

CATEGORY	Comp Plan Policies	Policy Summary	Full Policy Language in Adopted Comprehensive Plan
	Guiding Principles		
Goal	Equity	Increase affordable housing; proactively fight displacement; proactively engage under-served and under-represented communities in decisions that affect them; address injustices suffered by communities of color.	Promote equity and environmental justice by reducing disparities, minimizing burdens, extending community benefits, increasing the amount of affordable housing, affirmatively furthering fair housing, proactively fighting displacement, and improving socio-economic opportunities for under-served and under-represented populations. Intentionally engage under-served and underrepresented populations in decisions that affect them. Specifically recognize, address and prevent repetition of the injustices suffered by communities of color throughout Portland's history.
	CHAPTER 2: Community Involvement		
Process (engagement)	Goal 2.B: Social justice and equity	Responsibility to engage under-served and under-represented communities as genuine partners in planning, investment, implementation and enforcement.	The City of Portland seeks social justice by expanding choice and opportunity for all community members, recognizing a special responsibility to identify and engage, as genuine partners, under-served and under-represented communities in planning, investment, implementation, and enforcement processes, particularly those with potential to be adversely affected by the results of decisions. The City actively works to improve its planning and investment-related decisions to achieve equitable distribution of burdens and benefits and address past injustices.
Process (engagement)	Goal 2.C: Value community wisdom and participation	Seek and consider diverse cultural perspectives in decision-making.	Portland values and encourages community and civic participation. The City seeks and considers community wisdom and diverse cultural perspectives, and integrates them with technical analysis, to strengthen land use decisions.
Process (engagement; monitoring, reporting)	Goal 2.D: Transparency and accountability	Accountability includes monitoring and reporting outcomes.	City planning and investment decision-making processes are clear, open, and documented. Through these processes a diverse range of community interests are heard and balanced. The City makes it clear to the community who is responsible for making decisions and how community input is taken into account. Accountability includes monitoring and reporting outcomes.
Process	Goal 2.E: Meaningful participation	Seek and facilitate involvement of those potentially affected by planning and decision-making.	Community members have meaningful opportunities to participate in and influence all stages of planning and decision making. Public processes engage the full diversity of affected community members, including under-served and under-represented individuals and communities. The City will seek and facilitate the involvement of those potentially affected by planning and decision making.
Process (engagement)	Goal 2.F: Accessible and effective participation	Culturally-specific and -accessible means of participation for under-served and under-represented communities.	City planning and investment decision-making processes are designed to be accessible and effective, and responsive to the needs of all communities and cultures. The City draws from acknowledged best practices and uses a wide variety of tools, including those developed and recommended by under-served and under-represented communities, to promote inclusive, collaborative, culturally-responsive, and robust community involvement.
Goal	Policy 2.3: Environmental Justice - Extend benefits	Plans and investments extend benefits to communities of color, low-income populations, under-served and under-represented groups.	Ensure plans and investments promote environmental justice by extending the community benefits associated with environmental assets, land use, and public investments to communities of color, low-income populations, and other under-served or under-represented groups impacted by the decision. Maximize economic, cultural, political, and environmental benefits through ongoing partnerships.

Goal Process (impact analysis & mitigation)	Policy 2.4: Environmental Justice - Eliminate burdens	Plans and investments eliminate disproportionate burdens on communities of color, low-income, under-served and under-represented groups.	Ensure plans and investments eliminate associated disproportionate burdens (e.g. adverse environmental, economic, or community impacts) for communities of color, low-income populations, and other under-served or under-represented groups impacted by the decision.
Process (impact analysis & mitigation)	2.4.a	Minimize or mitigate burdens when they cannot be eliminated.	Minimize or mitigate disproportionate burdens in cases where they cannot be eliminated.
Process (impact analysis & mitigation)	2.4.b	Plans and investments address disproportionate burdens from past decisions.	Use plans and investments to address disproportionate burdens of previous decisions.
