The sewer extension is really important to the viability of us continuing to be at the end of north subtle road, so this is an important extension. The cost is going to be substantial. We will try to absorb as much as we can, but some of it will have to be attempted to be pushed onto our customers. We value a living wage. We pay all of our employees above \$15 an hour, and we pay 100% of the medical premiums for our employees, and their dependents. All those benefits are really important, but these costs for the lid I hope won't impact that. So, I really appreciate all the work that's been done to try to reduce the cost of the lid, and any other funding sources would be greatly appreciated for a small business in the subtle road. We hope to be here for many years to come. Thank you.

Eudaly: Thank you. Welcome.

Bill Briggs: Well, I don't hear well, but here's a letter, and I will leave it for the record. First of all, I am -- i've been blessed to be 83 years old recently.

Eudaly: Happy birthday.

Briggs: And I am still working, five, six days a week. I am here to save the majority of my needed retirement funds and be able to spend time with my 82-year-old lovely wife, who I have been married to for 64 years. The problem is caused by the years of the city's neglect, perhaps, even malfeasance, but by not caring for the 120-year-old dead end street, and using the moneys that were available to them properly pledged to them for the stormwater system for which the 11 property owners still are paying and have for many years, 100,000 a year for the stormwater system. You saw from your earlier pictures from andrew how mean that street is and how flooded it is. It has no reason to be that way. The street was properly -- had a proper storm system in it only about a third of it has failed because there is no maintenance of the stormwater system. As a result, the property owners found that a proper street could be built for 4.6 million. There was some discussion on the codes and all, but we spent money with the outside engineers to support that. The point is it's a needed street, the second point is the proportion to what the city is paying for it is way out of bounds because of the neglect for the street. No one has addressed that, that I have seen, and i've been asking for four or five years for that kind of a review. So, effectively what happens is the property owner now of the 11 has to pay from \$3,000 to as much as 12,000 or \$13,000 a month for 20 years in order to effectively pay for the street. The

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problem with that, there are four or five private owners on that street, and it sold their property or their -- or leased their property, and the rental is only 4,000 or 5,000 a month. In my case, it would use my retirement because if I am going to pay that money, I don't have enough money to be retired. It's just that simple. So if the city has some responsibility, in my mind, to look at that to see that the proportion they have taken their responsibility, and that's what I am here for, and plead that action, and would hope that you would consider that and look at it and in a better manner than has been looked at to my knowledge at this point. Thank you.

Eudaly: Thank you. Mr. Briggs, if you could hand your letters to the council clerk, she will distribute them to us. Colleagues, do you have any questions for him? Okay. Thank you. Andrew, could you come back up? And -- oh, I am sorry. There is a fourth person. My apologies.

Moore-Love: The last person who signed up is Larry Kahn.

Larry Conn: Good morning. My name is Larry Kahn. I represent the owners of the property on North Suttle Road that is on the far southwest corner. We lease our property to roughly eight or nine different tenants. My point is, and the reason that I am testifying at the moment, is our property is the only property that does not rely on North Suttle Road for ingress and egress. We have three access points, gates on North Portland Road, and most of our truck traffic, particularly, the larger truck traffic uses that -- those access points rather than Suttle Road. So, in my letter of remonstrance, I indicated that I felt that the amount of land that was included of ours in the lid assessment was way over the amount of land that should be attributed to the project. And that would have -- would entail a reduction in our assessed area of approximately 2.3 acres. Out of a total of, I believe, about six. So, that's why I am here. All our tenants are going to be responsible for these increase costs whether they use Suttle Road or not, and I felt on behalf of the owners I needed to make a point for the fact that we are the only property on -- in the project that does not rely on North Suttle Road. Thank you for your consideration.

Hardesty: Excuse me, sir. I am not sure what your point is. Are you suggesting because you don't rely on that road that you could not be included?

Conn: No. -- I am saying a reduction of the amount of assessed property be reduced.

Hardesty: Based on?

Conn: Based on the fact that we don't utilize North Suttle Road like all of the other property owners do.

Hardesty: Do your customers use that road?

Conn: A percentage do, yes. But the reduced area that I have identified in my letter of remonstrance accounts for the people that utilize North Suttle Road for ingress and egress. It is considerably less than the original amount of land that was allocated towards the assessed area.

Hardesty: I was trying to understand what your --

Conn: I think that they had us down for six acres. We have a ten-acre site in that general property. Six of the ten acres was allocated towards the Suttle Road project, and my feeling is that should be closer to, to 3.5, roughly.

Hardesty: Thank you. I will ask the city folks about that when they come back. Thank you.

Eudaly: Thank you. Okay. Now Andrew, please come back up. We certainly don't want to cost burden the property owners or imperil people's livelihoods or stability. Can you address the two remonstrances and the issue of lesser use of Suttle Road some how justifies a lesser investment in the lid.

Aebi: Sure, I would be happy to. Andrew Abbey, lid administrator. First, I should mention to council you are not imposing a final assessment today, so really, the question you are considering today is whether to extend the street and the sewer. I will respond to the concerns raised, but I want to point out to council that there will be a final assessment

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ordinance and it will be about 18 to 24 months, something along those lines, and that will be another opportunity if council wants to make any adjustments. I would also point out on a high level that we are carrying a very large budget to pipe stormwater of the Columbia river, so we still are operating under the original budget formation, so staff are working very hard to bring these costs below budget. So, absent any change to the assessment methodology, other than charging for the street extension, the sanitary sewer extension, there is plenty of opportunity to come back here with better news later. I want to just raise a couple of the -- or make a couple of comments. First of all, regarding the merit USA oil refining room, this ordinance implements an 86% reduction for one of the properties, so frankly, I was a little puzzled to get through the remonstrance. We took into account the wetland area, and on an objective basis, and made an exemption for that. So 86% is a large reduction. The other point that I wanted to make is that we have never done lids in the past based on strictly access. That would be a new precedent that I would advise the council not to implement. You could have a perverse situation where somebody doesn't have a driveway on a street. They wait until the day after assessment, go down to the development service asks get a driveway permit, and now they have access to the paved street but didn't help to pay for it. I would also add even if you granted a discount ignoring potential access, all of the properties on the north side of Suttle Road abut Marine Drive, so if we were to grant an access for access, we would also have to take into account the property on abutting North Marine Drive, and by the time you factor that in, the relief to the property owner on Suttle Road would be small, and I think that most importantly, all the property owners in the lid have budgeted for the amount of the lid formation, and really wouldn't want to go back to the extreme per-lite and say thank you for spending the extra on the sewer extension but we are increasing the assessment because we decided mid-stream to change the assessment methodology. So we will work very hard to continue to control costs and do our best to keep the burden to a minimum when we come back.

Eudaly: Thank you. I understand the rationale behind the last commenter's testimony. But, it is the responsibility of the adjacent property owners to share in the cost of improvements, and I agree it would be a bad precedent to set. Commissioner Hardesty, did you have a question?

Hardesty: No. I think that my question has been answered. Thank you.

Eudaly: All right.

Aebi: I would point out we are going to build a new reconstructed driveway for the property in question on North Suttle Road. It is divided in two lots, and one of the lots abuts North Portland Road, but we will be building a reconstructed driveway for the western most of the properties in ownership.

Eudaly: Thank you. The next step would be to vote on the motion, right?

Aebi: I want to make sure, did we abandon exhibit D, the cover memo?

Fish: We had a second but haven't voted on it yet.

Eudaly: Karla, can you call the roll on the amendment?

Fish: Aye. **Hardesty:** Aye. **Fritz:** Aye.

Eudaly: Aye. Okay. And this is an emergency ordinance, so we will be taking a vote on the 491. Karla, can you call the roll?

Item 491.

Fish: Well, Andrew, thank you once again for structure, a very informative hearing explaining all the components, getting broad consensus, and answering our questions about the two remonstrances. I am a big fan, as you know, and I wish we had more Andrew Abbeyes this local government helping to bring parties together to resolve these kinds of thorny issues is, but you do a superb job. You have answered all my questions, and I am going to vote aye.

Hardesty: Aye.

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Fritz: The revised exhibit d explains why the remonstrances should not be upheld. This is - all the property owners are affected, and that's the essence of what the local improvement district is, is figuring out what's the appropriate amount for each property to pay and what the city will contribute, and I believe you got it right, aye.

Eudaly: Thank you, Andrew. This constitutes a great improvement on an already great lid and additional partners sharing the costs is also a positive for us. Thank you for your work, and I vote aye. We read the ordinances together but do we vote on them separately?

Moore-Love: Yes, we do.

Eudaly: Okay. The ordinance is passed. Karla, please call the roll on 492.

Item 492.

Fish: Aye. **Hardesty:** Aye. **Fritz:** Aye.

Eudaly: Aye. Thank you, the ordinance is passed. So now we are moving to 496, correct, commissioner Fish?

Fish: Thank you, yes.

Eudaly: Karla, please read the item.

Item 496.

Fish: I will turn this over to Eileen for a brief presentation and we are happy to take the council questions. Welcome.

Eileen Argentina, Bureau of Parks and Recreation: Thank you. Good morning, commissioners. Eileen Argentina, recreation service division manager, Portland parks and rec and the ordinance before you this morning would fund seven grants under the Portland parks and recreation team program's team collaborative initiative. The grant program is one part of a larger team program, but we think that it's a really essential part in that there is some -- we think it's greater than the -- the whole is greater than the sum of the parts. The partnerships have been valuable in reaching our youth. In 2015, when council voted to significantly expand the program, these grants were a part of it. And I think this is the fourth time that we brought the ordinances forward for grants. This year we implemented changes as we committed to last year when you approved the last batch. We wanted to open it up. Initially, the groups were selected through a process where Mayor Hales was involved in identifying how to sort of bring partners together around the services. This year we had more of an open process where we solicited proposals, and the announcement asked for organizations to describe how they would work with the youth on the following areas, leadership and skill development, that includes job skills, developing familiarity with the local services, and including our own access to caring adults and positive role models, and the opportunities to participate in the organized sports and other activities. The other two areas were in academic support as well as community building, and an important part is we are trying to deepen our relationship with these groups so that we can have a greater collective impact on the youth that we are serving and we can help them to introduce the youth that they are working with to Portland parks and recreation to their parks and recreation system. Happy to answer any questions, and provide more information.

Eudaly: Commissioner Hardesty.

Hardesty: Thank you, commissioner, and thank you commissioner Fish. I asked this to be pulled off the consent agenda because I was struck by a couple of things. First, this program was created in 2015 because the Portland police bureau reported there was 183 gang shootings, and so I wanted to know what the connection was between youth leadership development and the gang shootings.

Argentina: I can answer that. It's true at that time there was a spike in gun violence. There was a lot of concern. I think that the commissioners were concerned, the mayor's office came to parks and said that I want to do work to get up the stream of this, so that we can develop, you know, programs for youth that will help them to build resilience and to be engaged in positive activities, but also look for opportunities to have more positive

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engagement with the police force and other organizations. So, we were looking at ways at that time, the police could come in for the basketball time or those things. It was really just looking to try to get up the stream of some of the things that were occurring at that time.

Hardesty: So that was 2015. That was division, and what results do we have based on that vision? Are the relationships better between police and 10 to 20-year-olds in the city of Portland today?

Argentina: I can't say that we have that in a measurable way. We have seen a decrease in the level of youth violence, and gun violence, at least I think in terms of what we are observing at that time. I think that the results have been -- last year we brought a report to council, and I will make sure that your office gets a copy of that report. We talked about what's happening with the program, and we served 40,000 kids a year in our community centers, and this is not just the grant program but the five sites where we have the parks and recreation, permanent staff who are leading programs, so we have had some, I think, really good results in terms of the number of kids and the number of hours that we're able to serve them, and really just give them a positive place to be with trusted adults.

Hardesty: I want to be clear, I have a lot of respect for the programs being funded through this grant, so it is less about the organizations and more about the accountability that's built into this. All of these organizations serve youth as part of their mission. How can we be assured that these are a distinct use being served specifically around the resources that are being targeted to this specific demographic?

Argentina: Great question. You know, in each of the applicants had to identify what they were going to do with the funds that would be made available. The agreements set up are going to hold them accountable to those. They vary from program to program, or organization to organization. Each grantee will need to provide a report every six months over the two years of the grants. In addition, we will be bringing the group to go quarterly for meetings, and I would like to ask you to speak to that because it gets back to this idea, collectively we will be more effective serving kids if we are working to go closely.

Durrelle Singleton, Parks and Recreation: Good morning, commissioners.

Argentina: You should identify yourself.

Singleton: Sorry. Dorell singleton, the manager of recreation strategies and initiatives. In my portfolio I include teens as well as the sun program within parks, so I sit on the sun coordinating council as well as overseeing 11 of the sun schools that are supported, excuse me, and managed through parks and recreation. To address eileen's statement in reference to the connection that we make with the other partners is we wanted to build a collaboration that is supportive throughout, so to your question, commissioner hardesty, is the goal is that kids have multiple access and research in points that they can connect with different agencies, including parks. Right now we do not have that metrics. That's something that we probably could build upon because what we are doing is we meet quarterly to work together to strategize the best practices in working with these different targeted groups, so in that, where I want going is in those quarterly meetings, we sit down, excuse me, talk about what they are doing. They also provide their levels of reports, how to improve upon that and how we engage in the buildings we use within parks, and how -- what holes are missing in the systems, and working with one of our other partners who also works with -- in our gang enforcement, so basically, it's different -- I don't like the term gang enforcement, it's an engagement that kids who get in trouble or have a bad experience, a positive scenario instead of having to deal with the police. So that they can do a better relationship, build relationships, and engage them on not only the negative behavior but the positive behavior, give them alternatives. Give them options, so some of those things that we talk about with the visitation, we also talk about resources and referrals, so many of our kids, if we talk to our poic contract, give referrals for employment,

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referrals for different shopping opportunities. Get referrals for career development, referrals on different things like that.

Hardesty: Thank you for that. You slipped and used a gang enforcement thing-a-ma-jig, and we are told that does not exist anymore.

Argentina: You referred to the street level, the outreach workers. We contract with poic, so we are not talking --

Singleton: We are not talking about the gang directly. We are talking about the titles that should probably be changed because the goal is to encourage kids for positive behaviors.

Hardesty: That's, that's a longer conversation. The conversation today, though, is like you brought up sun schools, and issue sun schools is funding, that is, supporting young people, and using after-school programs and parks and etc. So again, my concern is do you have -- can you tell me whether you have the distinctive young people that are going through this program that are not being funded by other programs that are working with supposedly the same demographic of young people? I am just feeling like, you know, it sounds like what parks is doing is the same thing that sun schools is doing, and I just want to know if -- I don't want to belabor this. But I think that this is important.

Fish: Eileen, let me ask you something, we had a report, when are we scheduled for the next report.

Argentina: We have not scheduled it, but we would love to.

Fish: You are entitled to all the information that you want, and this seems like a very profitable line of conversation. Would you like to us schedule a follow-up briefing with your office to go a little deeper into this and frame your questions and concerns and get you answers ahead of a report to council?

Hardesty: I would love to. I would love to view last year's report and have a briefing on where we are at the moment because, you know, when I see the same organizations being funded over and over again for the same programs it makes me a little suspicious, and so I would love to have more details about that, yes.

Fish: We can do both.

Argentina: Can I say one thing for the record? This is the fourth time, and in this process, two groups funded dropped off, and we brought in two new groups and one of the ones we picked would enhance what we are doing is with new avenues for youth, the youth minority resource center, so they will be part of this program, and that's new for us as well as elevate Oregon so we are looking to make sure that it's not the same group year after year.

Fish: So eileen, if you could schedule a follow-up briefing for the commissioner office, a copy of the report, and let's continue this conversation.

Argentina: Sounds great. Thank you very much.

Fritz: Commissioner hardesty, thank you for suggesting that mayor wheeler pull it. I think this is a fantastic program, and I am really proud of the report, and I am glad you are going to look into it, and I appreciate the fact that parks has done what they said they were going to do in terms of the new pbot approved rather than getting it renewed over again.

Eudaly: Karla, is there any testimony?

Moore-Love: This was pulled, and I didn't have the sign-up sheet.

Eudaly: Okay. Is there anyone who would like to testify on this specific item. Mr. West, I will be very firm about keeping your testimony relevant to the item. The list is closed. The three individuals who signaled they would like to testify may do so. Sir, please come up to - - no, maggie, this gentleman. Mr. Callahan. Maggie, I invited mr. Callahan to the table. I didn't see you say that you wanted to testify. I have closed the record.

Maggie: Who are you talking to?

Eudaly: I am talking to you.

Maggie: I thought you were inviting anyone to come up.

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Eudaly: I asked three people signaled, and I closed the record. Mr. Callahan signaled, I am inviting Mr. Callahan to the table. This item, I am actually going to read the title again, it is to authorize a two-year grant agreement with seven youth serving organizations in support of the team collaborative initiative. Your testimony needs to be for or against that and relevant to that item, or I will cut you off. Mr. West, please begin.

Robert West: Okay. First of all, I would like to bring up the fact of the gang enforcement. Gang enforcements, to put them around the children is like ridiculous. You are sticking ex gang members and gang members around gang enforcement. They are supposed to be trusted. I think that that is totally ridiculous. That's why I am against it because we can't -- parks should be parks, and police should be police, and they have tried putting police -- or they put the kids said that they did not want police in their schools, and the city said so what, we will put them there anyway. I see the same thing happening here. People should be comfortable about going to the parks, doing these park programs, and you have got a lot of youth out there that don't feel comfortable with, basically, going to the parks program with gang enforcement. Typically, that goes after black and hispanic gang members. Not just gang members, but blacks and hispanics, as a whole. So, that's why I am against that measure.

Eudaly: Thank you for keeping your testimony relevant, Mr. West. I forgot to ask you to state your name for the record.

West: I am Robert West.

Eudaly: Thank you. Mr. Callahan.

Michael O'Callahan: Hello. My name is Michael Callahan. Thank you for the opportunity. I am going to give you a very radical thing here. First of all, I am in favor of it, okay. We are not going to do anything in our community to solve the problems of violence. As long as drugs are illegal and prostitution is illegal. We come, as we all know, from a very Christian background, and this ethic has taken hold and has not budgeted much. You see, a country like Portugal where they decriminalized drug possession, not legalized, decriminalized, and you see Oregon here where they legalized marijuana possession, same in Alaska and Washington and all those drugs that -- drugs -- all that marijuana that was being produced illegally is now being produced legally. There is a lot of conflicts. What I would propose, which is quite radical, is what I call a "no zone." I enjoy the city getting money off of our ills. Also, it's important for me, if you have a cancer in your body, would just as soon put it in one particular small place where you can deal with it rather than having it through your body. We have got it all through our body. We need to take an area of Portland and declare it a "no zone" fence, secure, nobody leaves without security or through security, and anything you want is available there on a peridots basis. You are going to get drugs that are pure, not people that are going to die because you have got shootup rooms and you can help them, and they are not going to overdose because they only get it on a one-dose basis, and it's rampant in the community. We need to be mature about this. The city can make a fortune off of this. And, they can afford to feed people like they are not doing now. It's a very mature, and I realize the political depth, if you propose it, but I am not on the political platform you are on. [laughter] anyway, that is a solution to do so problem, okay, to keep pumping money into this thing is absurd. To keep all these police that need to be policing all this stuff in the community, and the community needs to deal with it all through the community, okay. If we put it in one place where it's legal in that place, just in that place, there will be no crimes committed. They have shut that place down and they are going to catch anybody that does any criminal activity, okay. There is a radical solution, but it is a solution that will work that will make our communities healthier. Thank you for the time. Appreciate that.

Eudaly: Thank you. Welcome. Please state your name for the record.

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Diana Ogaz: Good morning. My name is diana, and I really am in support of this team-building program. The fact that it has been around for seven years is very impressive. The fact that it has been around for seven years is very impressive. Someone growing up in this community it's very important to see that the youth is engaged, that the youth has programs. Also the fact that they are bringing law enforcement to kind of bridge that gap and build that trust. I feel that it's very important because when you have people working together, when you have a community working together, relationships are so much better. So the fact that even the teen program is being aware of how many organizations are being supported they have seven organizations, and two organizations that they were supporting are no longer, they have been shuffled out. There's a new opening for a program, so I do like to see and I really appreciated commissioner hardesty's question on that because it is a legit question. You don't want something to say this is the commiseration of when we gave ourselves an award for something. That's ridiculous. You want to see hard work, people working together. It's good to see a positive rotation. That brings a breath of fresh air. It gives opportunity for new growth, new relationships, new partnerships. So i'm really pleased with this agenda item, pleased with this topic. I'm in full support of this. I was really moved when they talked about how they created it in 2015 because of the numbers becoming really, really high on gang shootings. It's a really hard topic to talk about. It's a serious topic, something you don't want to take lightly at all. So bridging that gap and being a beacon for youth, providing education and giving resources because we don't know what the daily lives of every single youth in our city is like, and we don't know what resources they actually need, so the fact that we are continuing to keep rotation to provide it. The only thing I would encourage is more education as far as promoting it and putting it out there so families, independent youth know what is available to them and making sure that we target all the different communities, the Multnomah county community, the vancouver county community, Washington county community. It's very important to just promote what these programs are doing and what is available.

Eudaly: Thank you.

Hardesty: Thank you, madame chair woman. Thank you so much for your testimony, all three of you, but I have a couple of very specific questions for you. Have you participated in any of the programs that were presented through this grant?

Ogaz: No, I have not. I grew up in Washington state across the border, so it doesn't transcend into Washington state. I came out to Oregon back in 2015 due to displacement.

Hardesty: I would cautiously recommend that we not assume that because this document says that there were that many gang related shootings that that is really what happened. We are getting one perspective of what was taking place in 2015. I don't want you to walk away thinking that we all believe there was 182 gang shootings that year. So I want to be clear about that. I appreciate you talking about building relationships, but how familiar are you with the officers that are invited to participate with young people in this program?

Ogaz: I'm not familiar with the officers for this program. However, I will say that I have had many interactions with officers here and the Portland police bureau, I know the officers that work in the sex crimes unit, and those who are advocating and providing resources including just the fact that there was a bill passed to unify the tribal nations. It's being spearheaded by the Oregon police state. They are taking this on. They are unifying the tribal nations. I do see a lot of positive advocacy with law enforcement, and that is one of the biggest -- one of the biggest things that I want to see continue on. I want to see that relationship to grow because it is intimidating when you see someone in a uniform and maybe you're not feeling your best, maybe not looking your best, or maybe you're walking on cloud 9 but it can still be intimidating because you want to check yourself for some reason.

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Hardesty: I appreciate your testimony. Thank you so much. That's Oregon state police that are actually spearheading the sexual -- the tribal bill. Thank you. Appreciate you being here.

Ogaz: Thank you.

Eudaly: Okay, this is first reading of a nonemergency item. Moves to second reading. We are back on track with our regular agenda. Karla, please call item 500.

Item 500.

Eudaly: Colleagues, this is second reading. Is there further discussion? Seeing none, Karla, please call the roll.

Fish: Aye. **Hardesty:** Aye.

