

**NOTICE OF PROPOSED ZONING CODE, ZONING MAP  
AND COMPREHENSIVE PLAN MAP CHANGES THAT MAY  
AFFECT THE PERMISSIBLE USES OF YOUR PROPERTY  
AND OTHER PROPERTIES**

**You will receive a notice for each property that you own that may be affected by a proposed code change. Therefore, if you own multiple properties you may receive more than one notice.**

**M56-BHD1-2018**

<CITY STATE ZIP>

<ADDRESS>

&lt;NAME&gt;

**RETURN SERVICE REQUESTED**  
Comprehensive Plan Policy and Map Changes  
Notice of Zoning Code, Zoning Map

City of Portland, Oregon  
Bureau of Planning and Sustainability  
1900 SW 4th Avenue, Suite 7100  
Portland, Oregon 97201-5380  
P514



Pentru informații suplimentare, sunați la 503-823-0195 și solicitați un traducător.

Prezența este o notificare publică referitoare la propozițiile schimbate ale regulilor de folosire a terenurilor care vă pot afecta proprietatea.

Legea privind înregistrarea înregistrării a fost aprobată în mod oficial de către Comisia de Proprietate Imobiliară și este disponibilă în format PDF la adresa [www.lacountyassessor.org](http://www.lacountyassessor.org). Pentru informații suplimentare, sunați la 503-823-0195 și solicitați un traducător.

Kari waa ogaysiis dadweyne oo ku saabsan isticmaal dhuleed oo la soo jeediyayoo laga yaabo in uu raad ku yeesho hantidaada. Wixii macluumaad dheeraad ah, wac 503-823-0195 waxaanad codsataa turjubaan.

このお知らせは、提案されている土地利用の変更を公に通知するものです。この変更は、あなたの所有地に影響を及ぼす可能性があります。詳細については、503-823-0195 までお電話のうえ、通訳をご要請ください。

ນີ້ແມ່ນການສາລະຄະດີການປ່ຽນແປງໃນການນຳໃຊ້ດິນທີ່ສະເໜີໄວ້ ຊຶ່ງອາດມີຜົນກະທົບຕໍ່ຊັບສິນຂອງທ່ານ. ສໍາລັບຂໍ້ມູນເພີ່ມເຕີມ, ໃຫ້ຕິດຕໍ່ສອບຖາມພາສາມາຊຸ່ວຍເພີ່ມເຕີມ. 503-823-0195 ພາສາມາຊຸ່ວຍເພີ່ມເຕີມ.

هذا إشعار عام بشأن مقترحات تغييرات في استخدام الأراضي قد يكون لها تأثير على ممتلكاتك العقارية. للحصول على مزيد من المعلومات، يرجى الاتصال بهذا الرقم 503-823-0195 لمزيد من التفاصيل.

This is a public notice about proposed land use changes that may affect your property. For more information, call 503-823-0195 and ask for an interpreter.

Este es un anuncio público sobre los cambios al aprovechamiento del terreno que puedan afectar a su propiedad. Para obtener más información, comuníquese con el 503-823-0195 y solicite un intérprete.

这是一则关于可能影响您的财产的拟定土地使用变更的公共通知。如需更多信息，请致电 503-823-0195 并要求提供一名译员。

Đây là một thông báo công khai về các thay đổi sử dụng đất được đề xuất mà có thể gây tác động đến tài sản của quý vị. Để biết thêm thông tin, vui lòng gọi điện thoại đến số 503-823-0195 và yêu cầu một dịch viên ngôn ngữ.

Это публичное извещение о предлагаемых изменениях порядка землепользования, которые могут повлиять на принадлежащую вам собственность. Для того, чтобы получить более подробные сведения, позвоните по тел. 503-823-0195 и попросите соединить вас с устным переводчиком.

The Bureau of Planning and Sustainability is committed to providing equal access to information and hearings. If you need special accommodation, translation or interpretation please call 503-823-7700, the City's TTY at 503-823-6868, or the Oregon Relay Service at 711.