CHAPTER 3: Urban Form			
Goal	Goal 3.A: A city designed for people	Built environment promotes prosperity, health, equity and resiliency; Development and investments reduce disparities.	Portland's built environment is designed to serve the needs and aspirations of all Portlanders, promoting prosperity, health, equity, and resiliency. New development, redevelopment, and public investments reduce disparities and encourage social interaction to create a healthy connected city.
Goal	Policy 3.3: Equitable development	Development reduces disparities; mitigate impacts of development on income disparity, displacement and housing affordability.	Guide development, growth, and public facility investment to reduce disparities; encourage equitable access to opportunities, mitigate the impacts of development on income disparity, displacement and housing affordability; and produce positive outcomes for all Portlanders.
Process (impact analysis & mitigation)	3.3.a	Anticipate, avoid, reduce, mitigate public facility and development impacts.	Anticipate, avoid, reduce, and mitigate negative public facility and development impacts, especially where those impacts inequitably burden communities of color, under-served and under-represented communities, and other vulnerable populations.
Process (impact analysis & mitigation) Policy	3.3.b	Accompany needed investments with proactive anti-displacement and affordable housing measures.	Make needed investments in areas that are deficient in public facilities to reduce disparities and increase equity. Accompany these investments with proactive measures to avoid displacement and increase affordable housing.
Policy	3.3.c	Community benefit agreements, plans and incentives to promote equitable outcomes from development that receives public assistance.	Encourage use of plans, agreements, incentives, and other tools to promote equitable outcomes from development projects that benefit from public financial assistance.
Policy	3.3.d	Use Zoning Code to provide community benefits as a condition for projects to receive increased development allowances.	Incorporate requirements into the Zoning Code to provide public and community benefits as a condition for development projects to receive increased development allowances.
Policy	3.3.e	When plans and investments increase private property values, require mitigation of displacement and housing affordability impacts.	When private property value is increased by public plans and investments, require development to address or mitigate displacement impacts and impacts on housing affordability, in ways that are related and roughly proportional to these impacts.
Process (cross-bureau collaboration)	3.3.f	Integrated community development approach to restore communities harmed by gentrification/displacement.	Coordinate housing, economic development, and public facility plans and investments to create an integrated community development approach to restore communities impacted by past decisions. <i>See Policy 5.18.</i>
Policy	3.3.g	Community Benefits Agreements: Encourage developers to engage with impacted communities to provide benefits and mitigate impacts.	Encourage developers to engage directly with a broad range of impacted communities to identify potential impacts of private development projects, develop mitigation measures, and provide community benefits to address adverse impacts.
Process (impact analysis & mitigation)	Policy 3.9: Growth and development	Evaluate displacement and housing affordability impacts of planning, public investment, infrastructure and development. Mitigate anticipated impacts.	Evaluate the potential impacts of planning and investment decisions, significant new infrastructure, and significant new development on the physical characteristics of neighborhoods and their residents, particularly under-served and under-represented communities, with particular attention to displacement and affordability impacts. Identify and implement strategies to mitigate the anticipated impacts. <i>More detailed policies are in Chapter 5: Housing.</i>

	CHAPTER 5: Housing		
Policy	Policy 5.6: Middle housing	Enable and encourage development of middle housing; apply zoning	Enable and encourage development of middle housing. This includes multi-unit or clustered residential buildings that provide relatively smaller, less expensive units; more units; and a scale transition between the core of the mixed use center and surrounding single family areas. Where appropriate, apply zoning that would allow this within a quarter mile of designated centers, corridors with frequent service transit, high capacity transit stations, and within the Inner Ring around the Central City.
Goal, Process (impact analysis & mitigation)	Policy 5.10: Coordinate with fair housing programs	Affirmatively further fair housing.	Foster inclusive communities, overcome disparities in access to community assets, and enhance housing choice for people in protected classes throughout the city by coordinating plans and investments to affirmatively further fair housing.
Goal, Policy	Policy 5.11: Remove barriers	Remove barriers to housing choice for members of protected classes.	Remove potential regulatory barriers to housing choice for people in protected classes to ensure freedom of choice in housing type, tenure, and location.