Fritz: Thank you to -- bureau of development services for their responsiveness to previous testimony about the historic resources. Thank you to my colleagues on council for also taking an interest and allocating money in the budget so we can provide general fund subsidy to keep those fees more reasonable. I appreciate the work of the staff at the bureau of development services, particularly elshad, your attention to the financial stability policy and keeping funds in each place they are supposed to be following state law, it's very impressive work. Aye.

Eudaly: I vote aye. The item -- ordinance is adopted. Karla, please read item 504.

Item 504.

Eudaly: Colleagues, another second reading. Is there any further discussion? Seeing none, Karla, please call the roll.

Fish: Aye. **Hardesty:** Aye. **Fritz:** Aye.

Eudaly: Aye. Thank you. The ordinance is adopted. Please read item 505.

Item 505.

Eudaly: This is a second reading. Is there further discussion? Karla, please call the roll.

Fish: Aye. **Hardesty:** Aye. **Fritz:** Aye.

Eudaly: Aye. Thank you, the ordinance is adopted. Please read item 506.

Item 506.

Eudaly: This ordinance should hopefully clear up potential confusion about ownership of the street vacation which sounds a lot more fun than it really is. [laughter] assist in development of an affordable housing project. Here to explain the details is dee walker from pbot.

Dee Walker, Bureau of Transportation: Good morning. Madame chair, commissioners before you -- dee walker with right of way acquisition for transportation. Before you this morning is an amendment to amend an ordinance that passed in december of 2018 to vacate north hunt street east of north argyle way. The original ordinance is part of a project involving prosper Portland and transition projects incorporated, known as tpi, to construct an affordable housing project on the abutting property. So the ordinance passed, and we heard from the title company of tpi. They were a bit concerned because there are two overlapping streets that are overlapping north hunt street and they say when the ordinance is recorded it would still have confusion because there are two existing streets. They were vacated all but a tiny piece within north hunt. So let's see, how do I -- okay. So you can see there's a segment on the east side and a segment on the west side. Northampton boulevard, northampton avenue and north kenton. These two little pieces of street are remaining within north hunt so the street was all vacated but the two little segments. The title company was concerned because when north hunt gets vacated, when the ordinance is recorded thereby completing the vacation these two segments would somehow confuse and cloud the title. I spoke with our city attorney's office and was advised although not legally necessary to eliminate any confusion and amendment would make it clear. So to assist in the project schedule, we went ahead and put this as an emergency item for it to pass today.

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Eudaly: Fantastic. Colleagues, any questions?

Fritz: This is the very definition of a housekeeping item. Very clear.

White: I want to thank matt graham. He helped expedite this to keep the schedule for the project. It was a bit of panic mode at the end knowing that I was going to come back with an amendment, but thanks to matt he made this possible to be here today.

Eudaly: Karla, was there any testimony on this item?

Moore-Love: No one signed up.

Eudaly: I believe that is commissioner hardesty returning to the dias. Colleagues, this is an emergency item, so carla, please call the roll.

Fish: Aye. **Hardesty:** Aye. **Fritz:** Aye.

Eudaly: Thanks for that brief presentation, dee, thank you, matt. I vote aye. The ordinance is adopted. Please read item 507.

Item 507.

Eudaly: This is a second reading. Any further discussion? Karla, please call the roll.

Fish: Aye. **Hardesty:** Aye. **Fritz:** Aye.

Eudaly: Well, I want to thank kristine lyon group manager for pbot permitting and transit and dave benson group manager for parking services for their hard work on this item. I spoke about this last week but didn't want to miss an opportunity to remind the public that I have asked pbot and we are about to pass -- yes, we're about to pass this item creating a 50% reduction in fees programatically for affordable housing development and low income owner occupied residences. It would apply to properties with low income occupants or someone other than the current property owner and either selling to a low income qualified homeowner or rental property with a 60-year requirement for renters with income 60% less than mfi. I hope you all followed that. It would extend to low income owner occupied homes being developed as the primary residence and follow similar parameters to the ltec eligibility. We think of every possible way to alleviate costs and burdens of building affordable housing. Thank pbot for enthusiastically agreeing to do its fair share with what authority we have to do so. I vote aye. The ordinance is adopted. Karla, please read item 508.

Item 508.

Eudaly: Colleagues, i'm pleased to bring forth this ordinance to approve the 2019 east Portland action plan grants. Epap members reallocate much funding toward competitive grants program which continues to be an important community building mechanism that brings tangible benefits to east Portland residents. I continue to be impressed by both epap's quality of work and the process by which they get there. Before I hand it over for the brief presentation I would like to take this opportunity to formally introduce our new epap staff advocate j.r. Willie. Some of us know him from his previous role at naia. Welcome. I'll suspend the rules if somebody wants to applaud. [applause]

Eudaly: With that I would like to call up angela -- i'm sorry, previderl, manuel padilla and brandi jordan for the presentation. Welcome. Please state your name for the record.

Hardesty: Excuse me, madame chair, I need to state for the record a potential conflict of interest as I have gratefully served as a volunteer of epap even though I have been absent for a year and a half now. I feel compelled to put that on the record before we begin. Thank you.

Eudaly: Thank you, commissioner. Does the city attorney have any concerns or guidance? Commissioner hardesty is free to vote on this item?

Washington: There's no actual conflict since you no longer serve. Correct? Thank you.

Hardesty: I want to. [laughter]

Eudaly: I would say you're serving in a different capacity and perhaps a more powerful one. [audio not understandable]

Eudaly: Welcome.

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Angela Previdelli, Office Civic and Community Life : Thank you. So hello, mayor, commissioners. Guess the mayor isn't here. Commissioner. Thank you for the opportunity to present today. I'm angela prevedelli, a grants coordinator with the office of community and civic life. I work out of the east Portland community office. I'm here to present the funding recommendations for the 2019 epap grant. For this presentation i'm going to walk through a little bit of the grant process, provide a brief summary of the recommendations and then i'm going to hand it over to two of the recommended grantees here today. Barb Jordan from impact northwest and manuel padilla from meet Portland. Explaining my role in the epap grants in november 2018 I was asked by the east Portland action plan operations committee to help run the 2019 grant program while they were going through staff transition so they didn't have someone to run it at the time and I had the capacity so was glad to do so. The 2019 epap grant program included two types. There's the general grant program and the civic engagement grant program. For some of the details about the differences between the two there's information on the grant criteria included in your packets at the beginning of the exhibits e and d. Each allocated \$75,000 in grant funding that was available. In total we received 33 applications between the two grant programs for a total ask of \$307,427.56. So more than double the amount of funding that was available. That really speaks to the amount of demand there is for this program. So the epap grant review committee consists of seven members, part of the epap general body and the chair this year was naima shaheed. She had served on the grant committee years previous as well. So the grant review committee members scored each application using the grant criteria included in your packets. Then they came together and deliberated and set forth a set of recommendations and those are the recommendations that we're bringing to you today. The recommendations are to fund 17 projects in total split evenly between the two grant programs. In your packets you have two complete lists of all of the recommended projects including the name of the organization, a brief overview of what the project intends to do, amount of funding being leveraged with that program then also the recommended funding amount. So with that I will introduce our two other speakers. The projects they are going to speak to demonstrate the breadth of the funding and highlights some of the really amazing work happening in east Portland. First we'll have brandi Jordan here representing impact northwest pathways to manufacturing skateboarding project. This is recommended as part of the general grant recommendations. The project plans to connect low income high school students from east Portland to meaningful work experiences in the local manufacturing sector with ultimate aim of exposing them to family wage career opportunities. Next we'll have manuel padilla from Portland meet Portland healing dialogues for east Portland's rohingya refugee community. This is recommended as part of the civic engagement program. The project plans to facilitate a series of dialogs bringing members of the rohingya community together with trained facilitators to explore themes about resettling and belonging. The culmination will be a welcoming ceremony hosted by the tribes of the grand ronde.

Brandy Jordan, Impact NorthWest: Thank you so much for having us. I'm brandi Jordan. I work at impact northwest in the career opportunities readiness and exploration program. It's a program designed to work with youth around career readiness both for in-school and out of school use from 16 to 26 years old. We specifically have some programming focused in on manufacturing as a career path. We have a state registered pre-apprenticeship for out of school youth and a pathway to manufacturing for high school aged youth. This grant specifically would allow us to expand a piece of the project that we have in our manufacturing pre-apprenticeship that has proved very successful to our in-school pathways to manufacturing program and that's the skateboard building project. With pathways to manufacturing we know in the Portland area there's a study done that showed between 2014 and 2024 there would be 30,000 estimated job openings from retirement in

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our region then in addition to that 15,000 new jobs created within manufacturing. That's around mechatronics, robotics, new technologies that they need skilled workers for. There is a gap in the pool of skilled candidates to fill those roles. So the program is designed to expose youth to those career pathways as family wage, livable wage career viable career options and to get them introduced to those. It's a four-year program. Before, after school setting. Students who participate are incredible. This has shown we did a pilot with the alternative school in east Portland and we saw not only increased recruitment in the students who were participating but also increased retention of that -- through that year long program and increased placement in either postsecondary or direct job placement in the manufacturing industry upon graduation. So this grant would allow us to expand that to run that program again at fir ridge alternative school and expand it to our pcm program at david douglas high school. Thank you so much for the opportunity.

Eudaly: Thank you.

Manuel Padilla, Portland Meet Portland: Hi. Thank you, commissioners. I appreciate the opportunity to sit here and talk with you about the programming that epap is funding us for. So I'm Manuel Padilla, executive director of Portland Meet Portland. I think many of us at least agree that the climate right now is with regards to immigrants and refugees is quite difficult. I really appreciate all that the city is doing in order to try to create a sense of welcoming and belonging to refugees in this community and the different funding and programs that the city is helping to support and provide. As I and some others have looked out at the landscape, we have noticed that for many good reasons, obviously there's a lot of focus on the sort of direct social service aspects of incorporating immigrants and refugees into our communities and things that directly address education and health and issues like that. But in discussion with many of the people both within the refugee communities in specific and my board members and others, we have noticed that there's a little bit of a gap it seems like where being able to bring members of the same community together to speak a also bit more vulnerably and holistically about what their experiences have been like with refugee resettlement, helping provide a space for developing a vision for what they want as far as agency and inclusion and belonging within this community and what that looks like for them is missing maybe a little bit. So what we're trying to do with these dialogs is provide a space for the rohingya community in particular who we'll start out with but we'll do more of these in the future, to provide a space to really talk about the trauma that they faced and the trauma that they face both in terms of where they are coming from but also in terms of the retraumatization they face in trying to establish a new community and new home in this space. Talk about things that are difficult to talk about when you're struggling day-to-day to survive just trying to get by. Some of the things would be inclusion, blogging, cultural preservation versus integration, intergenerational issues that arise, providing space for thinking more broadly about community vision and what they would like their communities to look like moving forward so we're bringing together people from the same rohingya community to talk and learn from one another and help make those decisions together. We're working with a psychiatrist from providence, Omar Reda. He was an ex-asylum seeker from Libya. We have a simple evaluation tool to measure what some of the impacts of these dialogs will be. Another thing we have noticed is potentially absent is a concrete spiritual sense of welcoming. I use that term in a very loose sense, but a sort of spiritual sense of welcoming and belonging that comes on behalf of some community here in Oregon that can start to reset the clock a little bit. We have been really lucky to be able to partner with the confederated tribes of Grand Ronde. One of the tribes that could have potentially done this but there was some connection and interest on their part in inviting refugees to their longhouse to participate specifically in enter cultural welcoming ceremonies that will provide that sense of home and official welcome on behalf of some community that would be appropriate and being able to provide that and would

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have some authority and power in providing that. We think the confederated tribes among other tribes would be the right people to do that. We thank you for providing the opportunity and epap providing the opportunity for being able to accomplish those things. Thank you.

Eudaly: Thank you. Before we move on to public testimony, I think we have a couple things to address. First I want to note -- well, thank you for being here. Colleagues, I want to note that typically we would bring the annual report along with this item. However, since j.r.'s first day was less than a month ago, we felt like he deserved more of a chance to work with epap members to plan that report. So that's going to be coming later this year. I don't have a date as of now. Just wanted to know that. I think perhaps commissioner Fritz has an amendment.

Fritz: I do. Knowing that commissioner Fish and I really appreciated being on the council when epap was voted in and as commissioner hardesty said she's been a long time supporter and commissioner eudaly as well, I believe it would be in the public interest to get the grants out of the door as soon as possible so I move to add an emergency clause so we can vote today.

Eudaly: Great. Karla, please call -- then we go to testimony, right?

Moore-Love: Yes.

Eudaly: Is there any public testimony?

Moore-Love: We have two people, mike o'callahan and maggie.

Eudaly: In light of how far behind we are, i'm going to reduce testimony to two minutes and ask you to keep it relevant to the item which is epap grants. Welcome. Please state your name for the record.

Michael O'Callahan: Michael o'callahan. All in favor of the grant. I think it's really great that the refugees get housed. You know, it's in southeast, and I certainly am in favor of that. I certainly have issues with significant problem that we have in southeast all over Portland of the unhoused. And as an advocate and litigant in that process I want to inform you of a couple of things. First I told you I did the survey and where I found 75 people sleeping outside and 15 included in the point in time homeless count. I decided to do it again this year immediately after the homeless count and in two days I found 17 people who were sleeping outside and one person was included in the homeless count. That homeless count is inaccurate. You have 12,000 people sleeping on the streets. Okay? Now, I would appreciate, commissioner Fish, if you would respect the 9th circuit's opinion and the order in the boise case which parallels my case that says it's unconstitutional to enforce the camping ordinance if the shelters are full. Your park narcs have been throwing people out and they stole all their stuff. Thank you.

Eudaly: Maggie, you have two minutes. Keep it relevant.

Maggie: I think the civic engagement grants are a good idea. However, I would like to see representatives communicating directly with participants because what I see happening is the bureaucracies going and communicating with the contractors about what the civic engagement groups are trying to do rather than communicating with the participants directly themselves to find out if they are effective or what needs to be changed in the system or to help, you know, find out, get suggestions about what works better and what does not work. So I would rather that representatives talk directly with participants. So to get an idea of whether programs that bureaucracies and contractors are getting funding for are working. So if you guys would make an effort to do that that would be great. Thank you.

Hardesty: Excuse me, madame chair, maggie, have you ever been to an epap meeting?

Maggie: I haven't.

Hardesty: I recommend that you actually come to one because what you would see is that it's very multi-cultural, multi ethnic. It's led by community members, all the votes are done

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by consensus. So everything you just said about talking directly to the people, guess who comes to epap meetings. The people.

Maggie: Okay. Thank you.

Hardesty: You're welcome.

Eudaly: Okay. This is an emergency ordinance -- oh. So first we vote on the amendment to make this an emergency ordinance.

Fish: Aye. **Hardesty:** Aye. **Fritz:** Aye.

Eudaly: Aye. Thank you, commissioner Fritz. Now Karla, please call the role on the main item.

Fish: Thank you for an excellent presentation. I have been pleased to support the east Portland action plan for a long time, and in particular this grant program. Seems like a lot of thought and care has gone into the selections and our role today is just to ratify that so i'm pleased to do so. Aye.

Hardesty: It's wonderful to see epap continuing to move forward and what I love is that regardless of who shows up there's a dedicated group of volunteers that are ready to step forward and make really hard decisions. There's always more requests for money than we have ever had to actually fund community programs. This has been an excellent effort, community led, community driven, and supported by the city of Portland. I vote aye.

Fritz: It was a very memorable night when the community and council came together to establish the east Portland action plan. Throughout the course of recession council avoided cuts to east Portland action plan and diverse leadership program, neighborhood -- the rest of the city all agreed that this is a high priority that needed to be funded. So i'm very pleased to continue to support it. I'm glad that long time co-chair arlene camara was able to come back and join us. I really appreciate your leadership and ongoing commitments for our community. Thank you. Commissioner eudaly, thank you for taking over the championship of this program. I look forward to continuing to support it. Aye.

Eudaly: Well, thank you to our presenters today. Of course thank you to arlene and thank you and welcome to j.r. Epap is just truly inspirational organization and a model for the rest the city. I'm looking forward to getting to work more closely with the program as it moves from civic life directory into my office. I vote aye. The ordinance is passed. And this has been a rather confusing day so let me make sure i'm in the right place. Karla, please read item 509.

Item 509.

Eudaly: Thank you. Colleagues, this ordinance is to increase the noise variance fees by 5% to meet budget projections for the noise office in the office of community and civic life for fy-2019-2020. You'll notice it's similar to the increase we approved last year. While I would call him up but he's already here the city noise officer paul vanorden for a very brief presentation.

Paul Van Orden, Noise Office, Community Civic Life: Thank you, members of council. I'm paul van orden, the city's noise control officer. We're looking at a 5% increase to our normal variance fees. There's not a lot of new information to report other than one specific element, which is the noise office has had an unusual amount of construction activity in our virgin maryas work the last several years for fiscal year '16-17 and '17-18 we had seen an increase of about 12% being in construction various work to over 30%. Last year o36%. What we're starting to see in fiscal year '18 to 19 is a regression moving back towards the 12%. Fortunately the fees are in position according to our accounting staff we should be solid maintaining our four staff positions we have had since the start of the noise office in 1976, and we will watch the trends and patterns and see what happens over the next year or two and see if there are concerns in that area. The main one I mentioned is we are definitely seeing in the construction work a decrease and return to our historic mean. The one thing of note, we have historically tried to be very sensitive of our community events,

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so the category that we use for those events we have tried to keep that from creeping up and getting too expensive and with our new fees if you're having a block party or a wedding or small event of under 250 people we have maintained that at \$110. It still stays fairly affordable for the average Portlander to have an event with amplified performances occur at the event. That's the main information. I'm not sure if council has any particular questions.

Eudaly: Colleagues, any questions? All right. Karla, is there any testimony?

Moore-Love: Yes, we have one person. Maggie.

Eudaly: Thank you, mr. Van orden. Maggie, two minutes. Please keep your testimony relevant to the item, increasing fees for noise of 5%.

Maggie: This is about where the salvation army sits in relationship to the entertainment district and the noise that goes on there. The speakers.

Eudaly: This is about increasing fees.

Maggie: The speakers that are outside --

Eudaly: This is not relevant, maggie. You need to give relevant testimony or sit down. [speaking simultaneously]

Maggie: Construction fees. I don't think this city is doing anything for the people on the matter of noise. Thank you.

Eudaly: Okay. Colleagues, is there any future discussion? This is a first reading of a nonemergency item. It moves to second reading. Karla, please read item 510.

Item 510.

Eudaly: All right, this is a second reading. Colleagues, is there any future discussion? Karla, please call the roll.

Fish: Aye. **Hardesty:** Aye.

Fritz: Colleagues, thank you for your support on the amendments. Thank you to susan and christina and for the open and accountable elections commission. We're moving forward and are looking forward to bringing you updates. Next one will be next week when we are bringing the rules to you or more of the rules. Again, thank you for your partnership and support. Aye.

Eudaly: Happy to support this item. I vote aye. The ordinance is adopted. Karla, please read the first pulled consent agenda item.

Moore-Love: 496. We took care of that.

Eudaly: I'm sorry, they are not pulled consent agenda items. They are items that have on the regular agenda were under the mayor's agenda were requested to be move by the mayor's office. 501 has been pulled back to the mayor's office to be rescheduled. 503 has been moved to the afternoon with no objection. Is that correct?

Moore-Love: No.

Fritz: This is just second reading.

Eudaly: The mayor asked it be moved to second reading so he can participate.

Eudaly: No objection to 503. The mayor has also requested that item 502 be moved back or moved to the afternoon. There's an objection from commissioner hardesty. Does that remain? Okay. I need to ask the city attorney how we proceed or explain to my colleagues how we proceed when there is a request to move an item that is objected.

Washington: There needs to be a majority vote.

Fish: In this instance if I could, madame chair, the sponsor of the agenda has asked that it be moved and I think it's normally our policy to accommodate the sponsor. I guess one question is could this be set over to next week and still meet whatever deadline we're operating under.

Eudaly: The mayor's office has declined to pull it back to reschedule it at a different date. The request remains and the objection remains. So there has to be a motion and second on a vote.

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Hardesty: Madame chair, I move that we vote on agenda item 502 now.

Fritz: Second.

Eudaly: Please call the roll.

Fish: Aye. **Hardesty:** Aye. **Fritz:** Aye.

Eudaly: Well, I would have preferred to defer to the mayor. I would always defer to the commissioner in charge. I'm going to vote no, but the item passes and we will be voting on the item. Is that correct? Okay. Little bit of confusion. I don't think we have ever done that before. Karla, please call item 502.

Fish: Well, there are two items before us today. One is a cost of living adjustment to nonrepresented employees. A cost of living adjustment is designed to keep pace with inflation. When we don't grant cost of living to employees they take in effect a pay cut so I'm proud to serve on a council that believes in providing colas to our represented and nonrepresented employees. I will of course support that. I have been on the council during some tough budgets where we have asked employees to share the pain when we have had inadequate revenue to fund certain programs. So I have from time to time declined the cost of living personally and I will do so again this year. But I believe our hard working nonrepresented employees deserve the cola and I vote aye.

Hardesty: First I want to thank my colleagues who affirmed that this item should be voted on now rather than waiting until this afternoon. I greatly appreciate your support both of you. The reason this was important to me is because my absence at the early session this afternoon has been on record for quite some time, and I thought that this item is something that I cared near and dear about. Since I'm here this morning self-compelled that I should have the opportunity to weigh in. I am disappointed that we didn't take the opportunity to save some jobs at the city of Portland where we could have done that last week. I have received email from many, many, many city employees who almost to an individual I think I had one person who objected to not receiving a cola. But from all the emails and phone calls I received from city employees they were very grateful and very appreciative that if asked they would have been happy to give up a 3% pay raise to maintain jobs here. Because of that I cannot in good conscience knowing that last week we voted to eliminate positions at the city of Portland there's absolutely no way this week I can then vote myself, my staff and my colleagues a pay raise. So therefore in that spirit I vote no.

Fritz: Thank you to both -- all of my colleagues for their principled stands on this. Commissioner Eudaly normally I would defer to the commissioner in charge. In this instance we had the discussion last week in the budget and it was clear the votes would be 4-1 if all of us were here. This afternoon as commissioner Hardesty mentioned she had had a long-standing filed absence and the vote would be 4-0. I believe it's important for commissioner Hardesty's no vote to be on the record. After all, 90% of success is showing up. When this was scheduled for this morning -- various absences could have been anticipated. On the topic of the cost of living adjustment, keeping pace with inflation, the challenge -- commissioner Fish and I obviously share commissioner Hardesty's concern for parks employees. We all do. One-time deferral let's be clear it wasn't even let's don't do this, but let's defer it, that doesn't save jobs because we need five years' worth of projected income to be able to keep people employed full-time. So as painful as the budget votes were last week, and the choices that are now facing the parks department, this unfortunately deferring the cost of living adjustment for nonrepresented unfortunately would not have fixed that problem. I do believe it's important especially with the work the bureau of human resources has done in the pay equity issues and class comps study to not make decisions on the fly that could overturn literally years of careful work to try to make sure that the city's pay structure is equitable. Certainly having proposed this in my first budget and then informed as to why it wouldn't work I have come to believe that if we're going to do something like this we need to do it in conversation with our represented

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and nonrepresented partners like we did during the recession and make sure there are not any unintended consequences. I vote aye.

