

Central Citywide Goals, Policies and Actions

Housing and Neighborhoods

Goal F: Make the Central City a successful dense mixed-use center by supporting growth of more livable neighborhoods with a mix of housing, services and amenities that support the needs of people of all ages, incomes and abilities.

Goal G: Support the ability to meet human and health service needs of at-risk populations concentrated within the Central City.

Goal H: Add to the affordable housing supply of the Central City to maintain and grow the racial, ethnic and economic diversity of the Central City.

Policies to reach these goals

14. Complete communities. Ensure Central City neighborhoods have access to essential public services, including public schools, parks, community centers and amenities, including neighborhood-serving retail and commercial services that support sustainable and diverse community structure.

15. Promote healthy active living. Design and develop Central City neighborhoods to support physically and socially active healthy lifestyles for all people through the inclusion of plazas, parks and open space, a safe and inviting public realm, access to healthy food and active transportation and the density of development needed to support these economically.

16. Low-income affordability. Preserve the existing supply and continue to support the development of additional housing to meet the needs of low-income Central City residents.

17. Housing Diversity. Create attractive, dense, high-quality affordable housing throughout the Central City that accommodates a broad range of needs, preferences, and financial capability in terms of different types, tenures, sizes, costs and locations.

18. Housing Affordability. Continue to develop new affordable housing in the Central City so that approximately 30% of the total housing in the Central City is affordable to households between 0% and 80 % MFI. Increase the supply of housing affordable to working households in the 50% to 80% MFI bracket, households for whom the Central City's access to jobs and transit can be particularly beneficial.

19. Public Investment in Affordable Housing. For public affordable housing resources, prioritize funding for housing programs and investment to meet the unmet needs of extremely low and very low-income households (0-50% MFI).

20. Minimize displacement. Maintain the economic and cultural diversity of established communities in and around the Central City. Utilize investments, incentives and other policy tools to minimize or mitigate involuntary displacement resulting from new development in the Central City or close-in neighborhoods.

21. Transitional housing and services. Provide housing and services that directly assist at-risk populations and allow people to transition to more stable living conditions.

22. Conflict reduction strategies. Develop ongoing strategies and programs that reduce potential conflicts between special needs populations and other Central City residents, employees, visitors and businesses.

23. Livable mixed-use environment. Promote design solutions and construction techniques to ensure that new development is compatible with existing uses, including noise and other pre-existing conditions.

24. Affordable Homeownership. Align plans, investments and other policy tools to support improving homeownership rates and location choice for people of color and other groups who have been historically under-served and under-represented in the Central City.

25. Climate Change Preparedness. Support Central City residents and businesses by planning and preparing for climate change emergency response situations.

2035 Performance Target: Housing
 30 percent of all housing in the Central City will be affordable to households in the 0% to 80% MFI bracket.

#	Action	Timeline				Implementers (lead in bold)
		CC2035 (2015)	2 - 5 Years	6 – 20 Years	Ongoing	
HN1	Support improved communication and cooperation between social service providers and surrounding neighborhoods concerning livability challenges for all. At a minimum, encourage social service providers to enter into Good Neighbor Agreements.				X	ONI, PHB, County, Private
HN2	Develop tools to expand the ability to provide public support for units affordable to 0 to 50% MFI and increase the supply of units affordable to 50-80% MFI. This should include tools that enable partnering with the private development community in new and innovative ways to meet these affordable housing production goals.		X			PHB, BPS
HN3	Create tools to help bridge the minority homeownership gap in the Central City.				X	PHB
HN4	Advocate for state-wide legislation that would allow local jurisdictions to adopt inclusionary zoning provisions to increase the supply of affordable housing.				X	City

#	Action	Timeline				Implementers (lead in bold)
		CC2035 (2015)	2 - 5 Years	6 – 20 Years	Ongoing	
HN5	Develop a strategy for accommodating food cart pods as infill development displaces them.		X			BPS , PPR, Private
HN6	Improve safety through programming and CPTED (Crime Prevention Through Environmental Design) improvements, including better street lighting.				X	PPR, PBOT, PPB, GHFL, Private
HN7	For residential areas, explore options to mitigate noise and air pollution from surrounding large transportation infrastructure.		X			PBOT, ODOT, BPS



Bureau of Planning and Sustainability

Innovation. Collaboration. Practical Solutions.

