

Exhibit A

**PORTLAND DESIGN COMMISSION
2017 ANNUAL REPORT TO CITY COUNCIL
OCTOBER 11, 2018**



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Purpose of design review	2
DOZA administrative improvements	2
Caseload data	4
2017-2018 Overview of projects	9
2017 Design Excellence Award	17
Testimony	17
DOZA case studies	Exhibit B
DOZA Administrative Workplan	Exhibit C
Updated Hearing Tools	Exhibit D

PURPOSE OF DESIGN REVIEW

33.420.010 PURPOSE (PROPOSED REVISION)

The Design overlay zone strengthens Portland as a city designed for people and supports the city's evolution within current and emerging centers of civic life. It promotes **design excellence** in the built environment through the application of additional design guidelines and standards that:

- Build on **context** by enhancing the distinctive physical, natural, historic and cultural qualities of the location while accommodating growth and change;
- Contribute to a **public realm** that encourages social interaction and fosters inclusivity in people's daily experience; and
- Promotes **quality** and **long-term resilience** in the face of changing demographics, climate and economy.

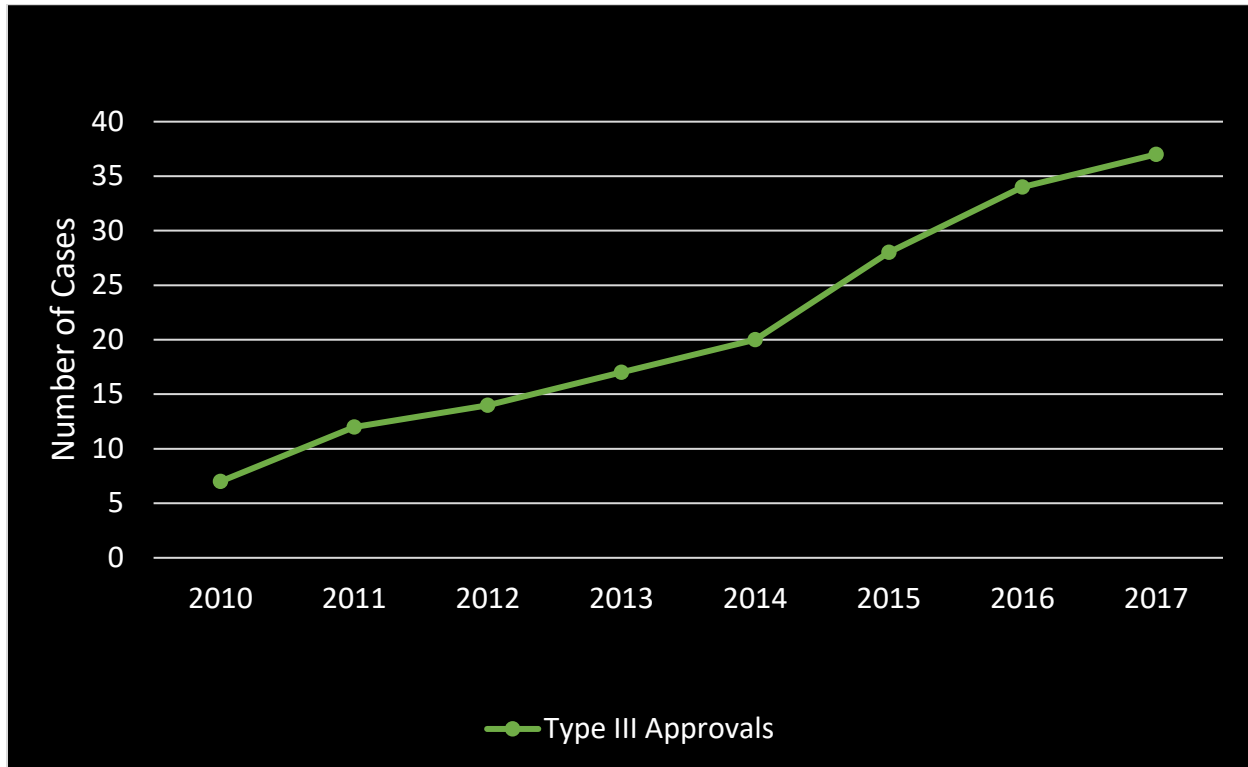
emphasis added

DESIGN OVERLAY ZONING AMENDMENTS (DOZA) ADMINISTRATIVE IMPROVEMENTS MADE BY THE BUREAU OF DEVELOPMENT SERVICES (BDS)

