

ENVIRONMENTAL OVERLAY ZONE MAP CORRECTION PROJECT



VOLUME 1, PART A:
Project Report,
Summary of Results



**PROPOSED DRAFT,
AS AMENDED**



July 2021



THE BUREAU OF
**PLANNING &
SUSTAINABILITY**

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Click on “Ezone Project” and then click the “Testify” button.

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Planning and Sustainability Commission
Ezone Map Correction Project Testimony
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This plan is the culmination of three years of work across the City of Portland. Many thanks to the thousands of stakeholders, property owners, renters, business owners and interested people who attended dozens of neighborhood and community meetings and invited staff to their homes and businesses to perform site visits.

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Table of Contents

Project Purpose	1
Introduction	1
Why Protect Natural Resources	8
Environmental Overlay Zones Explained	14
Project Approach and Methodology	18
Metro Title 13 Compliance	20
Statewide Land Use Planning Goal 5 Compliance	24
Project Outcomes	26
Public Engagement	28
Summary of Resource Site Results	33
Forest Park and Northwest District	34
Skyline West	51
Tryon Creek and Southwest Hills East	57
Fanno Creek	66
East Buttes and Terraces	72
Johnson Creek	78
Boring Lava Domes	88

Maps

1. Environmental Overlay Zone Map Correction Project Area	2
2. 2019 Environmental Overlay Zones	4
3. Environmental Overlay Zone Map Correction Project Area	19
4. Ezone Map Correction Site Visits Conducted	32
5. Forest Park and Northwest District Resource Sites	35
6. Skyline West Resource Sites	52
7. Tryon Creek and Southwest Hills East Resource Sites	58
8. Fanno Creek Resource Sites	67
9. East Buttes and Terraces Resource Sites	73
10. Johnson Creek Resource Sites	79
11. Boring Lava Domes Resource Sites	89

Tables

1. Ecosystem Services Valuation	11
2. Methodology for Determining Habitat Conservation Areas	22
3. Forest Park and Northwest District – Summary of Decisions	36
4. Skyline West – Summary of Decisions	53
5. Tryon Creek and Southwest Hills East – Summary of Decisions	59
6. Fanno Creek – Summary of Decisions	68
7. East Buttes and Terraces – Summary of Decisions	74
8. Johnson Creek – Summary of Decisions	80
9. Boring Lava Domes – Summary of Decisions	90

Figures

1. City of Portland History of Protection Plans	3
2. Inventory of Natural Resource Features, Southwest Hills Resource Protection Plan (1992), Resource Site 111	5
3. Stream Mapping using LiDAR	5
4. Urban Heat Islands in Portland	10
5. Relationship of Natural Resources to Public Health	13
6. Environmental Overlay Zones on a Residential Site	16
7. Environmental Overlay Zones on an Industrial Site	17
8. Example of an Unprotected Stream Segment	18

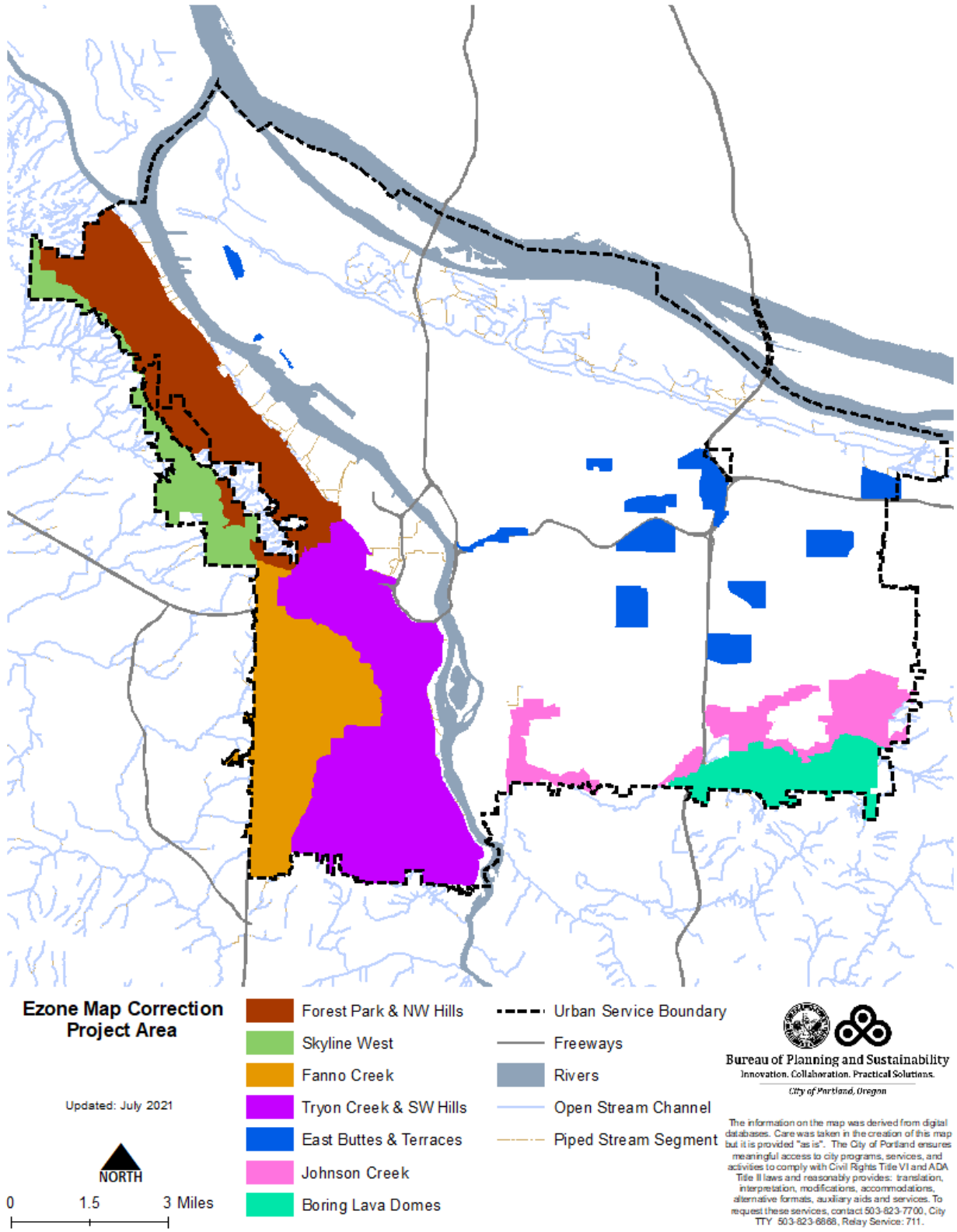
A. PROJECT PURPOSE

The purpose of the *Environmental Overlay Zone Map Correction* project is to adjust the boundaries of the conservation and protection overlay zones to better align with existing natural resources including streams, wetlands, flood area, vegetation, steep slopes and wildlife habitat. The project areas include the Northwest Hills, Forest Park, Southwest Hills, Tryon Creek Watershed, Fanno Creek Watershed, East Buttes and Terraces, Johnson Creek and Boring Lava Domes (see Map 1: Project Area).

B. INTRODUCTION

Environmental overlay zones and their associated regulations in Zoning Code Chapter 33.430 protect Portland's natural resources, including rivers, streams, wetlands, tree canopy, vegetation and wildlife habitat, and minimize risk of damage to homes, business and infrastructure from natural hazards, including landslides, flooding and erosion. The protections also mitigate the effects of climate change, such as reducing air temperature, improving air quality, managing stormwater and maintaining access to nature in the city. The environmental regulations encourage flexibility and innovation in site planning and provide for development that is carefully designed to be sensitive to natural resources.

Beginning in 1989, Portland adopted 13 natural resource conservation and protection plans for areas in the city where there are significant natural resources (Figure 1). Each of these plans were originally adopted to comply with Oregon Statewide Planning Goal 5, Natural Resources, Scenic and Historic Areas, and Open Spaces, as well as contributing towards compliance with Goal 6, Air, Water and Land Resources Quality and Goal 7, Areas Subject to Natural Hazards. By 2004, environmental overlay zones had been applied to natural resources citywide, and Portland was fully in compliance with Goal 5 (Map 2).



Map 1: Environmental Overlay Zone Map Correction Project Area

- 1989**
Columbia Corridor Industrial Area 1
- 1991**
Balch Creek Watershed Protection Plan 2
- 1992**
Northwest Hills Natural Areas
Southwest Hills Natural Areas 3
- 1993**
East Buttes, Terraces and Wetlands 4
- 1994**
Skyline West Conservation Plan 5
- 1997**
Boring Lava Domes / Johnson Creek 6
- 1999**
Fanno Creek and Tributaries 7
- 2000**
Columbia South Shore 8
- 2002**
Multnomah County Unincorporated 9
- 1991, '97, '01, '03**
Johnson Creek Basin 10
- 2004**
Pleasant Valley District Plan 11
- 2010**
Middle Columbia Corridor 12
- 2012**
Natural Resource Inventory Adoption ●
- 2018 - 2020**
E-Zone Map Correction Project ●

City of Portland, OR
30 Years
Actively Conserving Natural Resources

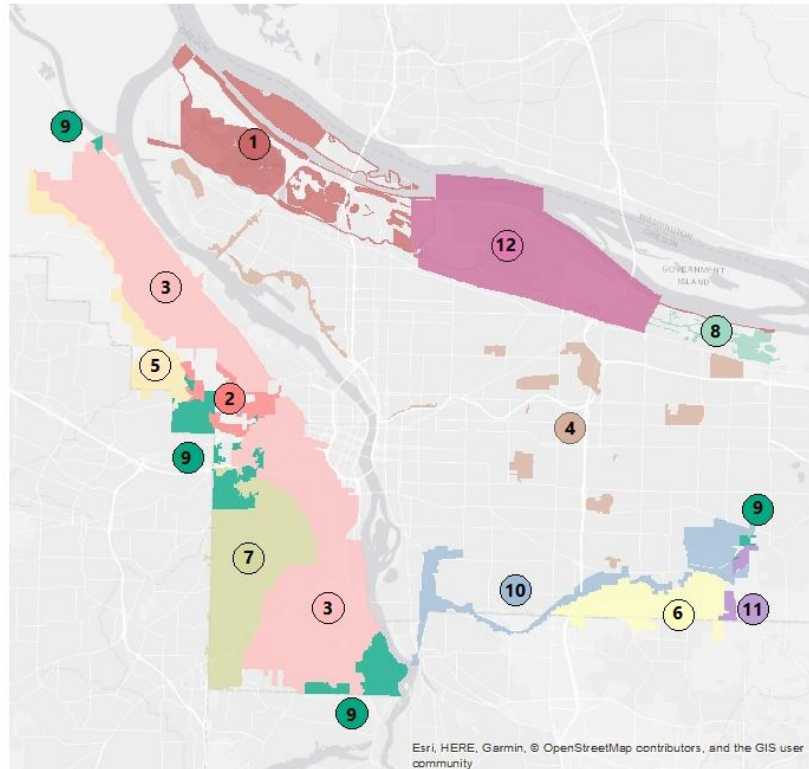
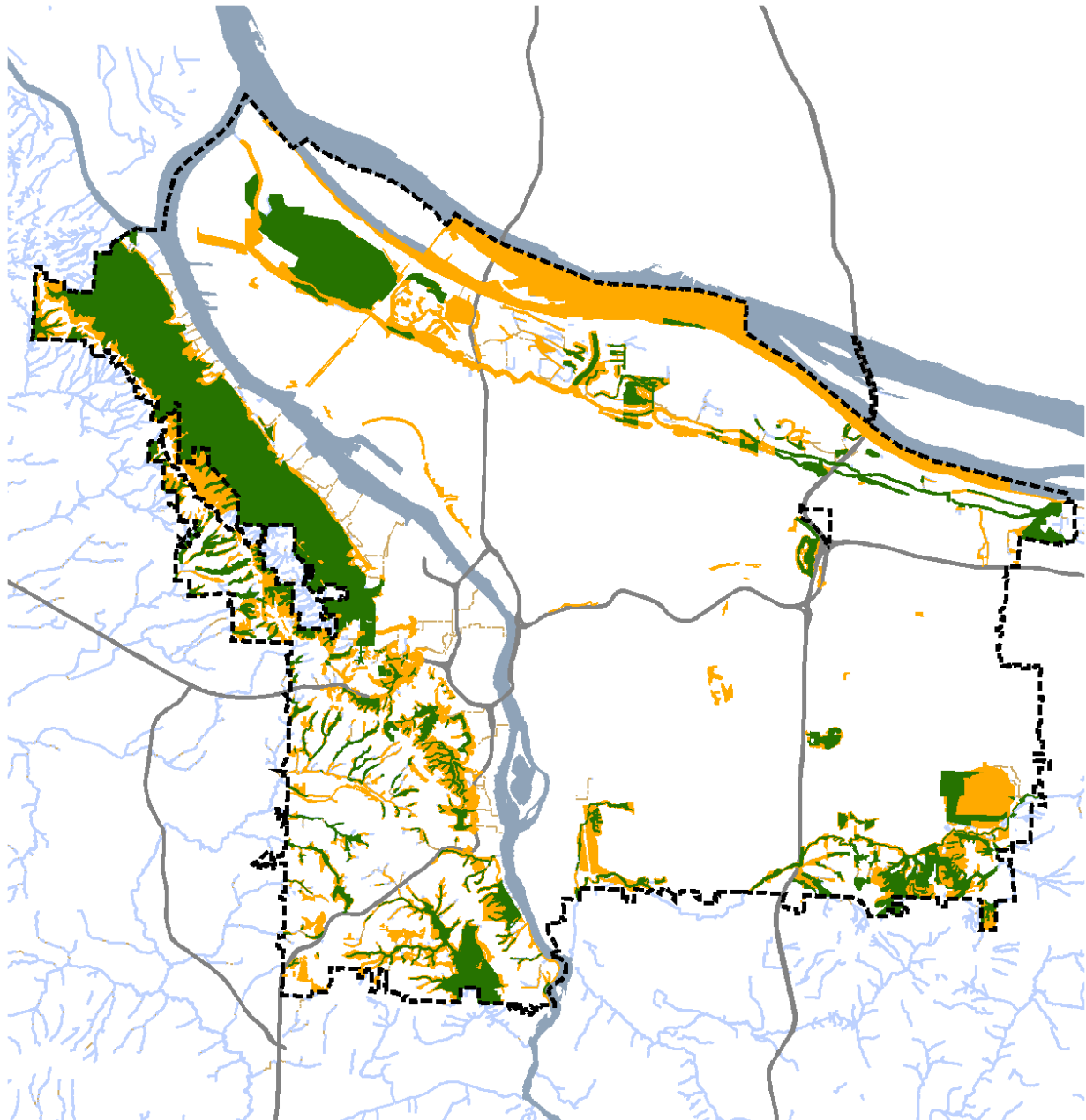
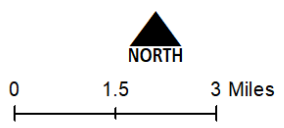


Figure 1: City of Portland History of Protection Plans



2019 Conservation and Protection Overlay Zones

Updated: April 2020



- Protection zone (p)
- Conservation zone (c)
- rivers
- open stream channel
- piped stream segment
- freeways
- Urban Service Boundary



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Map 2: 2019 Environmental Conservation and Protection Overlay Zones

In the 1990s, the City’s environmental overlay zones were mapped using relatively “low-tech” methods. Many of the original plans used hand drawings to represent stream channels and tree canopy (Figure 2). Global Positioning Systems (GPS) and digital imagery were not available or were not accurate enough for use until the early 2000s.

