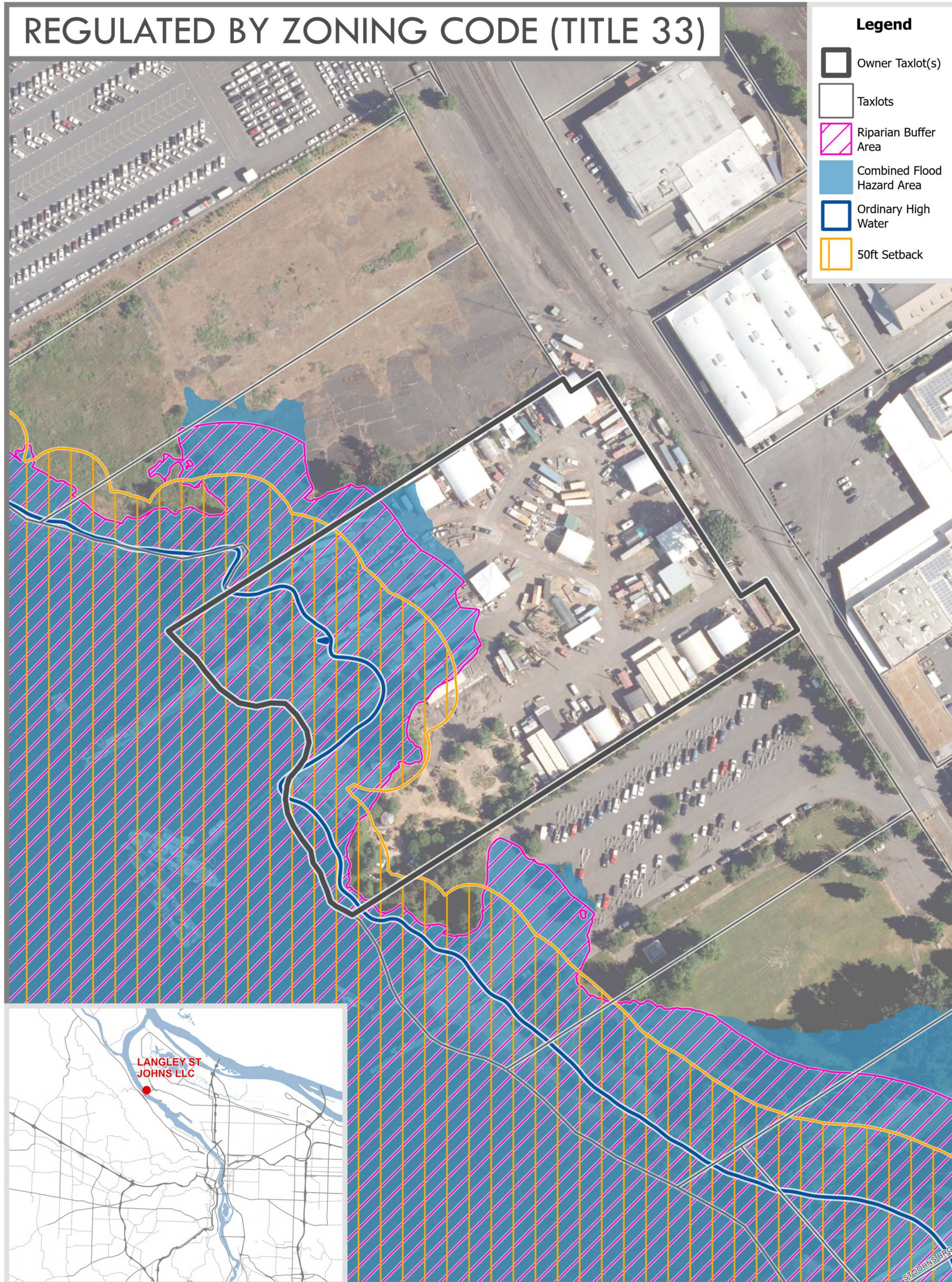


LANGLEY ST JOHNS LLC

REGULATED BY ZONING CODE (TITLE 33)



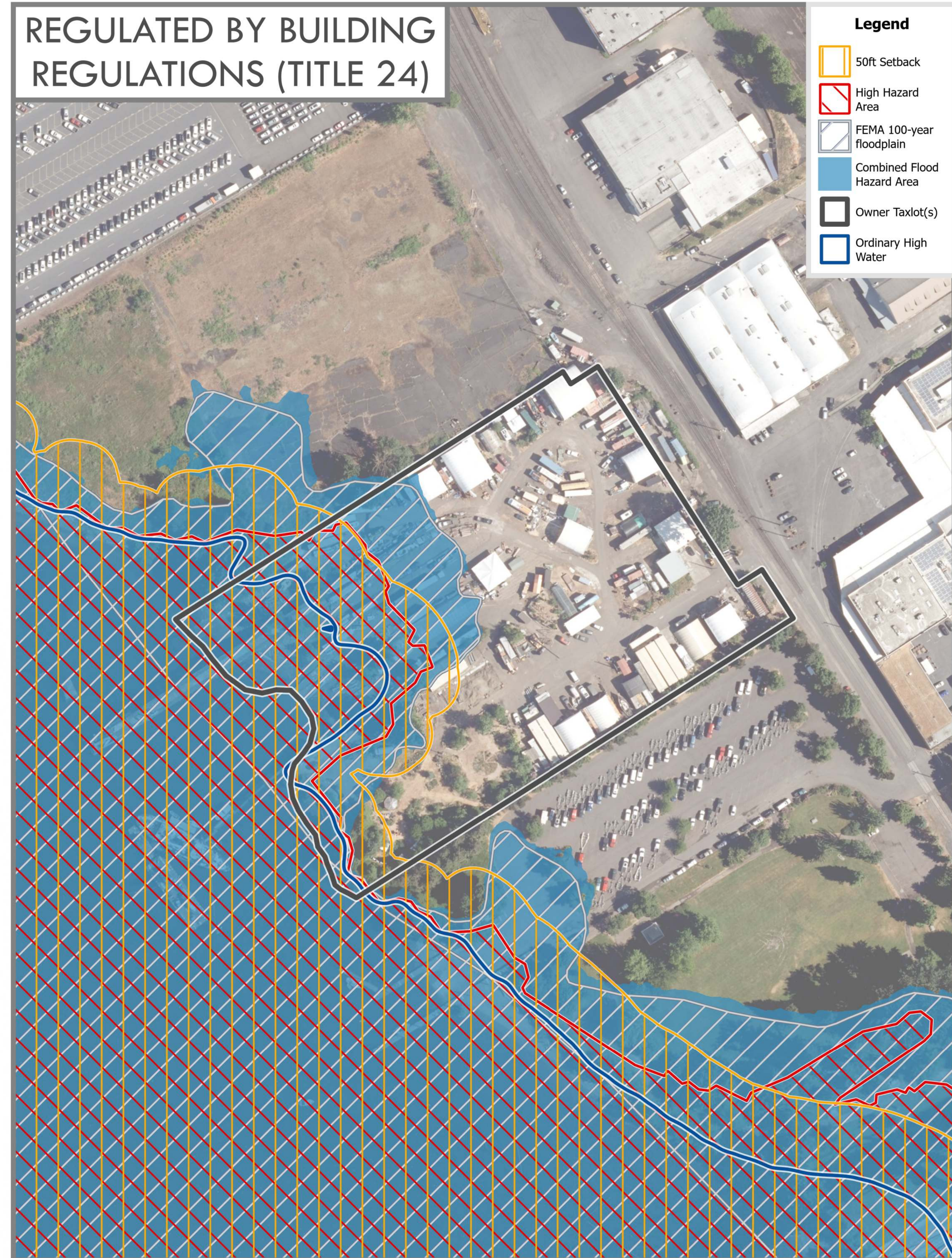
- Legend**
- Owner Taxlot(s)
 - Taxlots
 - Riparian Buffer Area
 - Combined Flood Hazard Area
 - Ordinary High Water
 - 50ft Setback