1. Improved public outreach tools
 - Consultation with BDS Equity Committee
 - Design Commission Twitter account
 - "Guide to Design Review Process" updated every 1 to 2 years
2. Hearings efficiencies
 - Senior/Supervisor added to staff table during all hearings
 - Green/Yellow/Red timer for all testifiers, including staff presentation
 - Design Commission Leadership Meetings with Chair and Vice Chair
 - Improved technology in the hearings room
 - Restructuring Applicant/Staff presentation order
 - Create Design Guideline Matrix for DAR and Land Use (LU) Reviews
 - Deliberation Card
 - Hearing Procedure Visuals (Staff, Public, Commission)
3. Improved agendas
 - Real start times added to the agenda for each hearing item
 - Reprioritizing Agenda Order
4. Renters included in mailed notifications

5. Neighborhood Association trainings
 - Greater Staff/Commission collaboration with Neighborhood Associations & other community organizations
6. Design Advice Request (DAR) re-branding
 - Design Advice Request (DAR) process and submittal improvements
7. DARs for 100% affordable housing cases
8. Increased staffing and professional development
 - Quarterly Professional Development Tours
 - Conferences (APA, NTHP, AIA, etc)
 - Staff Equity Training
 - Team-building efforts
 - BPS/BDS Special Project Coordination
 - *BPS/BDS Area Character & District Liaison Coordination*
9. Commission trainings and regular retreats
 - Facilitation training for Chairs and Commission staff
 - Reinstating Quarterly Retreats
 - Compiling Training Packets for Commission
 - Annual City Attorney refreshers with Design Commission
 - Design Commission "Top Ten" Biannual Reminders
10. Design Commission Bylaws

