

January 8, 2015

City of Portland Bureau of Planning
Comprehensive Plan Comments
psc@portlandoregon.gov

We of the Woodlawn Neighborhood Association voted on January 7, 2015 to approve this letter containing our concerns about proposed projects in the draft Comprehensive Plan.

Environmental:

- We are against turning green spaces in the Riverside and Broadmoor golf courses into industrial areas.
- Concerns about N. and NE Portland's already compromised air quality (due to the freeway, existing industry, the auto racetrack and airport) being further compromised by creating more industrial zones in N. and NE Portland. They would definitely increase the number of heavy trucks through the neighborhood.
- Concerns and about not converting valuable green spaces into industrial areas.
- Also, Woodlawn is greatly against changing the zoning of the current nature reserve and salmon hatchery West Hayden Island to allow an industrial port facility.
- Plans for creating industrial areas along Lombard and Columbia go against the need to develop affordable housing.

Safety:

- Deep concerns about the many volatile items being shipped on trains through our neighborhoods and the very real potential for explosions or environmental catastrophe. There are large ethanol and alcohol tanks near 33th Ave. and over a dozen propane tanks at Amerigas, all along the train tracks.
- Shipping oil, gas, ammonia, coal, or flammable liquids by train carries risk. The Comprehensive Plan proposes adding another track. (Kenton Rail Line project). This additional track could increase shipping of these volatile and explosive cargos at higher speeds.
- We have grade schools and residences extremely close to the tracks. Our neighborhood center, the Triangle, is well within the blast radius if an explosive derailment happened at 11th and Lombard.
- We have been informed that a natural gas pipeline is in the road next to the tracks. Portland officials have said they have no plan in place for dealing with an explosive derailment.

Transportation: A proposed plan for a bridge over the train tracks near 11th or 13th would need closer examination. This bridge could be a good thing, allowing emergency vehicles to cross from south to north without having to detour to MLK when a train is on the tracks.

Institutional Campus Zones: We have concerns about this proposed new zoning as to how it could increase the ability of a school to expand into residential areas and its effects on parking.

We like the "Concordia Flats" idea proposed by Garlynn Woodsong, co-chair of the NECN Land Use and Transportation Committee.

We have concerns about maintaining housing affordability with infill. The typical infill being built is out of scale and not affordable by those with median incomes.

Our Woodlawn Historic Design area overlay is mainly ignored when folks want to build, and we run the risk of losing historic Queen Annes to "blah" townhouses, as in Eliot.

Submitted by Anjala Ehelebe, Chair, Woodlawn LUTC