DRAFT RIVER ENVIRONMENTAL OVERLAY ZONE



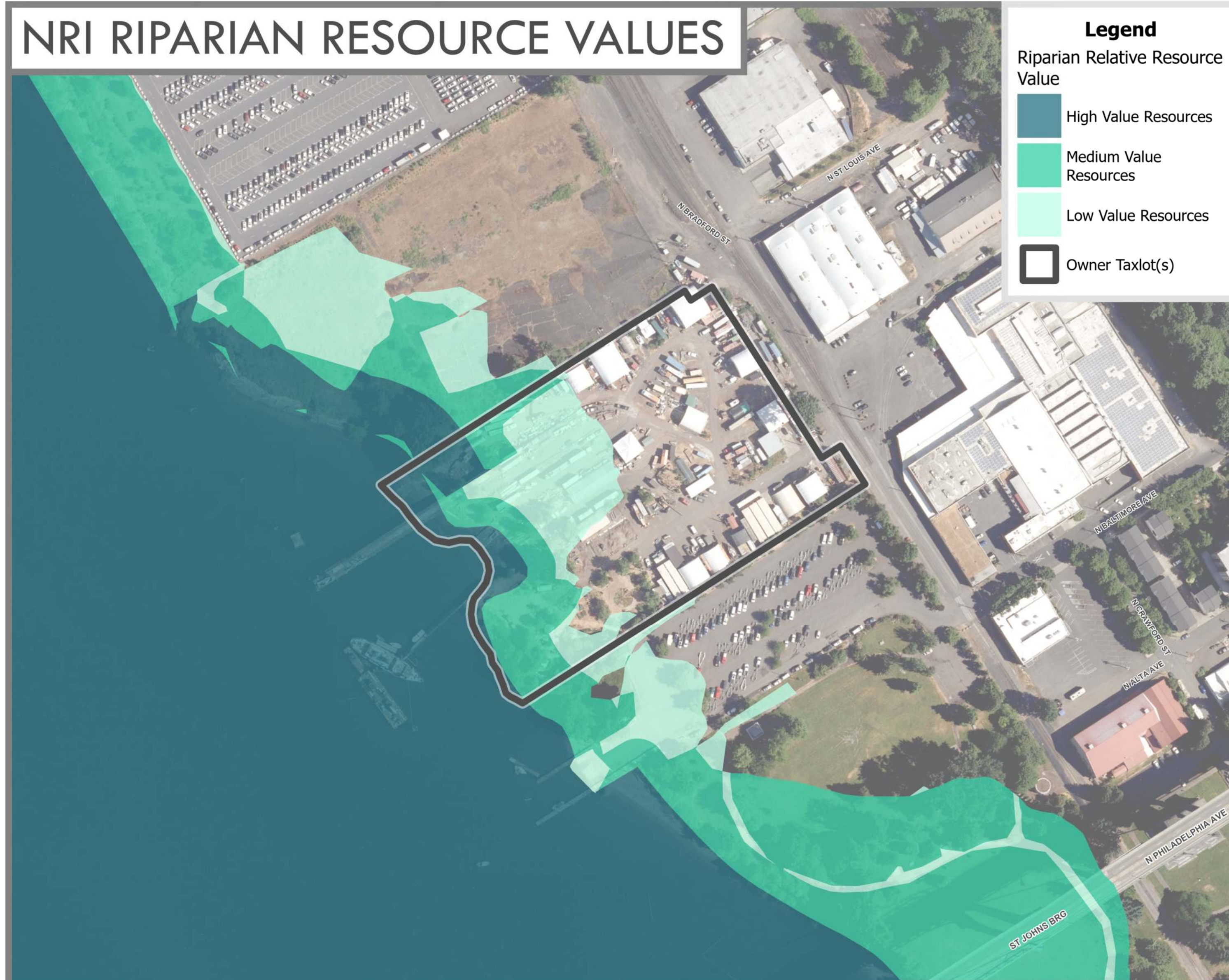
- Legend**
- Owner Taxlot(s)
 - Taxlots
 - River 'e'

REGULATED BY BUILDING REGULATIONS (TITLE 24)



- Legend**
- 50ft Setback
 - High Hazard Area
 - FEMA 100-year floodplain
 - Combined Flood Hazard Area
 - Owner Taxlot(s)
 - Ordinary High Water

NRI RIPARIAN RESOURCE VALUES



- Legend**
- Riparian Relative Resource Value
- High Value Resources
 - Medium Value Resources
 - Low Value Resources
 - Owner Taxlot(s)

Langley St Johns Total Site Area	Combined Flood Hazard Area		FEMA 100-year Floodplain		Setback		High Hazard Area		Draft River 'e' Overlay Zone	
Acres	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site
6.3	1.8	28.3%	1.7	27.3%	1.5	24.1%	0.9	14.3%	2.0	32.0%

November 29, 2023

City of Portland, Oregon
Bureau of Planning & Sustainability
Geographic Information System

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Sources:

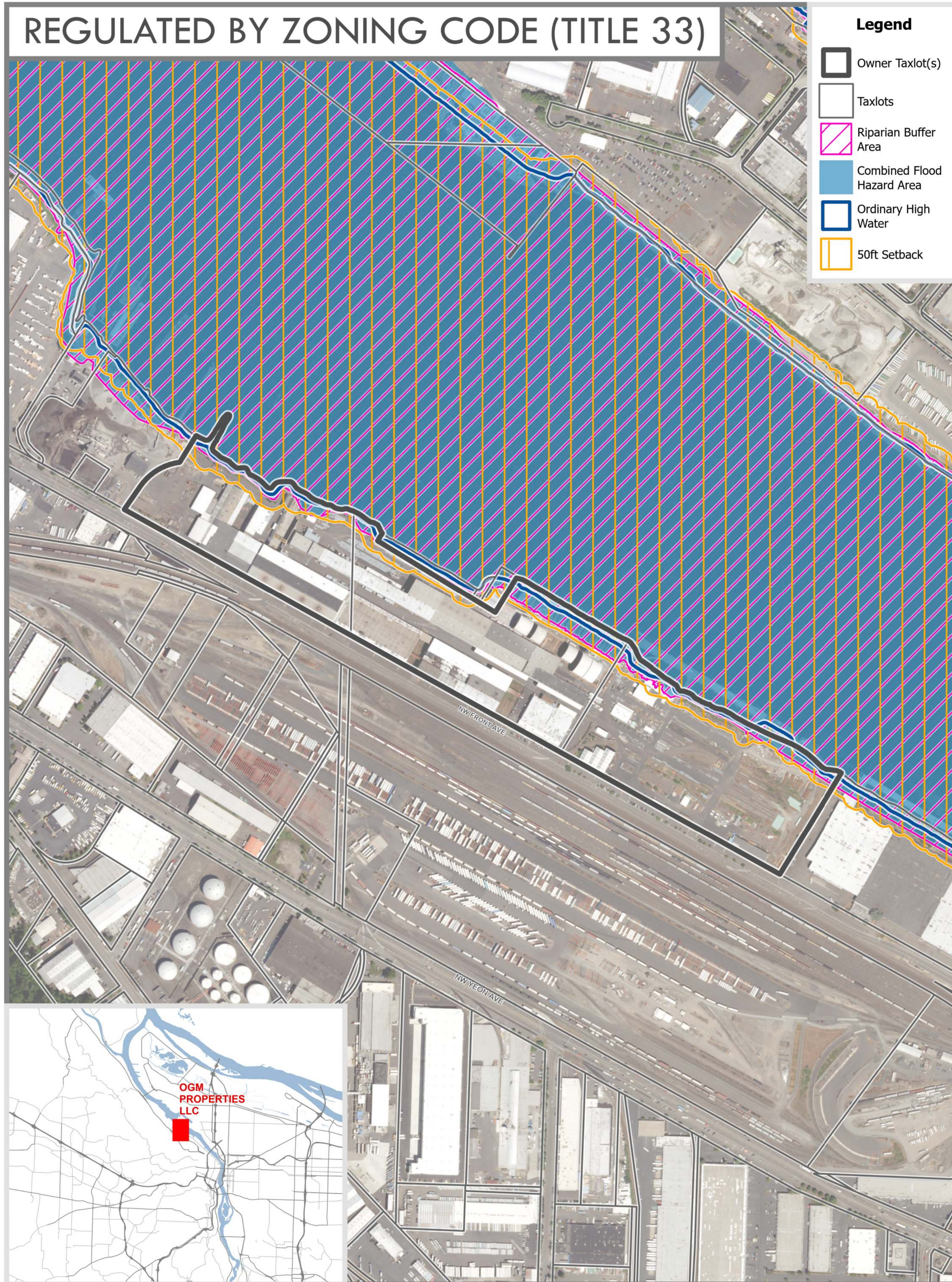
City of Portland:
Riparian Buffer Area, 50-ft Setback, Ordinary High Water, High Hazard Area, River 'e'
FEMA:
100 Year Floodplain