Process (impact analysis & mitigation)	Policy 5.12: Impact analysis	Evaluate plans, investments, infrastructure and development for impacts on housing choice and affordability. Mitigate anticipated impacts.	Evaluate plans and investments, significant new infrastructure, and significant new development to identify potential disparate impacts on housing choice, access, and affordability for protected classes and low income households. Identify and implement strategies to mitigate the anticipated impacts.
Policy	Policy 5.13: Housing stability	Prevent evictions and foreclosures.	Coordinate plans and investments with programs that prevent avoidable, involuntary evictions and foreclosures.
Goal Policy	Policy 5.14: Preserve communities	Protect and restore diversity and cultural stability of established communities.	Encourage plans and investments to protect and/or restore the socioeconomic diversity and cultural stability of established communities.
Process (impact analysis & mitigation)	Policy 5.15: Gentrification/displacement risk	Evaluate plans, investments, infrastructure and development for impacts on housing costs and potential to cause gentrification/displacement. Mitigate anticipated impacts.	Evaluate plans and investments, significant new infrastructure, and significant new development for the potential to increase housing costs for, or cause displacement of communities of color, low- and moderate-income households, and renters. Identify and implement strategies to mitigate the anticipated impacts.
Policy	Policy 5.16: Involuntary displacement	Limit displacement caused by plans, investments, infrastructure and development. Create permanently affordable housing and mitigate market-based displacement pressures.	When plans and investments are expected to create neighborhood change, limit the involuntary displacement of those who are under-served and under-represented. Use public investments and programs, and coordinate with nonprofit housing organizations (such as land trusts and housing providers) to create permanently-affordable housing and to mitigate the impacts of market pressures that cause involuntary displacement.
Policy	Policy 5.17: Land banking	Hold land in reserve for affordable housing and community development.	Support and coordinate with community organizations to hold land in reserve for affordable housing, as an anti-displacement tool, and for other community development purposes.
Goal Policy	Policy 5.18: Rebuild communities	Enable communities impacted by displacement to maintain social and cultural connections, and re-establish a stable presence in impacted neighborhoods.	Coordinate plans and investments with programs that enable communities impacted by involuntary displacement to maintain social and cultural connections, and re-establish a stable presence and participation in the impacted neighborhoods.
Policy	Policy 5.26: Regulated affordable housing target	Create at least 10,000 units of of affordable housing by 2035 (80% MFI and below).	Strive to produce and fund at least 10,000 new regulated affordable housing units citywide by 2035 that will be affordable to households in the 0-80 percent MFI bracket.
Policy	Policy 5.27: Funding plan	Create plan to meet 10,000 unit goal.	Encourage development of financial or regulatory mechanisms to achieve the regulated affordable housing target set forth for 2035.
Policy	Policy 5.29: Permanently affordable housing	Increase supply of permanently affordable homes.	Increase the supply of permanentlyaffordable housing, including both rental and homeownership opportunities.

	Policy 5.30: Housing cost burden	Evaluate plans and investments for their impact on household cost.	Evaluate plans and investments for their impact on household cost, and consider ways to reduce the combined cost of housing, utilities, and/or transportation. Encourage energy-efficiency investments to reduce overall housing costs.
	Policy 5.31: Household prosperity	Provide low-income households with greater access to transit, education and employment.	Facilitate expanding the variety of types and sizes of affordable housing units, and do so in locations that provide low-income households with greater access to convenient transit and transportation, education and training opportunities, the Central City, industrial districts, and other employment areas.
Policy	Policy 5.35: Inclusionary housing	Use regulatory tools to create affordable units in market-rate developments.	Use inclusionary zoning and other regulatory tools to effectively link the production of affordable housing to the production of market-rate housing. Work to remove regulatory barriers that prevent the use of such tools.
Policy	Policy 5.37: Mobile home parks	Preservation of mobile home parks; Evaluate plans and investments for potential redevelopment pressures on parks; Facilitate rehab and replacement of homes.	Encourage preservation of mobile home parks as a low/moderate-income housing option. Evaluate plans and investments for potential redevelopment pressures on existing mobile home parks and impacts on park residents and protect this low/moderate-income housing option. Facilitate replacement and alteration of manufactured homes within an existing mobile home park.