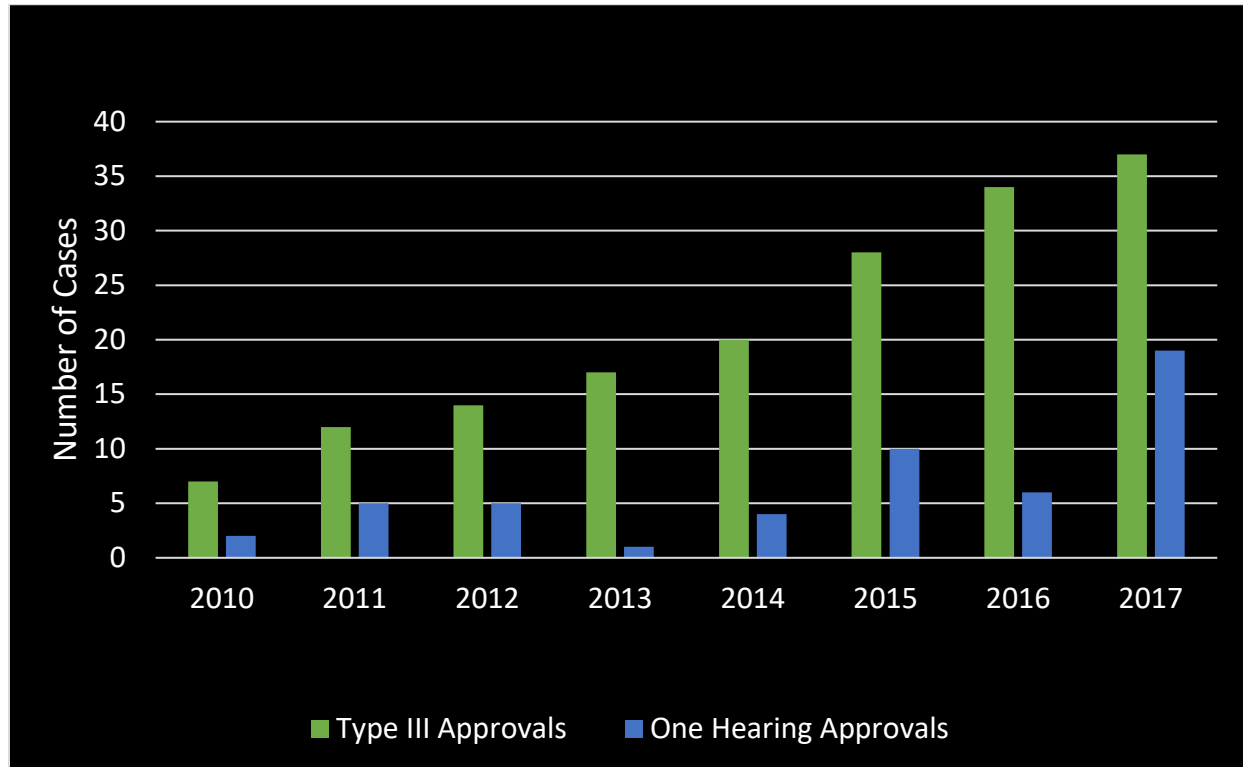
CASELOAD DATA | WORKLOAD



CASELOAD DATA | WORKLOAD

	2017	2010
Briefings, retreats, work sessions	25	19
Design advice requests	23	5
Type III approvals	37	8
Type III denials	1	0
Type III appeals to Council	3	0
Type II approvals	142	99
Type II appeals to Commission	4	1
Thursdays	42	19
Total items	277	151

CASELOAD DATA | HEARING EFFICIENCY



CASELOAD DATA | BUILDINGS APPROVED

	2017	2016
Downtown	9	10
Goose Hollow	7	1
River District	4	7
Lloyd	2	10
Central Eastside	6	3
South Waterfront	5	3
Southwest	1	1
Northwest	6	3
Northeast	1	3
Gateway	1	1
Total buildings	42	42

CASELOAD DATA | APPEALS TO COUNCIL, 2016 – SEPTEMBER 2018

Denial Appealed – Redesigned Building Approved

- Ankeny Apartments

Conditions of Approval Appealed

- Next Hotel
- Vibrant! Apartments
- Studio and Guild Theater Building

Approval Appealed

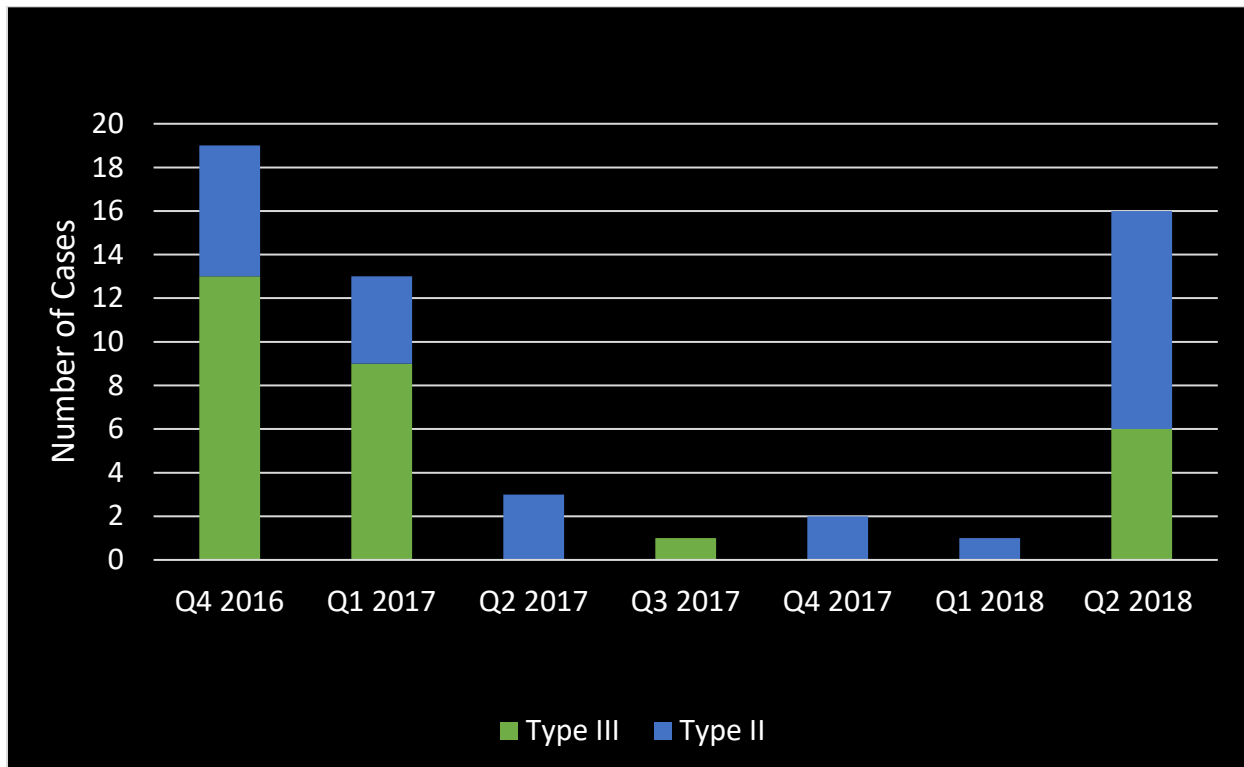
- Press Blocks Tower
- Fremont Apartments
- Block 290 Apartments