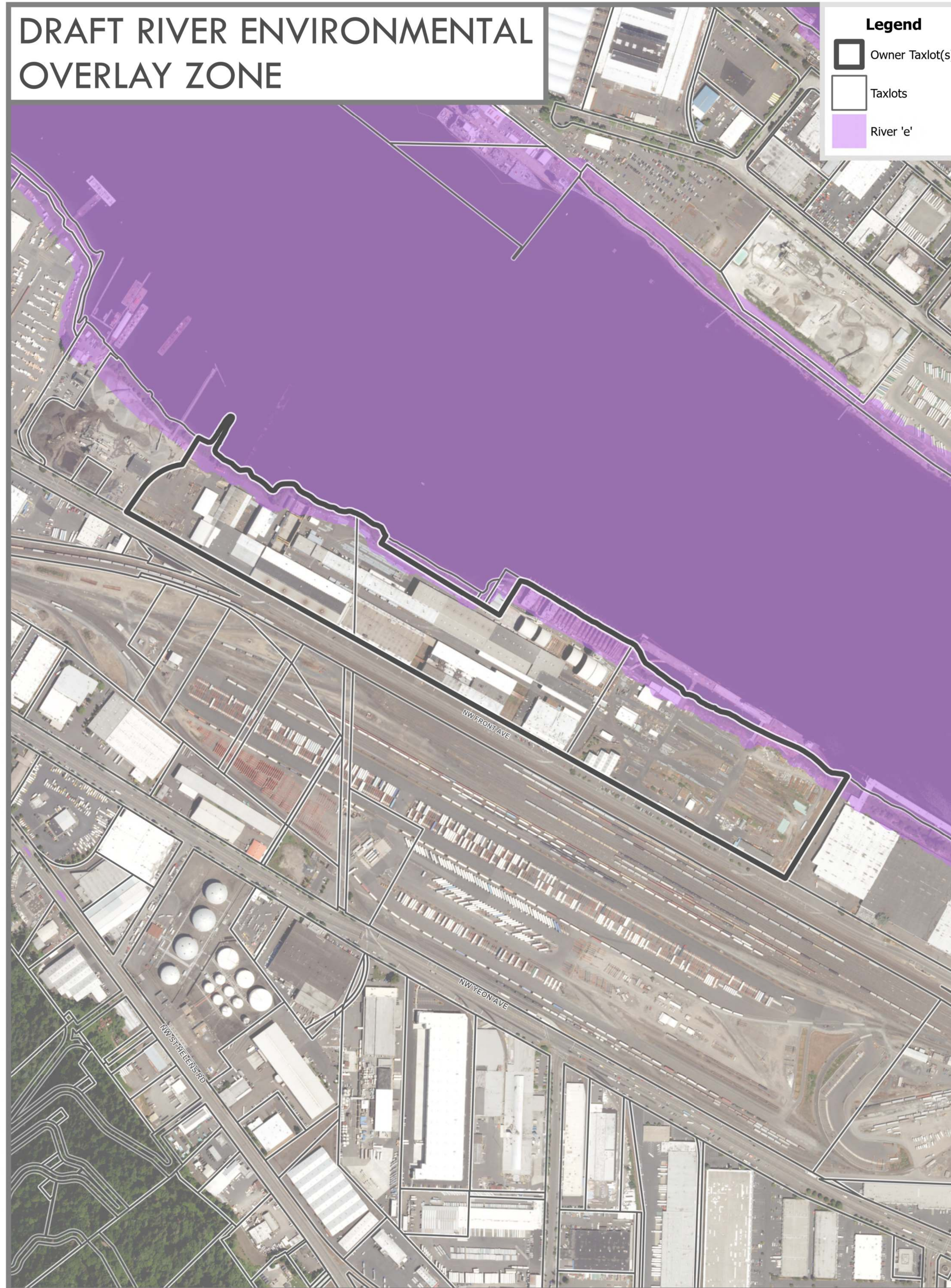
THE BUREAU OF **PLANNING & SUSTAINABILITY**

OGM PROPERTIES LLC

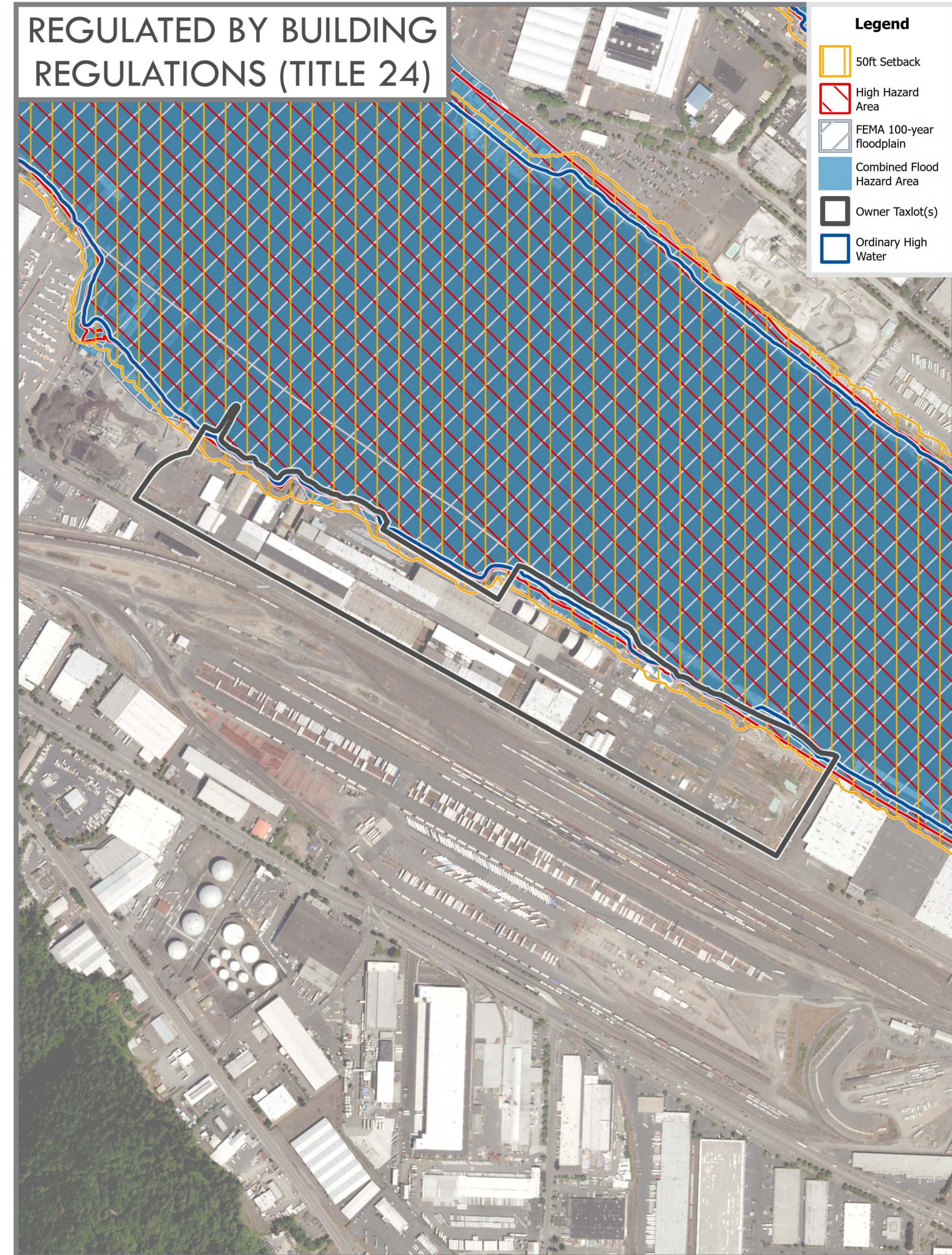
REGULATED BY ZONING CODE (TITLE 33)



