

#	Site	Constraints						Notes
		Transportation Capacity	Highway Interchanges	Substandard Streets	Water	Sewer	Stormwater	
1	Emmanuel Temple Church 1033 N Sumner St R210702		X					<p>Eric's traffic notes: "This is near an ODOT Interchange. Interstate 5 nearby has peak hour v/c issues, Killingsworth eastbound is modeled to be over-capacity during peak hours in 2035, near the Williams/Vancouver intersections. There is a nearby LRT station, across the highway."</p> <p>LU/PR history since 2015: EA 15-214303 APPT, EA 15-261203 PC, LU 16-111819 CU AD (Approved a conditional use review to remove property from the Emmanuel Church site), PR 16-256408 PLA, PR 16-268677 PLA, LU 18-141840 LDS</p> <p>RIP proposes to remove 'a' overlay.</p>
2	Mount Scott Church of God 10603 SE Henderson St R336867, R336872, R336873, R588872			X				<p>SE 105th Ave and SE Knapp St are paved without curb and no sidewalks.</p> <p>LU/PR history since 2018: EA 18-165658 PC, EA 19-258502 PC (pending; A Pre-Application Conference to discuss a new group living use on an existing church site. A land division is proposed so that the church and the group living use are each on their own site. The proposal includes 120 suites for a total of 135 residents. The facility will provide both assisted living and memory care services. 35 parking stalls will be provided with 20 of the stalls under a shared parking agreement with the church.), LU 19-152616 LDS CU TR (under review; Land division to create 19 lots, 6 tracts, 1 public street, 1 private street. Conditional Use (existing) and Tree Review)</p> <p>e-Zones: 'c' and 'p' overlays and steep slopes along northern end of main parcel. Boring Lava Domes plan area, Indian Rock Creek - BL3 resource site.</p>
3	Habitat for Humanity/Metro 2401 SW Taylors Ferry Rd (9134 SW 25th Ave) R163068, R163067						X	<p>R163067 (9134 SW 25th Ave) is mapped with a stormwater constraint.</p> <p>RIP proposes to add constrained sites (z) overlay because it contains "natural resources (inventoried)"</p> <p>LU/PR history: CU 058-72 and CU 104-86.</p>
4	Dianne Clay residence 4515 N Mississippi Ave R135550		X					<p>Eric's traffic notes: "No Issues. Frequent bus."</p> <p>No LU/PR history.</p> <p>RIP proposes to remove 'a' overlay</p>
5	Mount Tabor Presbyterian Church 5441 SE Belmont St R221875, R221878, R221879, R221880, R221881							<p>No BLI constraints.</p> <p>LU/PR history: CU 031-64.</p> <p>BHD will change multi-dwelling portion of site from R2 to RM1.</p>
6	Robison Jewish Home Parcel east of 6140 SW Boundary St R329032			X				<p>Parcel has frontage on SW Boundary St, which is paved with curb, but several surrounding streets dead-end at this property, including SW 62nd Ave (unpaved), SW Gillcrest (paved with curb), and SW 60th and 61st Avenues (both impassible/unimproved rights-of-way).</p> <p>LU/PR history: CU 071-72 (for fill), LU 05-136517 (environmental review for ped trail), LU 09-171159 CU AD, LU 11-135330 CU (Approval of Conditional Use review to allow the construction of a new 42-space parking lot in a R10-zoned portion of the Overall Site), EA 19-156103 APPT (Develop the property in phases as affordable rental housing and expansion facilities for Cedar Sinai Park, the non-profit senior living and care organization that owns the property.)</p> <p>e-Zones: 'c' and overlay and steep slopes in south half and NE portion of site. Fanno Creek plan area; Pendleton Tributary West - FC6 resource site.</p>
7	Evergreen Community / Tillamook Preschool 935 NE 33rd Ave R316847							<p>No BLI constraints.</p> <p>No LU/PR history after 1980.</p>