Eudaly: I just want to make clear I have no issues with us taking the vote this morning. Like I said, on the earlier vote I will defer to the commissioner in charge and I make that same pledge to each of you. To me that's just the simple, fair approach. But this is also fine. I do appreciate commissioner hardesty's effort. It was a valiant one, but I think as commissioner Fish and commissioner Fritz have explained it actually didn't solve the problem. I would be very uncomfortable taking away cola from I think around 1300 employees who range from our lowest paid up to our staff and to ourselves. This is not about a pay raise for us. The pay raise to us wouldn't cover the annual salary a single employee earning \$15 an hour. I vote yes. The item passes. And -- we are adjourned.

Council recessed at 11:49 a.m.

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Closed Caption File of Portland City Council Meeting

This file was produced through the closed captioning process for the televised City Council broadcast and should not be considered a verbatim transcript.

Key: ***** means unidentified speaker.

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2:00 PM

Wheeler: Wednesday. What is the date? May 29, 2019 afternoon session of the Portland city council. I'm looking at a blue screen, Karla. What are you looking at?

Moore-Love: We have the tv up here.

Wheeler: We'll just continue. Please call the roll. [roll call taken]

Fritz: Mayor, thank you for announcing it is May 29, I need to text my sister. It's her birthday.

Wheeler: Don't forget that. Wheeler is here as well. Now we'll hear from legal counsel.

Karen Moynahan, Chief Deputy City Attorney: Good afternoon. Welcome to Portland city council. The city council represents all Portlanders and meets to do the city's business. The presiding officer preserves order and decorum during meetings so everyone can feel welcome, comfortable, respected and safe. To participate in council meetings, you may sign up in advance with the clerk's office for communications to briefly speak about any subject. You may also sign up for public testimony on resolutions or first readings of ordinances. When testifying please state your name for the record. Your address is not necessary. Please disclose if you're a lobbyist. If you represent an organization, please identify it. Individuals generally have three minutes to testify unless otherwise stated. When your time is done a red light goes on. If you're in the audience and would like to show support, feel free to do thumbs up. If you do not support something, thumbs down. Disruptive conduct such as shouting or interrupting testimony or deliberations will not be allowed. A warning will be given that further disruption may result in the person being ejected for the remainder of the meeting. A person who fails to leave is subject to arrest for trespass. Thank you for helping your fellow Portlanders feel welcome, comfortable, respected, and safe.

Wheeler: I want to thank commissioner Eudaly for presiding over this morning's meeting in my absence. Chief outlaw and I were at park rose high school giving a commendation for bravery to coach Keenan Lowe, the was the individual who intervned in what could have been a potentially very deadly situation at park rose high school. I felt that it was important that I be there for that acknowledgment. To also acknowledge both the respect and the appreciation of the community at large. Commissioner Eudaly, thank you for doing that.

Eudaly: My pleasure.

Wheeler: First is item 503.

Item 503

Wheeler: The ordinance authorizes eight grants from the city's workforce training and hiring program. The workforce training and hiring program focuses on expanding economic opportunity for minority and women workers in the construction trades, it's one of a number of ways that procurement services is working to increase diversity and advance equity in the contracting field. The eight organizations supported through these grants provide apprenticeship and employment opportunities to young women and youth from communities of color to build a strong pipeline of talent in the construction industry. The grant recipients include Constructing Hope Pre-apprenticeship program. Portland Youth Builders, Pacific Northwest Carpenters Institute. Portland Community College Foundation, Portland Opportunities Industrialization Center (POIC), Multnomah County School District Number 1, Columbia County School District Number 502, and Oregon Tradeswomen. This

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program is an outstanding example of how the city partners with our nonprofit and business communities to achieve our shared goals of increasing economic opportunity and prosperity from all Portlanders. This is a second reading. I understand that commissioner Hardesty had wanted this to be heard in public because it is something very positive, so we pulled it off the consent agenda. She could not be here this afternoon, but I know she's here in spirit. I don't know if anyone has anything on this particular item. Very good. Please call the roll. This is second reading.

Fish: Aye. **Eudaly:** Aye. **Fritz:** Aye. **Wheeler:** Aye. The ordinance is adopted. [gavel pounded] We're very grateful to our community partners for their hard work on this issue.

Wheeler: Commissioner Fish

Fish: Mayor, before we go into our agenda in light of the fact that we're going to have a late night, can I just get some clarification, have we lost -- has our system gone upside down since this morning? Because right now, we don't have anything on our screens.

Moore-Love: I.t. Is working on it.

Fish: I think it's possible we'll have some power points this evening or at least some documents. It's just vitally important that we get this right. I'm a little perplexed how from this morning until this afternoon this could go sideways. Not directed at you, Karla. You're not the i.t. Person. Do we have an insight into why this isn't working?

Wheeler: Is there a 14-year-old in the audience? [laughter] that's always my first go-to.

Eudaly: Did you try turning it off and back on?

Wheeler: We'll have this looked at.

Wheeler: I agree with Commissioner Fish, sounds like for tonight we'll need this up and running. If i.t. Could get on that we would appreciate it very, very much. Item 511.

Item 511

Wheeler: The next ordinance is to adjust the monthly rates for collection of residential garbage recycling and composting. I'd like to add an emergency to this item. This item has been rescheduled on two separate times and now there's concern with the implementation date as the new rates need to be in place by July 1, 2019. Can I get a second?

Fritz: Second.

Wheeler: We have a motion and a second, please call the roll.

Moore-Love: We have a substitute that came first. So, we probably need to amend the -- we should do the substitute first?

Wheeler: Okay, first let's do the substitute, so I withdraw my motion. Please get a motion on the substitute.

Fish: So, moved.

Fritz: Second.

Wheeler: We have a motion and second. Please call the roll.

Fish: Aye. **Eudaly:** Aye. **Fritz:** Aye. **Wheeler:** Aye. Substitute on the table. [gavel pounded] Back to my motion to add an emergency clause. I move it.

Fritz: Second.

Wheeler: I have a second. Please call the roll on the emergency.

Fish: Aye. **Eudaly:** Aye. **Fritz:** Aye.

Wheeler: Aye. Okay now we have a substitute on the table as an emergency. This is an annual process in which the city helps facilitate review of rates associated with these services. The city of Portland is committed to acting as a leader in the composting field and our residents are recycling and composting over 60% of their waste which is almost twice the national average. Something we can all be proud of. The Bureau of Planning and Sustainability has thoroughly reviewed the costs associated with garbage recycling and composting collection and is proposing a monthly rate increase of 75 cents per month for most partners. Customers. If there are partners that's your own business. Bruce Walker

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and Arianne Sperry from the Bureau of Planning and Sustainability are here to share the findings from this year's garbage and recycling rate review. Good afternoon.

Bruce Walker, Bureau of Planning and Sustainability: Good afternoon, mayor wheeler, commissioners. I'm Bruce Walker. I'm solid waste recycling program manager. I work in the Bureau of Planning and Sustainability. With me is Arianne Sperry who led our rate review process for the residential garbage recycling and composting collection system this year. You may recall that last fall she brought before you the waste equity work plan that was adopted and so she's a critical leader on our team. First of all, I would like to thank you for dealing with the substitute ordinance as well as the emergency clause. That's important to get this through so we can make proper notification of all our partners and customers. Today we're here to share our proposed rate as a reminder curbside collection includes single family homes and duplexes, triplexes and fourplexes. Collection services are provided by private haulers franchised by the city who do an excellent job in provision of this service. The city does not set rates for multifamily properties or businesses. The ratemaking process includes an independent CPA review of hauler financial records and review by the Planning and Sustainability Commission. We examine all the factors that affect the cost of providing service including labor, equipment, and fuel costs the average weight of garbage in each can size and disposal charges for garbage and composting. You'll recall that last year when we were here the recycling markets were a critical driver in the rates. We ask you to expedite the rate review process to account for the worldwide drop in recycled materials prices and increased processing costs at recycling sorting facilities. Council adopted a hefty rate increase of \$2.55 per month. Almost all of that went to truing up costs for managing our recycled materials. While prices remain -- recycled prices remain very poor the good news is they have not worsened since last year. Also, more recyclables are being used by manufacturers in the united states. For example, there's three paper mills in Oregon and Washington that take cardboard on a regular basis. In the glass plant out by the airport where old bottles are recycled into new bottles. As the mayor mentioned Portland is the leader in recycling in this country, and this is a very important issue to BPS. We remain very engaged and I said on the state department of environmental quality's recycling steering committee that's working through a range of these issues regarding markets and recyclable materials. As you know, we work to provide good messaging to Portland residents and businesses. We want them to know that their materials are getting recycled and are made into new products. They are not being thrown away. As a reminder, it's important to know that recycling -- to follow the recycling list and only put items in the blue recycling cart that are allowed in the program. That means leave out the takeout, no cups, lids, straws, no take-out containers. In order to continue marketing our recycling, we all need to recycle the right materials. Now I would like to turn it over to Arianne to walk through the results of this year's rate review.

Arianne Sperry, Bureau of Planning and Sustainability: Thank you, Bruce. For the record I'm Arianne Sperry with the Bureau of Planning and Sustainability. And here are this year's key rate drivers. Hopefully you can see this on the screen, if not, I'll walk through it for you. The largest is an increase in metro's tipping fee for managing year our debris and scraps. Another factor, new in this year's rate review, is the Portland clean energy fund 1% revenue surcharge approved by Portland voters last November. Three franchised haulers that served about half the customer base are likely subject to the clean energy surcharge. The revenue division has not posted the final administrative rules yet, but we expect them very soon. Portland haulers requested an exemption that was granted to other utilities but in the draft administrative rules the revenue division didn't include garbage and recycling collection in the definition of a utility. Meaning the larger haulers are not exempt from the clean energy surcharge. So, BPS has incorporated the surcharge into the proposed rates using the same methodology as with other costs. It will be averaged into the rates and

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spread amongst all customers adding 20 cents to monthly bills. Other factors also pushing rates up are higher driver wages and inflation but remember the costs like inflation are added to the haulers' actual costs, not last year's rates so if haulers operate more efficiently, we capture those efficiencies and we have a lower platform moving forward. And we did see hauler efficiencies last year. Those as well as a drop in depreciation for the cleaner trucks haulers purchased over the last decade are helping offset upward pressures on the rates. After we've determined the cost to provide each level of service BPS has historically included disincentive premiums on larger roll carts and small incentive discounts on the smaller garbage containers to help encourage waste reduction and recycling. Over time those have grown in magnitude and we're realizing there are disadvantages to excessive disincentive premiums. They add cost to the systems. There's also an equity component in that they penalize larger households and they discourage customers from rightsizing their garbage containers. To be clear, we are still very supportive of encouraging waste reduction and recycling using incentives and disincentives. This year we're proposing to moderate the disincentive premiums placed on larger garbage carts both to standardize increment between service levels and to make sure residents able move into the right size garbage container for their household's needs. We want to make sure that folks have room for all their garbage in their garbage container rather than maybe doing some wishful recycling that contributes to contamination and makes it more expensive to process and market our recycling especially now that the standards for recycling are higher. So here are the proposed rates. Most rates are increasing 75 cents a month, that's a 2.5% increase or slightly less than inflation. You'll notice the changes I mentioned relating to the disincentive premiums are reflected for the 60- and 90-gallon roll carts. And that is the extent of our presentation today. As a reminder this is an emergency ordinance. We're seeking your approval today. Bruce and I are happy to answer questions now or following testimony.

Wheeler: Commissioner Eudaly? Do you have any questions?

Eudaly: I do not. Thanks for asking.

Wheeler: I have a couple of questions. These are not highly technical questions. They are really just curiosity and customer service questions. If one wants to switch from one size to another, do you take the old garbage can back? How do you do that?

Wheeler: Commissioner Fritz?

Fritz: You just contact your hauler and they will bring you a new one and take the old one away.

Wheeler: Perfect, and the second question, are there weight limits on the amount of weight that you --? I have seen our poor trash haulers --

Eudaly: What are you trying to get rid of, Mayor?

Wheeler: It's not what Chloe, maybe a who.

Eudaly: Exactly.

Wheeler: Are there weight limits?

Walker: Yes, there are. And so -- and that's to limit -- those were established initially when haulers manually lifted the cans for safety issue. Now the carts can hold more, but we still have limits on there in case it can sometimes cause the carts to pull apart when the arm grabs it.

Wheeler: Makes sense. Thank you. I have no further questions. Those were my most interesting questions. Anybody else?

Walker: We appreciate commissioner Fritz's accurate answer.

Eudaly: We gotta have as much fun as we can with these items. My favorite remains the failing sewer pipes. But trash hauling is a close second. Do we have public testimony on this item, Karla?

Moore-Love: Yes, we do, we have Beth Vargas Duncan and Kevin Gienger.

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Wheeler: Welcome. Three minutes each, name for the record. And mics do slide around.

Beth Vargas Duncan, Regional Director of Oregon Refuse and Recycling

Association: Good afternoon, mayor and commissioners. I'm Beth Vargas Duncan, regional director of Oregon refuse and recycling association and, in that capacity, I am representing the Portland haulers association here today. The Portland haulers members provide residential solid waste and recycling commercial -- services within Portland. Commercial is separate. I want to be clear. Every hauler providing residential collection service in Portland is a member of the Portland haulers association. PHA members work cooperatively with the City's Bureau of Planning and Sustainability staff to provide modern and efficient waste collection services that include garbage and recycling at reasonable rates. As we just noted through our rate review process. PHA members also work collaboratively with BPS staff and other stakeholders to advance opportunities for more diversity in the waste management industry. Some background, PHA greatly appreciates the city's expedited rate review action last year in response to the recycling market issues. The systemic impact on the market caused recycling costs to rise at record levels and as you know the haulers lost a significant amount of revenue in a short period of time because of the sudden shift in market and your action was critical in stabilizing rates in a volatile system. Not every state or local jurisdiction in other parts of the country were as quick to respond and it has caused further disruption as a result. The conditions are still depressed in the recycling market values as staff mentioned and Oregon DEQ in collaboration with processors, haulers, local governments and other stakeholders continue to identify methods to control costs, maximize recycling material and educate customers about recycling rates. In fact, I serve on one of the committees on engagement with the DEQ effort. Today we support the rate adjustment City staff presented and note our rate consultant Kevin Gienger will address the clean energy surcharge in his testimony. PHA agrees that's it important to encourage customers to right size their garbage carts for the needs of their family, this is particularly important as we respond to the recycling market changes and continue to educate customers in order to reduce contamination in the recycling stream as a part of our efforts to maximize our recycling. We have a call to action. We recognize Oregonians continue to lead the nation in recycling and addressing recycling market challenges. We ask Portland residents to improve even more and seek the latest information on what's recyclable and what should be and not be in your cart, reduce, reuse and recycle right. For many decades Portland haulers demonstrated a strong commitment to providing excellent service to the residents of Portland while also producing sustainable results and consistent operational safety. We look forward to partnering with the city in the future and PHA appreciates the opportunity to serve Portland. We request that the council adopt the rates as presented today noting Kevin has his comments on the CES.

Wheeler: Very good, thank you. Commissioner Eudaly.

Eudaly: Thanks for that. You noted that the conditions are still depressed in the recycling market. I have found that there is a belief in the community that everything is going to landfill and why bother recycling, so I want to give you this opportunity. This came up at president Peterson's Friday Forum with the city club opportunity to explain that we are still in fact recycling the vast majority of what's coming through and people should continue recycling and following the instructions provided.

Duncan: Mayor, commissioner Eudaly, yes, you are correct that we are recycling a lot. If folks want specifics DEQ has on their website a great source of information. So those companies that have received what's called a concurrence, there may be some items, it fluctuates but it has stabilized, and there is a lot of recycling still going on. We're still collecting cardboard that -- they are commodities. Their rate can be reduced but that doesn't mean it can't go to a market.

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Eudaly: Great, thank you.

Fish: I'm just going to go out on a limb and say you do a lot of testifying before the state. Is that right? State legislature?

Duncan: Mayor, commissioner Fish -- I have a history of that, yes.

Fish: When we have our friends, who come and testify regularly who are used to regularly testifying before the legislature they often come and in response to a question respond to the questioner and to the mayor the way I guess you do in Salem where you respond to the committee chair.

Duncan: Yes. I tend to be formal. [laughter]

Fish: That's nice, but it's a different protocol than we have but it's one that I guess is very much part of Salem's tradition.

Duncan: Right. I was a registered lobbyist in Salem in my previous position. So, I have spent quite a bit of time testifying in Salem, but not in the last two years.

Wheeler: I think it's nice. I appreciate the little special shout out as presiding officer.

Duncan: Thank you, mayor.

Wheeler: Small compensation for the thrill and the joys.

Duncan: I used to work for the city of Salem, I was a franchise and revenue administrator, so I have been in your staff's shoes for the city of Salem and we did the same thing, so.

Fish: Interesting.

Fritz: I just wanted to thank you. You're so faithful about being here whenever we -- I know this hearing has been rescheduled and rescheduled and rescheduled so thank you very much for being here.

Sperry: Thank you

Wheeler: Good information that you bring forth. Good afternoon. See if you can follow that.

Kevin Gienger, Rate Consultant for the Portland Haulers Association: Right. She's been coaching me, so we'll see if I remember. Good afternoon, mayor wheeler, council, I'm Kevin Gienger, I am the rate consultant for the Portland haulers association. I am here representing them today and I'll be speaking to the rate review process and the possible application of the 1% clean energy surcharge to residential garbage and recycling rates.

Wheeler: And Kevin just for the record, are you registered lobbyist as well?

Gienger: No.

Wheeler: Okay, thank you.

Gienger: So, every year the Portland residential service haulers engage in a robust rate review process. The haulers work cooperatively with the city staff and they provide detailed financial information. The city's rate consultant along with an outside CPA reviews the financial information and the rates to determine cost of service and then project those costs for the coming year. I along with the haulers and the city staff collectively discuss the calculations and the projections and try to ensure accuracy for both the haulers and the ratepayers. PHA believes the rate review setting process is fair with the right balance of independent review, transparency to assure reasonable rates for the haulers for the service that they provide to the Portland customers. On the clean energy surcharge, we presented testimony dated March 28, 2019, and that's also attached to the packet that we turned in. On the draft administrative rules related to the clean energy surcharge. As we await a decision from the city PHA asserts that the solid waste franchisees are number one, not retail in the traditional sense, they are more similar to a utility and we don't believe the residents expected that the CES would be applied to their service rates. We are also already highly regulated by the city, paying franchise fees in order to provide services and comply with the city's clean sweep, carbon reduction standards and other requirements. And we are regulated by the city adding the CES will increase residential rates about 20% as per the city staff estimates. That's 20 cents per month. There are 11 franchise haulers

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in Portland, only three of them are subject to the CES. Adding 1% into the rates creates – and 1% CES fee into the rates creates an imbalance and requires all residential customers to pay higher rates. PHA is concerned that adding the CES to the solid waste services increases rates adversely impacting those least able to afford fundamental services necessary for the protection of community health and human safety. PHA supports efforts to improve opportunities for economic development in the city and invest in clean, green economy. We want to make sure as this work advances and decisions about the CES are made that the full context of its application specific to the residential waste management industry and our customers is known. As stated before, we remain available to discuss alternatives, ideas and problem solve on this issue and any others that come before you related to service for residents of Portland. Today we have a call to action on this as well. PHA requests the city exempt solid waste services from the CES, otherwise PHA supports the rate increase presented by staff today and we look forward to continuing our partnership with the city. We appreciate the city's support of the haulers in maintaining affordable, safe, reliable services.

Wheeler: Excellent. Thank you. I'll have staff come up in a minute just to clarify but this point, but it's my understanding those clean energy fund rules are still in draft form and so there was a discussion and then ultimately a decision to go ahead and include that now with the understanding that once the final rules are published it may come back to the council for an amendment. So, I think that is where staff landed on that particular issue. Commissioner Fritz.

Fritz: I'm not heavily engaged in the clean energy fund discussions, so I just learned about this today. I was actually really pleased to hear that I'm going to be paying 20 cents more per month and also that your organization is going to be at the table and involved in how things move forward. I think clean, you know, clean energy is important to all of us. If paying an extra 20 cents can help move the dial and do something for climate change other than taking the bus and other things that we try to do, I'm all for it. I hear your concerns but really, I'd really like you to continue to be at the table and continuing to help shape how that program moves forward.

Gienger: Thank you.

Wheeler: Was there more that staff wanted to contribute to that particular conversation? Amanda, if you had thoughts as well, you're certainly welcome. Ok great. [audio not understandable] ok, good, alright. I was accurate and you believe me. Those are two things I wish you had said into the microphone. Very good. Any further discussion?

Fish: Other testimony?

Moore-Love: That's all who signed up.

Fish: I have a question of staff.

Wheeler: Commissioner Fish. Thank you both very much.

Fish: So, my question is our focus today is on setting the rates, but one of the things that's changed in the last year is that we have moved to a Sunday collection downtown. So, we're collecting trash Sunday and I guess are either of you in a position to comment on how that's going?

Walker: Yes, commissioner Fish. You're referring to the public trash cans that are located in downtown Portland. There's over 400 of them. We in fact there's another 100 coming in in the next two weeks as we locate those throughout the old town Chinatown and that is managed by our program in our bureau, a private collection firm picks it up. We work closely with clean and safe to assure that we minimize any problems in terms of litter, garbage collection, and it's -- that is progressing. My focus is on downtown, which was your question, but we're also planning to expand into east Portland. We've got through the waste equity plan seeking some new contractors to engage in collection of over 400 cans

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in east Portland that will be located and begin the collection program by the end of the year.

Fish: So, I'm just going to offer an anecdotal observation. I don't have any hard data to back it up. Feels like it's still a work in progress, that the collection of trash on Sundays is not consistent or we're not getting all of it. Do you have a comment to that?

Walker: We have had, Commissioner Fish, we have had some issues with some of the cans -- some of them are the solar compacting cans that have had some issues with performance and we're replacing those with a new style can with the artwork that was presented by Portland business alliance, so we're working to replace some of the cans that are causing problems. But we're also working managing more tightly on the collection contract to assure that we make sure all the cans are collected, and I'm hearing you politely reference some issues that we can up the game, and that's part of our strategy that we're using going forward.

Fish: That's great because it was, you know, actually in retrospect surprising we went so long without a Sunday pickup. Downtown is so vibrant on the weekend, and on Saturday night there are so many people downtown that on Sunday morning when I live and work downtown so I often go out and pick up bagels or run my son to a soccer practice or whatever. It's usually very noticeable, the amount of trash after a busy Saturday night. I think it's really important that we stay on top of that and I appreciate that you're working through any problems that exist. Because otherwise what we have is a full day of dealing with weekend trash. It very much negatively I think impacts people's experience. So, thank you.

Walker: Thank you.