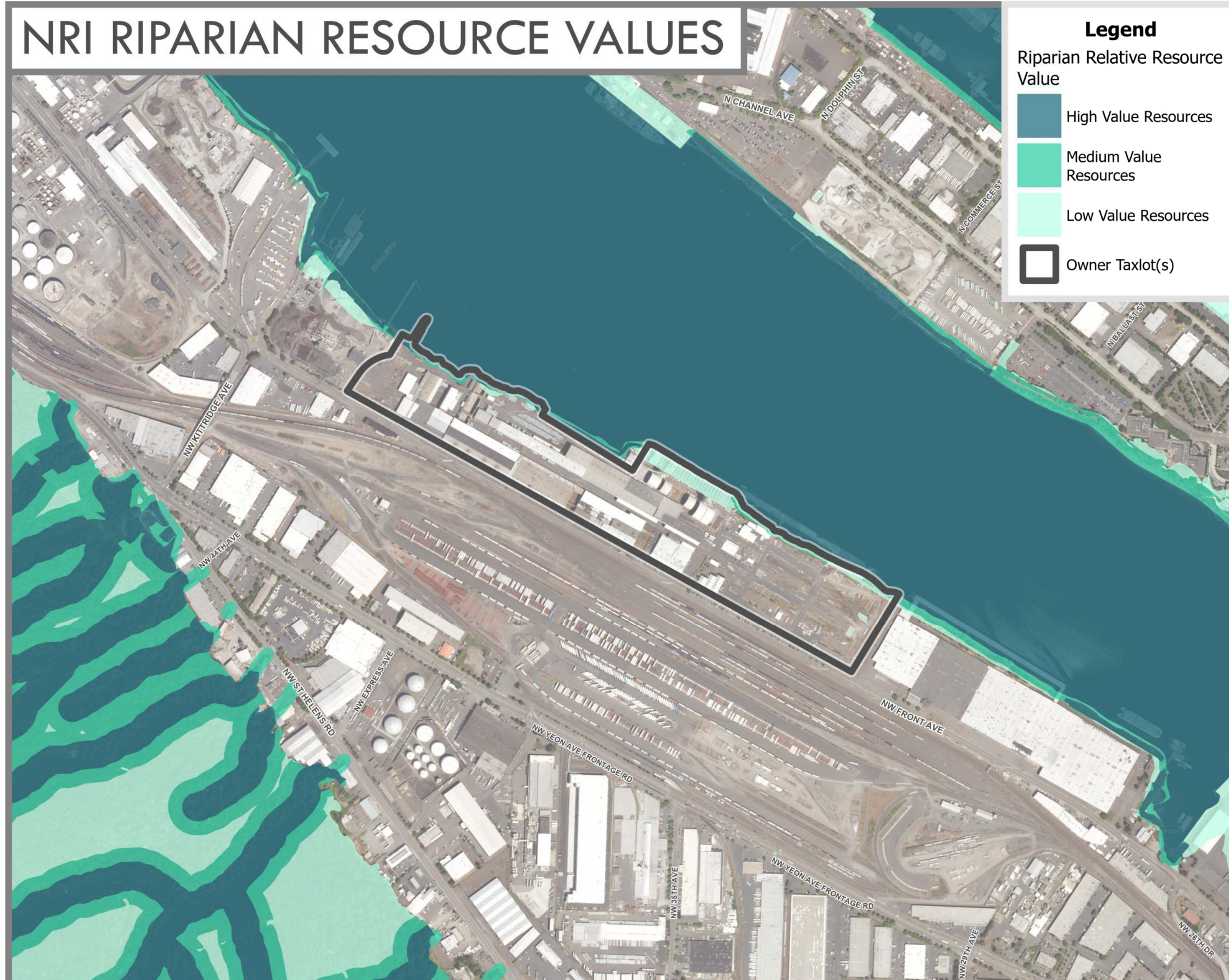
DRAFT RIVER ENVIRONMENTAL OVERLAY ZONE



REGULATED BY BUILDING REGULATIONS (TITLE 24)



NRI RIPARIAN RESOURCE VALUES



OGM Properties LLC Total Site Area		Combined Flood Hazard Area		FEMA 100-year Floodplain		Setback		High Hazard Area		Draft River 'e' Overlay Zone	
Acres	% of the total site	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site
55.4		5.0	9.0%	3.5	6.4%	8.8	15.9%	3.5	6.3%	8.8	15.9%

November 29, 2023

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Bureau of Planning & Sustainability
Geographic Information System

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Sources:

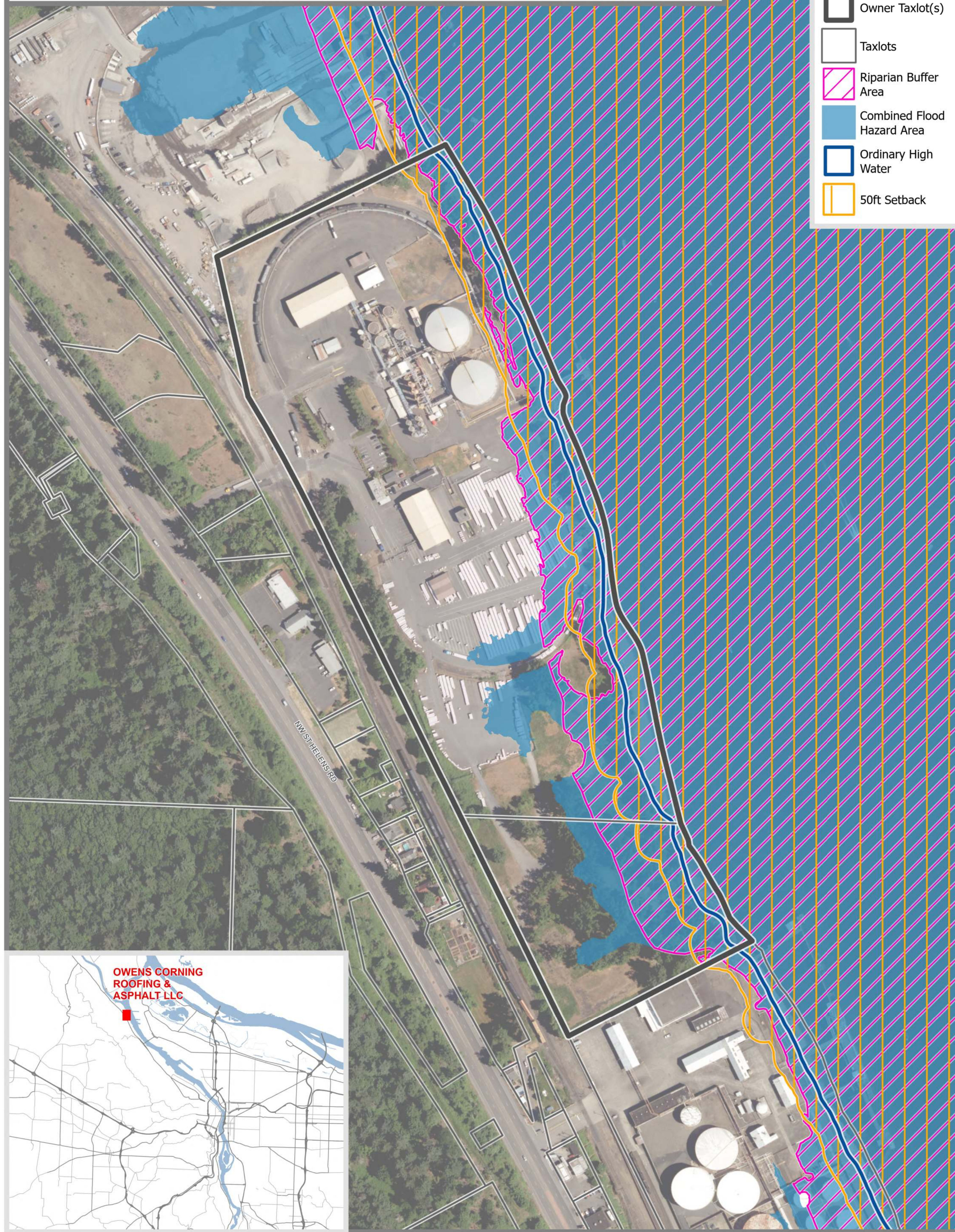
City of Portland:
Riparian Buffer Area, 50-ft Setback, Ordinary High Water, High Hazard Area, River 'e'
FEMA:
100 Year Floodplain



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OWENS CORNING ROOFING & ASPHALT LLC

REGULATED BY ZONING CODE (TITLE 33)



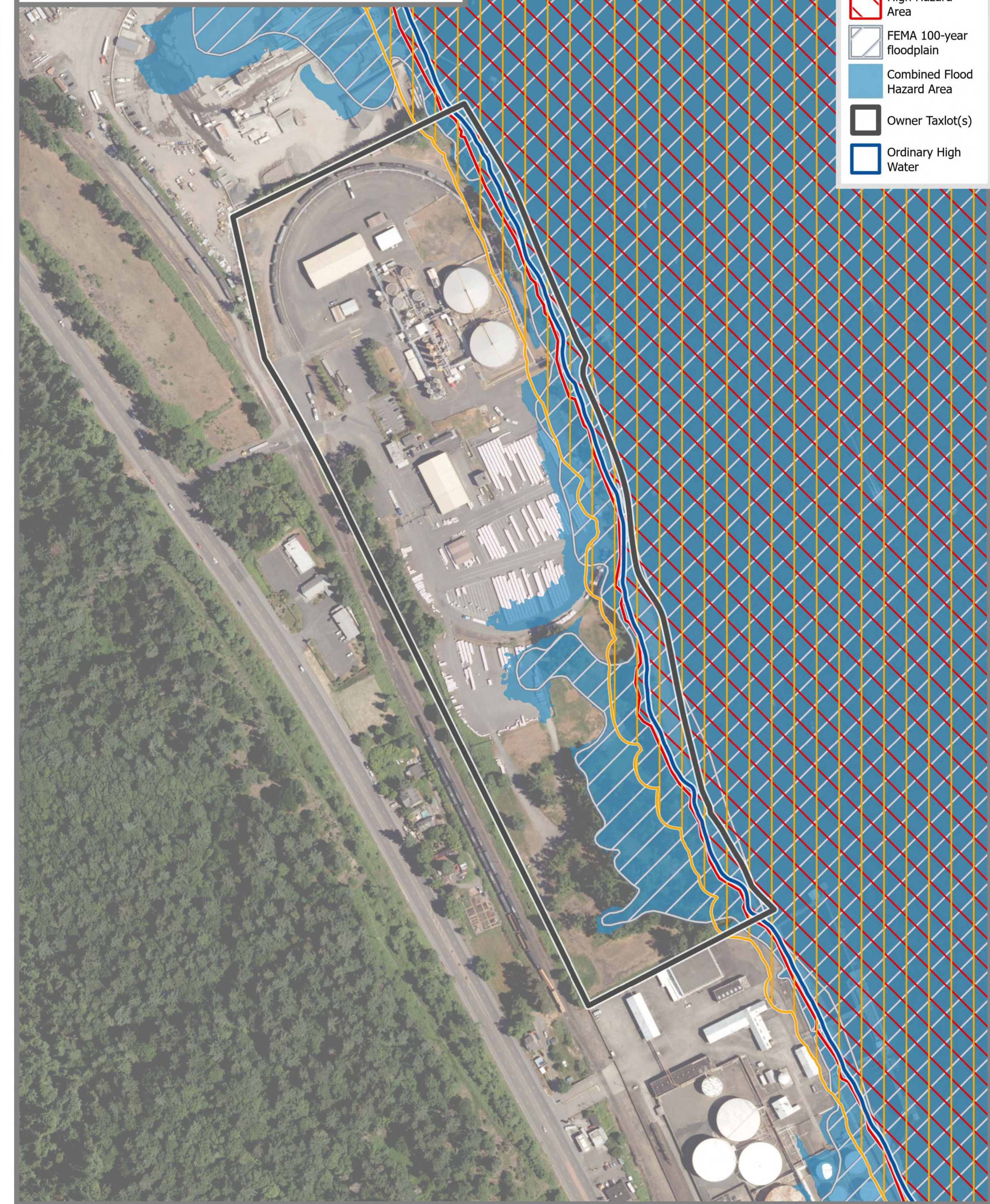
- Legend**
- Owner Taxlot(s)
 - Taxlots
 - Riparian Buffer Area
 - Combined Flood Hazard Area
 - Ordinary High Water
 - 50ft Setback