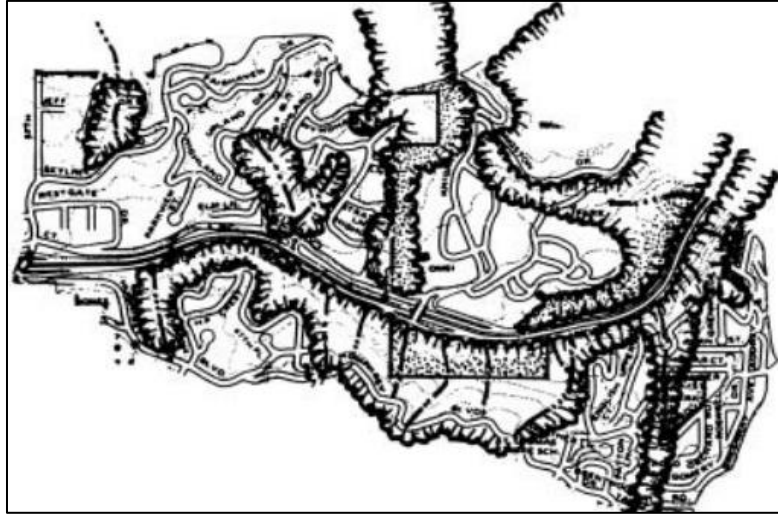


Figure 2: Inventory of Natural Resource Features, Southwest Hills Resource Protection Plan (1992), Resource Site 111

Today, technology has advanced significantly and can be used to produce more accurate maps of natural resource features. For example, LiDAR is a remote sensing tool that detects light reflected off objects on the ground. LiDAR can be used to accurately map topography, stream channels, wetlands and vegetation – even the height of individual trees. Figure 3 is topographic and stream mapping for the same geography as shown in Figure 2. Other tools and data sources include aerial photography updated annually, Google Earth, city infrastructure maps, etc.

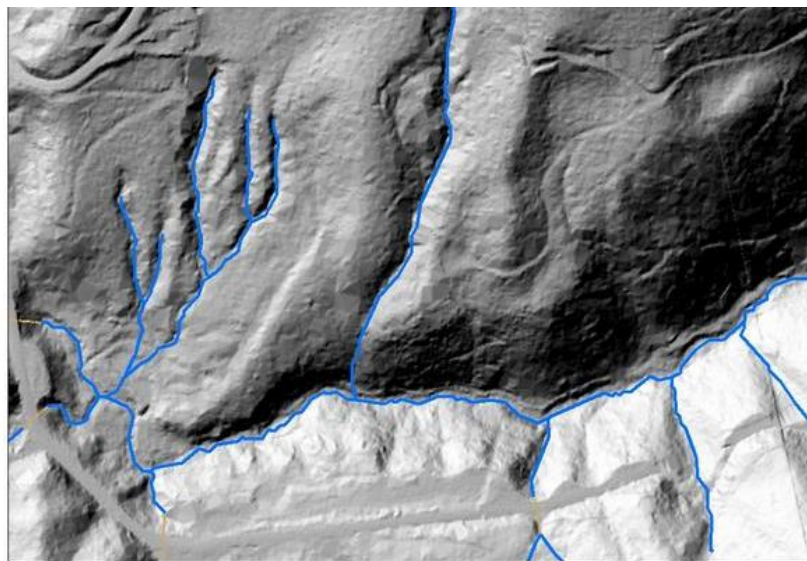


Figure 3: Stream Mapping using LiDAR

Using this new technology, the City updated maps of Portland’s natural resources in 2005. Over 160 miles of stream alignments were remapped and approximately 75 miles of previously unmapped streams were added. In 2007, mapping of vegetation patches was updated across the city using new aerial photography. The consistent and replicable approach to mapping natural resource features and functions was documented in the *National Resources Inventory* (available online at www.portlandoregon.gov/bps/47529) and adopted by City Council in 2012.

In 2005, Metro adopted Urban Growth Management Function Plan Title 13, Nature in Neighborhoods. Title 13 demonstrates regional compliance with Goal 5 for riparian corridors and wildlife habitat. After 2005, local jurisdictions were required to demonstrate compliance with Title 13 instead of Goal 5 for only those resources. By 2005, Portland already had an environmental program that complied with Goal 5. In 2012, the City used the new *Natural Resources Inventory* and the existing environmental program, including the conservation and protection overlay zones, to demonstrate substantial compliance with Metro Title 13. The *Title 13 – Nature in Neighborhoods Request for Metro Determination of Substantial Compliance* report is a separate document available online (https://www.portland.gov/sites/default/files/2020-02/2012_metrotitle13_compliancereport.pdf)

In 2018, City Council adopted the *2035 Comprehensive Plan*, which directs Portland to comply with the following policies:

7.19 Natural resource protection. Protect the quantity, quality, and function of significant natural resources identified in the City’s natural resources inventory ...

7.20 Natural resource inventory. Maintain an up-to-date inventory by identifying the location and evaluating the relative quantity and quality of natural resources.

7.21 Environmental plans and regulations. Maintain up-to-date environmental protection plans and regulations that specify the significant natural resources to be protected and the types of protections to be applied, based on the best data and science available and on an evaluation of cumulative environmental, social and economic impacts and tradeoffs.

The Ezone Map Correction Project is updating the city’s existing environmental program, as directed by the *2035 Comprehensive Plan*, and amending compliance with Metro Title 13 and Oregon Goal 5.

Natural Resource Feature Definitions

Land: The ground itself and any features associated with or located on the ground including but not limited to flood area, vegetation, rip rap, paved areas, structures, buildings, trails, etc.

Vegetation

Forest: Half-acre or larger patch of trees with their crowns overlapping, generally forming 60-100% of cover.

Woodland: Half-acre or larger patch of open stands of trees with crowns not usually touching, generally forming 25-60% of cover.

Shrubland: Half-acre or larger patch of shrubs generally greater than 0.5 m tall with individuals or clumps overlapping to not touching, generally forming more than 25% of cover with trees generally less than 25% of cover. Vegetation dominated by woody vines (i.e., blackberry) is generally included in this class.

Herbaceous: Half-acre or larger patch of herbs (graminoids, forbs, ferns and shrubs less than 0.5m tall) dominant, generally forming at least 25% of cover. This may include shrubs less than 0.5 m tall.

Waterbodies

Wetlands: Areas that are inundated or saturated by surface or ground water at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soil conditions; although due to landscaping, seeding, mowing or grazing wet-adopted vegetation (hydrophytes) may not be present.

Stream: A stream is a channel that has a defined bed and bank and carries water continuously for a week or more during at least the wet season (October through April). Streams may be naturally occurring or may be a relocated, altered or created channel. Streams may contribute water into another waterbody or the water may flow into a pipe or culvert. Streams may flow for some distance underground. Streams are also referred to as *drainageways*, *ditches*, or *drainages* in other City of Portland reports, codes and rules or by other agencies including but not limited to Oregon Department of State Land or US Army Corps of Engineers. Streams include:

- the water itself, including any vegetation, aquatic life or habitat;
- the channel, bed and banks located between the tops-of-bank; the channel may contain water, whether or not water is actually present;
- intermittent streams, which flow continuously for weeks or months during the wet season and normally cease flowing for weeks or months during dry season;
- sloughs, which are slow-moving, canal-like channels that are primarily formed by tidal influences, backwater from a larger river system, or groundwater;
- oxbows and side channels connected by surface flow to the stream during a portion of the year; and
- drainage from wetlands, ponds, lakes, seeps or springs, which may or may not form a defined bed and bank.

Drainage: A drainage is an area on the land that conveys flowing water for only hours or days following a rainfall. If a drainage drains water from a wetland, pond, lake, seep, or spring, even if it does not have a defined bed and bank, then it is classified as a *stream*.

Roadside Ditch: A roadside ditch is a constructed channel typically parallel and directly adjacent to a public or private road. A roadside ditch is designed to capture and convey stormwater runoff from the road and is routinely cleaned (i.e., mechanically scoured or scraped of vegetation and debris) to maintain water conveyance capacity. Naturally occurring streams and drainages that have been relocated due to the construction of a road are not considered a *roadside ditch*.

Hazards

Floodplain: The combination of the FEMA 100-year floodplain (those areas with a 1% or greater chance of flooding in any given year) and areas that were inundated with water during the February 1996 floods. (The FEMA designation for the 100-year floodplain is Special Flood Hazard Area.)

Steep slopes: Land with a 25% or greater slope.

C. WHY PROTECT NATURAL RESOURCES?

Portland is located at the confluence of the Willamette and Columbia rivers. Humans have lived in this area for tens of thousands of years in part because of the abundant natural resources like salmon, lamprey, elk, Wapato and Camas for food and cedar and oak for housing, transportation and fuel. The area is also home to thousands of fish, mammals, birds, amphibians, reptiles and insect species. Over the years, the land has been altered by urbanization but still provides important functions. Today, the scarcity of natural resources, both in quantity and quality, makes those remaining resources even more important.

Portland is experiencing hotter and dryer summers as well as warmer and wetter winters than the city experienced historically. These changes will have a negative impact on public health through more frequent and longer heat waves, more air quality advisory days, more flooding, and potentially less access to nature if certain habitats cannot adjust to the changes in the local climate. Natural resources provide functions that play an important role in mitigating the risks associated with a changing climate.

Rivers, streams, wetlands and undeveloped flood areas are important for minimizing the risks and costs associated with floods. Studies have found that the relative flood storage capacity in Portland is relatively small as compared to the entirety of the Willamette River and Columbia River basins. Dams along the Willamette and Columbia River are managed, in part, to control flooding. However, the flood storage capacity along smaller water bodies, such as Johnson Creek and Tryon Creek, is much more significant.



Image: Flooding in Rivergate, Portland, Oregon (1996)

Flooding can cause significant damage to homes and businesses as well as public infrastructure like roads. Lands around Johnson Creek have experienced frequent and repeated flooding for many years. Following a 1996 flood that had widespread impacts around Portland, the Bureau of Environmental Services (BES) developed the Johnson Creek Willing Seller Land Acquisition Program, which has facilitated the acquisition and preservation of over 250 acres of land that has a high potential for flood mitigation or a high risk of flooding. The land is then restored to increase flood storage capacity, improve fish and wildlife habitat, restore wetlands and create passive recreational activities for city residents. By increasing flood storage capacity in natural areas, the risk of flood damage to nearby properties is minimized. BES has spent approximately \$20M on acquisition to support this program through June 2020.

