

**From:** Joanna Malaczynski [mailto:jmalaczynski@gmail.com]  
**Sent:** Monday, July 25, 2016 2:35 PM  
**To:** Planning and Sustainability Commission <psc@portlandoregon.gov>  
**Subject:** CC2035 Plan Testimony

Dear Portland Planning Commission,

I am writing to testify regarding the proposed heights/zoning in Goose Hollow for the Central City 2035 Plan.

I am opposed to increasing the heights/zoning in the Goose Hollow area where I live (my address is listed below). There is no need to build buildings beyond approximately 4-6 stories – the maximum amount a human being can reasonably be expected to climb without an elevator. That is based on good design practices and long-standing building traditions in successful European cities. Anything taller than this dwarfs the human experience, making a place cold and uninviting. If you look at the writings of our greatest minds in urban design – Jane Jacobs and Christopher Alexander – you will not find building heights beyond 4-6 stories as part of the successful neighborhood urban design equation.

The proposed increased heights in Goose Hollow will be a significant loss of tourist/aesthetic views of Mt. Hood and the Vista Bridge. They will also disrupt solar access in our neighborhood, making the place less sunny in an already sun-deprived climate. Higher building heights will also create wind tunnels, making our commercial corridors even less desirable. The end result will be a much less attractive neighborhood.

Portland is full of empty parking lots and underutilized one-story low-value building built in the 50s-80's. If you focused on redeveloping those at reasonable, human-scale heights, you could meet all of your goals and needs as a city – in terms of housing demand, economic growth, etc.

Finally, I support the position put forth by the Goose Hollow Foothills League (GHFL) on the building heights issue; GHFL is my neighborhood association.

Many thanks,

Joanna Malaczynski  
2036 SW Main Street  
Portland, OR 97205  
503-914-9577 (cell/text)  
[jmalaczynski@gmail.com](mailto:jmalaczynski@gmail.com)