DRAFT RIVER ENVIRONMENTAL OVERLAY ZONE



- Legend**
- Owner Taxlot(s)
 - Taxlots
 - River 'e'

REGULATED BY BUILDING REGULATIONS (TITLE 24)



- Legend**
- 50ft Setback
 - High Hazard Area
 - FEMA 100-year floodplain
 - Combined Flood Hazard Area
 - Owner Taxlot(s)
 - Ordinary High Water



NRI RIPARIAN RESOURCE VALUES



- Legend**
- Riparian Relative Resource Value
- High Value Resources
 - Medium Value Resources
 - Low Value Resources
 - Owner Taxlot(s)

Owens Corning Roofing & Asphalt LLC		Combined Flood Hazard Area		FEMA 100-year Floodplain		Setback		High Hazard Area		Draft River 'e' Overlay Zone	
Acres	Total Site Area	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site
33.2	33.2	8.5	25.7%	7.0	21.0%	5.2	15.6%	1.0	2.9%	9.4	28.2%

November 29, 2023

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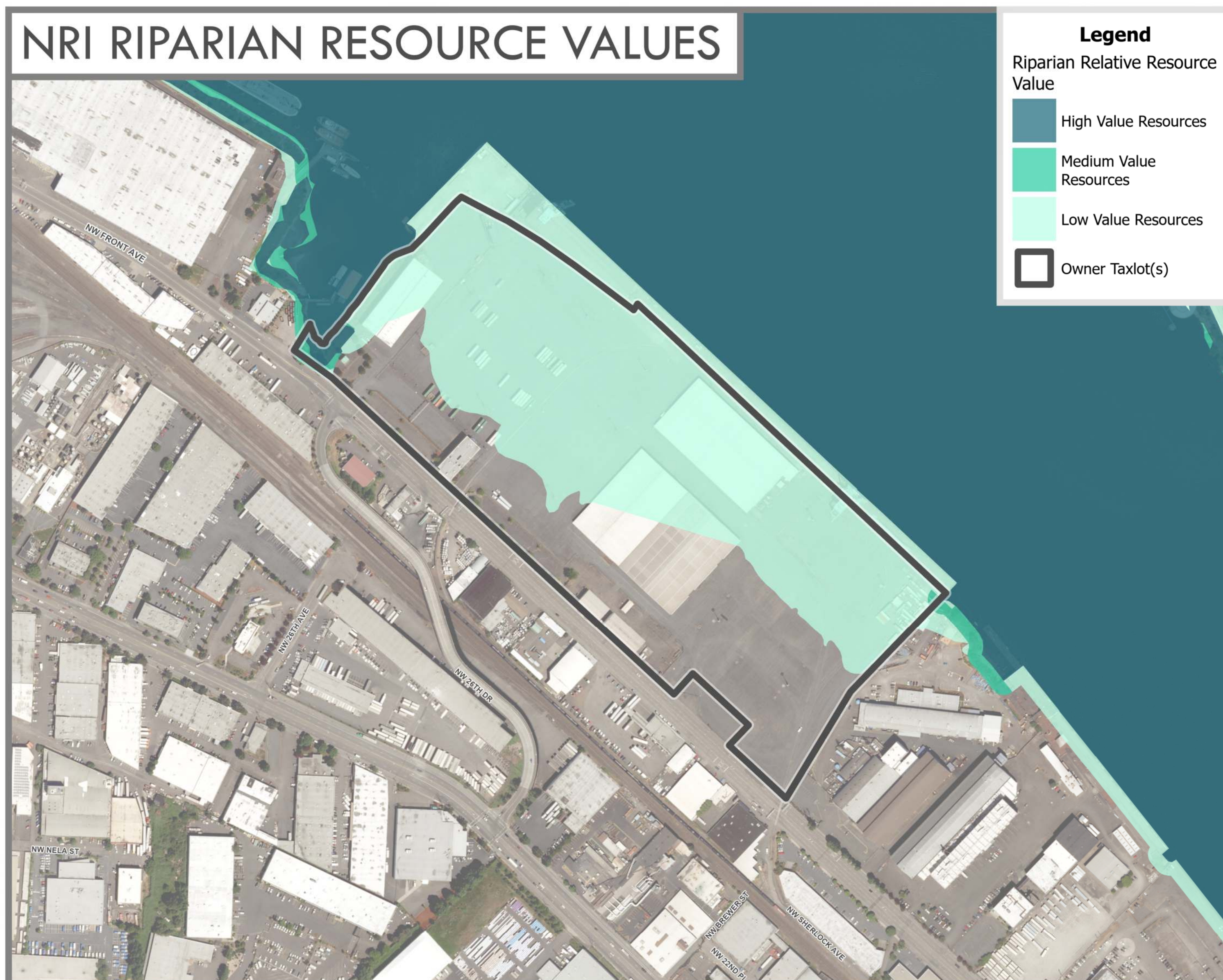
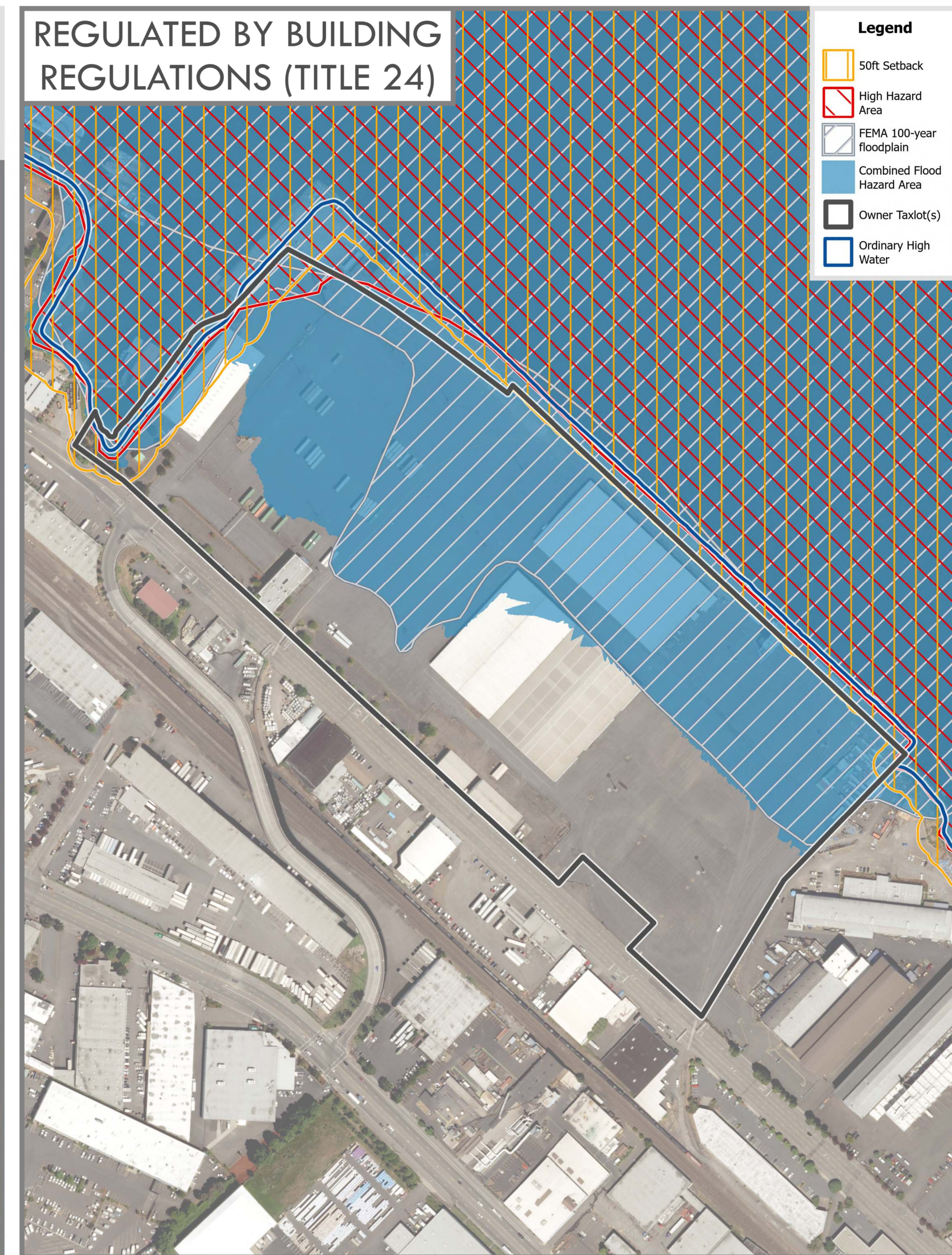
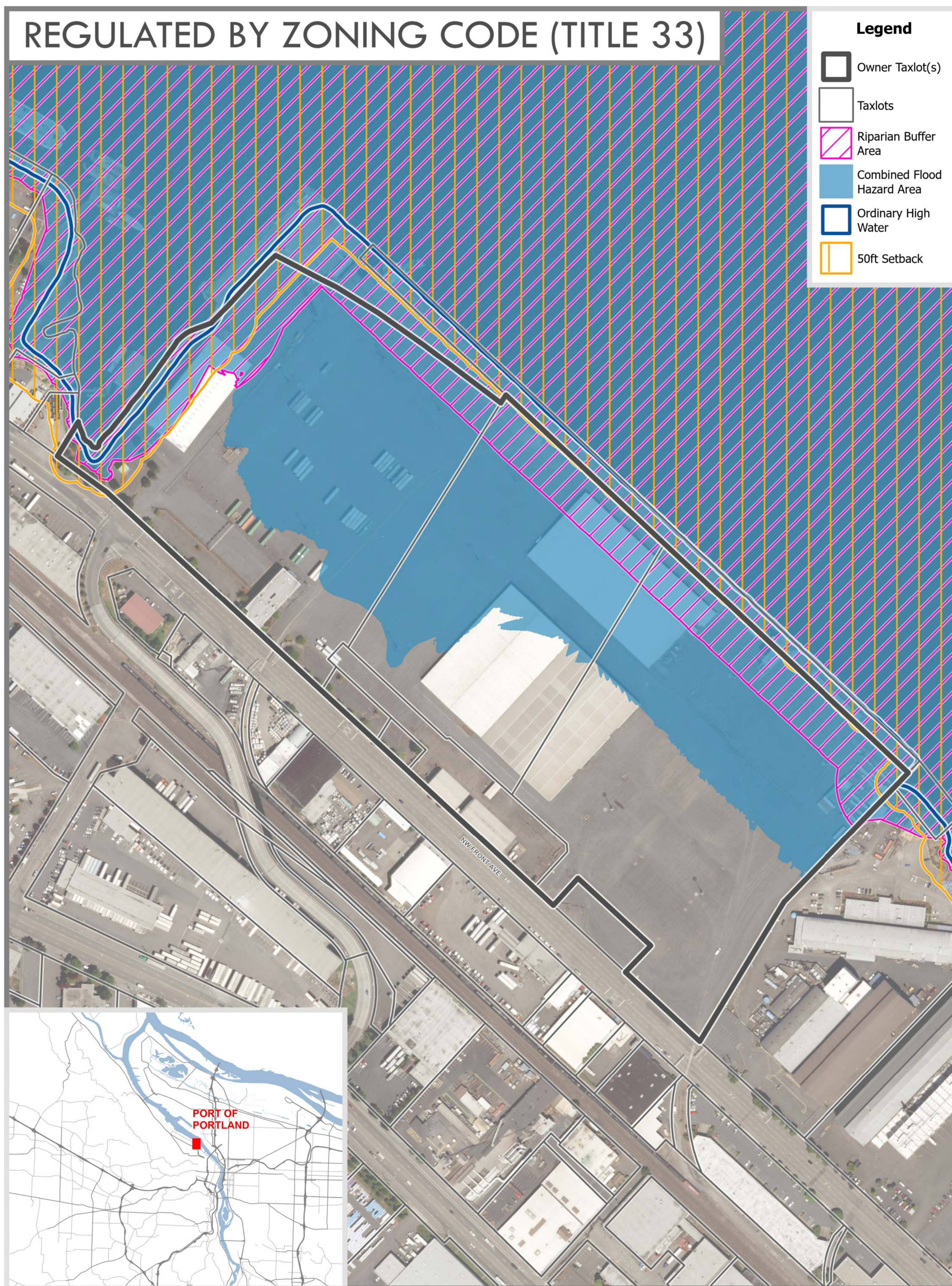
Sources:

