

December 31, 2014

City of Portland Bureau of Planning and Sustainability

1900 SW 4th Avenue

Suite 7100

Portland, Oregon 97201

Re: Request for Zone change via Comp Plan

R330097 Section 21 Tax lot #3700

8050 SW Capitol Hill Road Portland, Oregon

To whom it may concern:

We would like to petition the City of Portland to amend the existing zoning of R-7 to a new designation of CG. We would like this change to be included with the proposed comprehensive plan under development. In addition, we request that the City remove the (b) overlay as proposed in the current comp plan under development for 2016. The residential property adjacent to tax lot #3700 is being used for commercial purposes and should not require special consideration.

We've met with various departments within the City of Portland and based on those conversations, we've chosen to move forward with this process.

Our intent is to increase the allowed density of the site for future development. Expanding the number of multifamily units will help increase the value of our property so it's more in line with current assessed values.

We will be notifying our neighborhood associations to ensure their informed of our request and to discuss any potential problems that may exist.

Please feel free to contact me with any questions or concerns.

Regards,



Scott Edwards