HOUSING SNAPSHOT | TYPE III CASES, ANNUAL



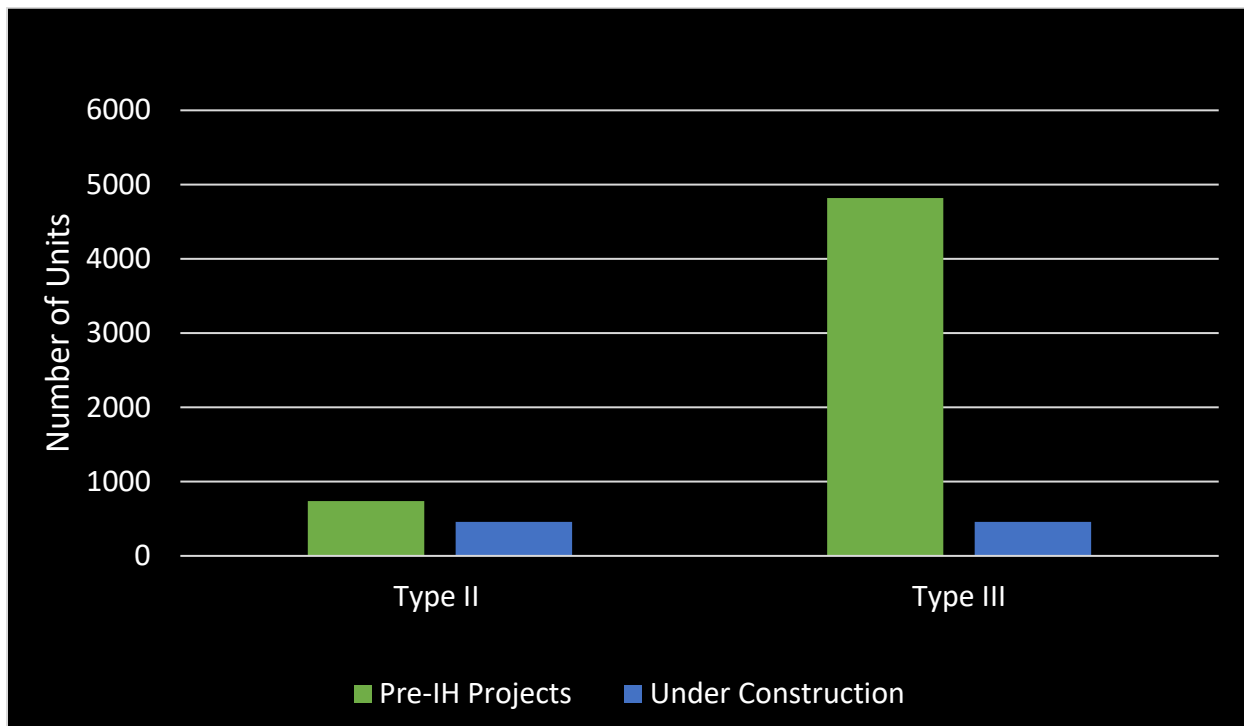
includes group living

HOUSING SNAPSHOT | ALL CASES, QUARTERLY

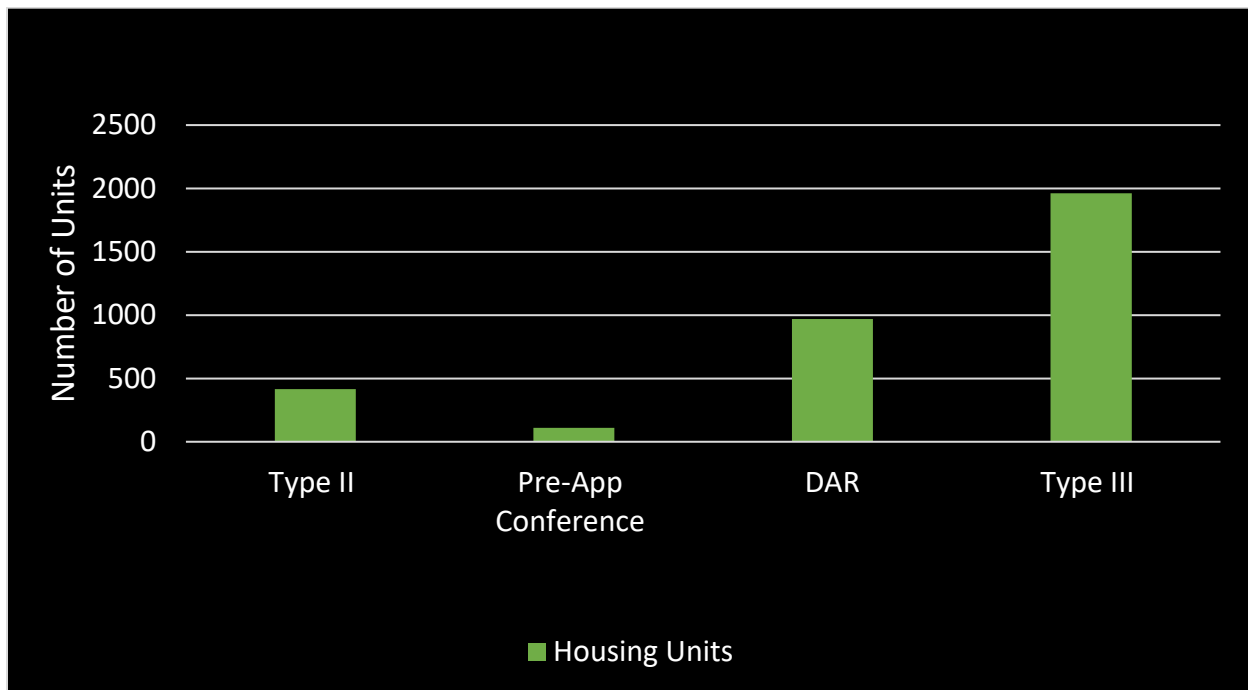


includes group living

HOUSING SNAPSHOT | PRE-INCLUSIONARY HOUSING VESTED UNITS



HOUSING SNAPSHOT | POST-INCLUSIONARY HOUSING PIPELINE UNITS



data through September 2018

2017-2018 OVERVIEW OF PROJECTS



DOWNTOWN

SW Park & Columbia Housing, GBD Architects



DOWNTOWN

Ten West, Jones Architecture



DOWNTOWN

Neuberger Hall, Hacker



LLOYD

1010 NE Grand, LRS Architects and LEVER Architecture



LLOYD

1732 NE 2nd Ave, Works Progress Architecture



LLOYD

Lloyd East Theater, LDA Design Group



CENTRAL EASTSIDE

5 MLK, G | R | E | C Architects



CENTRAL EASTSIDE

Eastside Office, Hacker



GOOSE HOLLOW

Providence Park Expansion, Allied Works Architecture



GOOSE HOLLOW Press Blocks, Mithūn and GBD Architects



RIVER DISTRICT

1319 NW Johnson, TVA Architects



RIVER DISTRICT

NW Savier St Self Storage, MCA Architects



GATEWAY

Cherry Blossom Townhomes, Ankrom Moisan Architects



MARQUAM HILL

Elks Children's Eye Clinic, NBBJ



TYPE II APPEAL, ST JOHNS

Central Lofts, Jones Architecture

2017 DESIGN EXCELLENCE AWARD



Eastside Office, Hacker

TESTIMONY

David Keltner	HACKER
Kirk Williams	CYPRESS EQUITIES
Anyeley Hallova	PROJECT^
Bert Gregory	MITHŪN
Dave Otte	AIA UDP
Kristin Calhoun	RACC