Fritz: Can you give us an update on when we will have the recycling containers on the outside of those new bins?

Walker: Yes. Commissioner Fritz, we have experimented with those. For others who may not be aware of it, they are small -- a shelf that allows someone walking down the street with a soda, for example, and leaves it behind in the recycling shelf that has a deposit on it through Oregon's bottle bill. That allows others to remove those rather than try to break into the cans, which has been a problem in some of the downtown so-called street furniture along the transit lines, the max lines, where those can be broken into as people go through to look for deposit containers. So, we are putting those shelves on and intend to -- we're bringing those on with the new can installations then we'll have those located on cans throughout downtown. The schedule is by fall those will be in.

Fritz: Great. Thank you.

Wheeler: Any further questions?

Walker: Mayor wheeler, may I expand on Commissioner Eudaly's question about recycling just for a moment?

Wheeler: Sure.

Walker: Your question was you heard from people, gosh, all this recycling is getting thrown away. I saw a posting last night online that referred to some other cities where that's occurring. That is not happening here. It is not happening. So now when materials get sent to a recycling sorting facility, part of their job is to sort out some of the items I mentioned. The straws, lids, leave out the takeout. All those things that are not supposed to be in there. They have to sort it out and where does that need to go? That goes to the landfill. That's good. But the other recyclable materials that go to a papermill, the glass plant, or metal recyclers, that's appropriately getting sorted out. They are having to do higher, more intense sorting because there's higher standards with some of the international. That's part of the cost that council adopted last year. So, but the reassurance needs to be for customers, do the right recycling, put the right items in there. It will get recycled.

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Eudaly: I think that the news from china broke roughly around the same time that some local sites that were voluntarily taking especially plastics recycling that we couldn't put in our bins stopped doing that. I feel like the combination of those two events really led people to believe especially when it comes to plastics that they are not being recycled, that they are going to the landfill. Thank you for clarifying if it's an acceptable item it is in fact being recycled.

Fritz: Commissioner, I took Ms. Duncan on a tour of the recycling sorting facility. It was absolutely fantastic. So, with your social media profile, I bet you if you would see that and post it -- it was very interesting, and not at all stinky.

Eudaly: Thank you for that. Yes. That does, it does sound weirdly fun. I would love to help kind of reverse that or correct the misunderstanding in the public. It's still really important. We still do a lot of it.

Wheeler: That's great. I also support commissioner Eudaly using her social media profile. I'm afraid if I used mine, I'd get a hundred comments, you toured the trash, why didn't you just stay there. [groans]

Wheeler: Alright, so any further questions? Karla, please call the roll on the substitute as amended.

Fish: Thank you for an excellent presentation. Thanks for the invited testimony. I'm pleased to vote aye.

Fritz: This is one of my favorite presentations of the year with all due respect, commissioner Eudaly, I think it's even more exciting, and with due respect to commissioner Fish, I prefer it over the sewer pipe breakages. And thank you to the industry, it's really a well-regulated industry and I'm very proud of what Portland does. There's not very many advantages to living by myself but one of them in that I can put the right things in the right place in the recycling. I thought about you often, as I throw things out, if in doubt, throw it out, and I'm also the wishful recycling. Gosh, I really wish this could be recycled but I know it can't so I'm going to if in doubt, throw it out. I hope that others look at these rates and realize that the recycling is the big bins. You can just keep going week after week. And the same with compost whereas you're charged based on how much trash you throw out. So, there's a huge incentive for figuring out where things go and putting them in the right place. Thank you for all of your work. Aye.

Eudaly: Well thanks for the presentation and coming to give testimony. I'm only five foot two so when I see something that doesn't belong in the recycling at the bottom of the bin, I think I have proved my commitment by trying to fish it out. [laughter] I think I want to note if your item is food contaminated, not recyclable. Many frozen food containers are also not recyclable unless you see the little symbol on it. Cuz I know a lot of those end up having to be sorted at the facility. I'm pleased to vote aye.

Wheeler: Well, thank you, Bruce and Arianne for coming here today, telling us a little more about how things are. And I want to also thank our haulers for being here and giving their perspective. I just want to acknowledge this is one of those things that you don't hear much about unless things go horribly wrong. In the last year and a half, two years as commissioner Fish indicated people are seeing more litter on the streets and we have been very responsive by both increasing the number of receptacles, increasing the number of pickups throughout the city, working better with neighborhood associations and business district associations and others to try and address this issue. While we're not completely there yet I feel much better about where we are today than I did, say, a year ago. I know that a lot of people in this room and a lot of people in the industry work very very closely with our BPS staff to make this a reality. So, thanks to all of you for that. I vote aye. [gavel pounded] The substitute ordinance is adopted as amended. We're adjourned until 6:00 p.m.

Council recessed at 2:42 p.m.

This file was produced through the closed captioning process for the televised City Council broadcast and should not be considered a verbatim transcript.

Key: *** means unidentified speaker.**

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6:00 PM

Fish: Here. **Hardesty:** Here. **Eudaly:** Here. **Fritz:** Here. **Wheeler:** Here.

Wheeler: Now we'll hear from legal council.

Karen Moynahan, Chief Deputy City Attorney: Good afternoon. Welcome to Portland city council. The city council represents all Portlanders and meets to do the city's business. The presiding officer preserves order and decorum during meetings so everyone can feel welcome, comfortable, respected and safe. To participate in council meetings you may sign up in advance with the clerk's office for communications to briefly speak about any subject. You may also sign up for public testimony on resolutions or first readings of ordinances. When testifying please state your name for the record. Your address is not necessary. Please disclose if you're a lobbyist. If you represent an organization please identify it. Individuals generally have three minutes to testify unless otherwise stated. If it does not you may be ruled out of order. When testifying state your name for the record. Your address not necessary. Please disclose if you're a lobbyist. If you're representing an organization please identify it. Presiding officer determines length of testimony. Individuals generally have three minutes to testify. When you have 30 seconds left a yellow light goes on. When your time is on a red light goes on. If you're in the audience and would like to show support for something said feel free to do so with a thumbs up. If you want to express you do not support something, thumbs down. Please remain seated in council chambers unless entering or exiting. If you're filming please do not use bright lights. If there are disruptions a warning will be given that further disruption may result in the person being ejected for the remainder of the meeting. A person who fails to leave the meeting is subject to arrest for trespass. Thank you for helping your fellow Portlanders feel welcome, comfortable, respected and safe.

Wheeler: Before we jump into the order of business this evening, as many of you may have heard, state senator jackie winters passed away today. She lost her battle with cancer. She was an incredible, dedicated public servant who strived to work collaboratively and beyond party lines to serve all Oregonians. She was also a pioneer. She was the first african-american republican elected to the Oregon house. She was beloved and known by many as the soul of the Oregon legislature. She will be greatly missed. I ask you to join me in a moment of silence to remember jackie winters. Thank you. I appreciate it. Karla, could you please read items 512 and 513 together.

Items 512 and 513.

Wheeler: Commissioner eudaly.

Eudaly: Thank you, mayor. I want to make an announcement. If you're here with young children and they are getting restless our office is open and our conference room has refreshments and a nice chill space. If you signed up for testimony we'll make sure to come get you. Welcome, everyone. I'm pleased to be returning with a substitute ordinance for fair access in renting policy package. Colleagues, thank you for agreeing to convene in the evening to make this session more accessible to community members who work during the day. I know it's been a long day for all of us so i'm going to keep my remarks brief. I have three amendments to offer and I believe the mayor and commissioner Fish have amendments as well. It's my hope any amendments offered will be put on the table tonight so they can be testified on and properly vetted with our community partners. We

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will then hear a short presentation from director of policy Jamey Duhamel which will be immediately followed by public testimony. We won't have any invited testimony. We want to leave the bulk of the hearing available for public testimony. I request these be brought back for a time certain vote on June 12, two weeks from now. Now that housekeeping is out of the way I want to offer reflections on local and national events of the past two months that have only served to reinforce my belief in the urgent necessity of this package. First in April we celebrated Fair Housing Month and learned that despite 51 years of fair housing law housing discrimination especially against African-Americans and other communities of color is still routinely happening in our state. As you know, our policy has been endorsed by the Fair Housing Council of Oregon because it will reduce instances of housing discrimination. Last month was also Second Chance Month. Council heard compelling stories from formerly incarcerated individuals who given the necessary support and opportunities have successfully reestablished their lives in community. Someone with a previous conviction who has paid their debt to society should not be given a life sentence of diminished access to housing and employment. Screening criteria should be based on facts, not fear. Not only does that undermine the success of individuals denied housing it makes our whole community less safe. Finally last week we saw a disappointing congressional hearing with Secretary of Housing and Urban Development Ben Carson who remains uninformed and uncooperative. Not only does our federal administration want to cut billions from the HUD budget and raise rents as much as 150% on people living in subsidized housing, Secretary Carson has recommended implementation of the Affirmatively Furthering Fair Housing Rules and reportedly proposed removing the words free from discrimination from HUD's mission statement. The federal government is not going to save us. The state is not going to save us. The market is not going to save us. We need to take ongoing action to assert our local power onto multiple fronts to solve our housing crisis and protect all Portlanders. We have made meaningful strides since passing relocation ordinance in 2017. Fair is one more step in that direction. Decreased barriers to housing will foster more diverse, equitable, inclusive, safe, healthy, resilient city where average income renters can access average priced rental units. While Fair will not directly benefit extremely low income households or address our pressing need for supportive housing for individuals experiencing disabilities, addiction or mental health challenges, it will take pressure off our affordable housing providers so that they can focus more of their limited resources on those individuals who the market will never be able to serve. I cannot end without expressing my disappointment with the individuals and entities behind the robo calls that went out to untold Portlanders this week. Spreading misinformation about Fair and instilling fear in our community members. When you have to resort to lies you have lost the debate. [applause] I'm respectfully requesting that we stick to the facts and debate this policy on its merits, not on misinformation and misunderstanding. Safe, stable housing is a basic need and human right. It is a finite resource and a social determinant of health. Not just for individuals and families but for neighborhoods, communities, local economies, and our entire city. We are all paying dearly for this crisis. Young or old, rich or poor, housed or unhoused. And everyone in between. I know we can do better than this. I know another Portland is possible. One in which every one of us has a safe and stable home to call their own. Colleagues and community members, I urge you to support this carefully crafted, heavily vetted and widely endorsed policy package. It's time for us to put these best practices into place and move on to other pressing issues. With that, I will invite any amendments from my colleagues.

Wheeler: Commissioner Fish? Did you want to go first?

Fish: Sure. I have one amendment that is very simple. It requires annual reports to council on this policy reads as follows. The Portland housing bureau shall report to city council on

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the progress and implementation including recommendations for any changes that may be needed within one year of implementation.

Haresty: Second.

Wheeler: We have a motion for Fish amendment 1 and a second from commissioner hardesty. So colleagues, I have a series of amendments. I want to be very clear what I'm doing with these amendments. My preference would have been to hear the full presentation and hear feedback prior to offering amendments, but it was suggested to me it would be helpful to put at least the framework for amendments on table and have dialog, hear people's thoughts on it, but I want to be clear I'm putting these amendments on the table for purposes of discussion. At the end of the day I may choose to withdraw these amendments. I may choose to amend these amendments or I may choose to put completely different amendments on the table or any combination thereof. So this is really in the spirit of provoking conversation. Some of these amendments are actually as much questions as amendments but I'll go through them as quickly as I can in the interests of time. First of all, this is not actually stated, I would like to hear testimony on item c1 a, which is tenant application process, the general portion, notice of dwelling unit availability. I did not actually offer up a specific amendment to this, but 72 hours is prescribed in draft, and I'm wondering what the implications of changing that to 48 hours or 24 hours would be. I would be curious to hear testimony n. Terms of formal amendments I would like to put on the table amendment 1, c2 a, under the tenant application process generally under the section applications received in response to an advertised notice. I would like to strike item 2 that starts with with regard to any application received earlier than the open application period. My logic there is simply that that creates I think a complicated process and one that would be difficult to ascertain and to enforce. The second one that I would like to put on the table is with regard to --

Fish: Are you looking for seconds?

Wheeler: That's a good idea. I'll move that amendment.

Hardesty: Second.

Wheeler: We have a motion and second from commissioner hardesty. Next 2, tenant application process generally the same section c2 a, subsection 3, I would like to strike the 50 or fewer dwelling units and instead say a landlord owning any dwelling units within the city of Portland. I have a second from commissioner Fritz. Amendment number 3, this is the tenant application process generally order of processing applications, and this is section c, paragraph 2. I would strike the entire paragraph starting with if there are multiple applicants for an accessible dwelling unit ending with the sentence without household members who self-identify as mobility disabled, I would replace that entire paragraph with preferential access for the accessible dwelling units will be given to people with mobility disabilities.

Fritz: Second.

Wheeler: I have a second. I want to be clear that is not very precise language and would need better crafting. The concern I have there is with the term self-identified. I think we should probably hear more from legal counsel and the housing bureau on than subject. Number 4, the general screening process, I would like -- this is section d-- I won't get to the page numbers. Starts with landlords must apply the general screening process proscribed in subsection d but may use additional screening criteria. If applying additional criteria the landlord must use a screening criteria no more prohibitive to the tenant than the low barrier criteria described in subsection e. I would like to strike the remainder of that, or to use a screening criteria of the landlord's choosing, landlord screening criteria, however when using landlord screening criteria the landlord must conduct an individual assessment in accordance with the requirements of subsection f before denying an applicant.

Fritz: Second.

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Wheeler: Amendment 5, the financial responsibility of the applicant, I would recommend that under amendment -- section 2, financial responsibilities of the applicant section, d, after the sentence applicant will have no less than 48 hours to accept or decline this opportunity, I would like to strike the remainder of the section which reads if applicant chooses to provide additional security it may select between obtaining guarantor or posting an additional security deposit and for the latter may pay the security deposit in installments and within the time frame established in section 30.01.087.

Fritz: Second.

Wheeler: Amendment 6, financial responsibility of the applicant, section 2 e, if the landlord chooses to require additional documented security from a guarantor, the landlord may require the guarantor to demonstrate financial capacity.

Fritz: Second.

Wheeler: Amendment 7, that's Fritz again. Exemptions on this one I copied, and i'm open to obviously full conversation on this, I am mirroring the exemptions we put in the relo ordinance for a number of reasons. Landlord occupied houses with rooms that are rented are already accounted for as far as I can tell in the substitute, but if a landlord occupies one side of a duplex that is not an exemption, similarly if a landlord lives in a main residence with adus on the premises that is not exempted. They are exempted from our relo. Under section g I propose d, tenant would occupy one dwelling in a duplex where the landlord's principle residence is the second. Or e, tenant would occupy and accessory dwelling unit subject to the act in the city of Portland so long as the owner of the accessory dwelling unit lives on the site.

Fritz: Second.

Wheeler: We have a second. Commissioner hardesty.

Hardesty: Has the public had an opportunity to review the amendments?

Wheeler: No, we have not. It was proposed that I put these on the table so people can have the conversation and testify on these items. It was actually my preference to hear all the testimony today, then have a subsequent work session where we put amendments on the table. But it was suggested this would be helpful to get this out and have the conversation today.

Hardesty: It just feels like it's a lot to expect the public to absorb as they show up to testify on something that they thought they knew they were testifying on.

Eudaly: Yeah. I would have preferred to have amendments sooner. They are coming today. That often happens. Everyone in the room will have an opportunity to testify on any of the proposed amendments today. Can the record be left open for written testimony?

Wheeler: Yes.

Eudaly: There still will be an opportunity over the next two weeks until it comes back on the 12th. We have chosen to extend that time so that we can vet any of these amendments with all of the stakeholders that we have been engaging with all along.

Hardesty: Another point of order question, are we expecting to be able to take public testimony in two weeks when it comes back?

Eudaly: It's my preference that we not do that. Because then it puts off the vote for yet another week or more. I have three amendments to introduce.

Wheeler: Commissioner eudaly.

Eudaly: Number 1 for 512 and 513 amend ordinance language to change the implementation date from october 1, 2019, to march 1, 2020.

Fish: Second.

Wheeler: Motion and second. Eudaly one from commissioner eudaly, Fish seconds.

Eudaly: I'm going to share my rationale. We really want this policy to be successful and for the housing bureau to have adequate time to create administrative rules and provide training to landlords and tenants. This was never a policy meant to be implemented

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overnight. It is comprehensive, and there's multiple pieces and it's going to take time to create the rules and to provide the training. Amendment number 2 for exhibit a, 512, under subsection 2 e, evaluation denial, low barrier, amend to include b, before denying an applicant for criminal history using low barrier criteria described in the subsection a landlord must consider supplemental evidence if provided at the time of the application submittal.

Hardesty: Second.

Wheeler: Second from commissioner hardesty.

Eudaly: This language was included in the previous draft of the policy that came to council in april. We made a policy decision to remove it for a variety of reasons including administrative burden but we have heard from our close community partners they are very concerned we would not be supporting federal fair housing law by leaving it out which is one of our primary goals, to do our job advancing affirmatively advancing fair housing laws. We are requesting to put it back in. Finally amendment 3, for exhibit a, 513 under section f, amend to say within five business days of receiving request from a tenant or given a notice to terminate a tenancy. The rationale is the intent is to change this language, it was our intent to change this language when we were working on the substitute but it got lost in translation. It's not new to the policy, it was left out of this version. The intent is to give tenants information to successfully apply to new units and would need to make available to tenants while they are filling out applications, not after they found a place and are moving out.

Fish: Second.

Eudaly: That's it for me.

Wheeler: Seconded by commissioner Fish. That's eudaly number 3.

Fritz: I don't have an amendment, but I would like to get input from folks as you testify. We just got an email forwarded by the council clerk submitted in testimony regarding the application process for northwest property group who says that the current software do not provide for specifying opening date and time for which applications can be accepted nor do they allow control of when online applications can be accepted because nearly 100% are filled out and submitted online we would not be able to comply with regulations that state when we can and cannot accept applications. So i'm just struggling with the basic premise of first come first served. Hope we can have some conversation prior to the vote. Even if you get past this challenge if it's shared by other property managers and owners, what happens if at 8:00 when specified time opens you get a knock on the door, you get an email and phone call at the same time. I would like to understand what the proposed process is for first come first serve and have some discussion of the equity implications of that on account of not everybody can take time off and not everybody has high speed internet to get first.

Eudaly: As I explained in the first hearing that waiting period is really the one and only meaningful tool we have to create a more even playing ground and to provide more equitable process for people who perhaps are not native english speakers or experiencing disabilities or otherwise need assistance to fill out and submit an application. I'm certainly open to that conversation and I imagine jamey can address some of those concerns. Now i'm going to ask my director of policy jamey duhamel to the table. I still don't know the official name for this table. Very sad.

Hardesty: It's a table.

Eudaly: Just a table? Could we call her donna? No? Okay. Welcome, jamey.

Jamey Duhamel, Director of Policy, Office of Commissioner Eudaly: Thank you, commissioner. Good evening. Mayor, commissioners, here we are back again. There it is. Thank you. I'm jamey duhamel, director of policy for commissioner eudaly. In april we held two hearings on the fair access in renting policy proposals that reform security deposit and

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screening criteria regulations. Since then we have worked diligently with our colleagues, city attorney and community partners to streamline proposals and address concerns. We have submitted substitutes we feel adequately address your inputs and inputs of others. So tonight i'm going to quickly walk through the policy proposals and describe the substantive changes we made since it last came to council. As you have hopefully noticed the policy drafts have been reworded and reorganized to make intentions clear as well as make it easier for people to understand. For tonight's hearing we will be focusing on overview of the policy and explaining the parts that shifted the regulations in any substantive way. For those in the audience who did not attend the first hearing we strongly encourage you to watch it if you have questions not answered here tonight. We won't be going into great detail. To start as a reminder there are -- these are the five findings we used to help determine the solutions that we used in our policies. During the first hearing we spent considerable time on each of the findings and research we used to determine them. We won't be doing that again tonight but I wanted to remind everyone about why we are doing this work to begin with. There are two ordinances before you that address the findings. These two seem distinct but in fact work together and are fundamentally linked. We believe that one must go with the other in order to adequately address housing discrimination and not just ultimately make it worse. We will now do a brief walk-through of the policies and talk about the changes made in the substitute draft before you today. Start with security deposits. We have limited the total amount that can be asked for in security deposits to between one time to two times the rent depending on whether or not last month's rent is also required, and whether or not they meet screening conditions that allow a landlord to ask for additional security. When you include the standard first month's rent total move-in costs will be limited to between two to three times rent total. There were no changes made to the section. We are recommending a more thorough process for tenants and landlords to agree upon what damage already exist at move-in through a condition report. This report is the baseline for any claims the landlord intends to make at the end of tenancy. The landlord must include pictures and evidence of proper charges. There were no changes made to this section. We are recommending a more complete definition of wear and tear that makes clear landlords cannot charge for items not damaged intentionally or through misuses or neglect. We are also recommending that the amount charged must follow a reasonable depreciation schedule. In effect landlords should only be allowed to charge for the actual value of the item, in other words what they could have sold it for in its used condition, at the time it was broken. We have not yet identified a specific depreciation schedule so that is an area that will be decided in administrative rules through the housing bureau after passage of the policy and before implementation. The substitute makes one change to the security deposit policy and it is removal of the provision that defined basic cleaning as wear and tear and did not allow a landlord to charge for it. State law gives landlords explicit right to charge for cleaning and doesn't provide an ability for us to nuance that on a local level. We recommend landlords put deposits in a separate account and can use the same for all units. If they choose an interest-bearing account that is due the tenant on move-out minus a 5% administration fee. New reporting requirements are designed to assist tenants during the screening process. Before moveout a landlord would need to provide a tenant with a rental history form that follows specific conditions described in the screening criteria policy and also a payment accounting of the last two years to enable them to demonstrate history payments to their current landlord. The amendment would apply here and give tenants a chance to request that when they begin the housing search so they can use it with their applications. I thought I had gotten rid of the weird formatting things. On the screening. We are recommending a first come first serve approached for all landlords. It was always the intent that what we termed first come first served was a provision that mandated a processing order not an acceptance order.