Date: 12-09-14
To: Portland Planning and Sustainability Commission
From: Mindy Brooks, Bureau of Planning and Sustainability
Copy: Sallie Edmunds, Bureau of Planning and Sustainability
RE: Response to Commissioner Houck's Comments on Habitat Restoration

This memo is in response to several questions from Commissioner Houck regarding the difference between habitat creation and restoration and the number of potential restoration sites in the Central City's Central Reach.

Overview

Staff are using the following definitions in the West Quadrant Plan. Additional details can be found in the October 21st PSC packet, Attachment 4 of the Environment and River section.

River enhancement is a process to improve/enhance/heighten functions of *existing habitat*. Enhancement does not increase the size of a habitat area.

River restoration is when habitat is re-established on a site or a portion of a site. Restoration increases the size of the habitat area or reintroduces habitat functions that were historically present but are currently absent from the site. (Creation of habitat is included in this definition of restoration.)

Existing habitat in the Willamette River Central Reach is very limited because the Central City is largely developed. There is a seawall on the west side and a railroad and the Interstate 5 freeway on the east side that significantly limit the opportunities for improving riparian and in-water habitat. The identified habitat restoration opportunity areas are:

- Centennial Mills
- McCormick Pier
- I-84/I-5 Interchange Area (near Duckworth Dock)
- Hawthorne Bowl
- Eastbank Crescent (near Holman Dock)
- Ivon Street Area

Each of these sites has competing goals for uses that can conflict with habitat restoration. Restoring habitat at two to three of these opportunity areas by 2035 is an ambitious goal. Past 2035 there may be additional opportunities that become available through redevelopment, changes to the seawall or Interstate 5 or after a large natural disaster such as flooding or an earthquake.



South Waterfront

There is a draft development agreement being negotiated between the City and Zidell. All of the habitat enhancement actions that are below top-of-bank are already completed. The development agreement may specify additional actions within the Willamette River Greenway above top-of-bank.

Staff Recommendations

Based on PSC feedback, staff are suggesting the following amendments to the policies and actions in the West Quadrant Plan:

Page 47, Willamette River. Habitat - Maintain and enhance in-water and riparian habitat throughout the Central Reach and focus on at least two-three specific shallow water habitat restoration areas to support conservation and restoration of fish and wildlife populations.

Page 129, In-water Habitat. Maintain and enhance in-water habitat and incorporating low impact design in new/replaced docks.

Page 130, New Action. Implement the Zidell Development Agreement which calls for Willamette River Greenway improvements. Time Frame: 6-20 years. Implementers: PDC, Parks.



West Quadrant Plan Work Session 2
Additional Environmental/River Revisions
December 9, 2014

Revisions to Table

23. NEW WR9 - Develop a strategy to address the impacts ~~of boating and increased human activity~~ on habitat and fish and wildlife on the Ross Island complex and Holgate Channel as part of River Plan/South Reach.

#'s 46, 47. EN9. Locate all new redevelopment west of Naito Pkwy ~~to minimize and~~ outside of the floodplain. Timeframe: Ongoing; Implementers: BPS, BDS, Private.

#65. Element 1. Add: ...attraction to the district and also provides habitat for fish and wildlife.

Additional Revisions (not in table)

Page 47, Willamette River. Habitat - Maintain and enhance in-water and riparian habitat throughout the Central Reach and focus on at least two-three specific shallow water habitat restoration areas to support conservation and restoration of fish and wildlife populations.

Page 129, In-water Habitat. Maintain and enhance in-water habitat and ~~incorporate~~ ing low impact design in new/replaced docks.

Page 130, New Action. Implement the Zidell Development Agreement which calls for Willamette River Greenway improvements. Time Frame: 6-20 years. Implementers: **PDC, Parks.**