City of Portland:
Riparian Buffer Area, 50-ft Setback, Ordinary High Water, High Hazard Area, River 'e'
FEMA:
100 Year Floodplain



THE BUREAU OF **PLANNING & SUSTAINABILITY**

PORT OF PORTLAND



Port of Portland (Terminal 2) Total Site Area		Combined Flood Hazard Area		FEMA 100-year Floodplain		Setback		High Hazard Area		Draft River 'e' Overlay Zone	
Acres	% of the total site	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site
49.0		28.3	57.8%	21.9	44.6%	4.9	9.9%	1.8	3.8%	10.4	21.3%

November 29, 2023

City of Portland, Oregon
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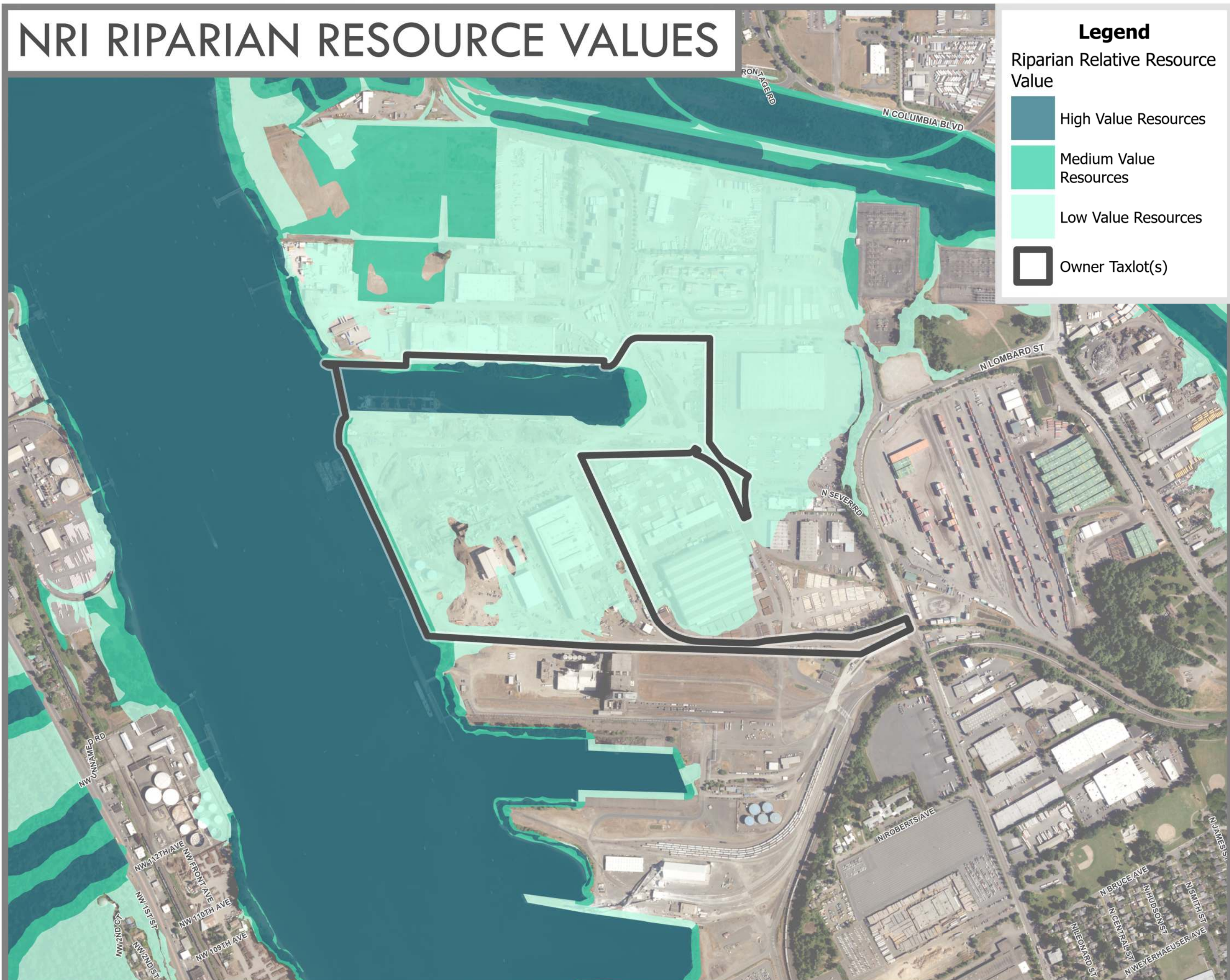