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Our policy never dictated that landlords must accept the first tenant that qualifies, we require that they make a determination of their application in order. That intention was not very clear and has been clarified throughout the policy. In addition we now require receipts be issued to the applicant by request and landlords have five days to do so. We expect this will be more helpful to smaller landlords and landlords with more units may choose to issue a receipt to everyone instead of waiting for requests. It was always the intention to allow landlords to process multiple applications at a time but the policy was silent so we made it more explicit. Before moving to a first because moving to a first come first serve system is inherently inequitable we're recommending accountability mechanisms such as a 72 hour advertisement window before landlords accept applications for vacant units allowing people who need to request time off from work, or need time to get their supplemental evidence gathered to have a shot at the front of the line. It includes notification about units that are fully accessible by ada building code standards and the preference policy allows individuals who need those to have preference. It was always the intention to allow a landlord to keep a wait list but the policy was silent as well so we added it in explicitly. We feel this is an avenue for larger landlords to avoid having to constantly advertise and wait 72 hours. They can advertise whenever they want and hold on to the applications as long as they issue a determination in order. We have also amended several parts of the policy referring to notice requirements and made the city of Portland created to minimize burden and maximize intent. Again, we have amended the requirement that landlords provide notice of rights to applicants by making it easy to link to a city of Portland document. Finally, we have created a unique heads of household definition that we have redefined in the substitute draft as applicant for the sake of clarity. The applicant is the person responsible for paying the rent and is therefore the primary leaseholder. We have created the opportunity for other adults to apply as nonapplicant tenants as additional members of the applicant's household to make room for a variety of multi-generational households or adults with disabilities who may not be able to rent on their own. The applicant would receive the full screening including income verification while the nonapplicant tenant would be screened for everything except income or credit. The previous version provided a much more limited scope for screening nonapplicant tenants that included look-back periods for criminal and rental histories but removed too much discretion from the landlord's right to screen as allowed by state law so that provision has been removed. We are recommending a wide variety of possible forms of identification to allow people without government issued i.d. To enter into housing. With have added a provision that landlords cannot reject an applicant due to lack of social security number. In the previous hearing we went into detail about why the standard income ratio is creating economic segregation in the city. The previous version of the policy did not allow landlords to require higher than 2.0 income ratio across the board except if they require the tenant to pay for mandatory utilities. We still feel very strongly that we must maintain a low-income ratio to shorten the gap between current wages and current rents to get people into housing. After much thought and a lot of math we have amended this part of the policy to tie income ratio directly to rent amounts. Specifically, whether or not the rent amount falls above or below the 80% mfi maximum rent allowed as defined by hud for affordable housing providers. I will explain in greater detail on the next slide but let me explain the other changes first. Because we changed the income ratio we no longer felt there was a need to offset risks by allowing a guarantor or extra security when applicants met the ratio standards so we changed the option for the landlord to request additional security to apply only when the applicant falls below the income ratio standard. Again, an additional option for the landlord to use if they wish. Because there was no way to regulate, we have made it an option instead of a mandate. So in a healthy rental market most private market housing rents fall between 80% to 120% mfi, then there are luxury rates at the top. They naturally fill the gap

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for the average renter. However, as we see here and as we have demonstrated in the first hearing in Portland, we have a huge affordability mismatch between what is provided and what the average renter can afford. According to the housing bureau state of housing report the average median income for Portlanders is around -- I didn't get this exactly. Close to \$80,000 a year while the average median income for renters is only around \$36,000 a year. At three times income ratio a single individual must earn \$28 an hour to access a market rate one-bedroom apartment. The median income of a single Portland renter is approximately \$17.69. So we have changed the income ratio to say if a landlord sets their rents below rates pegged to 80% mfi, as published by hud and the housing bureau, this is a very specific policy that sets rates for affordable housing rent amounts, they can require a 2.5 income ratio. If their rents are pegged at 80% or higher according to this chart they can only require 2.0 income ratio. To some advocates we understand this feels regressive but we believe the math works out to show similar access to a previous policy will also incentivizing work force housing rent amounts. This policy would make a market rate one bedroom apartment accessible to those earning roughly \$17 and up. If landlords chose to align with 80% mfi it would make housing accessible to people making \$15 and up. Reasonable to assume that the private market can and should provide housing to people who work full-time making at or above minimum wage or at least what we agree minimum wage should be. People in these income brackets represent many essential workers including education, caring giving, health care, restaurant, retail, customer service and manufacturing as well as thousands of city of Portland employees. Screening for barriers our proposed policy does not, emphasize this, our proposed policy does not force landlords to rent to anyone or remove a landlord's permit for who is on the property. It's against state law to do so. Rather this policy simply asks landlords to choose their own screening process and provide the following two options. One, adopt the low barrier set of criteria or something less restrictive outlined in the code. This is a fast, simple way to screen as quickly and easily as the current system allows. This is based on data that supports a more accurate and accessible rent than what was in the previous version we had created an appeals process that allowed applicants to provide additional supplemental evidence or correct mistakes. To minimize administrative burden we have moved that appeals process to the general screening requirements meaning it would now apply to both tracks. Amended it to allow landlords to establish their own specific process. As long as it did three things. It gave 30 days for an applicant to provide additional info. Gave them access to another unit if their appeal was successful. Did not require additional screening to access that new unit if it was within a three-month window. This gives landlords the direct ability to control burden and cost. Commissioner eudaly has introduced an amendment reinserting language from the previous draft requiring landlords to consider any evidence specific to criminal histories if provided by an applicant. Option 2 is to adopt the individual assessment model allowing landlords to choose whatever screening criteria that is more prohibitive or restrictive than the low barrier standards that is -- but landlords must allow the applicant to provide evidence that they have mitigated or improved any of the housing barriers that they are being denied for. The landlord will still be empowered to make the final decision about if the applicant is right for the property, they have to provide information to the tenant about why they are being denied this. Is outlined in hud guidance and should be familiar to landlords. This section was not substantively changed but dramatically streamlined to be easier to read and follow. We created the notice of denial as a requirement of the individualized assessment model only. Following hud guidance the previous version asked landlords to identify the nondiscriminatory business interest reason they concluded in denying the applicant after conducting an individual assessment however more analysis we determined that there is no legal definition of business interest reason and leaving it in would create confusion and possible legal expense for housing

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providers. The notice still requires an explanation of the analysis the landlord made through the individual assessment but they no longer have to specifically name a business interest reason. We are recommending a more nuanced approach to fees based on feedback that the policy may incentivize landlords to bring some of the assessment in-house. We have identified percentages charged depending on the type of screening process the landlord adopts. We have made explicit when fees must be returned. No changes were made to this section. Finally we have included a few very important exceptions. There are a number of ways resource providers and landlords have developed direct relationships and agreements for vulnerable tenants. We do not want it interfere as they serve the best interests of the tenant. With have amended this to include coordinated access systems to make sure policies like the north northeast right to return strategy is covered. Exemptions also include landlords or sublessors who share the residents, units rented privately and mandates for supersede those direct requirements. that's it. We're open for questions.

Eudaly: I would like to get a little more explicit about that last item. There was concern raised at the first hearing that some loans require an income ratio of three times the rent. That's what we're addressing.

Duhamel: Correct. That exemption which was in the testimony occurred would exempt that part of the policy. Correct.

Eudaly: Thank you, Jamey. Mayor, we have a couple housekeeping items we have to take care of before we move on to public testimony.

Wheeler: Very good.

Eudaly: I had moved two amendments at the original hearings that are now void because we are offering a substitute amendment, so we need to withdraw them.

Wheeler: Very good. We have a withdrawal. I don't remember who the seconder is.

Eudaly: Commissioner Hardesty.

Wheeler: Do you have any objections?

Hardesty: No.

Eudaly: Eudaly amendments 1 and 2. Do I need to read the exact language?

Moynahan: That's being withdrawn?

Eudaly: Yes.

Moynahan: No.

Eudaly: Thank you. The other matter of business is we need a motion and second on the substitute before we hear the public testimony. [audio not understandable]

Hardesty: I moved it and seconded it.

Fritz: When was the substitute available to the public?

Moore-Love: I think we posted it online last Tuesday.

Duhamel: It was submitted with the Friday Council agenda.

Wheeler: Any further discussion? Call the roll.

Fish: Aye. **Hardesty:** Aye. **Eudaly:** Aye. **Fritz:** Aye.

Wheeler: Aye. The substitute ordinance is on the table.

Eudaly: That's it.

Wheeler: Public testimony. How many are signed up?

Moore-Love: Right now I show 56.

Wheeler: Why don't we go, I'm hearing whispers, two minutes testimony, so try to plan your remarks within two minutes. People with small children, anyone with a disability, anyone who is an older adult please let Karla know. We'll try to move you closer to the front of the line. You'll see there are lights. When you have 30 seconds left the yellow light goes off. When you have no time left the red light goes on. When you're about ten seconds over your chair starts to heat up. The microphones slide around. We find if you're about six inches away that it works best. Thank you. Again, this is a democracy. You'll hear

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testimony that you do not agree with. Please everybody be respectful and I would just remind everybody thumbs up if you like what you're hearing. Thumbs down if not. Thank you.

Hardesty: Mayor, do we know if everybody now has a copy of all the amendments introduced?

Wheeler: I do not know.

Hardesty: Could we ask for a show of hands? Who has not seen the amendments?

Eudaly: Who hasn't.

Hardesty: Who does not have a copy.

Moore-Love: The first three please have a seat.

Gabriel Triplett: Good evening. I want to say that after my testimony if you would like me to say something on the first question that you raised I would be willing to do that but I would like to read my testimony first. Good afternoon, members of the commission. I'm gabriel triplet, pastoral associate of st. Charles catholic church and the mac g housing committee researching housing barriers of people experiencing disabilities. I'm testifying on behalf of both organizations. I would like to tell you about my family's personal story to shed some light on the necessity of the fair ordinance and also necessity of a city rental registry. My six-year-old son oscar has cerebral palsy along with many other diagnoses. He's considered nonverbal, nonmobile. Before my family was able to buy our habitat for humanity home one of only two semi accessible homes in the 30-home development, we lived in a small rental which had five stairs leading to the front door, interior hallways and doorways that would not allow a chair to pass through. After my son was born and as he grew a house one cute, cozy and unique transformed into limited mobility, dangerous transitions and isolation. But where could we go. Between full-time work and everything that goes into caring for a child like oscar there was no way my wife and I could do the detective work necessary to find a home with accessibility features that would work force us. Enquiring about accessible modifications always felt like a sure fire way to move our application to the bottom of any application list. We like so many families renting with a nonmobile child felt trapped. Let me tell you about our new home. While not perfect, our new house with no stairs, interior double doors and roll-in shower means that oscar's bedroom will not become his eventual isolation cell. He can be bathed regularly without causing injury to me or his mother and while his sister and his friends move about playing room to room outside to inside oscar can be right there with them. Like I said, we were lucky enough to be accepted into a low-income housing program, however our situation is extremely rare. Low income housing providers are often forced to be more concerned with the number of units and build efficiency than accessible. Low income people are forced to the private rental market for housing. Mr. Mayor, two weeks ago I sat through your presentation on the root causes of poverty and the housing crisis. Neither you nor any of the allowed questions directly addressed issues of disability or accessibility. It's not a judgment it's an observation. The conversation on housing justice in this city has for too long excluded issues facing the disability community and this has to end. As a community organizer and pastoral care provider I want to make this point clear. Failure to pass the fair ordinance and failure to fund a rental registry that includes data on accessibility features and barriers will ensure continued isolation or more accurately said the continued systematic exclusion of older people and people and families experiencing disabilities.

Wheeler: I'm sorry, you're 20 seconds over.

Triplett: I just want to encourage you to pass this ordinance and then move forward with the rental registry. I appreciate you allowing me to go over time. God bless you.

Wheeler: Colleagues, what is your preference? Would you like me to hold people at two minutes?

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Eudaly: I mean I would have requested an extension for this testimony. It's very rare that we hear from individuals with disabilities or family members. My son also uses a wheelchair and really had no options to move. So in this case I think it's important. We'll hear a lot of the same message from other community members.

Fritz: The challenge is the people at the end of the list will be here at 10:00.

Hardesty: As long as we're here people who want to testify will stay.

Eudaly: We're going to lose commissioner Fish at 8:00.

Wheeler: Could we compromise at 2.5? [audio not understandable]

Fish: We have a substitute and amendments so it's very helpful if people would focus their testimony on those changes. We have heard lots of testimony on overall approach and people have strong feelings pro and con. It's particularly helpful to hear what people think about the substitute and the amendments.

Wheeler: This is a very complex issue. We hate to cut off public testimony. You were lucky. You got three minutes and 20 seconds. Why don't we go to three minutes and see how it is. If you're hearing testimony that is repetitive to what you want to say or the point you want to make if you could just say, my point has been covered, a, b, c, d, i'm with them then people at the end of the list will get their shot at the mike too. Let's do that. Three minutes. But the tradeoff is when three minutes is up and you see the red light and hear the buzz your you're done so plan accordingly. Thank you.

Diane Ponti: I'm diane ponte. My husband and I bought our first rental house in 1974. We were both school teachers and I think that gives you an indication of what's happened to housing prices in Portland since 45 years ago. Over the past years I bought more rental houses and now own nine. The one thing I have learned in the past 45 years is that tenants and landlords are both people, and like teaching school and grading papers, you can look at a bell curve and at one end just like students you'll find thoughtful, responsible tenants as well as landlords who go 110%. At the other end of the bell curve you'll find landlords and tenants who frankly give the industry a bad name. The proposed regulations don't take into account that most tenants and landlords fall somewhere on that bell curve as opposed to landlords at one end and tenants at another, all landlords are evil, all ten and good. I have to say within the last 45 years I didn't know I was evil until I started reading the newspaper about how horrible landlords were. I came to this meeting with a lot of trepidation because I feel like the face of evil. I'm a landlord. It's challenging to read that about myself. I care about the tenants that I have rented to over the last 45 years. I care about the houses that I have bought when I chose the house to buy it was always based on first question for me is would I live here. I care about that the house is in good shape. I care that the neighbors and the tenants will get along and be happy that my tenants are living next door to them. I have had tenants who have stayed in my homes for decades. I have had years where there's been no rent raises at all. Rents have stayed flat. The proposed regulations remind me of the bank loans that were made in the early 2000s, which they relaxed standards and people who couldn't afford to rent or to buy, face foreclosure. These regulations with lower requirements I think are going to put tenants one paycheck away from eviction when a financial crisis arises and they can't pay their rent. The other unattended consequence is mom and pop landlords like me will sell. I read the regulations five or six times and I -- they are confusing, they are daunting. They are scary. They are expensive. I think you'll reduce affordable housing when landlords like me sell. Thank you for listening.

Wheeler: Appreciate you being here.

Ward Greene: I'm ward green. I'm a lawyer in Portland. I have been here since 1977. I'm proud of the city. I admire and respect what you folks are doing. This is the first time I have ever come forward to testify. I'm pleased to be here. I agree that we share moral obligation to provide affordable housing. I'm concerned about this package of ordinances not

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achieving that goal. I think I won't be popular when I say I would like to see the political will to raise taxes especially on wealthy Portlanders and businesses. The fact is the city is doing well. Many of us are doing well. We complain about this problem and yet we don't seem willing to shoulder the burden to address the problem. So I think we need some political will and courage. I think we need to allow more density. We need to allow more adus. We need to allow faster, cheaper building permits for people who want to construct rental properties create a fast track. We need to create more housing, not the expression of rearranging the deck chairs on the titanic. Forcing somebody out and letting someone else come ahead of them because they applied first isn't going to create more housing. I would also say the very idea of doing something I know it's attractive, I had a friend, a lawyer who said laughingly don't just do something, stand there. Of course we don't like to do that. We want to do something to show that we care. I think this ordinance is wrong. I think it's demonizing landlords and I think it's not going to increase the number of available rentals. I think it's going to encourage some private landlords to get out of the business. Thank you very much.

Wheeler: Thanks all three of you. Next three.

Jessica Greenly: I'm jessica finley. I'm a renter in Portland and have had a lot of exposure. Totally changed my testimony based on some of the amendments. Would like to weigh in on that portion of the conversation. I would like to explain how advertising typically works now for market rate housing and a lot of affordable buildings as well. Essentially it's a very automated process. Housing it -- receive a notice from a tenant or send a notice that they will be leaving, it goes into the system. It automatically pushes out through ios feeds, like automatic streams that goes to all the different advertising platforms including craigslist. There's not a human interaction with that process. So this ordinance dramatically increases the expense of the administrative labor associated with it because we have to move everything to a very manual process. So it's a fundamental challenge with this ordinance. I applaud the intent to increase access to housing but what this doesn't account for is the added expenses associated with that that ultimately end up increasing housing costs. That translates into rent over the long term. It weighs into the performance of developers and their decision making process as to whether or not they will continue to build. Portland especially needs a lot of infill housing which means your smaller developer, the under 50 unit building. This dissuades investors from investing in that type of product because it adds to the cost associated with building. So I wanted to touch on that component of it. Regarding the amendment of the eight hour time period, again that's also a very manual process. Right now most landlords use an automatic tracking system, automated tracking system to record date and time when applications are received. However, to do this eight hour delay takes it out of the automated process and makes it very manual which makes it more labor intensive. The rfp is due june 28. All of this type of stuff gets factored into every budget regardless of need and compresses the ability to provide services on the affordable side and more challenging to built on the market --

Wheeler: I appreciate it. People don't get a chance to finish their testimony. We will accept written testimony as well.

Eudaly: Can I ask a quick question? I want to make sure I understand what you're saying about the advertising. As you know we have engaged with landlords a lot and I don't know that we have heard that if would be impossible or extremely onerous. Is it the eight hour waiting period or is it that 14, 48 or 72?

Greenly: It's both as far as the processing time because it's built into the software. You should receive a letter from co-star this week, one of the largest advertising platforms, about the challenges of reconfiguring their software.

Eudaly: So help me understand why you can't accumulate applications for the mayor's proposed 24 or 48 hour policy currently says 72. How is that -- -- the reduction of time

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reduces vacancy loss potential. It doesn't change the labor involved in implementing this because it takes it out of the software's hands and making it a very automatic process where the only physical interaction is that employee entering the notice in the system and showing the available date of what that unit is going to be and makes it where we have to individually post to all of those 30 advertising platforms that we current post on there.

Eudaly: I might have jamey follow up.

Greenly: I'm happy to provide further information or do a demonstration of the software.

Wheeler: Good evening.

Debra Imse, Metro Multifamily Northwest: Good evening. Executive director for multifamily northwest. While we share the city council's goal of improving access to housing for vulnerable populations we don't believe wearing down basic consumer protections is the way to accomplish that. What this proposal is doing is watering down industry safeguards that protect consumers from entering into housing contracts that they cannot afford. Contrary to the political messaging around this bill a requirement that tenants earn three times monthly rent is not designed to protect landlords. It's to prevent consumers from entering into housing contracts they cannot afford. When someone moves into housing that they do not have the income to support, they are far, far more likely to fail to make rent payments and ultimately to be evicted. We see this frequently even for tenants who earn more than three times the monthly rent. By eliminating that protection you are ensuring that the more vulnerable Portlanders will will enter into housing contracts they cannot afford, that more Portlanders will be evicted, that those same exact Portlanders will then have a much harder time securing housing as a result of a for-cause eviction. The chain of events will logically lead to more housing instability and ultimately homelessness. Please do not go down this path. Similarly, discretion in renting to individuals we have egregious criminal backgrounds in particular violent sexual and domestic abuse crimes is not to protect landlords. Most of our members do not reside in the housing communities that they operate. The discretion is to protect other tenants including young families, seniors and survivors of domestic abuse whose safety we also believe is incredibly important. I do believe it is important to acknowledge the deep racial disparities that exist in our criminal justice system. To also affirm that all criminal backgrounds are not equal. This is a very sensitive, difficult question that we all must work together to resolve. But this proposal addresses it in a way that is extremely unclear and essentially forces the housing provider to act as judge and jury on each individual case. It will result in improper screenings in and out and ironically may ultimately lead to more discrimination. I have submitted a longer list of concerns but would urge commissioner eudaly to slow this process down and take a more measured approach in our support for the goal of housing access. And despite the political rhetoric over the past several years, we remain deeply open to partnering with the city, stakeholders on policies that will expand housing access while protecting the right and safety of Portlanders. Thank you for hearing me.

Wheeler: Thank you. Perfectly timed. Commissioner hardesty.

Hardesty: Thank you for your testimony. I have to ask do you have any data that shows that people who are paying today more than two times their rent are more likely to be evicted than people who have three times their rent and salary? Do you have any empirical data that proves that?

Imse: No, at this time I don't. I do have some ways of getting at it.

Hardesty: I just want to say that I know my office reached out and said we would talk with anybody that wanted to provide solutions. I didn't hear from your organization until a week ago tuesday. So to imply that we have not been open, willing to negotiate I find very disingenuous. I just have to put that out there publicly. I would love if you have some independent data that shows that you are more likely to be harmed by people that just

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have two times the rent rather than three that you provide that to me and my colleagues. Otherwise I would not state that as a fact. Thank you.

Imse: I would be happy to follow up with you.

Eudaly: I want to clarify for everyone in the room and listening our low barrier screening policy is completely optional. Landlords are still -- still have the choice of using their own criteria. They are not being forced to rent to anyone they don't want to rent to. They simply have to demonstrate that they are denying based for a no discriminating reason.

Wheeler: You can testify to that when it's your turn. Very good. Thank you. Did you want to go next?

Chris Nguyen: Yes. I'm chris wynn. Last time I shared two personal stories. The first about my father who is an immigrant being attacked by a white supremacist recently released prosecute prison when we lived in louisiana appeared my feelings if that person been properly screened he would not be put in that position. My stepfather was able to find housing in Portland even with a felony record for possession with intent to distribute within 45 days. While I appreciate the work that the council is doing to hear all testimony and modify this policy, I do want to also state the proposed screening criteria and security deposit changes still pose a serious threat to renters for many reasons. Some include new regulations discourage property owners from adhering to existing policies that permit them to avoid renting to persons convicted of property crimes, sex offenses and aggravated murder. You state there's an individual assessment option however, this option while it does allow property owners to exclude persons with these histories it's so vague and cumbersome it would be impossible to implement without the help of an attorney. Property owners are unlikely to choose this option because. Contrary to effective fair housing policy which requires you to make objective decisions based on proscribed criteria. Acceptance of nongovernmental idea creates the risk that a person may be approved under a false identity, particularly scary prospect for someone or anyone living next to that person. Finally reducing the rent income ratio threshold to two times the rent allows individuals to enter into risky financial situations the existing standard that requires a person to earn three times their rent ensures that they select financially viable housing options and reduces their risk of experiencing for-cause eviction. It's because of these concerns I respectfully request city council vote no on these proposals and explore sustainable options that supply housing to the most vulnerable populations.

Wheeler: Thanks all three of you.

Wheeler: Good evening.

Jennifer Hughes: I'm jennifer hughes. I'm a Portland native. Born and raised in southeast Portland. Rode my bike up and down the street, went to dairy queen, taco time was my first job. I love Portland. The property management industry gave me an opportunity to not have a college degree but I could learn a career, and I have, and I have spent since 1994 I started out as a leasing agent and what a great honor to be able to provide someone with housing. And build relationships. I'm a relationship builder. My concerns with the new policies I want to second what jessica said. I do think it's going to create a heavy burden for landlords especially those in affordable. I was happy to hear there would be training for landlords and their staff on this confusing process. I guess my concern would be who is going to help our vulnerable residents understand this confusing process. Additionally i'm a single mom with a daughter who has mental health issues, and we are going back into apartment living. Removing safety provisions like screening for serious criminal backgrounds my concerns obviously are about having someone who lives next door that has a sexual crime, sexual offense or potentially an aggravated murderer. Obviously concerns of a single mom. I feel in this time of very divisive culture I would hope Portland could come together to find a viable solution that works for everybody and I don't think this is it.