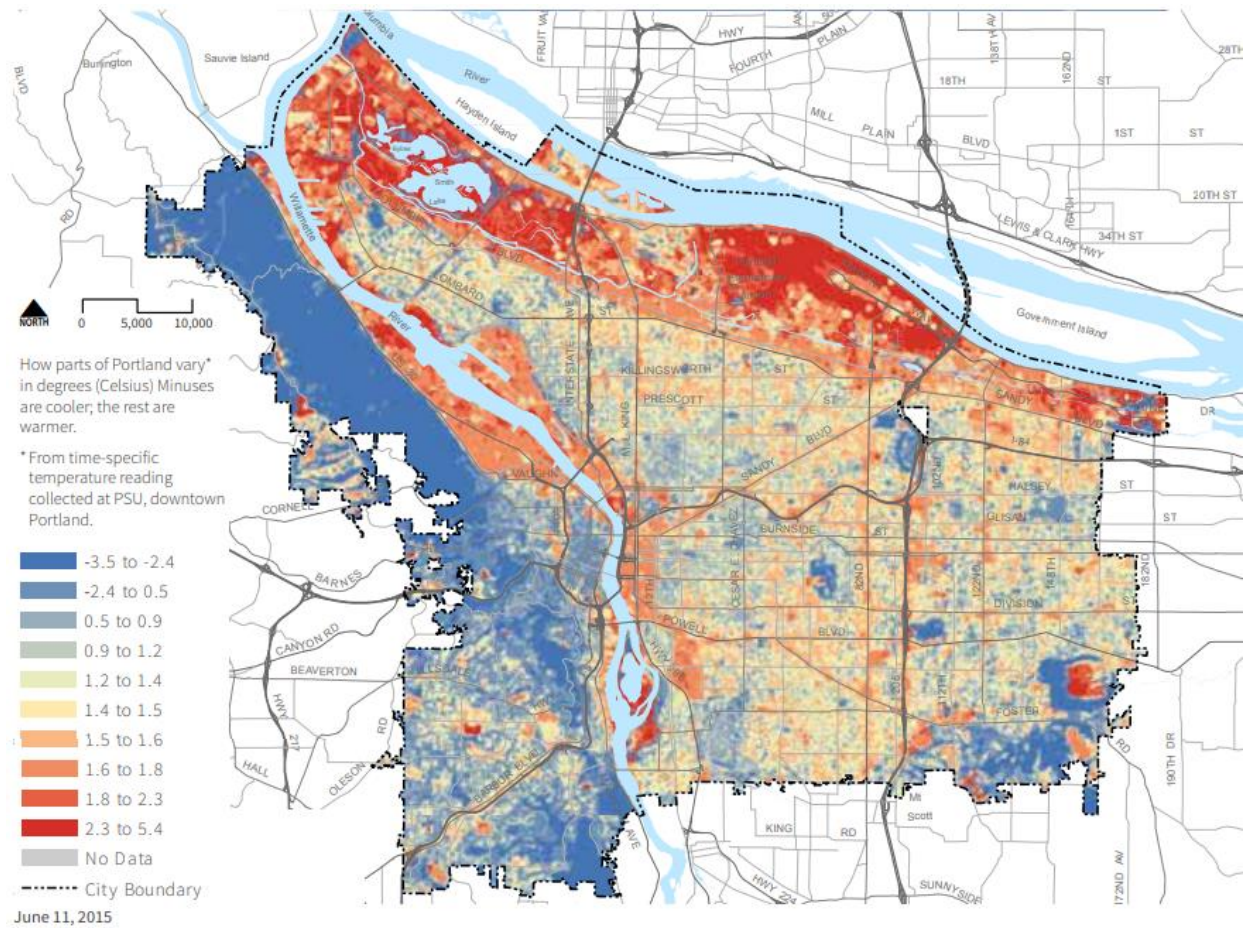
Other examples of the economic impacts of flooding are below:

- On July 31, 1976 a flash flood in Big Thompson Canyon, Colorado, resulted in damages exceeding \$30 million. In 2013, a second Big Thompson flood destroyed Vistenz-Smith Park and Sylvan Dale Ranch, two locations that commemorated the 1976 flood.
- Following the 1993 Mississippi River Floods the town of Valmyer, Illinois took roughly \$28 million in recovery funds and moved the entire town.
- In 1997 in Grand Forks, North Dakota (population of roughly 50,000 at the time), sustained more than \$1 billion in damages from flooding.

By protecting rivers, streams, wetlands and undeveloped flood areas, including riparian areas around the water features, the stormwater management and flood storage functions can be maintained. This reduces costs associated with property damage and displacement of people.

Extreme heat events are becoming more common in Portland. In the United States, extreme heat causes more deaths annually than all other weather events and natural hazards (Luber, 2008). Areas with more tree canopy experience less ambient heat than areas with less tree canopy, as shown in Figure 4. Trees also filter the air improving air quality and provide shade for people to escape heat and recreate.

Trees also provide soil stabilization functions, particularly on steep slopes. Tree canopy attenuates rain fall, roots uptake ground water and roots hold soil in place. This reduces landslide risks and damage to private property and public infrastructure.



Source: Sustaining Urban Places Research Lab (SURP), Portland State University, 2015

Figure 4: Urban Heat Islands in Portland



Image: Landslide in Southwest Portland (2008)

The functions provided by natural resources are called ecosystem services and have associated economic value. Ecosystem services include water conveyance, purification, and flood control, air cooling and purification, carbon sequestration, soil fertilization, and pollination. Ecosystem goods include commodities like food, fuel, fisheries, timber, minerals, etc.

Table 1 provides a summary of the economic value of the ecosystem services provided by different natural resource features. These numbers come from the study of functions like the amount of pollutants removed from the air by trees. Trees remove carbon dioxide, nitrogen dioxide, sulfur dioxide, ozone and particulate matter. This has economic benefits including reduced health care costs associated with respiratory illness. Another example are streams and wetlands which manage stormwater, remove pollutants from water and regulate floods. Maintaining existing streams and wetlands reduces the need for additional infrastructure like stormwater pipes, thus reducing the public cost burden. Another example is shallow water which is critical habitat for salmon and supports the commercial fishing industry.

Table 1: Ecosystem Services Valuation (2011\$/Acre/Year)

Habitat Type	Air Purification	Carbon Sequestration	Water Purification	Wildlife Habitat Value	Total Value
Forest/Woodland	\$73–\$267	\$26–\$92	Not Quantified	\$309–\$516	\$408–\$875
Wetland	\$74–\$266	Not Quantified	\$153–\$664	\$3,095–\$11,347	\$3,322–\$12,277
Shrubland	\$30–\$110	\$24–\$88	Not Quantified	\$309–\$516	\$363–\$714
Grassland	\$24–\$89	\$24–\$88	Not Quantified	\$309–\$516	\$357–\$693
Shallow Water	Not Quantified	Not Quantified	Not Quantified	\$1,037–\$15,473	\$1,032–\$15,473

Source: ECONorthwest (2012)

There are direct economic benefits for properties too. A Portland-based study done by Donovan and Butry in 2010 found that trees within 100 feet of houses added approximately \$8,870 to the price of a house, which represents 3.0% of sale price. Those trees also provide benefits such as cooling the air in the summer and attenuating rain in the winter.

Some ecosystem services are more difficult to quantify but do have an economic benefit. For example, bird watching is part of the eco-tourism industry and has an estimated value of \$43-\$339/acre/year (Woodward, 2001; Dodds, 2008). Access to natural areas and open spaces has an impact on human behavior and psyche. Access can mean a range of things from viewing vegetation to bird watching to hiking or boating. Dr. Roger Ulrich of Texas A&M’s Center for Health Systems and Design found that passive scenic values, such as looking at trees, reduces stress, lowers blood pressure and enhances medical recovery (Ulrich et al. 1991). The presence of trees and grass can lower the incidence of aggression and violent behavior (Kuo and Sullivan, 2001b). Common green areas in neighborhoods can also increase community ties and support social networks, which a determining factor in overall health.

Recreation has multiple health benefits. For people who are inactive, even small increases in physical activity can yield numerous health benefits (Mult. Co. Health Department, 2012). Exercise improves overall health, which reduces public and private health care costs, improves quality of life, and may help people live longer (Nieman, 1998). Activities such as walking in forested areas help boost the immune system (Sachs and Segal, 1994). In addition, the Centers for Disease Control and Prevention strongly recommends improving access to places for physical activities such as biking or hiking trails to reduce the risk of cardiovascular disease, diabetes, obesity, selected cancers and musculoskeletal conditions.

The British Columbia Center for Disease Control developed a toolkit that makes links between protecting natural resources and public health (Figure 5). The first planning principle is to preserve and connect open space and environmentally sensitive areas. This is particularly important in neighborhoods with limited existing natural resources like street trees or parks. By protecting the resources that remain, a strategy can be developed to enhance and reconnect nature in neighborhoods, thus improving physical and mental health.

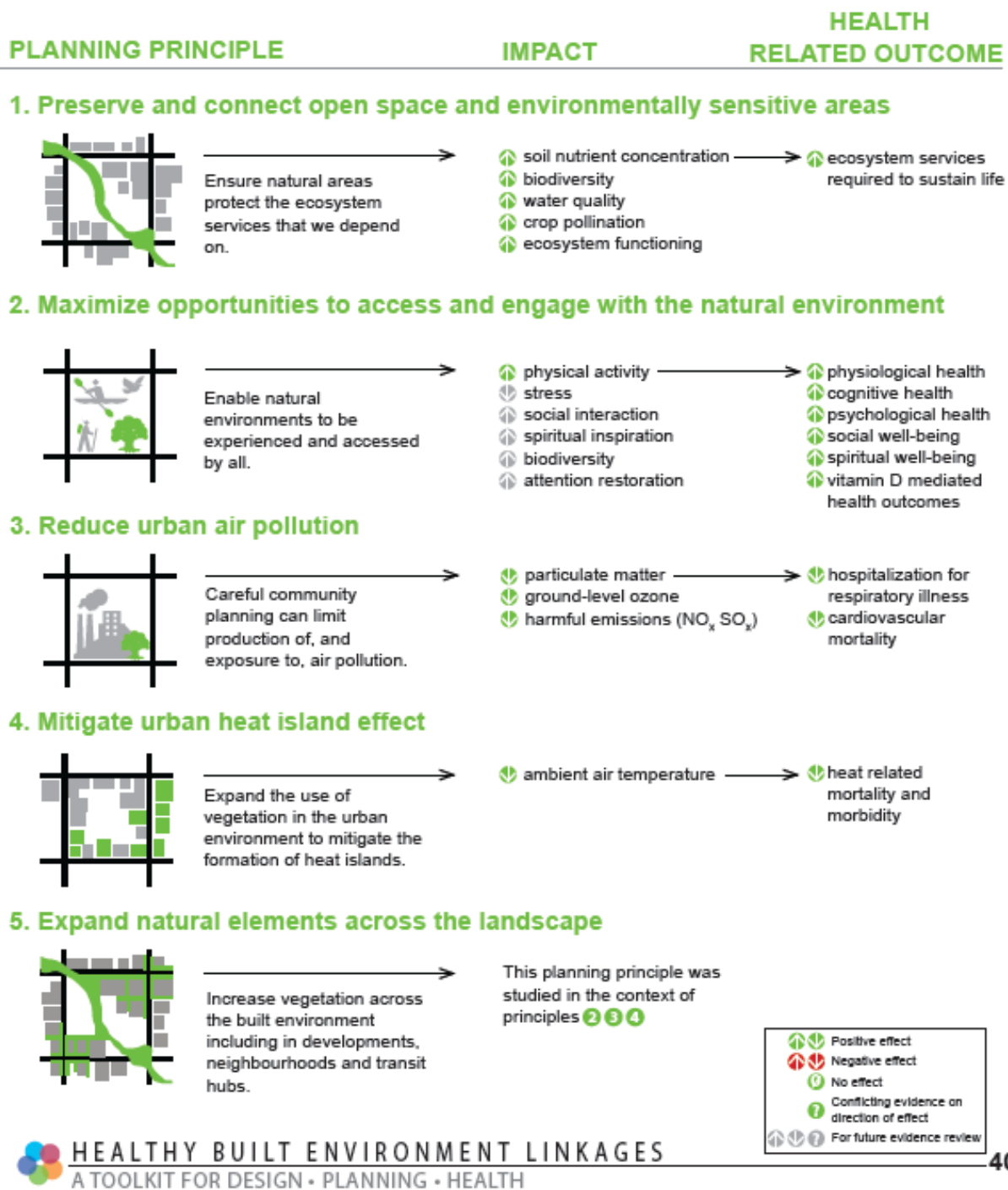


Figure 5: Relationship of Natural Resources to Public Health (British Columbia Centre for Disease Control, 2018)

D. ENVIRONMENTAL OVERLAY ZONES EXPLAINED

Environmental overlay zones, or ezones, and the regulations that accompany them, are a tool used by the City to help protect important natural resources in Portland.

Examples of natural resources identified for protection include:

- Rivers, streams, and wetlands – this is where fish and wildlife live; these features move water from land to larger rivers and the ocean; they also cool the air and provide places for people to recreate.
- Flood areas – this is where the water goes when it floods; development, like houses, businesses and parking areas, can be damaged during floods; filling in the floodplain can make flooding worse elsewhere.
- Forests and woodlands – this is where wildlife live and people go to hike, bird watch, and relax; trees cool the air and improve air quality, and trees help hold steep slopes in place and reduce the risk of erosion and landslides.
- Unique habitats – large meadows, oak groves, bluffs and other unique features in the city provide habitat and respite for wildlife.

Ezones apply to the portions of a site that contain natural resources or areas, that if disturbed, would have a negative effect on those natural resources or the surrounding property. Ideally, the portion of a site that is in an ezone should be left natural and undeveloped. However, many of the natural resources in Portland have been altered by yards, driveways, parking areas, docks, and even portions of houses and buildings. These areas still provide functions, like flood storage, and additional impacts should be avoided.

When new development, like an addition to a house or a new parking area, is proposed in an ezone, impacts to the resources need to be minimized as much as possible and any resources negatively impacted or destroyed must be replaced.

In Portland there are multiple types of environmental overlay zones. However, this project is only addressing two: protection 'p' zone and conservation 'c' zone. Each has slightly different regulations and requirements.

Protection Overlay Zone ('p' zone)

The 'p' zone is applied to the most critical natural resources where new development and impacts should be avoided, except under rare circumstances. The 'p' zone is typically applied to open rivers, streams and wetlands, as well as areas within roughly 50 feet of the waterbodies. The 'p' zone may be applied to areas that provide unique upland habitat or are at a high risk of natural hazards like flooding, landslides or wildfire. New impacts to resources in the 'p' zone should be avoided except under special circumstances, such as when a public road or utility needs to cross a stream.

Conservation Overlay Zone ('c' zone)

The 'c' zone is applied to significant natural resources where new development can be designed to minimize impacts to the resources and mitigation for unavoidable impacts can often be achieved through on-site actions. The 'c' zone is typically applied to vegetated areas that are located more than 50 feet from open waterbodies or areas that provide unique wildlife habitat. Development that minimizes impacts to the resources in the 'c' zone may be permitted. Mitigation for impacts is required.