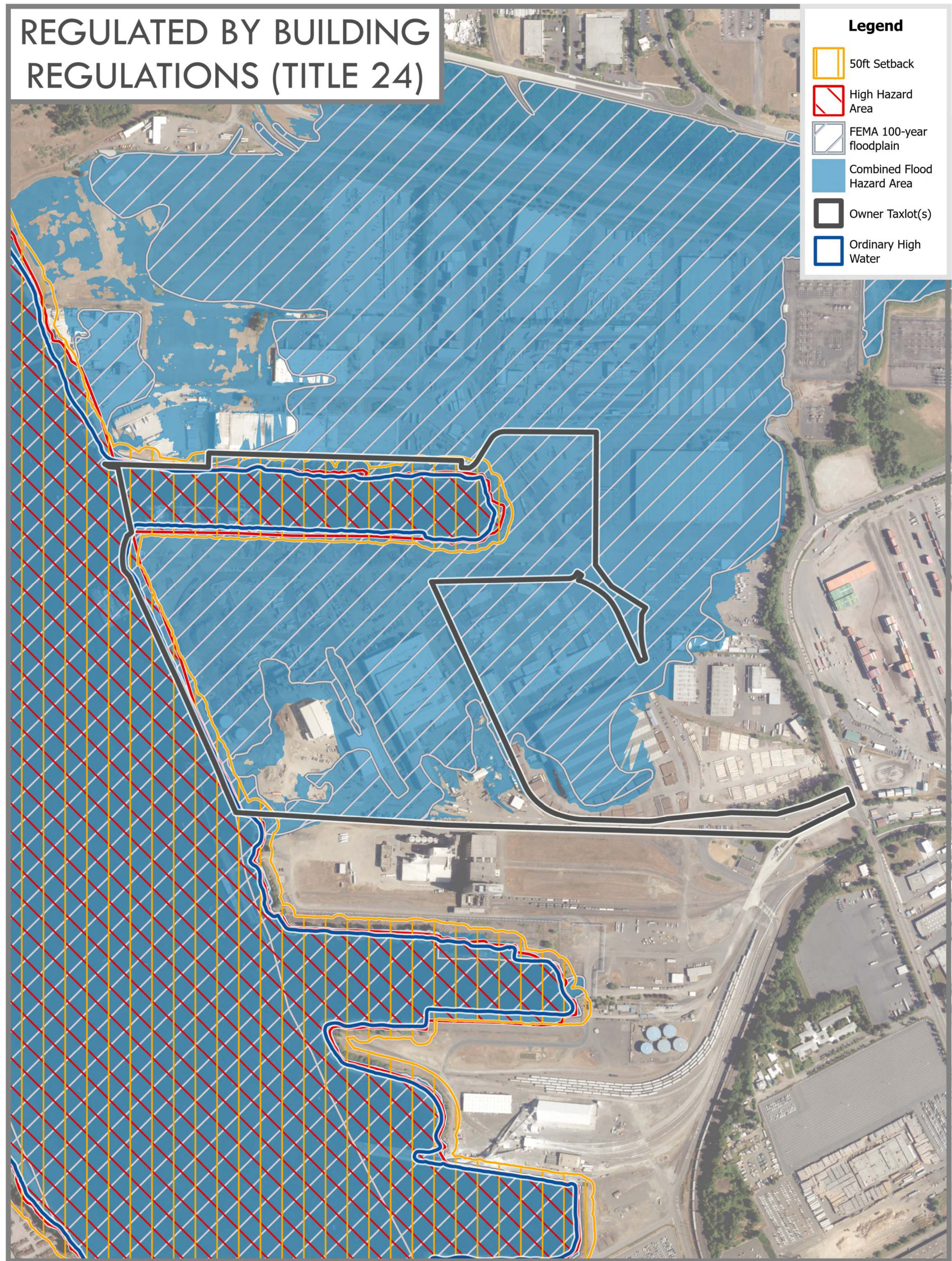
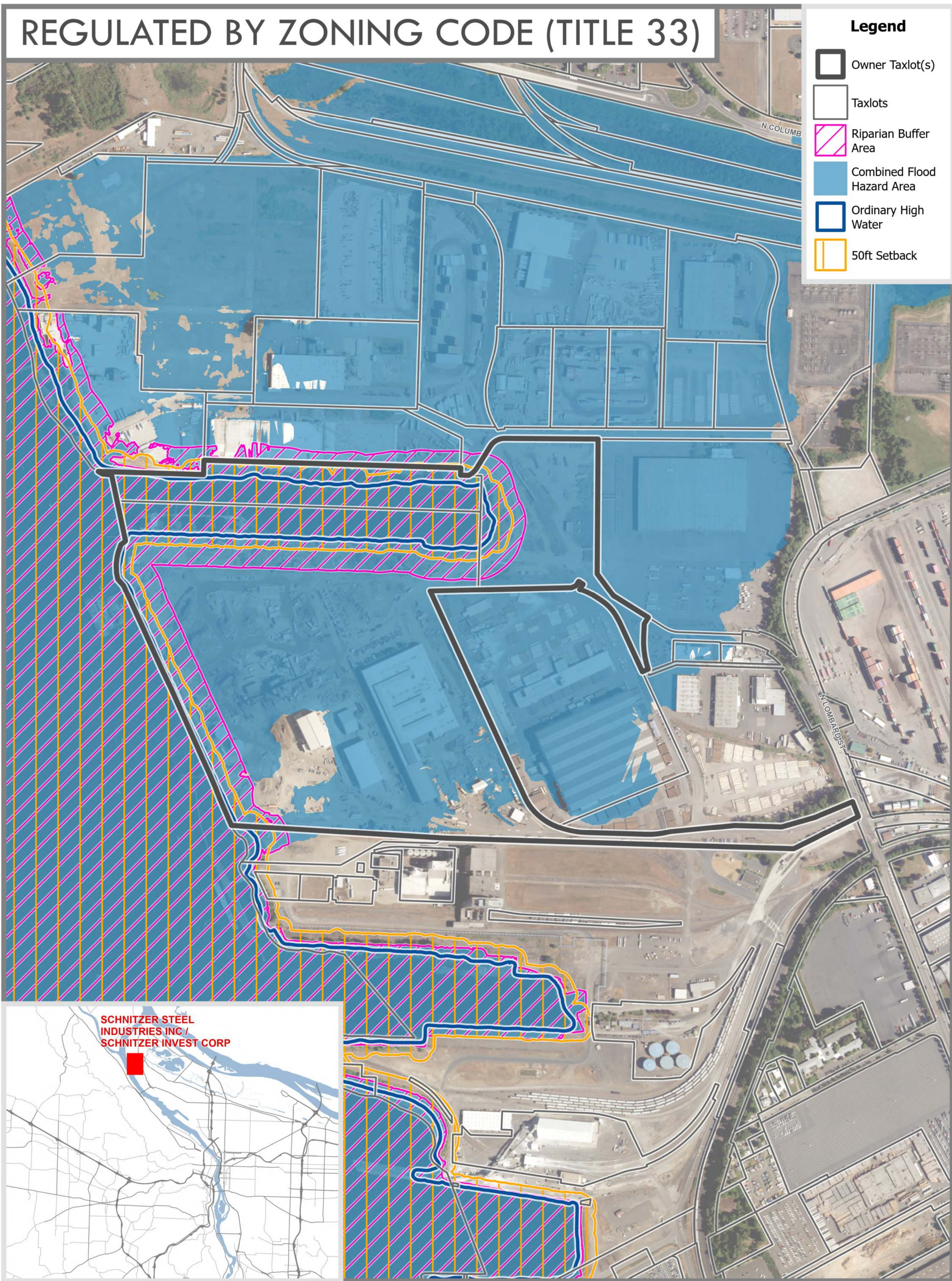
Sources:

City of Portland:
 Riparian Buffer Area, 50-ft Setback, Ordinary High Water, High Hazard Area, River 'e'
 FEMA:
 100 Year Floodplain



THE BUREAU OF PLANNING & SUSTAINABILITY

SCHNITZER STEEL INDUSTRIES INC / SCHNITZER INVEST CORP



Schnitzer Steel Industries Inc Total Site Area		Combined Flood Hazard Area		FEMA 100-year Floodplain		Setback		High Hazard Area		Draft River 'e' Overlay Zone	
Acres	% of the total site	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site	Acres	% of the total site
83.8		73.5	87.8%	65.4	78.1%	10.6	12.7%	4.1	4.9%	21.0	25.0%