Policy	Policy 5.54: Renter protections	Education, inspections, regulations and incentives that protect tenants and prevent displacement.	Enhance renter health, safety, and stability through education, expansion of enhanced inspections, and support of regulations and incentives that protect tenants and prevent involuntary displacement.
	CHAPTER 6: Economic Development		
	Policy 6.27: Income self-sufficiency	Expand access to self-sufficient wage levels and career ladders for low-income people.	Expand access to self-sufficient wage levels and career ladders for low-income people by maintaining an adequate and viable supply of employment land and public facilities to support and expand opportunities in Portland for middle- and high-wage jobs that do not require a 4-year college degree.
	6.27.a.	Support industrial districts as a leading source of middle-wage jobs that do not require a 4-year college degree.	Support the role of industrial districts as a leading source of middle-wage jobs that do not require a 4-year college degree and as a major source of wage-disparity reduction for under-served and under-represented communities.
	6.27.b.	Evaluate and limit negative impacts on middle and high wage jobs.	Evaluate and limit negative impacts of plans and investments on middle and high wage job creation and retention.
	Policy 6.28: East Portland job growth	Improve East Portland as a business destination and source of living wage jobs.	Improve opportunities for East Portland to grow as a business destination and source of living wage jobs.
	Policy 6.29: Poverty reduction	Encourage investment in poverty-reduction efforts.	Encourage investment in, and alignment of, poverty-reduction efforts that address economic development, land use, transportation, housing, social services, public health, community development, and workforce development.
	Policy 6.30: Disparity reduction	Encourage investment in efforts to reduce disparities in income and employment opportunity.	Encourage investment in, and alignment of, public efforts to reduce racial, ethnic, and disability-related disparities in income and employment opportunity.
	Policy 6.31: Minority-owned, woman-owned and emerging small business (MWESB) assistance	Improve access to contracting opportunities.	Ensure that plans and investments improve access to contracting opportunities for minority-owned, woman-owned, and emerging small businesses.
Policy	Policy 6.32: Urban Renewal plans	Urban Renewal plans primarily benefit existing residents; protect residents and businesses from gentrification/displacement.	Encourage urban renewal plans to primarily benefit existing residents and businesses within the urban renewal area through: <ul style="list-style-type: none"> • Revitalization of neighborhoods. • Expansion of housing choices. • Creation of business and job opportunities. • Provision of transportation linkages. • Protection of residents and businesses from the threats posed by gentrification and displacement. • The creation and enhancement of those features which improve the quality of life within

	CHAPTER 8: Public facilities and services		
	Policy 8.22: Equitable service	Meet level of service standards for all Portlanders	Provide public facilities and services to alleviate service deficiencies and meet level-of-service standards for all Portlanders, including individuals, businesses, and property owners.
	8.22.a.	In places that are not expected to grow significantly but have existing deficiencies, invest to reduce disparity and improve livability.	In places that are not expected to grow significantly but have existing deficiencies, invest to reduce disparity and improve livability.
	8.22.b.	In places that lack basic public facilities or services and also have significant growth potential, invest to enhance neighborhoods, fill gaps, maintain affordability, and accommodate growth.	In places that lack basic public facilities or services and also have significant growth potential, invest to enhance neighborhoods, fill gaps, maintain affordability, and accommodate growth.
	8.22.c.	In places that are not expected to grow significantly and already have access to complete public facilities and services, invest primarily to maintain existing facilities and retain livability.	In places that are not expected to grow significantly and already have access to complete public facilities and services, invest primarily to maintain existing facilities and retain livability.
	8.22.d.	In places that already have access to complete public facilities and services, but also have significant growth potential, invest to fill remaining gaps, maintain affordability, and accommodate growth.	In places that already have access to complete public facilities and services, but also have significant growth potential, invest to fill remaining gaps, maintain affordability, and accommodate growth.
Policy	Policy 8.32: Community benefits	Provide community benefits with large public facility projects.	Encourage providing additional community benefits with large public facility projects as appropriate to address environmental justice policies in Chapter 2: Community Involvement.