

Portland Planning Commission

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November 14, 2023

Mayor Wheeler and City Commissioners

City of Portland

1221 SW Fourth Avenue

Portland, OR 97204

Dear Mayor Wheeler and City Commissioners

The Planning Commission (PC) is pleased to offer our support for the 2045 Housing Needs Analysis (HNA) and the 2023 Residential Buildable Land Inventory (BLI), currently scheduled to come before Portland City Council on December 6, 2023. The PC voted unanimously on October 24, 2023, to recommend adoption of the plan.

The HNA addresses how the City of Portland will accommodate future population growth by ensuring there is enough zoned land for housing. The HNA identifies a need for 120,000 additional housing units by 2045. Specifically, Portland should strive to produce 55,000 units by 2032 to align ourselves with Governor Kotek's housing goals. The good news is that the BLI identifies more than 237,000 units of potential development capacity in Portland. The challenge will be in creating 63,000 units (53%) that are affordable to lower income households, as well as other types of housing, to maintain Portland's diversity.

The HNA will be the foundation for the next step – the Housing Production Strategy (HPS) – which will identify specific housing production strategies to support the development of 120,000 needed housing units. The Planning Commission will advise, monitor, and review a community engagement plan that will be followed to create the HPS.



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The HPS will need to do the deep work to identify strategies, including local, state, and federal funding resources, that will produce the affordable units that Portland needs.

Respectfully submitted,



Mary-Rain O'Meara
Chair



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