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Fish: Before we hear the next speaker could you call tony jordan up? We have people who signed up -- [audio not understandable]

Wheeler: We're spending more time worrying about it. In the future please sign yourself up. We'll call on you. Very good. Understood.

Nicholas Cook: I'm nicholas cook. I'm a native Portlander. I own sleep sound property management. We have been in business over a decade. We're a small business. We have 11 employees. I can tell you that just as an operator we are having trouble navigating the criteria that's been set forth. I have a concern that our team won't do that without exposing us to a lot of legal liability. If we as professionals have been doing this for over a decade are going to have challenges with this I very much believe the resident base that's going to be sifting through this, especially those more vulnerable and landlords who don't do this on a day in day out basis will struggle. It's going to add legal liability and cost which is going to drive a lot of smaller landlords out. May cause us to look at operating in areas outside Portland which we currently do but redirecting our efforts which is unfortunate. We have been one of fastest growing businesses in Portland last two years. For us to leave Portland is not something I hope to do. I think that the spirit of the rules are in the right place. I think there's a lot of workable things in the list so far but there are some things that are very problematic. I don't think the entire effort is bad but there's got to be more solutions than what has been put forth. We really need to take into account how this plays out in real life on the operational side of things. As the operators we want people to get into housing. Makes our life easier if they get approved. If someone gets denied we go through the whole extra process and people don't like delivering bad news. We're not advocating to keep people away. I echo what people have said, the criteria is there to prevent people from entering into agreements they cannot financially handle. There's a lot of ways to look at this but i'm going to say currently that I would encourage you to vote no as it stands and go back to the drawing board.

Wheeler: Thank you. Good evening.

Sara Brassfeld: Hi. I'm sarah brassfield. Sorry for the confusion. I was notified last minute. Thank you for your time in hearing me. I moved to Portland in january of 2003. My woes started in 2006 in regard to renting when I went to college. Instead of ending up with a good education I ended up with a mortgage worth of debt. Basically based on volume of debt I amassed from the school it subsequently affected my credit. Despite my payments being posted on time I just wasn't creditworthy any more. So basically I struggled to sustain secure housing because of my credit. I know i'm not alone in this experience. I know it's exponentially harder for the 40% of borrowers with loans in default. We know there's about 1 trillion worth of that debt. A lot of people because of students loans are bars from access because of their credit. So as it stands I have no hope of ever owning a home and because of poor credit I don't meet posted criteria for a lot of places when they require high credit scores even though I can usually meet the ridiculously high income requirements. I now must secure housing by relying on house mates or cosigners or signing with landlords who will look the other way. Not everybody has a community who can lend a helping hand. In Portland's trendy housing market it's getting less lyingly a tenant can even find a sympathetic landlord even if we tried. The barriers I face are far less than some of those in our community. I have witnessed countless instances where my neighbors and friends especially tenants who are elderly, people of color or immigrants have been devastated when the buildings are sold and we're forced with little to no option but to move which makes these already highly discriminated against groups all the more vulnerable as it's further likely they will encounter barriers that will prevent them from reestablishing stable house. It keeps out hard working underpaid people, disabled, lgbtqia folks, houseless individuals and every other marginalized communities in favor of those with the highest paying jobs and biggest bank balances. It's extremely difficult to find

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another home because few placeless take us. Thank you for listening to my testimony. If you believe all tenants deserve equitable screening criteria please vote yes on the fair ordinance without delay with full funding for rental regulation systems to enforce it. Let's get honest, we're setting people up with two times the rent or two and a half times or three times the rent is setting them up to fail, not passing this is setting up more Portlanders to live in tents. Thank you.

Wheeler: Thanks all three of you. Next three, please. Weather.

Wheeler: Good evening.

Corrina D'Annibale: My name is karina and I am an office manager for round hill pacific residential property management in northwest Portland. I know that proposed changes to city ordinances regarding security deposits and applicant screening are being considered because we want to help renters but I believe they would be detrimental to landlords, their employees and their residents. These amendments are not pro tenant, they are unreasonably anti-property owner. If these changes are approved budget and staff will be strained. In section c3 of 300186 the proposal to inquire about general disabilities would force property owners to break federal fair housing law every time they give or receive an application to a prospective resident. D2, the proposal to allow residents to choose who will be financially responsible doesn't take into account who will be responsible for damages should the responsible resident leave and another remain. D1 b, if a property owner cannot decline applicants who have not repaid any amount of property damage it puts them at unfair financial risk. Public record of unpaid damage to property is an accurate indicator in my experience. Regarding amendments to code section 300187 c1, implementation of exact itemized list of appliances fixtures and equipment will be extremely time-consuming and expensive and may be impossible when it comes to historic fixtures that are not replaceable. D1, requiring property owners to hire a third party to assess the unit is expensive and onerous. It would be a waste of staff time to create a written report for every single unit and update it every time there's a work order or repair instead of allowing photographs as a baseline. D3, for property owners with many units it may not be feasible to know exactly how many apartments one can walk in a single day therefore scheduling the exact date and time of a walk-through and giving 24 hours notice is not always possible. This would be extremely difficult for a manager or property owner with disabilities of which I am one. The additional financial, material and labor strains of the responsibilities laid out in these proposals will cause a shortage of skilled manager and admins who wish to go into property management industry. More mom and pop owners will have big corporations manage for them and they will provide fewer up greets and amenities and raise rents up front. Thank you for your consideration.

Wheeler: Thank you. Good evening.

Tim Pitts: Hi. Thank you for hearing me. I'm tim pitts, owner and principal broker of think real estate. My husband and I are fortunate to own multiple rentals in the city. To borrow a phrase, mom and pop landlords as many of us are here. I have sat in many meetings with commissioner eudaly's office to explore and craft this proposal. I have spoken to countless colleagues in the industry, people that own rentals, people that sell real estate, that buy real estate and from the beginning I was skeptical because it made me nervous to hear the ideas on the table. We spent months working through these ideas trying to understand what are we addressing. I was shocked about the discrimination I learned about. I was shocked about the simple fact that credit scores are such a poor indicator of somebody's future performance as a tenant, that people of color historically have lower credit scores than white people. Time after time we understood people are taken advantage of, being used and abused for lack of a better word. It's not all landlords but a lot of them are. I feel like this policy when you look at all the pieces it can be overwhelming and I understand why people feel threatened or scared but when you take the time to look through, it's

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pages and pages because it's doing a lot, everything makes sense. It makes sense you get a written condition report on your property. If you're going to take money from someone because they broke something you should have to prove in some fashion that they broke it. It's the screening, the security deposit, the whole piece I feel like is about education and clear guidelines. I know it's a lot of rules and regulations. It seems like a lot but the world of rental housing needs more regulation. We wouldn't be here if it weren't for the fact that people will be taken advantage of and we have a housing crisis. For somebody to sit here and say that we're going to have more homeless people if we pass this you get homeless people when they can't afford to move. They can't get their security deposit back and literally cannot afford to move. That's what we're trying to do here, put some base level of protection in place. I would beg you to please look at the pieces individually, understand that this all makes sense as a total package and move forward as soon as we can so we can help people. Thank you.

Wheeler: Thank you. Good evening.

Jim Rostel: Good evening. I'm jim ross tell. I'm with anchor northwest property group. We have about 23 multifamily properties all in Portland. We're a family run business, all from Portland. We are opening four new buildings this year. We have plans to open ten more buildings in the next two years. Have over 2200 units in Portland. Kind of want to jump -- I just want to talk off the cuff. At the end of the day we all want a healthy housing market. I think we can work together to achieve that goal. The first thing, commissioner Fritz mentioned my email, the -- going to be problematic for any company of any size. We're turning over around 700 units a year currently. So in order to manage the better months, the summer months where we have a lot of traffic. It would not be uncommon to have 100 units turn over in a month for us. To know when they go on the market to make sure we wait three days, build in that vacancy then start accepting applications becomes onerous for us. It would take an entire full-time employee just for that piece alone. There's no software available that would manage this for us. If so it would not be as big a deal. The other problem is that building in 72 hours with a vacancy is very -- it's going to cost us a lot of money in the long run. The reality is if my average rent is \$1300 around we're turning over 700 units those three days of vacancy built in at \$40 a day is close to 80,000 a year. In addition to managing that that puts another 150,000 a year of costs. Where does that go from an owner? We don't have the margins people think we have. I think that's going to put pressure on rent in general. I would like to see that reexamined to where we're on a first come first serve basis. I can tell you of 700 applications last year I can't remember maybe three or four where we had multiple applications. Every time we were able to find another unit for that person. I don't know that this is as big a problem as at least in our world where we're at. Maybe it seems to be on paper. The second piece that really concerns us is the rent income regulations, two times. I understand what you're trying to do. The reality is the more burden we have, that's -- 50% of your income -- of your income taken by rent is definition of severely rent burdened. If you're telling us we have to take people severely rent burdened we're going to have a bigger failure rate meaning more costs, more vacancies at some point. At the end of the day we had discussions this morning do we move to another market? Do we build something else like retail?

Wheeler: Thank you. Thanks all three of you. Next three, please. Good evening.

Hannah Holloway, Urban League of Portland: I'm hannah holler here on behalf of the urban league of Portland. I was here last month in support of this policy as well. The urban league believes updating how landlords assess is one of the more effective ways to direct our market to comply with fair housing. Don't just want it to be fair in discrete pockets but across the entire market. I would like to thank commissioner eudaly and your team for championing this policy. The urban league has worked on this for the better part of two years with your office because we have seen time and time again from reports from the fair

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housing council and from the housing bureau that black renters are more likely to receive differential adverse treatment during the application process and to be screened out of the city entirely by common practices. The urban league works with about 450 of these households annually and can say that this is still a problem. It's a little bit frustrating from our perspective that we still have to help people navigate a system that is fundamentally discriminatory. We have the supreme court ruling from 2015 and relevant hud guidance that directs landlords to apply a more subjective assessment when people have criminal histories. We believe in goals of this policy ardently and feel inaction would allow the miscarriage of fair housing to continue in our market. I'm here to address some of the amendments in particular our concern that some will perpetuate harm for renters in the market. We're troubled with the new income requirements that. [audio not understandable] to apply those to more affordable units like those who are. [audio not understandable] holding them to a higher income standard is patently regressive. If adopted it would codify a higher barrier to housing for low and average income folks than for people with more means. The urban league believes two times income requirement is reasonable but cannot support the differentiated standard. We're also disappointed to see removal of evidence in the individualized assessment. Thank you for reintroducing that. Mayor wheeler, your proposal would remove it again but we think that that would not fulfill our requirement to comply with the hud disparate impact guidance and it's required.

Wheeler: That's amendment number 4?

Holloway: I believe so. We're troubled by the amendment to expand the ability to single parent households led by black females are most likely to get eviction. This would use that previous discrimination to further housing. We support the goals and the previous versions. We're worried about codifying further harm to folks but it's a critical piece of policy and critically applies the requirements of hud and that supreme court ruling and we ask that you pass it.

Soren Impey: Good evening. Mayor, commissioners, I rented a small apartment in southeast Portland for 20 years. Sorry. I don't want healthy housing market profit. I just want affordable, habitable, stable housing. When I applied for this apartment I was one of many applicants and despite earning about two times income I was told that the landlord -- by the landlord that they decided to rent to me because I was a new ohsu employee with good credit. So clearly some tenants are a good bet when they earn two times income. In essence I won this landlord's racist and classist cutie contest. This is a completely dehumanizing way to allocate housing in our city. The city's own audits agree with this as I mentioned last time I gave testimony. The 2015 audit found 48% of the time landlords discriminate against black and latino and people of color. 64% of the time in 2011. This is it just needs to be addressed. It should have been addressed after the two audits. It must be addressed. I beg you to address this legacy of classist and racist housing discrimination by voting for the fair ordinance. I just want to end with another personal story. I have lived in this apartment for 20 years. It's in a cul-de-sac, a large, grassy area, a perfect place to have a family. Some of the units are larger one bedroom apartments and still relatively affordable. I have seen families apply for housing in this cluster of small apartment buildings many, many times. Not once in my 20 years of living there has a family ever been rented to. So it's another level of injustice. I would really urge you to address this terrible legacy in our city. Thank you.

Wheeler: Thank you. Good evening.

Dan Valliere: Good evening. Dan valuer, reach community development. I come here tonight first to speak in general support for the concept of what we're trying to do. Reach has been investing a lot of time in this process because we believe it's important. There have been a lot of changes to this policy over time. Looks very different today than even six months ago. A ton of work has gone, a lot of effort. We don't come here tonight in any

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way to oppose this. When I do say we continue to advise certain modifications to fair that's saying we still have concerns about elements. You're hearing that from a lot of people. I submitted some testimony and sent things to your offices so I won't go through that but I'm happy to whenever you want to, not tonight. I will say I think for us to succeed, this is a very ambitious thing, something that really has not happened in any other city that I'm aware of. To do that we're going to have to continue to iterate. That's what's going on tonight. The fact that we have literal changes tonight shows we're trying to iterate as we go. I think one thing that could help do that is the rental registry system that the Portland housing bureau is working on so I think once that is in place that actually will allow us a process whereby some things could be codified, some more general in code then could be made into administrative rules. We could iterate the administrative rules more quickly as we learn what needs to be modify but it will only work if we have a registry system. It needs to be funded. That work needs to continue. I'm advocating for that. I do think that's a missing piece of this. Then I guess I'll finish by saying we will look over the amendments and I'll get more feedback from others I work with and get that back. I heard things tonight already like example talking about wait lists being more explicit, first come first serve is what a lot of landlords already do. The waiting period seems to be causing a problem because of technical concerns but there's wait list option which we use. That shows our solutions but this is going to take a lot of work. The technical things are something we worry about. That's part of the reason why we're concerned about cost. I do think we keep working at it there are ways to achieve what we want.

Wheeler: Thank you.

Eudaly: We have heard from some affordable housing providers that have income ratios as low as 1.5 times. What's the reach ratio?

Valliere: Right. It varies but it's usually like 1.5. We are -- their income ratios concern us. We're affordable housing so we have a different set of regulations. A different set of subsidies sometimes also that allows us to accept that and it's fine. But that's nothing that has concerned us at any point. I'm not a market rate landlord. I don't want to speak for them, but for affordable housing we're at two or below.

Eudaly: Thank you.

Wheeler: Thanks all three of you. Commissioner Hardesty.

Hardesty: Before you leave, my question is how often have you met with commissioner eudaly's staff over the last two and a half years as they have been developing this proposal?

Valliere: Oh, gosh. We have been involved in the ongoing meetings. So probably ten meetings or something like that. I don't know. Maybe you have the logs. Numerous meetings.

Hardesty: I ask that question because it sounds like you're surprised when you came in today and got the draft and saw the amendments. I was just trying to figure out if you have been involved in the conversation for the last two and a half years. I'm surprised that you have surprises today. Maybe it was the amendments that were dropped on us all, what, nine or ten of them. Is that where your concerns are? And some of the amendments?

Valliere: The amendments were new. That's fine. Again I think there's iteration so I'm not surprised there are amendments. I haven't had time to fully digest them tonight.

Hardesty: I just got them too.

Valliere: There are other elements that are not new that we saw concerns about. I have voiced those but I think this is a complex proposal and so there are many other voices too. I express a concern but there are many voices saying why that may or may not be a concern. I understand not everything I say will be taken into account but there are things I have given my feedback and it hasn't been incorporated yet. That's okay. But that's where I'm at. Still sharing my concerns.

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Hardesty: I appreciate that. That was the point I was trying to get to. Everyone can have input. Just because you have had input doesn't mean it will change the ultimate document that will be passed. I think we have to weigh a lot of concerns that people have raised like for example when we talk to median income last year in the Portland metro area was \$86,771. I don't know too many people making \$87,771. When we talk affordable if we say 80% of that we're still talking around \$72,000 a year. Again, I don't know a lot of people making that. We have to talk about it in context of what are the wages in Portland, and how can people afford to live in Portland if the wages are not going up as high as the apartment rents are going up. I feel bad that people may make a little less profit but I don't feel as bad as I would if people are still living on the street because they can't afford to live here. Thank you all. I appreciate it.

Wheeler: Thank you. Next three, please.

Tyrone Poole: I'm tyrone poole, founder of one app. I have noticed all these testimonies, everybody is saying the exact same thing. Every single person here is for all of the access that this fair proposal brings to the table. The only difference is some people are afraid of the risk that it brings. It's because we have put together some really out of the box ideas to solve some of these problems and we had to because the fair proposal is the only one in the nation trying to address some of the really difficult problems. For example, we want to allow cosigners to only make three times the rent. The standard in the market is six times the rent. I completely understand why you wouldn't want to do that. I grew up and my mom was never able to cosign for me. She had never made six times the rent. When I was 18 I had to figure out a way to find a place without her help. If this would have been the law she would have been able to cosign and I could have got a place. Who can get cosigners? Usually white kids from privileged communities. That's about it. I'm also sober enough to understand that if I had not been responsible and caused myself to lose the housing and say I racked up a bill of \$3,000 my mom would not have been able to cover it. You have to understand that how does math work on three times the rent? Right? Does it make as much -- we have head of household concept where we're saying that a person on the lease if they meet the criteria then other people that don't can still live there. That's adding a brand new dichotomy between people who live inside the house. The way they work together is different. If I decide to skip I can leave at any time without consequence which brings risk to the market. Two times the rent is a brand new concept. So many new concepts to the market at the exact same time. So I absolutely want to see it happen but my fears around if you launch -- I get the scenario we're in. We can either deny a law that we know creates a tremendous amount of access or we can pass an ordinance or pass a law that we know releases a ton of untested brand new concepts into the market. We have no idea how they will turn out at the end of the day. Which is where the danger is. So if I have to -- those choices are two horrible options to choose from. You got landlords who are terrified about the new changes that they have never seen anywhere else and that's really what it comes down to. How do we mitigate the risk of all of the new ordinances that have never been tested anywhere before making it at scale. We didn't say test it on two properties. That's the only risk I see.

Wheeler: Thank you. Good evening.

Sam Noble: Good evening. Mayor, commissioners, I'm sam newell, super small time landlord. I ran out of room in my basement. I have an adu, and I rent out my old house. We continue to have severe housing shortage and it can create scary situations for all of the usual understood reasons. I'm young enough that I still have friends who worry about finding their next place to live. I'm not a fan of the city making my life more complicated as a landlord, but I think the ordinance or the framework is reasonable. It spells out clearly how I can follow the rules and the process seems like it can be automated by inexpensive property management software that many landlords already use. I have heard concerns

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but it seems to me we're not ontario, Oregon, and this particular rental market is attractive enough that people will find reasons to support relatively straightforward requirements that you choose to impose. If you believe like I do that discretion is the driver of inequity I hope you'll continue to look for other opportunities to limit discretion not just in the private rental market but from also other city ordinances. I have read the entire screening portion of this ordinance and I want to talk about a couple of specifics. I don't like item g in the identification criteria. I don't want to ever have to argue about what reasonable means in terms of nongovernmental i.d. I would like if you would specify the housing bureau will tell me what an acceptable list is or that it's entirely up to me. I don't want this to be an issue for lawyers in a court. I would also like you to acknowledge it's really easy for a well meaning landlord new to the rental business to be entirely unaware of the rules or how to follow them. I only found out about it because I have been getting these weird robo calls over the last week and a half. So if you're willing to amend this ordinance a little bit one way you could acknowledge this is to pardon certain kinds of infractions before the first schedule r is due for the owner they have not had the particular property owner has not had to file that in the past couple of years. It seems like a totally reasonable way to allow a little bit of grace and the opportunity for the city to say, hey, you're a landlord. Here are some rules and you need to follow them. I have only now seen these amendments. Most seem reasonable to me. I don't have the time and opportunity to comment intelligently but if there's something really significant I will follow in written testimony. Thank you.

Wheeler: Appreciate it. Good evening.

Chris Lowe: Good evening. I'm chris lowe. I live in the woodstock neighborhood. I'm a representer of half a duplex there. As I was thinking about this three points of reflection or reference occurred to me. One is the recent passage within the city, I think at the state level, of the ban the box sort of idea when it comes to employment. That is that using automated pre-screening methods just for managing time and money discriminates. That what you're talking about automating discrimination and that one of the things -- I should say i'm here to support the amendments as commissioner eudaly has put forward. Anyway, automating the discrimination doesn't help. Second thing is some of you know that I am decades long advocate for single payer health care. One of the better things about the aca was the getting rid of banning people for preexisting conditions. I think that there's actually some analogy here that that is essentially about corporate entities reducing their risks and at the expense of a human right to health care. I think here we're talking about largely corporate entities reducing their risks. I understand the highlighting of certain cases brings to mind willie horton. I do think there's an analogy there. The third is my experience working for the we are Oregon community organizing project in 2012, where seu surveyed 40,000 households in low income neighborhoods and asked their issues. The top was foreclosure at that time. What was going on was people who had been entangled into abusive mortgage agreements. It was not due to the relaxation of standards, it was due to active intent to discriminate and take advantage of people. The last thing I want to say, the first person who testified said that the market has changed since she became a landlord in the 1970s. I came to Portland then. She's right. What has changed is the focus on rentals as an investment, not on the kinds of relationships she's talking about. We heard that again and again from the landlord side of things, the big landlord side of things. We want it automated. It's going to cut into our profit margins. This is not about solving the housing crisis, it's about what happens to tenants who once they have left can they get housing again. That's a different problem and it's a good answer to it I think.

Wheeler: Thank you. Appreciate it. Next three, please.

Joanna Burton: I represent no agency. I really want to bring back everybody to the human story about this whole housing crisis. I live in subsidized housing which is being

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retrofitted for earthquake, and therefore because I have now become employed I can no longer stay in my subsidized housing unit. They are asking with the hud package I could stay for an increase of almost 25% of my rent or I can be paid to move out for 42 months. The problem with that is that i'm told i'm a success story. I'm a success story because I survived a db situation. I have conquered addiction, stabilized mental health. I have regained employment. I still have barriers. I can meet that three times income but I can't meet the credit criteria. The credit criteria, every time I apply it's \$50 a hit. It's not that there's one screening that happens, I get the same report from pacific screening every time and I can't get to see anything before I sit down with a deposit. I don't understand all this jargon, people. I really don't. If I'm supposed to be a success story and I can't still rent, I can't have a credit score over four. I can't have an income debt ratio over 45%.

Everybody has something different. It's locking me out. So what's going to happen? I'm going to self-perpetuate the system because I can't get out of subsidized housing even though I have done everything. I have been told and asked to do whether it was by a landlord, by subsidizing agency, i'm off public assistance yet i'm going to end up back on the street. That's the reality of what's happening with people today in affordable housing.

Keith Scholz: I was a renter until the first of the year when I was locked out of my apartment. I have lived in that lady that was talking about bought her first rental in 1974. That's when I moved to Portland. I have been a renter for 45 years. I have had two evictions. Turns out the first one I got notice on it the day after relo was passed here. I was down here. So the place they wanted to renovate my apartment so they could jack the rent up. So I found a place dealing with home forward because I have a section 8 voucher. I have been surviving on disability now retirement for many, many years. So I have had two evictions in 45 years. They just happened to be about two years apart. The place I moved into they just didn't like me. I have been out on the streets since January 9th, and thanks to some people that I volunteer with that they have kept me undercover in like a bedroom, basement bedroom for the last four months. So every time I check out a place they talk about paying that examination fee, I have to pay 40 to \$50, you know. I have even been denied from one of the biggest slumlords in east county twice. Okay, that's it.