November 29, 2023

**City of Portland, Oregon
Bureau of Planning &
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Sources:

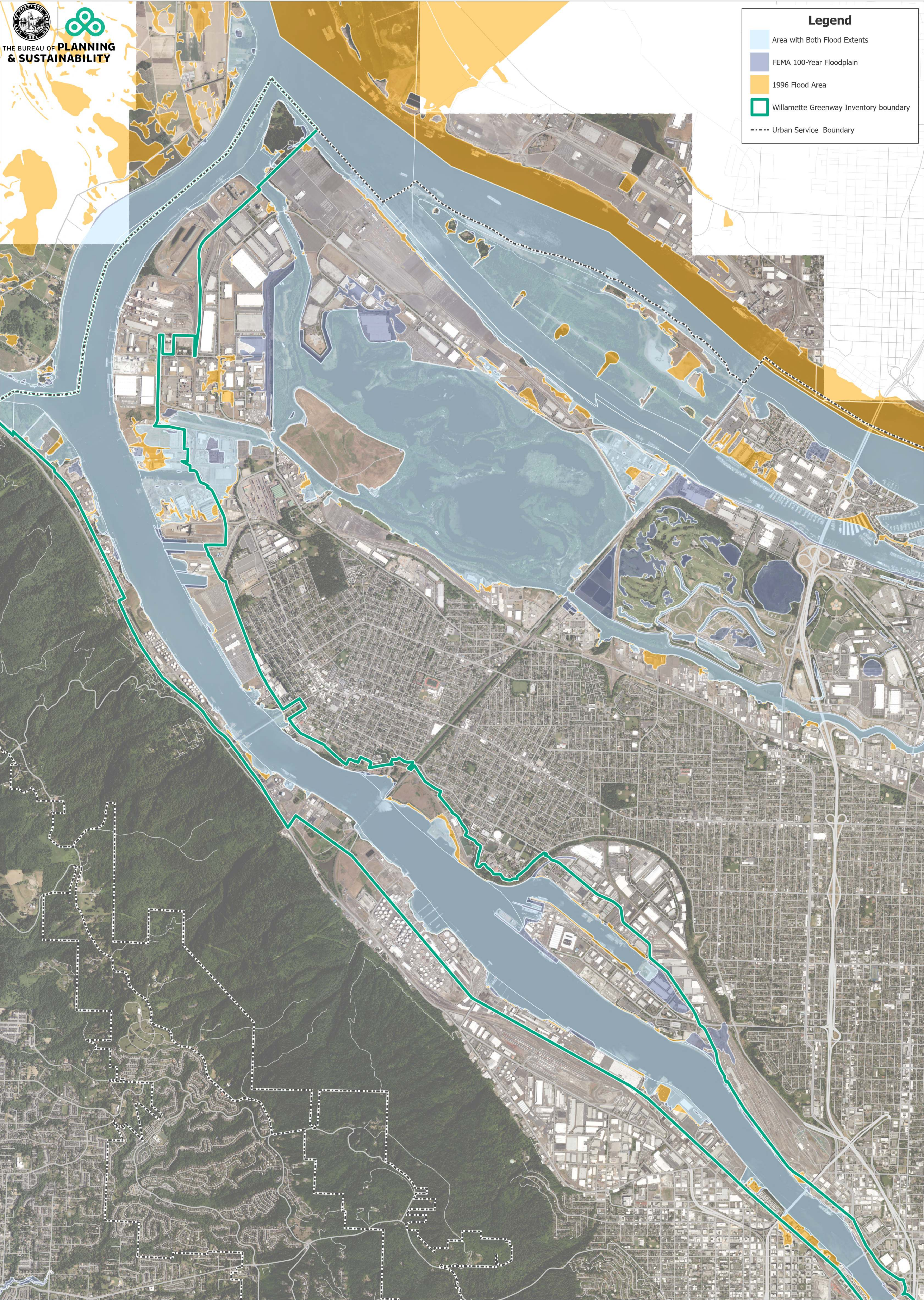
City of Portland:
Riparian Buffer Area, 50-ft Setback, Ordinary High Water, High Hazard Area, River 'e'
FEMA:
100 Year Floodplain



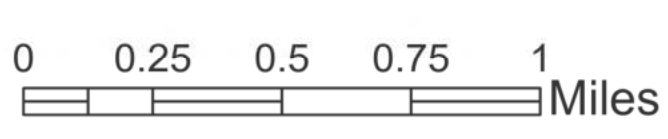
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Legend

- Area with Both Flood Extents
- FEMA 100-Year Floodplain
- 1996 Flood Area
- Willamette Greenway Inventory boundary
- Urban Service Boundary



North Reach Greenway Floodplain



November 29, 2023
 City of Portland, Oregon
 Bureau of Planning & Sustainability
 Geographic Information System

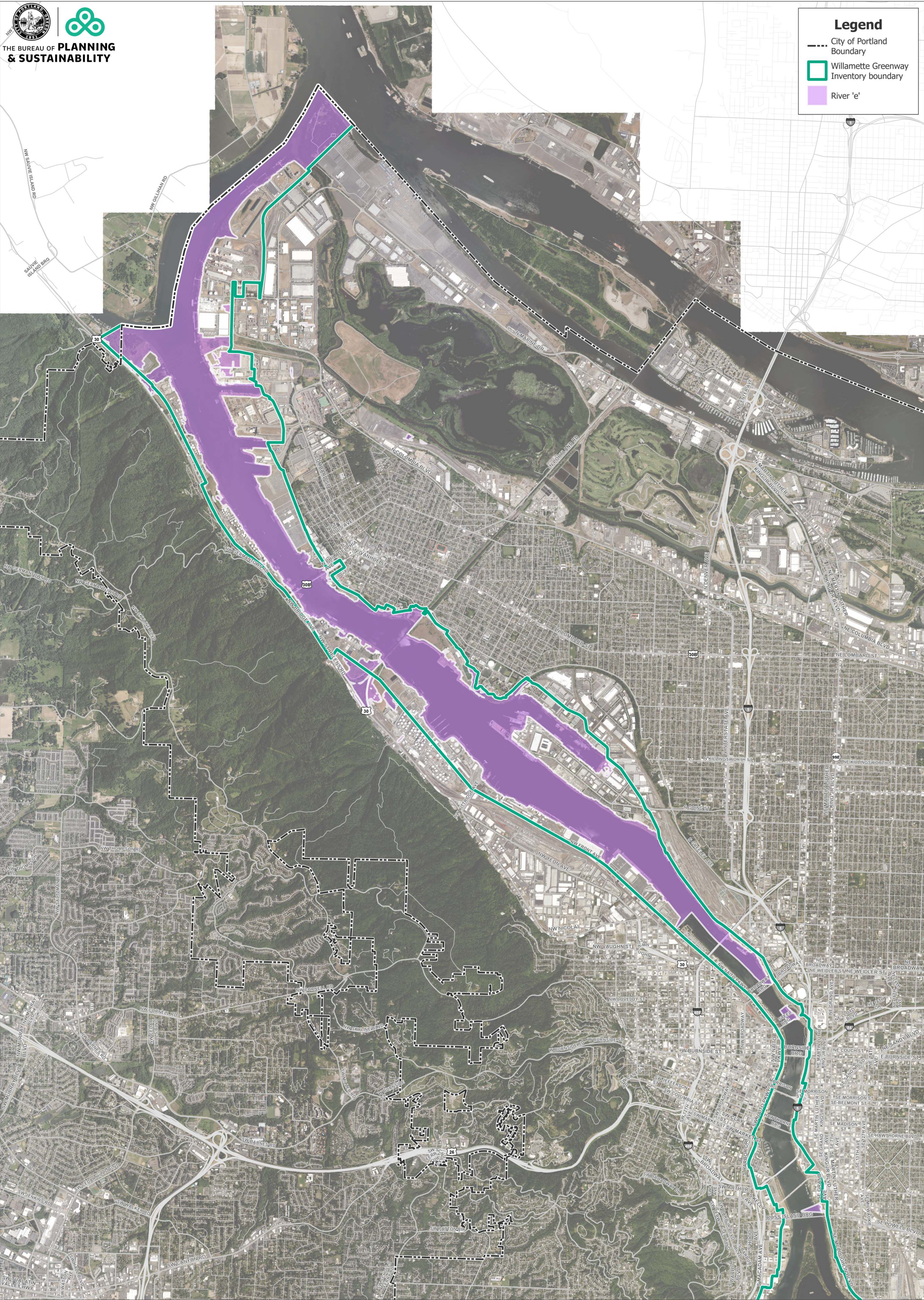
Sources:
 City of Portland:
 Riparian Buffer Area, 50-ft Setback,
 Ordinary High Water, High Hazard Area, River 'e'
 FEMA:
 100 Year Floodplain

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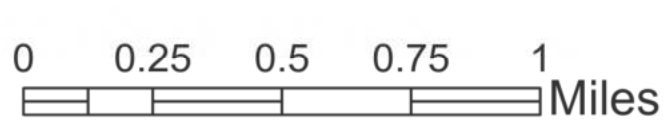
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Legend

- City of Portland Boundary
- Willamette Greenway Inventory boundary
- River 'e'



NORTH REACH DRAFT RIVER ENVIRONMENTAL OVERLAY ZONE



November 29, 2023
 City of Portland, Oregon
 Bureau of Planning & Sustainability
 Geographic Information System

Sources:
 City of Portland:
 Riparian Buffer Area, 50-ft Setback,
 Ordinary High Water, High Hazard Area, River 'e'
 FEMA:
 100 Year Floodplain

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