Figure 7 shows an example of a house with ezones and what is generally allowed. (Please refer to Portland Zoning Code 33.430 for exact requirements.) Existing structures, including a house, deck or garage, can stay, be maintained and repaired, and be replaced in the current footprint. Existing gardens, lawns, and other landscaped areas in 'c' or 'p' zones can be maintained and new plants can be installed if they are not listed as a nuisance species on the Portland Plant List. A permitted lawn or landscaped area in either the 'c' or 'p' zone can be converted to a garden if no trees are removed. In a portion of the 'c' or 'p' zone that is not already landscaped, a new garden can be added if the garden is less than 500 square feet in size, no trees are removed, it is no closer than 50 feet to a stream or wetland, and cumulatively the site doesn't exceed the maximum disturbance area limitations for the base zone. However, if the garden can be placed within an existing lawn or completely outside the environmental overlay zones, that is the preferred alternative.

Figure 8 shows an example of a business with ezones and what is generally allowed. (Please refer to Portland Zoning Code 33.430 for exact requirements.) In both the 'c' and 'p' zones, existing structures, like buildings, and parking areas can be maintained, repaired or replaced in the current footprint. Also, in the both the 'c' and 'p' zones, existing landscaped areas can be maintained, and new plants can be installed if they are not listed as a nuisance species on the Portland Plant List.

In either example (Figure 6 or 7), expanding the footprint of development within the ezones – making it bigger – is more complicated. It depends on how much of the site is in the ezone and how much of the site has already been developed or disturbed. (Please refer to Portland Zoning Code 33.430 for exact requirements.) However, new or expanded development is typically allowed in the 'c' zone through standards or Environmental Review.

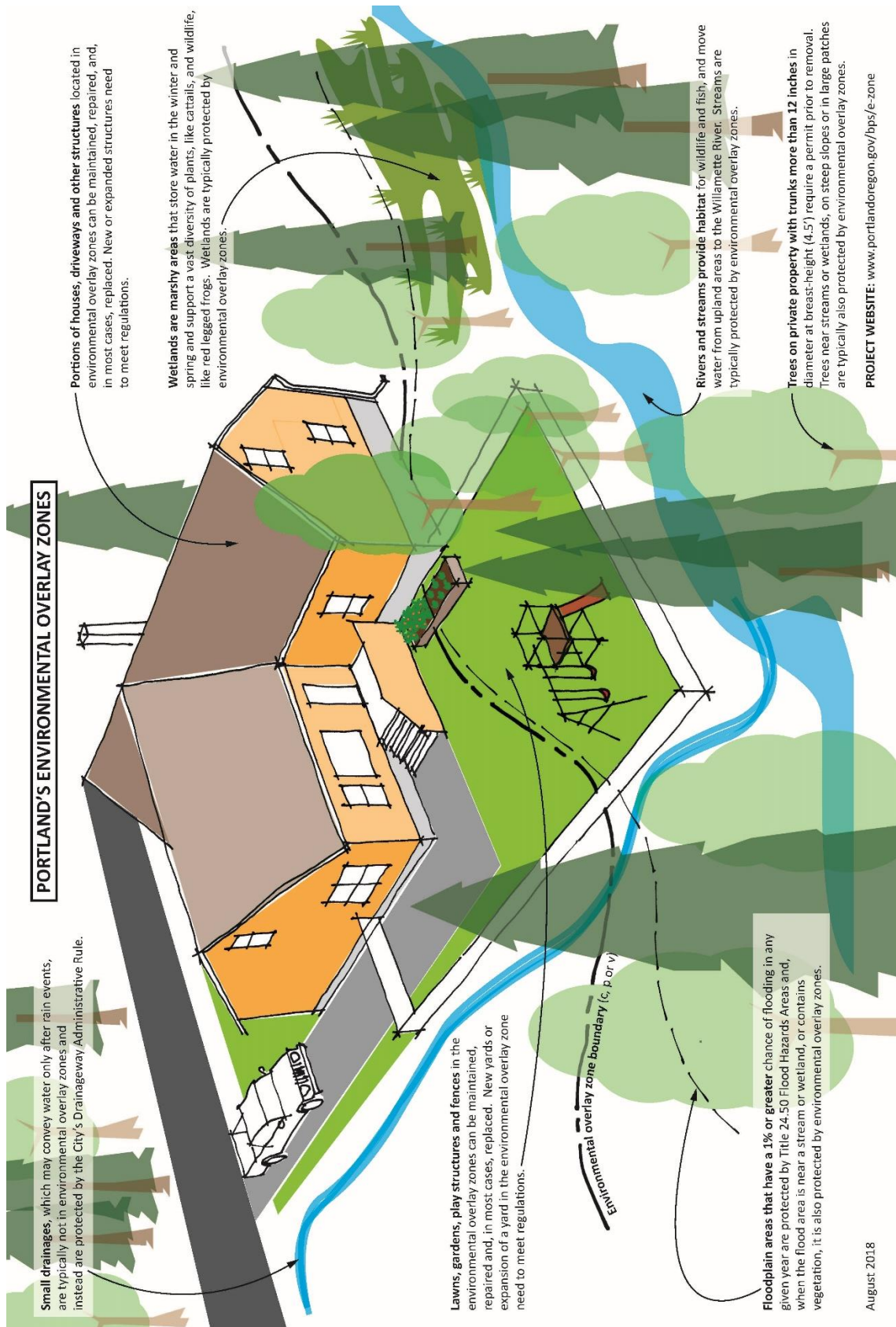


Figure 6: Environmental Overlay Zones on a Residential Site

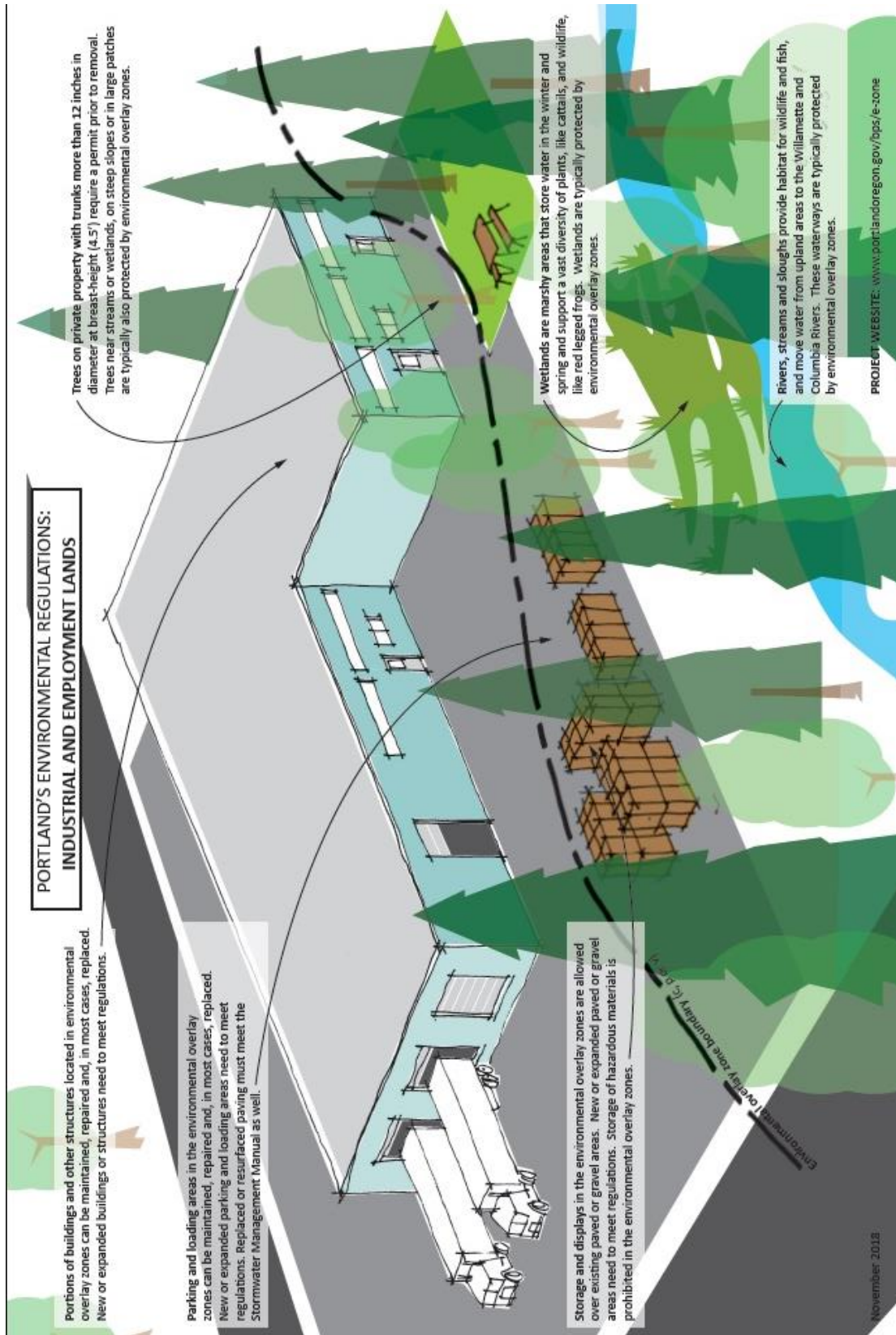


Figure 7: Environmental Overlay Zones on an Industrial Site

E. PROJECT APPROACH AND METHODOLOGY

The purpose of the *Environmental Overlay Zone Map Correction Project* is to align the location of the conservation 'c' and protection 'p' overlay zones with the location of existing natural resources identified in the *Natural Resources Inventory* (Figure 8). This project is part of bringing the zoning maps into compliance with the 2035 Comprehensive Plan, while maintaining compliance with Metro Title 13 and Oregon Planning Goal 5 as well as ensuring resources across Portland are mapped accurately and are regulated in a consistent way.

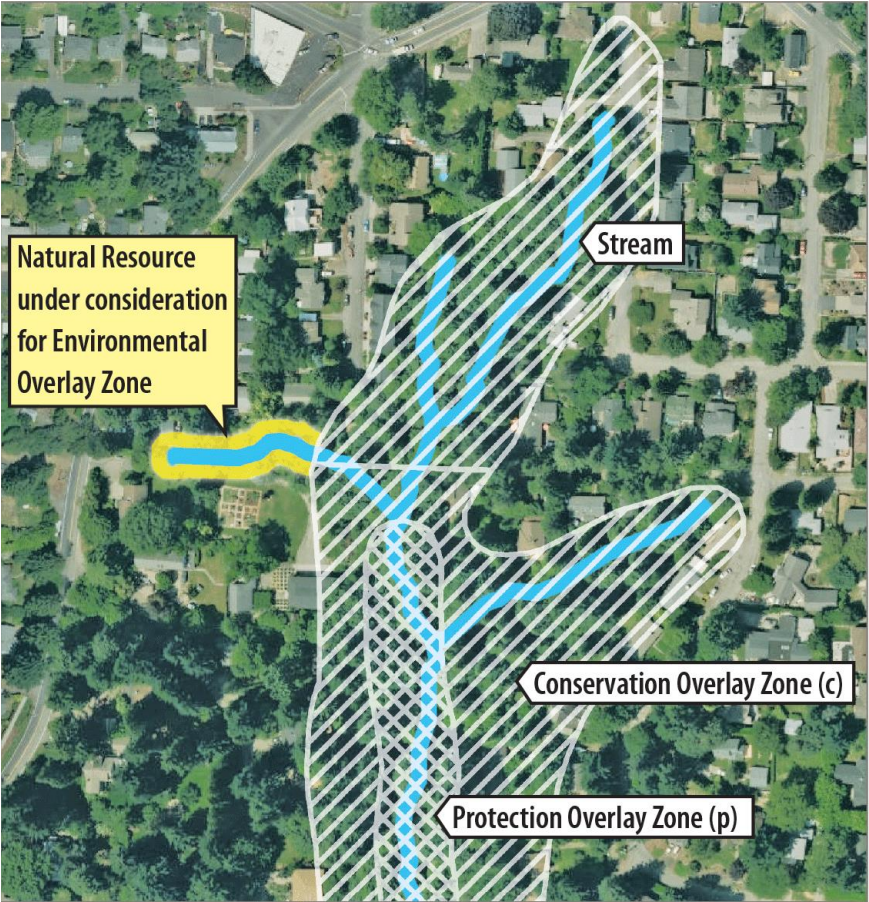
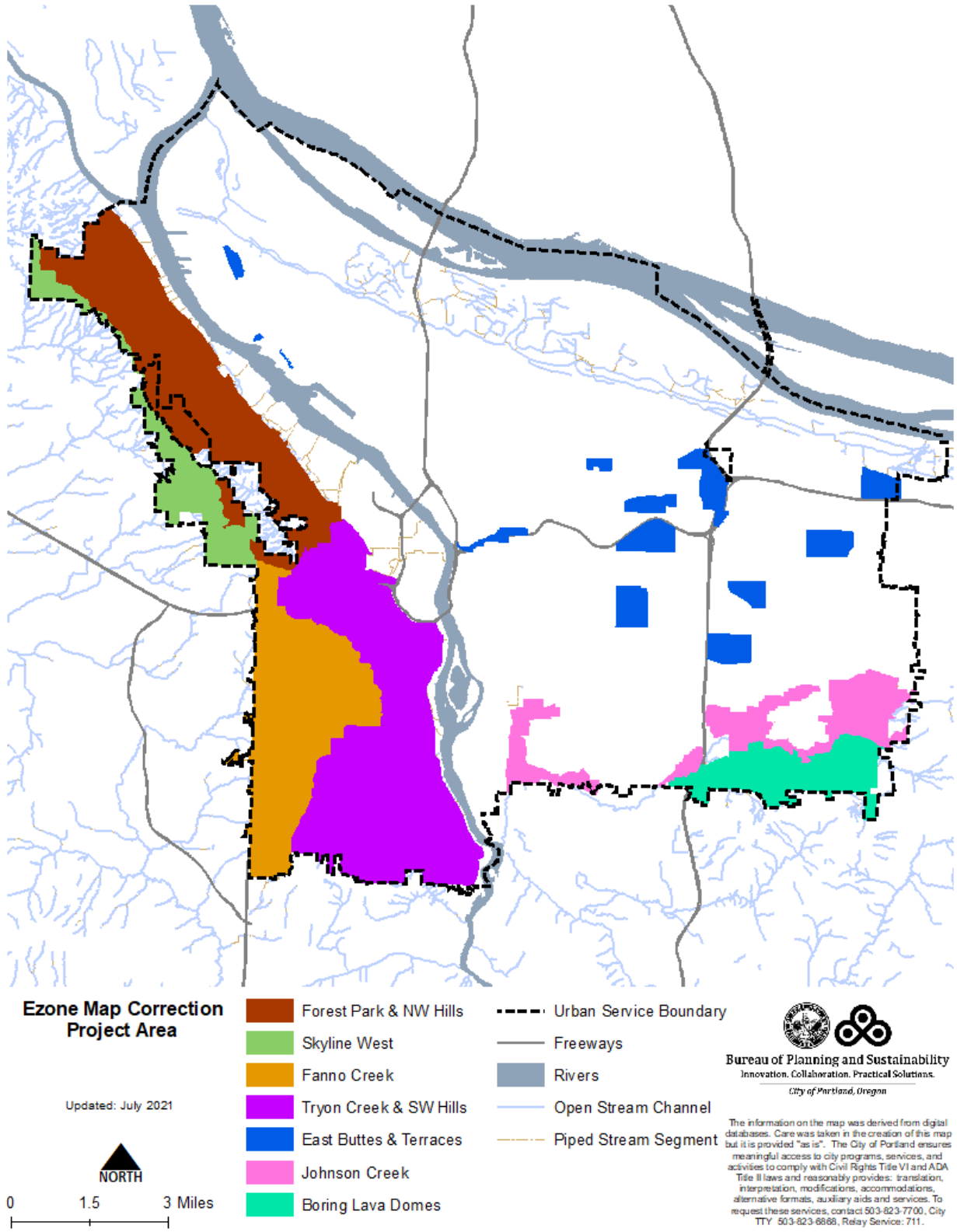