Eudaly: You should get an award for that. [laughter]

Wheeler: Thank you for being here. Good evening.

Henry Kramer: Good evening. I'm henry kramer. I live in northeast Portland. I'm in favor of the fair standards. Roughly my first decade I was a renter, now i'm a homeowner and very small landlord. I have been on both sides. It will be huge for tenants and no big deal for landlords. Tenants are here speak in favor of fair standards. It's baffling that landlords speak for tenants who can speak for themselves. Moral landlords don't mind this. Moral landlords know it has no bearing on your ability to make rent. Bankruptcies happen because financial calamities happen. Happened a lot during the great recession and shouldn't haunt you for the rest of your life. Moral landlords don't demand huge security deposits. Income requirement and wealth requirement means it's inherited, basically a whiteness requirement. The fair standards, moral landlords we see this as forms of discrimination. They are sanitized racial discriminations so moral landlords don't use them. Fair standards will only change the behavior of landlords clinging to the right to discriminate. They have -- that's crocodile tears. This has been going for years. They are never going to get to yes. How long does the city need to entertain the bad faith complaints of any reforms that will make a difference? I hear pro discrimination landlords scaremonger about the effect fair standards on supply. That's misdirection. I'm one of several, many here who are deeply in favor of supply oriented reforms who are also deeply in favor of this because this is a housing security policy and housing security policies work better together, stronger together. Landlords are not going to leave Portland over this. You get how much people charge in Portland? The notion that a landlord is going to walk because

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they slightly have to change their software defies the sniff test. There are 10 airbnb apps. I don't understand. Enacting the fair standards will be a lifeline for tenants, especially those rebuilding their lives after a catastrophic event. Moral landlords it won't change anything. For pro discrimination landlords it will be a mild change. Vote yes.

Wheeler: Thanks all three of you.

Eudaly: Have you ever watched key and peelee? I want to thank you for being my luther today.

Wheeler: Thanks all three of you.

Wheeler: Again, gentle reminder thumbs up, thumbs down.

Molly McGrew: Thank you. Good evening. Mayor, I appreciate that. I'm molly mcgrew. I am the lobbyist for a multifamily northwest. I'm two weeks into this experience. I want to say thank you to all of you for taking the time and going through a process of really looking at through the lens of both equity inclusion. How can we address long standing institutional racism around housing. As executive director already spoke to many of the things that I think are also in line with some of your goals they have also put out there too around some of the challenges in which they have to achieve these objectives. As somebody who is just new to this one of the things I like to do is take in as much information I can with listening to all of you. If I can start with that and say housing is a very complex issue. There is nothing I knew before housing before I took this client and I would say now i'm still learning a lot about it. Especially around the rental housing markets. What I would like to extend is an opportunity for members of multifamily to sit down with you and walk you through the process out there to go through these amendments are new. In some cases they may not do anything to address what's currently in place. I brought up a rental application from multifamily northwest. On the back there's already in place the head memo of 2016 in terms of criteria for screening. I don't know if that's what we were speaking to earlier but there's already a process in place to identify in the screening application issues that have been addressed here before around not being able to work through that. Secondly I understand that the house bill 2015, which is the driver's licenses for all bills is currently in ways and means looking to move forward addressing concerns around identifying a person who lives in Oregon and hopefully that can be utilized as a form of documentation. Lastly I would hope that with regards to the screening and ordinance amendments that you take a look at how they impact senate bill 608 overlays with this then pick up from there and identify what aren't we doing but again with the lens that we all need to be at a collaborative table together working through that.

Wheeler: Appreciate it. Good evening.

Matt Kelly: Good evening. Thank you for the opportunity to speak. I'm matt kelly. I want to be clear i'm speaking as a private citizen, not representing anyone but myself. I strongly support fair standards. Like many in Portland my home is an apartment. As a white middle class man it's relatively easy for me to rent. Fair standards would help extend the privileges I enjoy to others by removing unfair barriers to housing. I received a flyer from multifamily northwest that implied bad, dangerous people would move into my building if the fair standards pass. I resent these scaremongering tactics. They disgust me. I expect our elected leaders to pass policies based on facts add commissioner eudaly mentioned, not fear. That is why I am here supporting the fair ordinance. It's time to pass it. It's the result of more than two years of public process, more than 33 drafts. It's been vetted and negotiated across sectors, numerous meetings, hours of testimony. The level of engagement has been exemplary. While Portland needs more housing supply the fair standards are important step toward improving housing security.

Wheeler: Thanks for being here.

Lindsay Holmes: I'm lindsey holmes. I'm a property manager, not here for my company or speaking as my company but I think the goal of the entire fair process and what's been put

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together is heading in the right direction even as a lifelong property manager, I have worked in eight states, I think it's addressing the things that we as people who work on the property for companies can't but would like to. That being said I think it's also important to make sure we -- i'm not the \$86,000 income that we talked to nor am I someone who is going to be able to make any giant changes within my company but we do want the changes. We do want to be able to house more people and to be able to help more people. I also understand the day-to-day process of it. In regards to things like id. Requiring the state issued i.d. Is the only way I can protect whoever the i.d. That that person owns. It's important to know that I don't have a stolen i.d. To protect someone who is innocent in the process where maybe it is a fraudulent application. So I understand why we could want additional processes and different things to be allowed but what is going to safeguard the people whose identities could be stolen. And credit ruined potentially for life. With the income standards I understand the want to drop it but I also want to just let the community know that the gross income is at three times the gross amount. When we're asking what it is that you're making to try to make sure that you are qualifying for the apartment that's before tax. On site we do things where we work with people who if they have jobs based off of tips, if they have jobs where they work over time we're not taking just whatever their base amount is we're taking their total income whether they have side gigs, whether they drive uber. We want to qualify everybody we possibly can and we're doing it at a before tax amount. When we do that now at the two times before tax amount that's a significant decrease in what they make per month. As someone not a millionaire landlord it breaks my heart every time I have to follow a fair housing policy to evict someone because something has happened for them. Whether it's medical, whether it's losing a job, whether it's any of those things, I have to evict someone because they couldn't afford it because one detrimental thing happened and potentially if they made more money maybe they would have gotten out of that scenario. Just in closing I wanted everybody to know landlords are human too. We do want good things. We want positive change. But just remember too that we're not the millionaires making the decisions. There are people making \$36,000 a year having to abide by the laws and regulations.

Wheeler: Appreciate it. Thank you. Next three, please.

Tony Jordan: Good evening. Sorry for the confusion earlier. I'm here to support fair act in renting. I'm tony jordan. I'm active in organizing around housing and transportation issues but solving our housing crisis isn't only about building much needed supply it's about providing access and security for housing. It's been some time since I was in the rental market but a few weeks ago I testified for this ordinance and hearing the stories from other tenants moved me so much I had trouble delivering my own testimony. I think the fact that we're here again is testament to work the commission hear done to seek input and make adjustments to the policy, a process going on for many years. Like many policies that are much needed in the city. I think it's time to pass the fair ordinance and move on to more anti-displacement policy and strategies to create more housing in our city. I didn't have to take a criminal check when I got my mortgage. I don't run background checks on my neighbors. I have small children and I want them to be safe. I'm more concerned about traffic, violence and climate change than the people in my community. For those who claim to be opposing this for the children, I think they need to think about what about the children who have to move schools regularly, sleep in cars, in shelters or bad environment because their parents can't secure housing. I ask you not to be moved by threats of people selling their rentals. I can't say it any better than henry kramer did so I won't try. I strongly believe the city has a responsibility to serve those who most in need ahead of those with means. People who are in more need of protection than people who own multiple homes. If you do own multiple homes you may not have a million dollars in your bank account but you have a million dollars to your name. Please pass this ordinance.

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Ethan Harrison: I'm ethan harrison. I'm a worker and a renter. I live in northeast Portland. Good testimony. Way to go. I would also like to second most of the testimony against fear-mongering by landlords like you got two houses, right, you can sell one then you can move into the other one and you can still have more houses than like houseless people. Let's not pretend it's a hard equation here. To the testimony I wanted to give I wanted to first note according to staff at the last renter services commission, a bureau which you oversee, mayor, they shared that the landlord registry didn't receive funding in the budget this year and I know we're all sick and tired of hearing about the austerity budget. But I want to call for funding that program because if we don't have the data then we can't create the policy then like the relo conversation we didn't have the data and so we couldn't create the policy. We should fund the rental registry system. The other thing -- oh, I wanted to talk about how for Portland tenants united I answer phone calls I hear from renters who have mushrooms growing in their apartments. I hear from renters who like in february get discriminated against and denied housing based on their service animal. I have to tell them how to contact fair housing council but ultimately if they can't get legal representation it doesn't matter. What I wanted to talk about in january I spoke with sherri. She and her family were living in a shelter. She was employed, her husband was employed, she saved money for her deposit. They kept getting denied based in part because of an eviction from seven years ago and I just wanted to note this ordinance would go really far in materially helping families like sherri, right. Those families that are checking off all the boxes, doing the right things they get to the door of a landlord and the landlord says I don't want you to live here. I'm sorry. They ask them why and there's nothing that legally mandates them to answer. The other thing was for commissioner Fish. I'm sorry he had to go. In 2011 when there was a really damning report about housing discrimination in the city commissioner Fish and an Oregonian article said we needed to actually do something, to take action. In absentia I want to encourage the commissioner to take this moment to vote and to do the right thing. Also wanted to note about the income that we try to, like, factor in everybody's gigs. American property management didn't work with me. They said even though I had a job and my roommate had a job because they didn't qualify for the income we couldn't have housing. So like also multifamily. It was really bad. You shouldn't send out those emails. Thank you.

Wheeler: If I can put a clarification on the table, what the individual may have been referring to when they said the rental registration system or the office of rental services wasn't funded, it was in fact funded and one of the add-on packages was funded in the final budget we added more to the system. The registration system is up and running. We have about \$1.6 million that are going to community organizations. We have ten community organizations. You can actually go to the rental services office right now for those who are landlords the schedule r is there. One of the add-ons I put into the proposed which my colleagues generously accepted was a mediation service so we'll be going into landlord-tenant mediation through community partners as well.

Harrison: Specifically you funded the item? The housing bureau will make a registry of all renter properties in Portland?

Wheeler: Right. We protected the same level of funding in last year. The confusion was there were add-on packages that we did not collectively choose to support in this budget.

Harrison: Thank you.

Wheeler: It's not because we don't believe it's important. We'll continue to add additional services to it with time. We just couldn't do it all this year.

Harrison: I stand corrected. Thank you. [shouting]

Wheeler: You're out of order. If you interrupt you'll be asked to leave. Good evening.

Anthony Bencivengo: I'm anthony, i'm a volunteer with Portland tenants united. As my colleague margot was pointing out, margo black, to be clear preserving existing levels of

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funding for rental services office and I am very glad existing funding was preserved. I'm very excited.

Wheeler: And additional funding.

Bencivengo: I'm excited about the mediation program. But the issue with the renter registration system is that it's already been approved by the council and is up and running. Forms are sent to landlords but it's not simply enough to take existing staffing levels and send out a basic form that asks landlords to just put down what units they own. With very little other information. Not fully fund staff and infrastructure to really implement that, to check up on it, make sure landlords are filling out the information accurately. Or to add any of the other information that is essential we collect from landlords. Mayor wheeler, you promised in your state of the city address in 2017 that the rental registration system would be used to track evictions. There's no way to really do that right now in any reliable way. Community all sorts of advocates have been asking you to use that system, the rental registration system, to figure out things like what the rents on these rental units are. How many are sitting vacant. How many are accessible for people with disabilities. Whether their screening criteria will comply with the fair ordinance we're talking about. None of those things can be done with the system unless it receives additional funding. It's extremely disappointing that especially when in the past you've argued that we can't pass progressive policies because we don't have enough data that you would not make it a priority to provide the bare minimum of funding to collect that information. Going back to the fair ordinance itself, as a tenant organizer I can't tell you how many times I have heard from tenants they are afraid to assert their legal rights because they know even though retaliation is illegal if a landlord takes us to court for an eviction justified or not and that's on our record or refuse to give us a reference or give us a bad one it's harder to find a new home. This is known as the landlord black list. Tenants who already face barriers due to poor credit, low income, family status or immigration status or race and gender discrimination, which is a huge problem in the city, whatever people may say, are especially vulnerable to landlord blacklisting. That practice needs to be ended bypassing fair legislation. We need to pass without further delays. Reinstate supplementary evidence, reject wheeler's amendments to weaken it and fully fund registration as well.

Wheeler: Thank you. Next three, please want to start?

Lauren Everett: Sure. Thank you for having me here. I'm lauren everett, a tenant advocate, renter and doctoral student where I study housing. I just wanted to make a few points. The current industry standard income streaming ratios do not reflect the economic reality in our city and region. Half of Portland renters are already rent burdened and spend more than one-third of their income on rent. 28% are severe burdened meaning they spend more than 50% of their income on rent. Yet they continue to pay their rent and landlords seem unconcerned about these ratios when they increase rents. Number 2, an assessment process that consists of checking a series of boxes does not reflect the nuanced realities of many individuals' complicated experiences. Using metrics like credit history is illogical and arbitrary. Rental history should be the most important consideration. Three, while the proposed new process and evaluation metrics will in some cases entail additional work and training being a housing provider is a serious responsibility. That is a reasonable expectation given our housing crisis. We realize this will be an adjust to business operations but evolution in response to changing markets and conditions is a part of every industry. The medical, banking and food and beverage sectors just to name a few are not able to opt out of evolving industry regulations because it's convenient or expensive. In their email multifamily northwest says this legislation and I quote removes consumer guardrails that prevent renters from entering into financially risky housing situations leading to increased in for-cause evictions. In an economic land scape where the gap continues to expand the alternative to a financially risky housing situation may be

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to leave the region or become unhoused. That is the actual choice that many individuals are presented with. Finally, we are not consumers and housing is not a commodity. We're residents of the city and housing is a human right. Thank you.

Wheeler: Thank you. Good evening.

Margot Black: Good evening. Before my time starts can I ask amy dupree is one of four or five tenants who were planning to be here and signed up and is not here. I'm wondering if I could have two of their three minutes to share a 30 second snippet of their story? I believe they are new components to the screening criteria.

Wheeler: Your call.

Eudaly: Sounds reasonable. Trading 1.5 for six?

Black: Yes. I'm going to start with that. With them. So a little context, I just started sitting in on a rentability course and I just want to share that room is there's one other white person. The rest are people of color and we have spent on this past saturday three hours talking about how essentially to prepare a portfolio or get approved. The anxiety on their faces and the different questions was palpable. They have evictions, kids, credit. None of them are people who wouldn't be able to pay the rent and take care of the unit. One of them is jeanine with six kids. She had an eviction that could have been easily prevented if she had had access to any legal council bill whatsoever. She's lived in a motel with six kids for the last 1.5 years. One of her questions during the class was what do I put for previous landlord if I lived in a hotel for 1.5 years? That's the reality of evictions in this town. Amy has five kids, she's a current pps school teacher recently married and moved into her husband's apartment and applied when cnr management, a big member of multifamily northwest, asked her to fill out an application she did. She makes more money than her husband. They denied her because she filed bankruptcy last september. She asked if she could appeal and they said we don't do that. What do you do when you move into your husband's apartment and they tell her she's not approved to live there. That's the status quo. My daughter london is a college student. She wanted to come and talk about her friends who have had to put in egregious deposits and get cosigners because they have insufficient rental history and insufficient credit. The house that she and three friends currently share, the landlord is holding \$7500 in security deposits from these four college students because of insufficient rental and credit history. Let me ask you if college students try to get a leg up and develop autonomy who can afford that? Then arelli, who is a latino woman who has been in the press for that they are trying to find housing and her partner makes well over three times the rent. She doesn't because she's disabled recommended to an injury at that apartment. All of the property management companies are requiring her to also make three times the rent. They are denying her. They have lost hundreds of dollars in application fees. That's also cnr management. Karina, a maintenance man told her he heard the landlord tell the property manager when two men walked in, find a reason to deny them. It goes against my values. I want to make it very clear that Oregon state law allows them the leniency to say in a denial letter the apartment has been rented to someone else. This is it the way around the fair housing act. The fair ordinance corrects that. It's important to our community that we have that happen. That's the end of that testimony. Now i'm margot black. Co-chair of Portland tenants united, a registered organization. I'm a registered lobbyist for the city of Portland. I want to address the amendments. First I need to say, mayor, I helped you write the bill of rights, I came to your campaign, where the hell have you been? When you at last month's hearing you said you needed to hand this to people smarter than you. We have been working on this for two years. You're a liaison who sometimes comes to rental services commission meetings to check text messages and then leave. You need to have better communication with the rental services commission of which we are citizens donating our time. And the public and not show up like this is the first time you've heard about this policy. I'm insulted that these

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amendments came out yesterday and I just want to say that. Okay. Amendment 1 I want to share some feedback on the 72-hour notice. I agree in some part with the landlords that this is going to be an administrative burden with one caveat. At scale. The 72-hour window is made for people who need accessible dwelling units for people who need large family friendly dwelling units, for people who maybe need something at the right price in the right neighborhood and it's a single family home or a small apartment complex. These go fast to the people with the most privilege to be on craigslist constantly who can sweet talk the landlord, the kind of person the landlord is looking for. I recommend 72-hour notice apply only to complexes under 20 units and for type a accessible units, all of them, and for three bedrooms or more. Those are the ones families desperately need. I understand the concern about the first come first serve you brought up last time, commissioner Fritz. I also prefer a lottery system but it's better than the status quo, which allows you to pick your favorite tenant. That's why we have the 72 hour, that's why we have the first come first serve. 72 hour to give people who have the least resources to find the units they need ability to reply and the first come first serve to avoid discretionary renting. Amendment -- some of these i'm going to have to get feedback on. I would like to say on amendment 3 preferential access will be given to people with mobility disabilities, I would like to hear from the disability community about that but my hunch is that it requires more detail. Alan hines, also a member of the rental services commission has said at almost every single meeting folks in wheelchairs do not know where the units they need to live in are. We need to make sure they are connected to those units, and make that a top priority.

Wheeler: Your time is well expired. Thank you.

Fritz: We'll take written testimony. Thank you.

Wheeler: I would be happy to present to the rental service commission's on the many things that the housing bureau is doing, that i'm doing, that my colleagues are doing. I'm either happy to come or not. Your call.

Black: It's not that we need to know what you're doing. [speaking simultaneously]

Wheeler: Next three, please. I heard you. You're out of order. I heard you. I'm extending an offer. Take it or leave it. It's up to you. Next three, please. Folks, because the hour is late and there's people really waiting to testify, i'm going to hold everybody to three minutes and my colleagues agree on this, and i'm going to ask respectfully that testimony be kept to the matter at hand today. If we could please do that I would appreciate it. Good evening.

Alan Kessler: Good evening. I'm alan kessler. I'm a very small-time landlord. I built an adu in my backyard and my family moved into it. Now we have a property manager who rents out the front unit. I'm here to support fair. I can't do justice to several of my friends who showed up to support this as well, but in general the group of people that I like to associate with we support lots of housing and we support fair rentals. We think that the only way to undo the century of violence and injustice that's been done to populations is to have enough housing at an affordable price. You need both and I think you need anti-displacement measures first. That's why we're here in strong support. I am frustrated by some of the same boogie men that multifamily northwest and the various people have been throwing out here. If you have nine houses, if you've been a landlord, if you live off of -- it doesn't -- we shouldn't -- yeah. Nobody is crying for you. Honestly. I don't think that -- i'm sorry. The goal should be to get to a place where buying -- where getting a rental is like buying a seat on an airplane or buying a hotel room. It's a sterile transaction. All of the rules are set up front. No discretion for the people involved to look at you and see if you look like a good kid or not. Shouldn't be the way that we allocate our housing resources. The way to get there is to move to a purely sterile database system. The idea that the software won't be able to calculate an eight hour window is absurd. It's silly. I hope you see through that fud. Hopefully what this is moving to is a place where we can have hopefully a

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city-run rental resource that will take all of this fat out of the rental housing system where multifamily northwest won't be able to hire a lawyer because they won't have that much extra income to throw at resources to try to distort the housing market. Hopefully we can make housing into a fungible commodity like other products. I mean soren wants city-owned housing. I support that too but it's a step to get there. Fungibility is great. Taking all of the waste that's going into the people here trying to fight this innocuous law and give that back to tenants is a noble goal.

Wheeler: Thank you. Good evening.

Barrett Ross: Hi. Commissioners, mayor, i'm barrett ross. I would like to preface my testimony saying I can't imagine my personal experience what that would be like if I had to face racial discrimination on top of everything else. We know these there is appalling rates of discrimination among landlords. I always wanted to rent in Portland but over two years I have been living in a motor home, dealing with police harassment, vehicle crime. Serious barrier to me, starting a family, being civilly engaged, completing my apprenticeship. Last time I applied to rent was in 2016 before I was houseless, living in an apartment in milwaukee. I applied to the beverly grove apartments in the gateway strict and the manager denied my application. Violated Oregon law by rejecting me on the basis of drug charges from 2009 when I was a teenager. I have never been convicted of a crime. I called her out. She said Oregon law doesn't matter because her management company tyrone properties is based in california. She then sent me a letter claiming I was rejected because of income and the fair housing council told me the maximum damages I was entitled to was \$50 under current Oregon law. I'm a union carpenter. I wanted to help build Portland. Wanted to build affordable housing. That's city owned and permanently affordable in this city. But in the meantime, best thing we can do is pass fair without the late implementation by october 1st. Thank you.

Wheeler: Thank you. Good evening.

Nico Serra: Good evening. My name is nick. I'm a mixed race queer and transgender person with disabilities and I volunteer at real choice initiative. We endorse this measure and excited it stipulates units are prioritized for people who need them. I do want to speak to the amendment proposed tonight that there are other populations besides those with mobility impairments that need universal design. We are available to that discussion if you are too. While i'm here to voice my support, I want to register my concern that as I understand it, the city budget did not provide funding for the rental registry. This is a tool that hurt the most vulnerable populations in the city. Severe shortage of housing and the registry has a potential to enumerate the housing stock while providing critical data to policy decisions such as the creation of more accessible housing. Two weeks ago, I heard the Portland housing bureau bond proposal. Several priority populations were listed with asterisk and stating people living with a disability is an important group included in the framework that affects all or one of the above communities. People with disabilities are a part of every community. And we are not measures at this point. How are you going to build a frame of this measurements? I want to encourage you all to consider adding transgender nonbinary to populations as hud has stated they do not consider us a protected class and we are by far the most marginalized within the lgbtqas communities. Try to imagine being at the intersection of poverty, race, gender and disability. People like me have very few options when it comes to accessible and affordable units. Many of us end up in institutions on the streets or in prison. I'm concerned about the lack of equity and the implementation strategy for the housing bureau bond. Kind of like the all lives matter policy for housing. And we need to do better for that. We have a forward-thinking city here and we hear you talk all the time about how you want to prioritize populations and I know you can do that better. I also want to share a little bit of my own personal story. Although I have never damaged property, I lost \$1,000 last year in security deposits which was

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devastating for me. Most people on social security budgets make about \$12,000 a year. That makes it impossible for us to get the three times your rent requirement and I also want to say i've been living here for nine years. Our only choice is to get on the section 8 waiting lists. There is an 18 year wait for accessible section 8 housing. So i'm here -- I have depended on the kindness of others to stay off the streets. I am here to put a face on struggle that far too many of us face. Marginalized people need the housing registry with accessibility included in order to ensure -- ensure we are part of the priority populations as well as transgender people. And we need you to reassess the equity lens of the implementation strategies of the housing bond. So we can improve the lives of those marginalized. So I really want to encourage you all and say thank you so much for prioritizing this and staying late. I know everybody's really cranky right now at this point and I just want to say thank you for listening to me and please vote yes for this ordinance. Thank you.