# NOTICE OF PROPOSED ZONING CODE, ZONING MAP AND COMPREHENSIVE PLAN MAP CHANGES THAT MAY AFFECT THE PERMISSIBLE USES OF YOUR PROPERTY AND OTHER PROPERTIES

## What does this mean for me?

You are receiving this notice because the Planning and Sustainability Commission (PSC) is considering proposed Zoning Code, Zoning Map, and Comprehensive Plan Map changes which, if adopted may affect the permissible uses of your property as well as other properties with the same map designation. These changes, in turn, may affect the value of your property.

One of the properties that may be affected is your property at:	<TAX LOT STREET ADDRESS>
State ID #:	<STATE ID NUMBER>
Current Comprehensive Plan Map designation for this property is:	<CURRENT COMPREHENSIVE PLAN MAP DESIGNATION>
Proposed Comprehensive Plan Map designation for this property is:	<PROPOSED COMPREHENSIVE PLAN MAP DESIGNATION>
The current base and overlay zone(s) for this property is (are):	<TAX LOT CURRENT BASE AND OVERLAY ZONE>
The proposed base and overlay zone(s) for this property is (are):	<TAX LOT PROPOSED BASE AND OVERLAY ZONE>

The Better Housing by Design project is updating the City’s multi-dwelling Zoning Code regulations to be consistent with the new 2035 Comprehensive Plan goals and policies. The proposed Zoning Code amendments include changes to allowed development intensities and standards, permit limited amounts of commercial and daycare uses in certain locations, and provide new development bonuses for projects with affordable housing.

The proposals include a revised set of multi-dwelling zones with new names and related changes to the Zoning Map and Comprehensive Plan Map and designations. These proposals merge the current R2 and R3 zones into a single new zone (RM1), rename the current R1 zone to a new RM2 zone, and divide the current RH zone into two new zones (RM3 and RM4). Zoning Map changes also include the addition of the **Design (d) overlay zone** to all properties in the current RH zone that do not already have this overlay and are not in Historic or Conservation districts. The **Alternative Design Density (a) overlay zone** is proposed to be removed from all multi-dwelling zones, since proposed base zone changes provide much of the development flexibility provided by this overlay zone.

## How can I learn more about this proposed change?

- 1. Visit the Better Housing by Design project website at:** [www.portlandoregon.gov/bps/betterhousing](http://www.portlandoregon.gov/bps/betterhousing)  
The Better Housing by Design Proposed Draft report will be available on the website May 11, 2018.
- 2. Map App:** [www.portlandoregon.gov/bps/mapapp](http://www.portlandoregon.gov/bps/mapapp)  
Type in the property address to see proposed changes that may affect your property.
- 3. Ask City staff a question.** Call 503-823-0195 or email us at [betterhousing@portlandoregon.gov](mailto:betterhousing@portlandoregon.gov)

A scan will take you to the MapApp



Scan me

## How can I provide feedback to the PSC?

You may testify about proposed zoning code changes to the Planning and Sustainability Commission (PSC) in the following ways:

Testify in person at the PSC public hearing	Testify in writing between now and June 12 , 2018
<p>You may speak for two minutes to the Commission, and your testimony will be added to the public record.</p> <p><b>Tuesday, June 12, 2018 at 5 p.m.</b> PCC Southeast, Community Hall Annex, 2305 SE 82 Avenue, Portland, Oregon</p> <p>To confirm the date, time and location, check the PSC calendar at <a href="http://www.portlandoregon.gov/bps/article/312882">www.portlandoregon.gov/bps/article/312882</a>.</p> <div><p><i>If you need special accommodation, translation or interpretation, please call 503-823-7700 by June 5, 2018.</i></p></div>	<p>You must provide your full name and mailing address.</p> <ul style="list-style-type: none"><li><b>Map App:</b> <a href="http://www.portlandoregon.gov/bps/mapapp">www.portlandoregon.gov/bps/mapapp</a> Click on the “Testify” button. <i>Testifying in the Map App is as easy as sending an email. Once your testimony is submitted, you can read it in real time.</i></li><li><b>U.S. Mail:</b> Portland Planning and Sustainability Commission Better Housing Testimony 1900 SW 4th Avenue, Suite 7100 Portland, Oregon 97201</li></ul>

All testimony to the Planning and Sustainability Commission is considered public record, and testifiers’ name, address and any other information included in the testimony may be posted on the website.