Figure 8: Example of an Unprotected Stream Segment

The geographic scope of the project includes the Northwest Hills, Southwest Hills, Johnson Creek, Boring Lava Domes and East Buttes and Terraces (Map 3). The Willamette River, Columbia River, Columbia Slough and Pleasant Valley are not part of this project and will be addressed separately. Properties with a prime industrial 'k' overlay zone are also excluded from the project. These geographies and properties are addressed through separate natural resource plans.



Map 3: Environmental Overlay Zone Map Correction Project Area

Metro Title 13 requires that local jurisdictions adopt or amend programs that protect Habitat Conservation Areas (HCAs). HCAs are rivers, streams, wetlands, vegetated flood areas, riparian corridors (areas within 100-300 feet of waterbodies) and Habitats of Concerns (specific unique habitat areas). Metro Title 13 stated that other natural resources, primarily upland habitats, are not HCAs and if a local jurisdiction intends on protecting those resources, the local jurisdiction must follow Oregon Planning Goal 5 rule OAR 660-023. Title 13 also stated that if a local jurisdiction had existing protections for resources that are not HCAs, changes to those protections could not be rolled back for than a *de minimis* amount (3.07 1330(a)(2)).

Based on the requirements of Metro Title 13, this project will:

1. Demonstrate compliance with Title 13 Habitat Conservation Areas by following the rules set out in 3.07; and
2. Demonstrate compliance with Goal 5 for natural resources that are not a Habitat Conservation Area by following the rules set out in OAR 660-023-0110.

The approach to each is described below.

E.1. Metro Title 13 Compliance

To demonstrate compliance with Title 13, the *Ezone Map Correction Project* will use the methodology set out by 3.07.1330(b)(2): "Demonstrate that its existing or amended comprehensive plan and existing, amended, or new implementing ordinances substantially comply with the performance standards and best management practices described in Metro Code Section 3.07.1340, and that maps that it has adopted and uses substantially comply with the Metro Habitat Conservation Areas map."

In demonstrating that the amended implementation program complies with Title 13, the city followed 3.07.1340(d) "Administering the Habitat Conservation Areas Map and Site-Level Verification of Habitat Location. (1) Each city and county shall be responsible for administering the Habitat Conservation Areas Map, or the city's or county's map that has been deemed by Metro to be in substantial compliance with the Habitat Conservation Areas Map, within its jurisdiction, as provided in this subsection (d) of this section."

The specific Title 13 steps that city followed to demonstrate compliance are:

- a. Verifying habitat locations by following the Title 13-compliant Natural Resource Inventory methodology (3.07.1340(d)).
- b. Confirming Habitat Conservation Area using the steps found in 3.07.1340(e) and 3.07.1340(f).
- c. Determining that the city's amended environmental program is in substantial compliance per 3.07.1330(b)(2).

E.1.a. Verifying Habitat Areas

The *Title 13 – Nature in Neighborhoods, Request for Metro Determination of Substantial Compliance* report (BPS, December 2012) provides a detailed explanation regarding how the City’s NRI feature definitions and mapping methodologies meet the requirements of 3.07.1340(d)(4) for verifying habitat areas (report available separately). The NRI feature definitions and mapping methodologies for verifying habitat areas have not changed, with the exception of wetlands¹, and the approved NRI GIS models are being rerun to reflect updated feature data. Below is a summary of how NRI habitat verification is completed.

1. Locate water features – rivers, streams, wetlands, other open water and flood area.
2. Identify vegetation cover – half-acre or larger patches of forests, woodland, shrubland and herbaceous vegetation.
3. Verify steep slopes – land with greater than 25% slope upward from river, streams and open water.
4. Confirm Habitats of Concern – habitats that meet specific criteria adopted by the Title 13 inventory.
5. Identify habitat class – ranks associated with natural resource features; see Title 13 Table 3.07-13d.

Metro determined that all riparian corridors and all but the Class C wildlife habitats were regionally significant under Goal 5. Metro determined that Class C wildlife habitats may be locally significant. Habitats of Concerns, called Special Habitat Areas in Portland, are treated as Class I Riparian Areas in all cases per Title 13, Table 3.07-13d: Locating Boundaries of Class I and Class II Riparian Areas.

E.1.b. Determining Urban Development Value

Title 13 included an Economic, Social, Environmental and Energy (ESEE) analysis that resulted in urban development value. The Title 13 ESEE replaces the previously adopted City ESEE analyses for Habitat Conservation Areas within the project area. To determine the Urban Development Value as it applies in Portland, the requirements of 3.07.1340(e) are:

1. Properties designated as the Central City, Regional Centers, Town Centers and Regionally Significant Industrial Areas, as well as regionally significant educational or medical facilities, are of high development value;
2. Properties designated as Main Streets, Station Communities, Other Industrial Areas and Employment Centers are of medium development value; and
3. Properties designated as Neighborhoods and Corridors are low development value.

The 2035 Comprehensive Plan designated the property classifications throughout Portland.

¹ The Bureau of Environmental Services updated wetland mapping through the Wetland Inventory Project and using state-approved wetland mapping methodology. The methodology provided a more comprehensive and consistent map of wetlands across Portland.

E.1.c. Confirming Habitat Conservation Areas

Habitat Conservation Areas (HCA) are the areas for which local jurisdictions must provide a program to protect and conserve the natural resources. Title 13, Table 3.07-13a is the methodology used for confirming HCA. HCAs are Class I and Class II Riparian Areas; Habitats of Concern (aka Special Habitat Areas) are treated as Class I Riparian Areas. All upland wildlife habitat and Class III Riparian Areas are not HCAs, except within Parks and Open Space (see Goal 5 Compliance).

Table 2: Methodology for Determining Habitat Conservation Areas (Title 13, Table 3.07-13a)

Rank	High Development Value	Medium Development Value	Low Development Value	Parks and Open Space
Riparian Class I (High Rank)	Moderate HCA	High HCA	High HCA	High HCA
Riparian Class II (Medium Rank)	Low HCA	Low HCA	Moderate HCA	Moderate HCA
Wildlife Class A (High Rank)	No HCA	No HCA	No HCA	High HCA
Wildlife Class B (Medium Rank)	No HCA	No HCA	No HCA	High HCA
Riparian Class III Wildlife Class C	No HCA			

E.1.d. Applying the Environmental Program to Habitat Conservation Areas

The City’s Environmental Program includes many elements; however, the primary tool used for Title 13 compliance are the environmental overlay zones. The location of conservation ‘c’ and protection ‘p’ overlay zones are updated to apply to the confirmed HCAs – Class I Riparian Areas and Class II, as well as Class A and Class B Wildlife Habitat within parks and open space.

Title 13 3.07.1330(a)(2) states “A city or county that, prior to December 28, 2005, adopted any comprehensive plan amendments or land use regulations that (a) apply to areas identified as upland wildlife habitat on the Inventory Map but not identified as riparian habitat on the Inventory Map, (b) limit development in order to protect fish or wildlife habitat, and (c) were adopted in compliance with division 23 of OAR chapter 660, shall not repeal such amendments or regulations, nor shall it amend such provisions in a manner that would allow any more than a *de minimis* increase in the amount of development that could occur in areas identified as upland habitat.”

Portland’s environmental overlay zones do apply to upland habitats. By completing Goal 5 steps to demonstrate compliance for significant habitat that has not been identified by Metro as HCA, Portland demonstrates a *de minimis* change in the amount of development that could occur

within previously protected upland habitats. Prior to the *Ezone Map Correction Project*, there were 7,876 acres of 'p' overlay zone and 5,114 acres of 'c' zone in the project area. With the corrections that are proposed by this project, there are 9,197 acres of 'p' overlay zone and 4,186 acres of 'c' zone in the project area. The total change in area of overlay zone (combined 'p' and 'c') is 3%, which is a de minimis change. There is a significant increase in the acres of 'p' overlay zone, over 1,300 acres (17% increase). Much of this increase is due to corrected stream mapping within areas that already had 'c' overlay zones protecting forests and steep slopes. Mapping the existing streams and land within approximately 50 feet results in a shift from conservation to protection overlay zone. The addition of 'p' overlay zones to newly mapped wetlands also played a significant role in the increase.

E.2. Statewide Land Use Planning Goal 5 Compliance

Oregon Planning Goal 5 only applies directly to habitat not identified as Habitat Conservation Areas (HCA) under Metro Title 13. Upland habitat and Class III (low rank) Riparian Areas are not a HCA, unless located within a Park or Open Space, and are addressed through direct application of OAR 660-023-0110 by completing the following steps:

E.2.a. Establish resource sites.

The existing adopted resource site boundaries are consistent with OAR 660-023-0030 and are maintained with minor modifications.

E.2.b. Conduct an inventory of natural resources.

The Natural Resources Inventory (adopted in 2012 as factual basis for the 2035 Comprehensive Plan) is consistent with OAR 660-023-0030.

E.2.c. Conduct an Economic, Social, Environmental and Energy Analysis.

The ESEE is conducted only for resources that are not identified as Habitat Conservation Areas (HCAs) under Metro Title 13. OAR 660-023-0040 specifies the process that local jurisdictions must follow to conduct an ESEE. This project breaks the ESEE analysis into two parts, both of which are consistent with the OAR: 1) general ESEE and 2) resource site-specific ESEE. The General ESEE evaluates the tradeoffs between protecting types of natural resources and other city goals for economic development, housing, public health, etc. The General ESEE provides an overall recommendation regarding which natural resource features should be protected. The General ESEE recommendation is then affirmed, clarified or modified for resource sites that contain Class III Riparian Areas and/or Upland Habitat. An ESEE decision is made for each resource site that contains these resource areas.

E.2.d. Adopt comprehensive plan provisions and land use regulations to implement the decisions.

Portland has an established and state-acknowledged program applies environmental overlay zones and codes found in 33.430, Environmental Zones, to significant natural resources. The boundaries of the environmental overlay zones will be updated based on the Natural Resources Inventory and resource site-specific ESEE decisions. The program requirements are consistent with OAR 660-023-0050.

E.2.e. Notice and Landowner Involvement.

Landowners will be informed about and involved in this project consistent with OAR 660-023-0060. Please see section G. Public Engagement for a detailed description of the noticing and landowner involvement activities done with this project. These engagement activities have occurred in both Metro Title 13 HCAs and upland habitats that are being considered for correction to the overlay zone boundaries. Public hearings were first noticed in June 2020 and the first evidentiary hearing was on July 28, 2020. Substantial changes to the proposal occurred in November 2020 and July 2021. Additional notices of public hearing were sent to affect properties in January 2020 and August 2021.

F. PROJECT OUTCOMES

The *Environmental Overlay Zone Map Correction Project* accomplishes the following things within the geographic scope of the project (Map 2):

1. Repeals the previously adopted Goal 5 inventories and Economic, Social, Environmental and Energy analyses and decisions and replaces with a combination of Metro Title 13 and Oregon Goal 5 compliance updates;
2. Amends Metro Title 13 compliance by following the rules of 3.07 to verify habitat areas, identify urban development value, confirm Habitat Conservation Areas and amend the location of the conservation and protection overlay zone to substantially align with the Habitat Conservation Areas;
3. Adopts new Oregon Goal 5 compliance by following the rules of OAR 660-023 for significant habitat that is not a Metro Title 13 Habitat Conservation area; and
4. Amends Metro Title 13 compliance to demonstrate a *de minimis* impact on conservation and protection overlay zones applied to upland habitat.