Wheeler: Thanks all three of you. Commissioner hardesty.

Hardesty : Thank you so much for your testimony tonight. You know, i'm troubled by that word marginalized. I don't think those communities marginalized themselves. I think they have been marginalized by public policy. By having lack of access. It's kind of like the word equity. Everybody talks equity. At the end of the day if the outcomes don't shift, then we don't have an equitable community. I don't like it when we embrace words out there that are supposed to represent our lived experience. So I have a hard time with that word marginalized. A plymouth rock fell on us. Language is powerful and I just hate that we embrace words that take away from who we are cause it's not our fault, it's the other guys.

Serra: Thank you, commissioner. I just want to further this point that anyone in this room could be in my shoes tomorrow. You all could go out on the street and have an accident and be in the hospital tonight and be in a wheelchair tomorrow. So do you want to be in a nursing home? Do you want to be in a rehab? Have you been to these places? That's everybody's worst nightmare. I know we can do better. Portland is known for doing better. Let's do better.

Wheeler: Thanks. Next three.

Wheeler: Good evening.

Jackie Magee: Thank you for having me here. My name is jackie mcgee and I would like to say things on behalf of the disabled and the senior communities. I would like to see an addition to the proposals that maybe see people in disabled that are on a fixed income should be exempt from the percentage rates that are supposed to increase the rents. I think that would be a good idea and helpful to prevent homelessness. Because of discrimination or ageism and disablism to seniors and the disabled people experience landlords thinking they are old I don't want them to be living here or they might die here or some other improper thoughts they might have. That's all I want to say.

Wheeler: Thank you. We appreciate your perspective.

Amy Cleveland: My name is amy cleveland. I am in property management. Have been since 2006 and I was a renter until recently and have in my personal life was evicted, lived in my car until I found somebody who will take me in. I do understand the renter's side of it. As far as most landlords go, i've worked for large management companies. The smaller ones I can't say for much of the large management companies. To make sure there are people on broad scale are following fair housing. Part of that is the automated application system. So people applying online can be screened and have an approval without the team ever meeting them. That really is to make sure nobody is playing favorites. Nobody is saying I like this person's personality better or this person seems like they might fit with this neighbor better. It's really to take that aspect out to protect against fair housing. So you've heard from a couple different people in regards to the 72-hour notice rule and the 8 hours and a lot of the systems that are being used right now like one site, tenant tech,

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some of the bigger management softwares, they are not set up for that. I would encourage you to look into the software and those capabilities. It's not something the companies are trying to make more difficult. It's really to take that subjective aspect out of it. One of the other big issues I've seen as a property manager is problems with id. So two specific problems I want to make sure you guys are aware of is, one, fraud we're seeing more and more frequently with rental rates going up. Requiring a government id is to help protect people from having their identity stolen. It's not 100% foolproof. But it does provide that extra step. On the other side of that, Portland is a very international city. We have a lot of people from other countries on a specific time frame. If we can't require some sort of a government-issued id, it's possible their legal ability to stay in the u.s. May expire during a lease term without us knowing about it. And then deported and not be able to fulfill their lease term or the rest of the amount of rent they owe. The other thing I want you to consider is the rent to income ratio. As lindsay holmes mentioned earlier, for most management companies, that is based off of the gross rent, not the net rent. You do need to factor in what they are losing in taxes. If you think about what you make each year or each month and you think about what hits your bank account, there is a discrepancy there and you want to make sure you are providing people the ability to make the rent.

Hardesty: Time's up. Thank you.

Wheeler: Thank you. Good evening.

Pam Phan: My name is pam. And I serve as the policy and organizing director. I'm hoping that my testimony can help serve to answer the question that multifamily northwest put forward to me which is how do we address some of the complex racial equity issues with this policy. Portland and city government has been on a multi-year journey of race, racism, systems of white supremacy that uphold for poor and working people, many of whom are black and brown. In 2015, city council adopted the racial equity goals and strategies in which goal three states the city will collaborate with communities and institutions to eliminate racial inequity in all areas of government including housing among other things and in 2016, the council adopted Portland's 2035 comprehensive plan which includes chapter 5 housing. There are three policies in there I'd like you to think about. Require the city to work to affirmative leo owe to housing choice for people and protected classes to ensure freedom of choice of housing type. In addition, the city coordinate plans, investments and programs that enable communities by involuntary displacement to maintain social connections and reestablish a stable presence and participation in the impacted neighborhoods they are from. Many here today may know this history and some here may have lived it. Portland african american leadership forum estimates more than 12,000 black african american residents living in the albina area have been involuntarily displaced triggered by development and interactions to the city knowingly has taken. With numerous groups in black and brown leaders pushed the to include tenant protections and fair housing in the comp plan, we had a very clear vision that the first step to stabilize renters of color was through screening criteria and deposit reform. In short, the purpose of such reform is to eliminate the racial and economic segregation occurred through rental housing market in Portland. Today, when these tenants are unjustly and involuntarily displaced, they are -- rather in large part due to current regulation allowing landlords too much digression that leads to a desperate impact on race and income. Must be explicit about who it intends to gain access to safe and stable rental housing. So very quickly, in order for this to be successful, we have to we -- that is possible. So fair housing cannot be barriers that screen out people of color such as income requirements making it only optional for landlords to accept family and friend support as stated income and giving little guidance for high level of individualized digression.

Wheeler: Thank you.

Phan: Three more points.

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Wheeler: We stopped her. We can't be inconsistent.

Eudaly: I do want to thank you for being here and thank anti-displacement pdx. The first time I came to testify to council before I was elected was to support those 11 anti-displacement measures. I want to tell you i've held fast to them and now sparked a kind of plan for multiple bureaus to work together to ensure we are actually implementing them as well as a directive to fund some projects. So I appreciate your testimony and all your hard work.

Fritz: Just so you know, I comprehend better when I read. For everybody who had more to say, send it to me. I promise i'll read it.

Wheeler: Thank you for being here. Commissioner hardesty.

Hardesty: Thank you. I guess it's okay that they are leaving. I just want to say that i'm concerned there's been this campaign feeding mis-information to the public to get people to be more discriminatory than they already are. And let me just say that I don't need anybody else tonight to tell me most landlords don't discriminate. If that were true, we would not be having this conversation tonight. So you can take that out of your lexicon for this evening. And just know how disappointed I am that adults can't debate a policy issue without trying to scare people using race, social economic status and former criminal convictions to try to scare people into doing the wrong thing. So i'm done.

Wheeler: Very good. Next three. Go ahead and start please.

Doug Klotz: Doug clots. I support housing and I support anti-displacement measures. And I do support the substitute ordinances that's been through a thorough public process. Over two years I hear. Landlords and tenant organizations and this is not about housing supply but about housing security. Both are essential parts of the solution. I hear concerns about the software. I think in Portland, Oregon we can find somebody who can rewrite the software.

Eudaly: We have nine months to figure it out.

Klotz: When I was young, I often rented apartments using half my income. Somehow that seemed to work out. Of course, I was a young privileged white guy. Having three times the rent that's new to me. Last time I rented, at least, I was two times. That's all I have to say. I support the ordinance.

Wheeler: Thank you, sir. Good evening.

Madeline Kovacs: Good evening. I'm testifying tonight on behalf of the saltine institute. My name is madeline. And I would like to tailor my testimony. Those of you who know me hear me testify about the need for zoning reform, and fully funding affordable housing. Without community stabilization tools like strong anti-displacement support, the zoning and funding tools will still be incomplete. The first 50 years of the fair housing act have taught us fair and equitable access to housing requires multiple funds. Measures to increase housing options supportive housing and stabilized communities need to compliment and reinforce one another. Recently reported that thanks to the fair housing act, relegalizing four-plexes could boost universally acceptable homes in baby boomers will make a shortage of homes more dire than ever. This is of little use to people with mobility issues. Could redirect Portland's home building industry away from luxury and mansions and towards less expensive market rate social housing. Even these homes will fail to provide true housing for Portlanders who most need it. We need to remain focused on impacts and on outcomes. We need to take steps to reevaluate and do it again. As I stated before, that does not have to be an intent for policy to have discriminatory impact. We know what the impacts are here. The same people who suffer from land use and policies suffer from discrimination and application of screening criteria. This is not new. I would not be here today if I had concerns that fair would take lots of homes off the market, make our underlying housing shortage worse or put pressure on prices. We need to take measures who will benefit people of housing stress, housing insecurity and yes, discrimination. We have

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to ask ourselves where the burdens of our policy decisions fall. I believe -- which leaves those in danger of losing housing or never obtaining it with zero resources or recourse. We have a chance today to dismantle a clear barrier and better follow HUD's furthering fair housing guidance and we should take it. Thank you.

Wheeler: Thank you. Thanks to you both. Next three, please. Very good. Begin, please.

Mercedes Elizade: Mercedes. I work for central city concern. I'm a public policy director there. Thank you for giving me time tonight. We had a member of our flip the script housing specialist team here for the invited testimony a couple months ago. Also want to thank commissioner Hardesty. We've had you out to do tours twice in three months. Thank you very much for your time. Flip the script is a program that's specifically for African Americans in our reentry programs. Initially the program was funded to support an advocacy agenda. We thought that was going to push towards criminal justice reform. By in large the thing the folks want to see us work on is housing and housing access. We've done a little bit of analysis about what some of the success is and what some of the barriers are. We found a lot of people coming out of that program are having a really hard time having additional housing. The folks in our reentry program tend to be different than people in other central city programs that focus on people with a lot more complex health issues and a lot more barriers to stabilization. A lot of the folks in the reentry program are able to get employed, get stable and get healthy in a short amount of time. They usually don't qualify to live in central city housing once they are complete in the program. And what we've learned in looking at those who were able to access housing is the recidivism rate who are rent responsible which means they are the lease holder is almost more than 10% less the average state recidivism rate. For those concerned about safety, we can find a lot more safety in our communities if we house people. I also sent you all a letter that was signed by 30 participants and former participants expressing their support for the program. I know there's been conversation about the rent income ratios. One thing I want to say is with the new proposal that's in the substitute, if you look at a year below 80% and above 80%, a study apartment, both would have \$1500 of access income after paying their rent. And it really shows how it can level some of that playing field and if the landlords are concerned about financial feasibility, that does a fairway of doing it. If it's not the concern, going back to two times the rent is probably safe. And I guess the last thing I will say is I really appreciate the time the commissioner's taken with this in letting it be a good partner and providing feedback.

Wheeler: Thank you. Good evening.

Edith Casterline: Hello. I'm Edith. Co-leader of rental providers for positive change. We're a new group who together as rental providers will share practices and policies who are pro tenant, pro community and pro environment. This is for supporting policies and practices. Does it pertain to making housing options more equitable and stable? Two, would it be supported by tenant advocates as being a step toward fairness? Three, does it seem to us to be an improvement ethically? Four, is it doable? Five, is it simple enough landlords can adhere to it. On screen and going deposits. All of those questions can be answered to a yes. I appreciate the hard work put into simplifying the policies over previous versions. I personally have four rental units. I've struggled with how to make tenant screening a fair process so this is welcome change in the right direction. I encourage landlords to be open to the changes and revamp and restart the training program to help us more confidently follow new policies and to be more knowledgeable about fair housing practices. I'm going to cut it off cause my 14-year-old wants to get home.

Wheeler: Thank you very much. Good evening.

Sharon Eldridge: Good evening. I'm Sharon. I'm going to keep mine shorter than three minutes. Many people have already said things that have been on my mind and heart. I work with the -- I'm not trained on renter's rights and whatnot. People write letters to their

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landlords. The common theme I see when I sit down is vulnerability. People come in agitated, scared and someone referring to tenants as consumers. I cannot see them as consumers. Housing is a human right and we need to treat it as such. I know it's a business for other people. And I don't know how we ended up that way. That's what it is. And that's why we're such at odds in this discussion. I know not all landlords are exploiting tenants. But I have encountered too many who are. And I just think we need to make the priority protecting tenants. That's it.

Wheeler: Thank you. Thanks all three of you. Next three please.

Moore-Love: Phillip Joseph, David McCoy and Ralph.

Wheeler: With you like to start please?

Lindsay Ergenekan: My name is Lindsay. I am completely not a public speaker. So this is horrible. So I just wanted to come up here and talk a little bit about my experience. I'm a landlord. I'm pretty young to be one. Growing up, my mother partnered with safe partners. During this time, we moved about 20 times because we were not making enough money to actually support ourselves cause my mom was getting divorced. I'm in a mixed use building and rent out four units in my own house. All the rooms, we share the kitchen and all that stuff. And I feel like increasingly the city is asking me to take on more and more responsibility if someone chooses to trash my house. And I have a \$700 deposit. That doesn't even cover a single couch. Doesn't cover anything. Anything at all. It's an historic home. If I have a window that gets destroyed. Could be 2 or \$3,000. Maybe it means I shouldn't have renters. But I fail to see how that's going to help anyone. The rents I'm charging are pretty low. And I'm choosing to do this. And I want to help people but it's still difficult to understand how there isn't really a balance. I have to be honest, I'm a little scared of how this city is presenting landlords and I'm scared people are going to take that as we should be able to be aggressive towards my landlord just because the city isn't supporting that. I see people rolling their eyes, I see people being disrespectful here and this is a regulated place. Having someone live in your home and start to say I have all these rights. Yes, they do but you have to sit there and say I have these rights. That means you've lost the dialogue. The other thing I'd like to say my mixed use property, most of the tenants in the commercial side is therapists. Would destroy their business if they had convicted felons living in the building. They could not have that be public knowledge and I wouldn't feel right renting to them either. Having people come in for therapy and having someone that could be seen threatening to them. That's not always the case and could be the case. And could be the perception. So I guess I just want to say I feel like a lot of the policies are aimed at the middle and I'd like to see them more tailored and more responsive.

Eudaly: You seem to be a little bit confused and I'm going to make sure you understand a couple things. As a landlord that lives in a shared home, you are exempted from this policy. You are also exempted from relo. Let me finish cause this isn't going to be a dialogue. The other thing that I think you are confused about is we're not forcing you to use a low-barrier screening process. You can use your own screening process and certainly, if you cater to businesses that need increased level of safety and you feel renting to someone with a prior conviction would compromise the other tenants, that's your prerogative. I want to clear up those misunderstandings cause they simply don't exist.

Wheeler: Good evening.

Kristin Bassett: Hi. I'm Kristin. And sent you a lot of emails based on the previous drafts and only just got the ones we're talking about tonight last night. And they are very different which improved. I'm a property manager and I have two of my own rentals as well. I would not like Mayor Wheeler's amendment four because I would like to be able to maintain my own screening criteria after listening to the testimony. Also cause I just have other ideas. I will definitely re-- and I have had the individual assessment for people with criminal

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convictions all along. Maybe not all along and really not and the 72-hour period. And I think that based on the syndication software that people use, it should not be an issue. It might be an issue for somebody who has 100 rentals over a month. But they would be able to handle that with one touch. I'm just saying the application period starts at this time on this day. That's going to send it out to those 30 places. They syndicate automatically. And it's important to allow people to find a listing. And question of the cost of having access vacancies, that's mitigated by the broader screening criteria and the new income requirements. So when I first started reading this, I thought this is what all of the people who own all the vacant apartments are trying to get the city to do so they can fill their vacancies. Personally, for me, I would like to be able to set some criteria based on just for debt to income ratio. I've had people who have come to me and they've made a ton of money. They've pulled up in a big fat fancy thing looking like they walked out of the matrix. And it showed me owed -- their monthly debt payments were higher than income. They are living on credit cards and a house of cards I don't want to fall with. I'd like to have some of my own input.

Wheeler: Very good. If I may, colleagues. I will withdraw amendment number 4. My intention there was to clarify the language. And I invert antly dropped an -- inadvertently dropped a paragraph and might reconsider clarifying language with the housing bureau. Your point is very well taken. I agree. Good evening.

Kiersi Coleman: Hi. My name is kristy. It's a pleasure to be here. I have cerebral palsy. So i'm one of the people that is directly affected by this policy. And I support this policy and representing real choice initiative. Real choice initiative allows folks like me to make decisions about where they want to live. I know that accessible, affordable housing is very important. And I know that I wouldn't have ended up in adult foster care hospice home situation in my early 20s if I would have known about accessible and affordable housing in my area. To be a productive member of society. I'm a college student and serve on many boards. I also work a part-time job and I think that this would open a lot of doors for a lot of people. And I urge you to continue to have folks with disabilities and disabled folks at your meetings and ask for our voices and our perspectives. I don't see a lot of visibly-disabled folks here today. I know it's a very hard trek to sometimes come to the inaccessible spaces. And so I just want to say -- it's very articulate. This is one of my first times. But i'm very passionate about this. I really support this policy and want more folks to be at the table and I know they would like to be so maybe we're willing to work with all of you and so if we could get more outreach around the policies that affect the most affected communities that would be wonderful. Thank you.

Wheeler: Thank you. Appreciate it.

Eudaly: I want to thank you for being here and I know we're nearing the end but this is such important issue to me. Getting to live in your own home in your community of choice isn't just a quality of life issue for people with disabilities. It's a life for death issue for a lot of people with disabilities. My son has cerebral palsy. He is significantly involved and as his mom, I had to face what that meant for his life expectancy. And I did some research and it wasn't good. For several years, I expected him to live about half because of the documented outcomes for people with his level of disability and his collection of issues. I started celebrating his half birthdays. I thought if we're only going to get half a life span, we're going to get as many birthdays. I finally talked to a development pediatrician about my concerns. I started to doubt those outcomes. And what we discovered together was that because so many people like my son as adults end up in foster care and medical facilities that that data was taken from those places and not based on people living with homes in dignities and outcomes for people who get to do that are much better. And that doctor told me my son could have a typical life span which sent me into panic mode. That really is going to change how I plan the rest of my life. It was a celebration moment too and

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made me passionate about people with disabilities getting to live in homes of their choice like everyone else and i'm grateful you guys came here today to share your stories.

Hardesty: You are making me cry.

Eudaly: I don't know how I got through that without choking up.

Coleman: If I may, I don't know -- we see it as a privilege now that people get to do things and should be expectation. We should have that higher expectation for disabled and elderly and poor folks.

Wheeler: Thank you for being here. Thanks all of you. Next three, please.

Moore-Love: I think we're at the bottom of the list. If anybody signed up and didn't hear their name called, please let me know.

Ally: I'm here on behalf of sami. Good evening, mayor and commissioners. My name is alley. I'm a renter living in southeast Portland. Here to testify today in favor of the fair ordinance. Since feedback was solicited, i'd just like to say with regard to mayor wheeler's amendment number 7, as someone that has frequently lived in owner occupied duplex or co-housing, we're exempt from everything. Please let us be included in some kind of regulation for once. Please. So I think we also need to be in light of folks sending -- this is about racism and what we are doing as a city to fight back against it. We all have implicit biases. I think this microphone is wonky.

Eudaly: Pull it back a little bit.

Ally: That's what it is. Thanks. We know the common sense regulations in the fair ordinance will not go far enough but a step in the right direction towards movement in our city. We owe our fellow Portlanders that at the minimum. Black Portlanders have lived long enough under policies originated in a white utopia. This is a small step, this is a common sense step. This is a very badly needed step. Every Portlander deserves safe place to live. You have already heard many mom and pop landlords threaten to sell the rental properties. Similar threats were issued during sb 608, hb 2004. To those landlords, I would say go for it. Sell your properties. If not discriminating against renters is too much of a burden, absolutely do sell your property. I don't understand why landlords feel like the threat of selling is a real threat. Properties that are sold do not magically disappear. If they sell, their properties will be purchased by a new landlord. In either situation, it is still being used. So please, I beg you. Sell. I suspect they won't go through because we hear the same line every time. We discuss these renter protections on one other note this week marks the end of the commercial climbing season on mount everest. 11 people have died on the mountain. Climbers have between 2 and 25% chance of death. The average cost for a single person's expedition is 35 and \$100,000. That's a lot of personal risk to have bragging rights. So in closing, devote a fraction of that risk taking in clinician you once took for fair housing.

Wheeler: Interesting tie in up. For the record, the last time went was so long ago. It is interesting. The total price i paid is below the low end of what you just said. So weirdly enough, it's gotten more expensive. It's more than gentrified, it is done. The experience is very different. So commissioner, now we're done with the testimony. What is your will?

Eudaly: The last couple people that were called didn't want to come up? She called sammy. Oh, okay.

Wheeler: So we could continue this hearing, continue to take written testimony. Is that your expectation?

Eudaly: Yeah. We could leave the record open.

Wheeler: We have a time certain for that? I'll tell you what I would like to do, make sure that agenda is not jam packed. We had a ridiculously jam-packed agenda. I would like to have the time to ask questions and be thorough in our discussion so we all have an understanding. I want to make sure we reserve enough time.

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Moore-Love: We have three time certain that morning going to almost 11. And the afternoon session is only available -- but then there's a work session from 2:30 to 4:30. And you are gone thursday.

Wheeler: We can't do them on tuesday.

Eudaly: Are any of those time certain pbot items?

Moore-Love: The 10:25 is vision zero.

Wheeler: I don't like the optics of what else is there.

Moore-Love: The Portland pride proclamation.

Wheeler: The proclamation shouldn't take -- what did we put down for that?

Moore-Love: Asked for 20 but then looking for more time. I don't know if he's been able to cut that down to 20.

Wheeler: What is the afternoon work session?

Fritz: It's the racial equity accountability equity.

Wheeler: All right. We'll put it on the regular agenda and people might want to buy a lunch that day and bring it in.

Eudaly: You eat lunch?

Wheeler: If you saw the pizza I had right now, you wouldn't say that. Is that okay then? If we have to adjust at that time, I'll adjust at that time. Just go ahead and put it on the regular agenda. State the date again.

Moore-Love: June 12th regular agenda.

Wheeler: That's Wednesday?

Moore-Love: Yes.

Wheeler: All right. So we will continue both items number 512 and 513 to Wednesday June 12th. The oral record is closed but we will continue to take written commentary and so that is continued, and we are adjourned. Thank you, everybody.

Council adjourned at 9:21 p.m.