



MEMORANDUM

DATE: October 31, 2014
TO: Planning and Sustainability Commission
FROM: Eric Engstrom, Principal Planner
CC: Susan Anderson, Director; Joe Zehnder, Chief Planner
SUBJECT: Summary of Comprehensive Plan Public Testimony (Memo 4)

On November 4, 2014, the Planning and Sustainability Commission (PSC) will hold the fourth hearing on the Proposed Draft of the 2035 Comprehensive Plan (CPU). This fourth memo summarizes public testimony received to date.

Schedule Updates

The PSC will keep the written record open to receive testimony through March 13, 2015. This will allow individuals and groups to provide feedback during the work session deliberations, and incorporate comments that are informed by the emerging Mixed Use and Campus Institutional zoning details. The PSC will receive oral and written testimony at the public hearing on November 4.

On November 18, the PSC will have its first work session to discuss comments received and reactions to the Proposed Draft. The PSC will also hear from the Community Involvement Committee (CIC) and from City bureaus, and will develop an agenda for subsequent CPU work sessions. Prior to this first work session, staff will recommend topics for subsequent work sessions, currently scheduled for January 27, February 10, March 10 and March 24, 2015. A running “consent list” of smaller staff-recommended changes that may not need in-depth discussion will be published in January, and again in February.

Comp Plan Schedule at a Glance

- November 18 - Work Session
- January 27 - Work Session
- February 10 - Work Session
- February 24 - TSP Hearing (focused testimony)
- March 10 - Work Session
- March 24 - Work Session
- April 14 - EOA Hearing (focused testimony)
- April 28 - Scenario Report Hearing (general testimony)
- May 12 - Work Session/Vote

On February 24, 2015, the PSC will hold a hearing on the transportation elements of the plan and review a sorted and updated TSP project list.

We have tentatively scheduled a hearing on the revised Economic Opportunities Analysis (EOA) for April 14, 2015, and a hearing on the Growth Scenarios Addendum Report at the April 28, 2015 PSC

meeting. Both the updated EOA and the Growth Scenario Addendum are components of Periodic Review Task 3.

The TSP and EOA hearings are focused on those specific topics within the plan, but clearly many elements of the draft plan relate to those topics. Commission leadership may want to remind people to stay on topic during those hearings. It will be a bit of a judgment call about what relates to the EOA or TSP, and I recommend you err on the side of a liberal interpretation.

A staff Draft of the Recommended Comprehensive Plan is scheduled to be released no later than April 3, 2015. It will be based on the direction you give us in the earlier work sessions, and testimony received through March 13. Because the Scenario Report is about the overall performance of the plan, the late April hearing on that report will be another opportunity for the public to testify more broadly about the plan before you vote.

Comment Reporting Update

In previous memos, comments on economic development and environment/watershed health also included comments predominantly about West Hayden Island. Staff reviewing public feedback on these topics found that the volume of comments concerned predominantly with WHI were overshadowing many of the other economic or environmental concerns being raised by the community, making it more difficult for them to effectively review comments by theme and formulate draft responses. For both of these reasons, we have elected to treat West Hayden Island as its own category. Going forward, comments will only be included in these categories, in addition to WHI, if they also very clearly exhibit concern with or support for broader policy themes, and/or give attention to another location.

Summary of Comments
Memo 4: July 22 through October 28, 2014

All written comments received between October 22 and October 28 are available at <http://efiles.portlandoregon.gov/webdrawer.dll/webdrawer/rec/7022029/>.

A compiled document of these written comments as well as comments from the Map App during the same time period is available at ftp://ftp02.portlandoregon.gov/BPS/PSC/CPU/testimony_102214-102814_compiled.pdf.

Comments received in writing at the October 14 PSC hearing will be available in a compiled document at ftp://ftp02.portlandoregon.gov/BPS/PSC/CPU/written_testimony_101414hearing.pdf.

Comments received in writing at the October 28 PSC hearing will be available in a compiled document at ftp://ftp02.portlandoregon.gov/BPS/PSC/CPU/written_testimony_102814hearing.pdf.

Between July 22 and October 28, a total of 1516 public comments were received. Of these, 1079 were submitted via the Map App, 128 in writing and 227 via email. Comments ranged from specific zoning requests to general comments about the City's stated goals and CPU guiding principles. Some of the most frequently-commented on topics at this time include but are not limited to:

- Concerns about current proposals for West Hayden Island, both expressing a desire to keep the island as a nature preserve/open space, and also expressing a desire to utilize the island for economic/ industrial development. Comments have asked for clarification of the current proposed map and policy.
- Concerns around and/or support for potential zoning adjustments as a result of Center and Corridor designations and the related Mixed Use Zones Project.
- Recommendations and observations regarding the character of residential neighborhoods, including desire to address large homes and demolitions.
- Insurance that housing remains affordable for low-income residents in all Portland's neighborhoods, and taking targeted actions to prevent current residents from being priced out of their homes.
- Desire to carefully consider the development of green-fields, and to prioritize re-development of brownfields in meeting projected employment land needs.
- Recognition of the need for more middle-income employment opportunities within the city.
- Support for equitable investments in transportation and infrastructure. Many commenters also highlighted the need for infrastructure to adequately support areas that are currently under-served and for areas where significant growth is anticipated.
- Requests for property-specific zoning map or designation changes - especially related to nonconforming uses.
- Requests to extend PSC hearings, specifically with regard to allowing time for neighborhoods and others to review and evaluate the potential impacts of mixed-use zoning and campus/institutional zoning designations.
- Concerns about and/or support for areas designated for down-zoning due to natural hazards, other risks and/or service gaps.

It is important to note that while hard copy letters, emails and all testimony received at PSC (verbal and written) may pertain to any or all of the Comp Plan, most testimony received online through the Map App is focused on specific map features: The Transportation System Plan (TSP) Project List; Proposed Infrastructure Projects; and Land Use changes regarding Centers and Corridors; Jobs and Employment; Risks and Service Gaps; and Neighborhoods, Parks and Open Spaces.

In addition, staff have observed that many comments received include questions. When staff comes across these questions, or requests for clarification or additional information, Help Line staff are responding promptly and are keeping a record of these items.

Comment Distribution

Policy Comments by Topic	Comments
Zoning Map	191
Land Use Designations	193
TSP/Transportation	160
West Hayden Island & Hayden Island	131
Urban Design Framework, Centers and Corridors	112
Residential Character, Demos and Parking	77
Community Involvement	68
Environment and Watershed Health	61
Economic Development/Industrial	60
Public Facilities	52
Housing	39

All Comments by Geography (the location of the comment, not necessarily the address of the person making it)	Comments
Southeast	610
North	483
Northeast	280
West	190
East	187
Central City	127

Map App Comments by Category	Comments
Land Use: Centers and Corridors	338
Transportation Systems Plan (TSP)	285
Land Use: Neighborhoods, Parks and Open Spaces	270
Land Use: Risks and Service Gaps	29
Land Use: Jobs and Employment	36
Proposed Infrastructure Projects	23