Below is a description of the project report volumes:

Volume 1: Summary of Results and Implementation

The document provides an overview of the project, summarize the approach and methodology (including relationship to Title 13 and Goal 5), and summarize the results of the watershed reports. Volume 1 will also include the implementation tools – amended zoning codes and maps.

- Part A** – Project overview, approach and methodology; table summarizing watershed results
- Part B** – Updated zoning codes and maps

Volume 2: Subarea Results

There are separate reports for each subarea in Portland:

- Part A** – Forest Park and Northwest District
- Part B** – Skyline West
- Part C** – Tryon Creek and Southwest Hills
- Part D** – Fanno Creek
- Part E** – East Buttes and Terraces
- Part F** – Johnson Creek
- Part G** – Boring Lava Domes

Within each subarea there are defined resource sites and for each resource site there is an inventory of riparian corridors and wildlife habitat features and functions. Following the inventory, for resource sites that contain significant features that are not a Metro Title Habitat

Conservation Area, there is a site-specific Economic, Social, Environmental and Energy Analysis and recommendations. Each resource site concludes with the decisions the level of protection recommended for each significant natural resource features. The results are also present in the maps for each resource site:

- a) Water Features
- b) Vegetation Features and Steep Slopes
- c) Riparian Area Habitat Classifications
- d) Wildlife Habitat Classifications
- e) Special Habitat Areas
- f) Urban Development Values
- g) Recommended Protections

Volume 3: Natural Resources Inventory

Approach and methodology used to produce the Natural Resources Inventory plus the citywide results. The results are further presented in Volume 2 by resource site.

Volume 4: Compliance

Volume 4 will present compliance with Oregon State Planning Goal 5 and Metro Functional Plan Title 13.

Part A – Metro Title 13 Compliance

A detail explanation that demonstrates compliances for Habitat Conservation Areas. The results and recommended updates to the conservation and protection overlay zones are reported in Volume 2. Implementation is reported in Volume 1, Part B.

Part B – Oregon Goal 5 Compliance

For Class III riparian corridors and wildlife habitat, the necessary Goal 5 steps are documented. The specific results and recommended updates to the conservation and protection overlay zones are reported in Volume 2 by resource site. Implementation is reported in Volume 1, Part B.

Volume 5: Appendices

Includes the reference list, examples of the public notices, properties with protection-to-conservation zone conversions and the special status species list.

G. PUBLIC ENGAGEMENT

The *Environmental Overlay Zone Map Correction Project* brings together three years of work and voices of thousands. Below is a description of the public engagement events and activities. The public will continue to play a crucial role moving forward as the project is heard by the Planning and Sustainability Commission in 2020/2021 and City Council in 2022. Additional information about public engagement will be added to this section as the project proceeds.

A summary of the public engagement is below and a detailed description follows:

1. Informational mailings were sent to geographic areas within the larger project area on 7/27/18 (Johnson Creek/Boring Lava Domes), 12/5/18 (East Buttes and Terraces), 2/1/19 (Northwest Hills/Skyline), 3/28/19 (Southwest Hills/Tryon Creek), and 6/21/19 (Columbia Corridor). A total of 16,838 postcards were sent to all owners of properties with existing or draft corrected environmental overlay zones.
2. Between August 2018 and October 2019, staff presented at 36 neighborhood association meetings to inform people about the project, answer questions and demonstrate how to use the interactive online map. A total of 622 people attended the meetings.
3. In December 2019, staff notified property owners in the Columbia Corridor that the industrial lands and surrounding areas would be moved from the Ezone Project to a future project.
4. Between 8/19/18 and 7/25/19, staff held six drop-in hours to engage people in the project. These were held in east, northwest and southwest Portland. A total of 48 people attended the drop-in hours.
5. Between 09/5/18 and 08/1/21, staff conducted site visits at 622 properties to confirm the location and extent of natural resource features and help property owners understand how the project may impact them (Map 4).
6. On 11/15/19 and 11/21/19, 24,714 letters were sent to all impacted property owners and all renters/leases notifying them of the opportunity to review and comment on the Discussion Draft.
7. Between 12/4/19 and 1/8/20, three open house events were held in east, northwest and southwest Portland to provide information about the project and an opportunity for people to meet one-on-one with staff. A total of 152 people attended.
8. On 6/25/20, 1/26/21 and 8/4/21 Measure 56 notices were sent to affected property owners in advance of public hearings at Planning and Sustainability Commission.
9. Public hearings were held before the Planning and Sustainability Commission on 7/2/20, 2/23/21 and 8/24/21.
10. On *[to be added]*, a public hearing was held before City Council.

Mailings and Notices

People living or working on properties that are impacted by environmental overlay zones received mailings and notices from the City of Portland. Examples of the postcard, letters and notices are found in Appendix C.

Between July 2018 and June 2019, 16,838 postcards were sent to all property owners with existing or proposed environmental overlay zones on their site. The postcards included contact information and two-three upcoming community meetings where people could find out more about the project. Also included was a link to the project website and online interactive map.

On November 15, 2019 and November 21, 2019, 24,714 letters were sent to impacted properties. The letters were sent to property addresses and site addresses, so that not only were owners contacted but also renters and those leasing properties. In addition, all properties within 50 feet of a property impacted by the project also received a letter about the project.

Properties with wetlands received a specific letter because concurrent with the Ezone Map Correction Project, the Bureau of Environmental Services is undertaking the Wetland Inventory Project (WIP). WIP is systematically updating wetlands mapping following a US Army Corps of Engineers wetland determination process. The Ezone Map Correction Project is using the WIP wetland data to update the Natural Resources Inventory. Property owners with potential wetlands identified on their site were offered the opportunity to have a wetland scientist perform a free, on-site wetland determination to formally document the location and extent of the wetland.

The City performed an analysis to determine, of those properties impacted by updates to the overlay zones, what are the most common languages other than English spoken. There were five languages that make up the majority of impacted people with limited English proficiency: Spanish, Russian, Ukrainian, Vietnamese and Chinese. Information was provided in the letters in each of the five languages.

On June 25, 2020, staff sent the Measure 56 notice to 16,371 property owners. Properties with existing or proposed conservation or protection overlay zones within the project area received the notice. The first evidentiary hearing was on July 28, 2020. The public was invited to provide written or oral testimony. Additional Measure 56 notices were sent to property owners on January 26, 2021 and July 28, 2021 in advance of public hearings; these notices were sent to property owners where the proposal had been significantly changed since the previous opportunity to testify. Additional hearings were held on February 23, 2021 and August 24, 2021.

Neighborhood Meetings

Between June 2018 and June 2019, staff contacted all neighborhood associations that have environmental overlay zones within the boundaries and offered to attend an upcoming meeting

to provide information about the project. Between August 2018 and October 2019, staff presented at 36 neighborhood association and community meetings to inform people about the project, answer questions and demonstrate the interactive online map. A total of 662 people attended the meetings.

Open House Events

Between August 2018 and July 2019, staff held six drop-in hours: two in outer east Portland, two in the Southwest Hills and two in north Portland. In each area, one of the drop-in hours was held from 11:00am to 1:00pm and the second was held on a different date from 5:00pm to 7:00pm. The events were held at libraries or other community buildings. These drop-in hours were an opportunity for people to meet one-on-one with staff, look at the proposed changes to the environmental overlay zones on their site and ask questions. A total of 48 people attended the drop-in hours.

On December 4, 2019, December 11, 2019 and January 8, 2020 staff held three in-person open house events. Information about the time and location were included in mailings sent on November 15, 2019 and November 21, 2019. At the events, attendees could get additional information about the project, watch a self-guided presentation and meet with staff one-on-one to discuss changes proposed for their property. A total of 152 people attended the open house events.

Between July 8 and July 22, 2020, staff held seven online events where the public could request a 30-minute one-on-one meeting via Zoom (or other virtual meeting application) to discuss proposed changes to the overlay zones for their property. Online meetings were held instead of drop-in hours due to the COVID-19 pandemic.

Help Line

A phone line was dedicated to the Ezone Map Correction Project. Between August 2018 and March 2020, 317 phone calls were received on the help line. The help line provides an opportunity to add real-time language interpretation services if needed. Phone calls have continued since March 2020 at a slower pace. Due to COVID-19, staff were not in the office after March 17, 2020 and accessed voicemail remotely. Staff returned phone calls within five business days.

Online Interactive Map

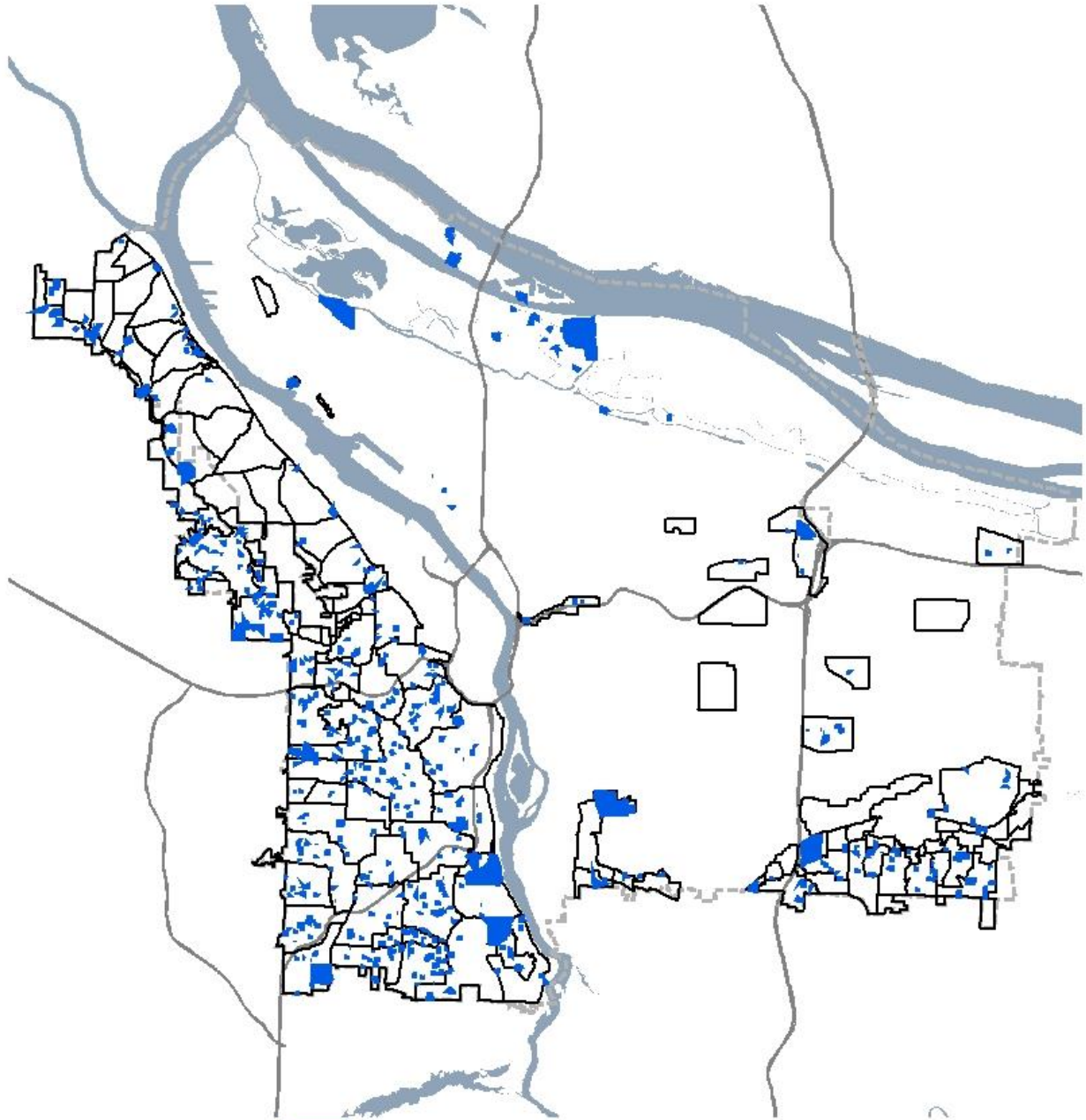
Staff developed an online, interactive map to present the draft corrected environmental overlay zones to the public. Starting in July 2018, as the overlay zones were drafted for each geography of the city (see Map 2), the map was updated. The postcards and letters sent to impacted people included a link to the map.

When people accessed the online map, they were able to search for their property or zoom in to areas of the city. Users could turn on and off different information including the existing overlay zones, proposed draft overlay zone, streams, wetlands, flood area, vegetation and steep slopes. The online map provided links to the report volumes. Also, the online map offered an option to request a site visit directly from the map.

The online interactive map was deactivated when the project moved from the Discussion Draft to the public hearings phase of the project. The online interactive map was replaced with the City's Map App, which is a tool that allows people to see the zoning changes and submit formal testimony as part of the hearings. The Measure 56 notice included a link to the City's Map App.

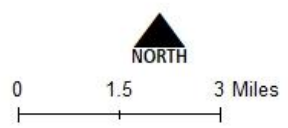
Site Visits

Site visits were a critical component of public engagement as well as updating the Natural Resources Inventory of mapped features. The postcards and letters sent to impacted people encouraged them to invite staff to perform site visits. Staff never enter private property without expressed consent from the property owner. At the site visits, staff documented the location of streams, wetlands, vegetation and steep slopes and then used that information to correct the Natural Resources Inventory maps. Staff also answered people's questions about the project and how it impacts their property. Between August 2018 and June 2020, 356 site visits were conducted. Site visits were postponed during March – June 2020 due to the COVID-19 pandemic. Site visits resumed on June 1, 2020 with new safety standards including no indoor meetings, six feet of physical distance between participants, masks, and disinfection protocols for equipment between site visit locations. Between June 2020 and July 2021, 441 site visits were conducted (Map 4).



**Ezone Map Correction
Site Visit Locations**

Updated: August 2021



- Site Visit Locations
- Resource Sites
- Urban Service Boundary
- freeways
- rivers



The information on the map was derived from digital databases. Care was taken in the creation of this map but it is provided "as is". The City of Portland ensures meaningful access to city programs, services, and activities to comply with Civil Rights Title VI and ADA Title II laws and reasonably provides: translation, interpretation, modifications, accommodations, alternative formats, auxiliary aids and services. To request these services, contact 503-823-7700, City TTY: 503-823-8868, Relay Service: 711.

Map 4: Ezone Map Correction Site Visits Conducted (updated August 2021)

H. SUMMARY OF RESOURCE SITE RESULTS

The application of the environmental overlay zones to the natural resources is summarized for each resource site² in the following geographies:

1. Forest Park and Northwest District (FP)
2. Skyline West (SK)
3. Tryon Creek and Southwest Hills East (SW)
4. Fanno Creek (FC)
5. East Buttes and Terraces (EB)
6. Johnson Creek Watershed (JC)
7. Boring Lava Domes (BL)

The summary is intended to be a quick guide to explain which resource features should be protected by which environmental overlay zone. Additional information is provided in Volume 2, Part A – G.

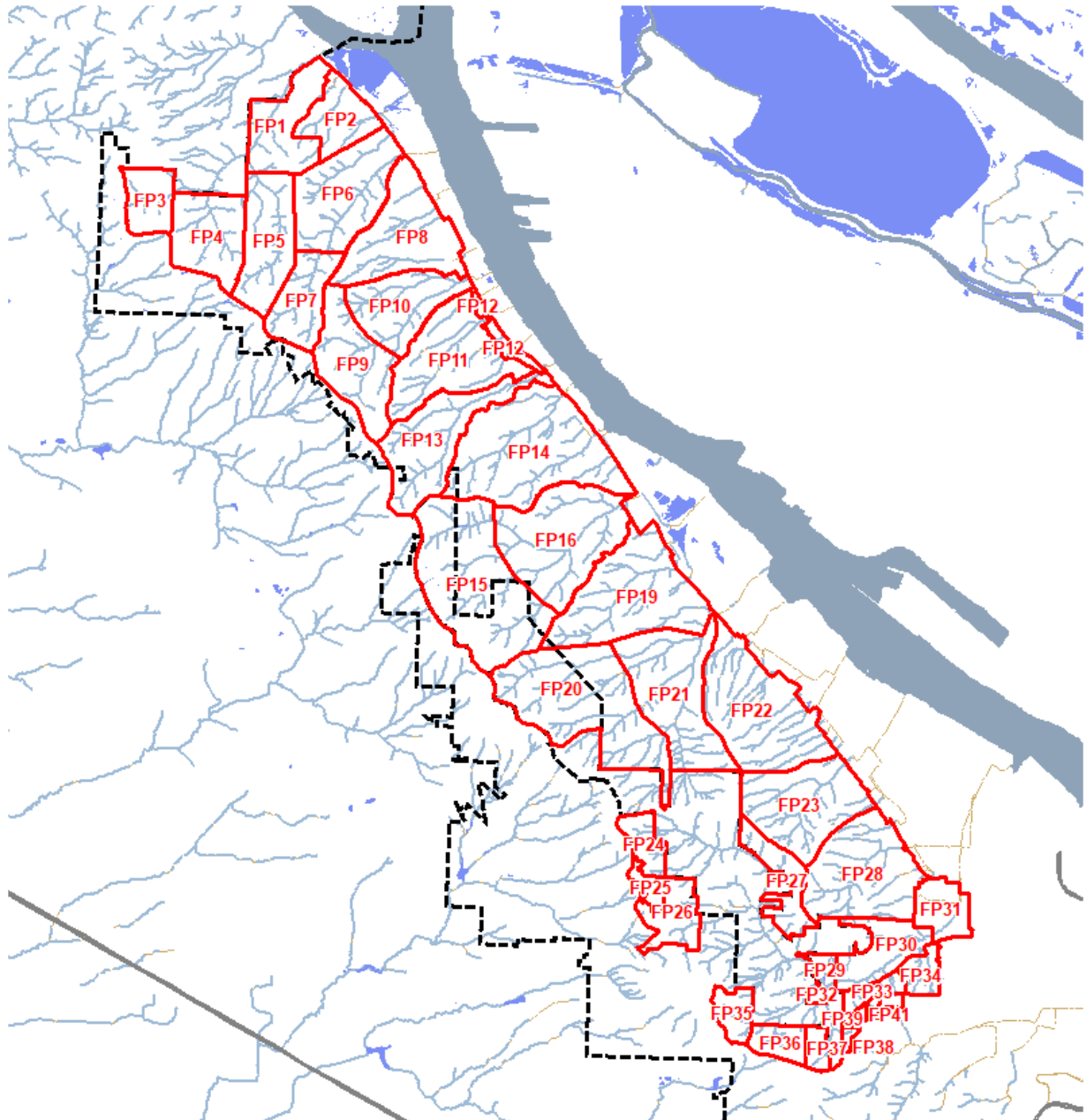
² Resource sites are an organizing structure that has been maintained from the previous Goal 5 plans. Resource sites were developed to comply with Goal 5, which requires the economic, social, environmental and energy (ESEE) analysis to be conducted by resource site. A resource site can be one or more properties and has no other size limitations.

H.1. Forest Park and Northwest District

The Forest Park and Northwest District plan geography, shown in Map 5, includes 41 resource sites and is located generally east of NW Skyline Boulevard, north of W Burnside Road and west of the Willamette Greenway boundary.

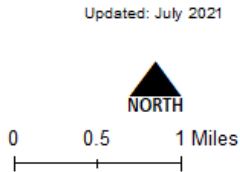
Table 3 summarizes results of the analysis presented in Volumes 2 – 4 and the application of conservation and protection overlay zones to the natural resource features by resource sites within the Forest Park and Northwest District geography. Additional information is found in Volume 2, Part A; if there are discrepancies, Volume 2, Part A takes precedence over the summary table.

When the table states “land within” a certain distance of a river, stream or wetland the land includes all resources associated with the land including soils, flood area, vegetation and steep slopes, as well as developed land. Yards, decks, buildings, parking, loading, etc. located within that distance are also subject to the overlay zones.



Forest Park and Northwest District Resource Sites

- Resource Sites
- Open Stream Channel
- Piped Stream Segment
- Wetlands
- Rivers
- Urban Service Boundary
- Freeways



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Map 5: Forest Park and Northwest District Resource Sites

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP1	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands or from the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet from the top-of-bank of streams or wetlands	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Outside of public parks, land between 25 feet and 50 feet of the top-of-bank of streams or wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
FP2	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands and the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams and wetlands	protection (p)
	Outside of public parks, land between 25 feet and 50 feet of the top-of-bank of streams and wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	conservation (c)
	Outside of public parks, apply a protection zone to forest and woodland vegetation located in the parcel that is zoned RF that is completely surrounded by Forest Park.	protection (p)
FP3	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet of top-of-bank of streams and wetlands	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams and wetlands	protection (p)
	Outside of public parks, land between 25 and 50 feet of top-of-bank of streams and wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams and wetlands	conservation (c)

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP4	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet of wetlands	protection (p)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	conservation (c)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)
FP5	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	protection (p)
	Inside of public parks, land between 25 and 50 feet of wetlands	protection (p)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)
FP6	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Inside of public parks, land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	protection (p)
	Inside of public parks, all land between 25 and 50 feet of wetlands	protection (p)
	Outside of public parks, land within 25 feet of the top-of-bank of streams	protection (p)
	Outside of public parks, land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	conservation (c)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP7	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet of top-of-bank of streams and wetlands	protection (p)
	Areas of forest or woodland vegetation in RF-zoned lot that is surrounded by Forest Park	protection (p)
	Outside of public parks, forest and woodland vegetation contiguous to but more than 50 feet from top-of-bank of streams	conservation (c)
	Outside of public parks, land between 25 and 50 feet of top-of-bank of streams and wetlands	conservation (c)
	FP8	Stream channels to top-of-bank
Wetlands		protection (p)
Land within 25 feet of wetlands		protection (p)
Inside of public parks, land within 50 feet of the top-of-bank of streams		protection (p)
Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams		protection (p)
Inside of public parks, land between 25 and 50 feet of streams		protection (p)
Outside of public parks, land within 25 feet of the top-of-bank of streams		protection (p)
Outside of public parks, land between 25 feet and 50 feet of the top-of-bank of streams		conservation (c)
Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams		conservation (c)
Outside of public parks, land between 25 and 50 feet of wetlands		conservation (c)

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP9	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	protection (p)
	Inside of public parks, land between 25 and 50 feet of wetlands	protection (p)
	Forest or woodland vegetation that is contiguous to but greater than 50 feet from the top-of-bank of streams or wetlands in RF-zoned parcel that is completely surrounded by Forest Park	protection (p)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)
FP10	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	protection (p)
	Inside of public parks, land between 25 and 50 feet of wetlands	protection (p)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP11	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Inside of public parks, land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	protection (p)
	Inside of public parks, land between 25 and 50 feet of wetlands	protection (p)
	Outside of public parks, land within 25 feet of the top-of-bank of streams	protection (p)
	Outside of public parks, land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	conservation (c)
FP12	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Inside of public parks, land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet of wetlands	protection (p)
	Outside of public parks, land within 25 feet of the top-of-bank of streams	protection (p)
	Outside of public parks, land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Outside of public parks, land between 25 feet and 50 feet of wetlands	conservation (c)
FP13	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet of wetlands	protection (p)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP14	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Inside of public parks, land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	protection (p)
	Inside of public parks, land between 25 and 50 feet of wetlands	protection (p)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)
	Outside of public parks, forest or woodland contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	conservation (c)
	Outside of public parks, land within 25 feet of the top-of-bank of streams	protection (p)
	Outside of public parks, land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
FP15	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet of wetlands	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams and wetlands	protection (p)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	conservation (c)

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP16	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Inside of public parks, land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet of wetlands	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	protection (p)
	Outside of public parks, land within 25 feet of the top-of-bank of streams	protection (p)
	Outside of public parks, land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
FP17	<i>Resource Site FP17 is outside the scope of this project. Please refer to the Northwest Hills Natural Areas Protection Plan.</i>	
FP18	<i>Resource Site FP18 is outside the scope of this project. Please refer to the Northwest Hills Natural Areas Protection Plan.</i>	
FP19	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet of top-of-bank of streams and wetlands	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	protection (p)
	Outside of public parks, land between 25 and 50 feet of top-of-bank of streams or wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	conservation (c)

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP20	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet of wetlands	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	protection (p)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
FP21	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Inside of public parks, land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet of wetlands	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Outside of public parks, land within 25 feet of the top-of-bank of streams	protection (p)
	Outside of public parks, land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP22	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Inside of public parks, land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Outside of public parks, land within 25 feet of the top-of-bank of streams	protection (p)
	Outside of public parks, land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
FP23	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet of top-of-bank of streams and wetlands	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams and wetlands	protection (p)
	Outside of public parks, land between 25 feet and 50 feet of the top-of-bank of streams and wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	conservation (c)
FP24	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP25	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)
	Forest vegetation patch that is contiguous to a stream that is located in Resource Site SK6	conservation (c)
FP26	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)
FP27	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of wetlands	protection (p)
	Inside of public parks, land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Outside of public parks, land within 25 feet of the top-of-bank of streams	protection (p)
	Outside of public parks, land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP28	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Inside of public parks, land within 50 feet of the top-of-bank of streams	protection (p)
	Inside of public parks, land between 25 and 50 feet of wetlands	protection (p)
	Inside of public parks, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Outside of public parks, land within 25 feet of the top-of-bank of streams	protection (p)
	Outside of public parks, land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Outside of public parks, land between 25 and 50 feet of wetlands	conservation (c)
	Outside of public parks, forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
FP29	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet from wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams except for the portion of the forest patch noted below	protection (p)
	Portion of forest vegetation patch that is located immediately to the north of the Portland Audubon care center	conservation (c)
FP30	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest, woodland, shrubland or herbaceous vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP31	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams and wetlands	protection (p)
	In Forest Park, land between 25 and 50 feet of the top-of-bank of streams and wetlands	protection (p)
	In Forest Park, all vegetation that is contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Outside forest park, land between 25 and 50 feet of the top-of-bank of streams and wetlands	conservation (c)
	Outside Forest Park, all forest vegetation that is greater than 50 feet from the top-of-bank of streams and wetlands, including forest vegetation that is not contiguous to streams or wetlands.	conservation (c)
FP32	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 200 feet from top-of-bank	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 200 feet from the top-of-bank of streams	conservation (c)
FP33	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Woodland, shrubland or herbaceous vegetation	conservation (c)

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP34	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Within public parks, land between 25 and 50 feet of wetlands	protection (p)
	Within public parks, forest vegetation that is contiguous to and greater than 50 feet from streams and wetlands	protection (p)
	Outside public parks, land between 25 and 50 feet of wetlands	conservation (c)
	Outside public parks, forest vegetation that is contiguous to and greater than 50 feet from the top-of-bank of streams and wetlands	conservation (c)
FP35	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
FP36	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	protection (p)
	land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)

Table 3: Forest Park and Northwest District – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP37	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)
FP38	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)
FP39	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from streams	protection (p)

Table 3: Forest Park and Northwest District – Summary of Decisions

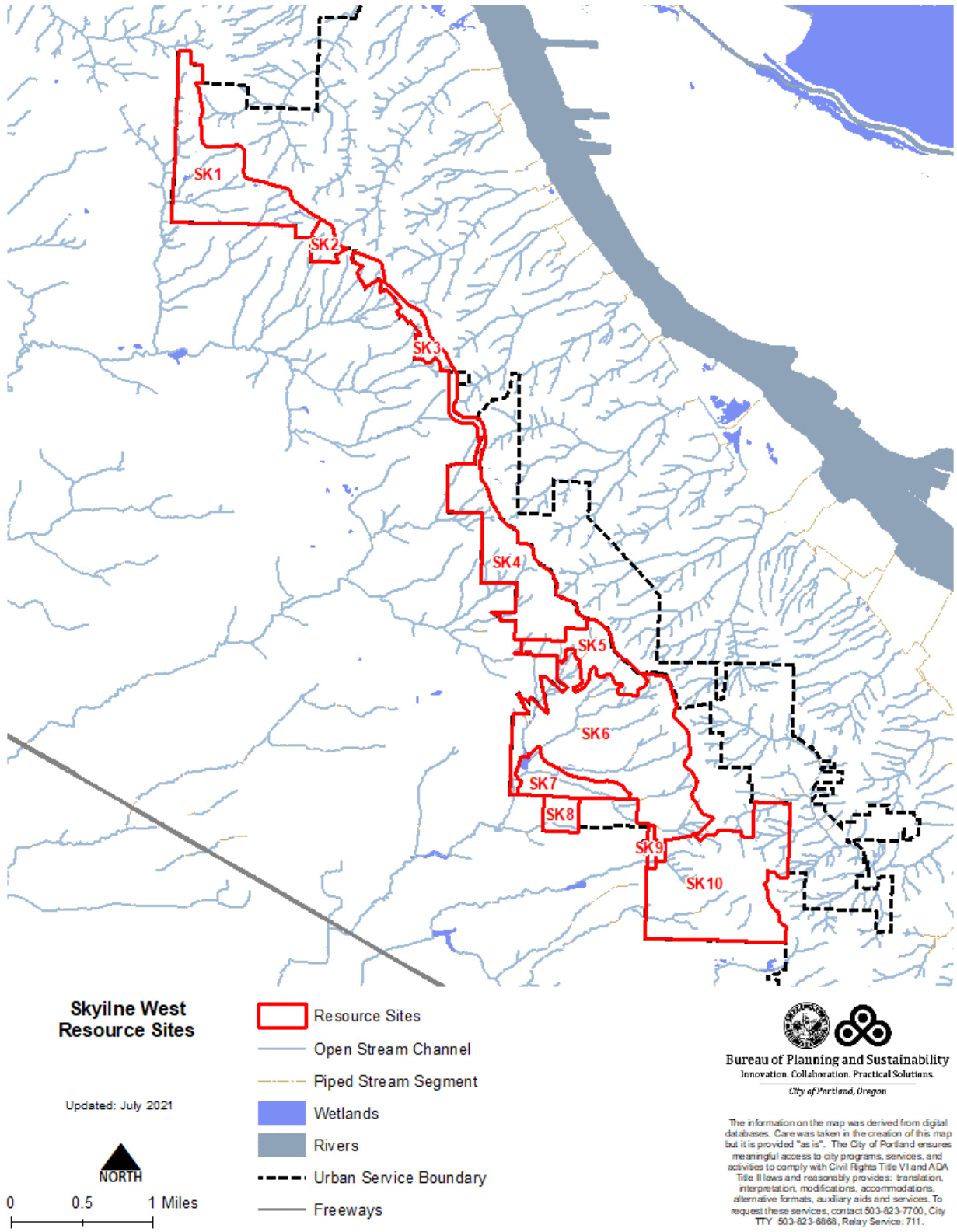
Resource Site	Natural Resource Feature	Environmental Overlay Zone
FP40	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 100 feet from the top-of-bank of streams	protection (p)
FP41	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Forest vegetation on steep slopes contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)

H.2. Skyline West

The Skyline West plan geography, shown in Map 6, includes 10 resource sites and is located generally west of NW Skyline Boulevard, north of W Burnside Road and east of the Portland Urban Service Boundary.

Table 4 summarizes results of the Title 13 process and the application of conservation and protection overlay zones to the natural resource features by resource sites within the Forest Park and Northwest District geography. Additional information is found in Volume 2, Part B and, if there are discrepancies, Volume 2, Part B takes precedence over the summary table.

When the table states “land within” a certain distance of a river, stream or wetland the land includes all resources associated with the land including soils, flood area, vegetation and steep slopes, as well as developed land. Yards, decks, buildings, parking, loading, etc. located within that distance are also subject to the overlay zones.



Map 6: Skyline West Resource Sites

Table 4: Skyline West – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
SK1	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	On specific lots (see resource site-specific ESEE decision), forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
SK2	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
SK3	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land between 25 and 50 feet of streams	conservation (c)
	Forest vegetation between 50 and 100 feet of top of bank streams	conservation (c)

Table 4: Skyline West – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
SK4	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25feet of wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	On lots zoned OS or RF, land between 25 feet and 50 feet of the top-of-bank of streams	protection (p)
	On lots with other base zones, land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation in and contiguous to natural resource tract owned by Alder Ridge HOA	conservation (c)
	Forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
SK5	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land between 25 feet and 50 feet of the top-of-bank of streams on natural resource tracts to the northwest of NW Chapin Ln	protection (p)
	Land between 25 feet and 50 feet of the top-of-bank of streams or wetlands	conservation (c)
	Forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	conservation (c)
SK6	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	Forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	On specific lots (see resource site-specific ESEE decision), forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)

Table 4: Skyline West – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
SK7	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land between 25 feet and 50 feet of the top-of-bank of streams and wetlands	conservation (c)
	On specific lots (see resource site-specific ESEE decision), forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
SK8	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	Forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	On specific lots (see resource site-specific ESEE decision), forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
SK9	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	protection (p)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)

Table 4: Skyline West – Summary of Decisions

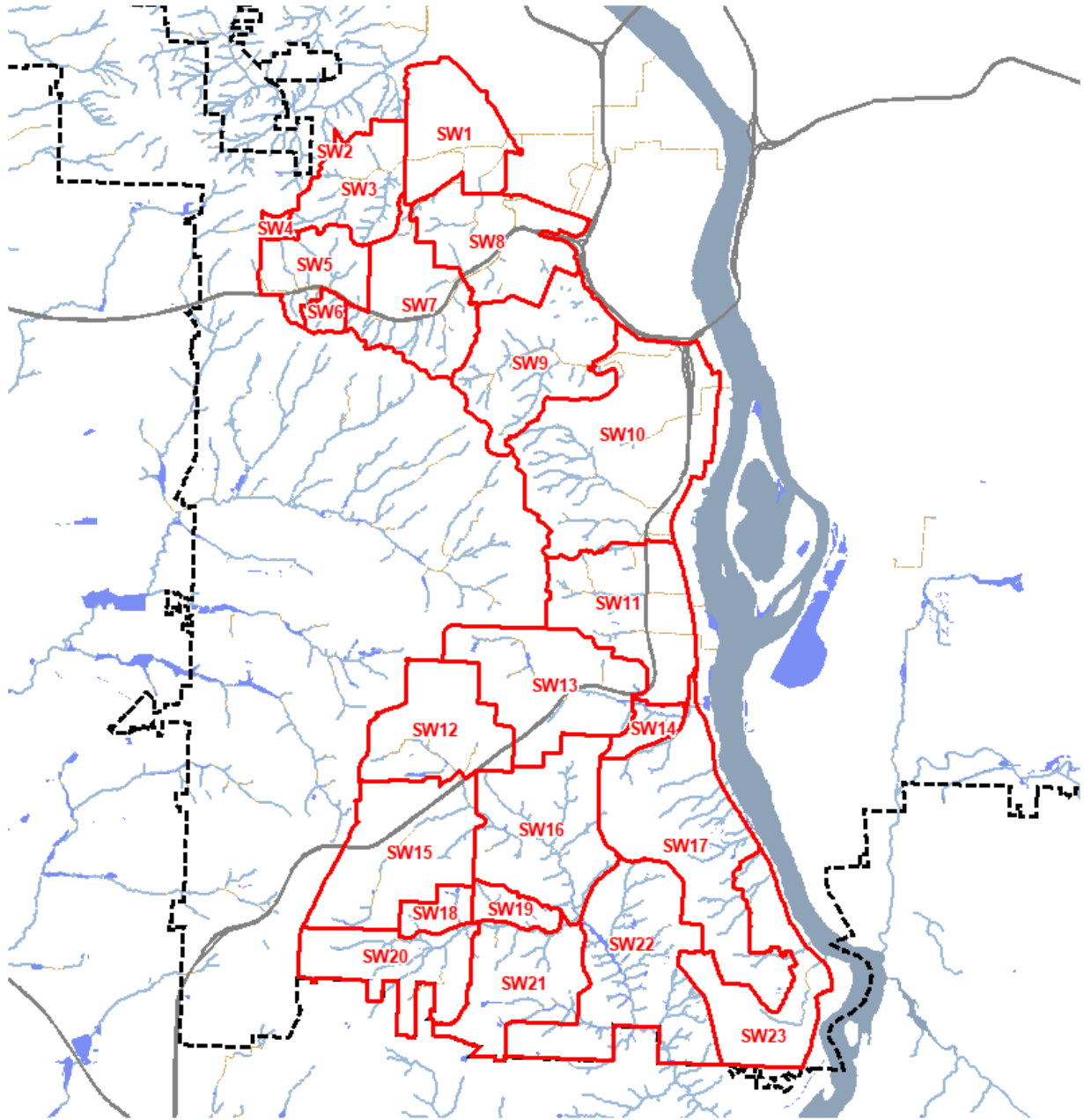
Resource Site	Natural Resource Feature	Environmental Overlay Zone
SK10	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 100 feet of the top-of-bank of streams	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Two large patches of forest vegetation that are not contiguous to streams (see resource site specific ESEE for more information).	conservation (c)
	Forest vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)

H.3. Tryon Creek and Southwest Hills East

The Tryon Creek and Southwest Hills East plan geography, shown in Map 7, includes 24 resource sites and is located generally west of NW Skyline Boulevard, north of W Burnside Road and east of the Portland Urban Service Boundary.

Table 5 summarizes results of the analysis presented in Volumes 2 – 4 and the application of conservation and protection overlay zones to the natural resource features by resource sites within the Tryon Creek and Southwest Hills geography. Additional information is found in Volume 2, Part C and, if there are discrepancies, Volume 2, Part C takes precedence over the summary table.

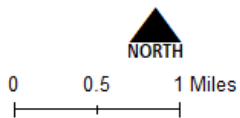
When the table states “land within” a certain distance of a river, stream or wetland the land includes all resources associated with the land including soils, flood area, vegetation and steep slopes, as well as developed land. Yards, decks, buildings, parking, loading, etc. located within that distance are also subject to the overlay zones.



Tryon Creek and Southwest Hills Resource Sites

- Resource Sites
- Open Stream Channel
- Piped Stream Segment
- Wetlands
- Rivers
- Urban Service Boundary
- Freeways

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Map 7: Tryon Creek and Southwest Hills Resource Sites

Table 5: Tryon Creek and Southwest Hills East – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
SW1	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Vegetation that is located in the Balch Creek Watershed Special Habitat Area	conservation (c)
	Forest vegetation contiguous to W Burnside Road right-of-way	conservation (c)
SW2	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of the top-of-bank of streams and wetlands	conservation (c)
	Forest vegetation on steep slopes	conservation (c)
SW3	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Inside Pittock Acres Park and Hoyt Arboretum, forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
SW4	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)

Table 5: Tryon Creek and Southwest Hills East – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
SW5	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of the top-of-bank of wetlands	protection (p)
	Land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	conservation (c)
	Patches of forest vegetation that are contiguous to and south of Highway 26	conservation (c)
SW6	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
SW7	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Forest vegetation in the northwest corner of the Vietnam Veterans of Oregon Memorial	conservation (c)
	Forest vegetation in Hoyt Arboretum	protection (p)

Table 5: Tryon Creek and Southwest Hills East – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
SW8	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation that is contiguous to the SW College St	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
SW9	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	In Marquam Hill Park, all forest vegetation	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Outside Marquam Nature Park, forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
SW10	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 50 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Forest vegetation on steep slopes contiguous to and east of SW Terwilliger Blvd right-of-way	protection (p)
	Forest vegetation on steep slopes contiguous to SW Barbur Blvd or Interstate 5 right-of-way	conservation (c)
	In the Central Employment (EX) base zone, forest vegetation on steep slopes	conservation (c)

Table 5: Tryon Creek and Southwest Hills East – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
SW11	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 50 feet of wetlands	protection (p)
	In George Himes Park, forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams.	protection (p)
	Outside George Himes Park, forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	conservation (c)
	Forest vegetation on steep slopes contiguous to SW Terwilliger Blvd, SW Barbur Blvd or Interstate 5 right-of-way	conservation (c)
SW12	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Land between 25 feet and 50 feet of the top-of-bank of wetlands	conservation (c)
SW13	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 50 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
SW14	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 50 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Land between 50 and 75 feet of the top-of-bank of streams	conservation (c)
	Land between 50 and 75 feet of wetlands	conservation (c)

Table 5: Tryon Creek and Southwest Hills East – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
SW15	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Land between 25 feet and 50 feet of the top-of-bank of wetlands	conservation (c)
	Forest vegetation in subdivision at SW 31 st Ave, and forest vegetation in neighborhood between SW 41 st and SW 43 rd Ave	conservation (c)
SW16	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 50 feet of wetlands	protection (p)
	In Marshall Park, forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Outside Marshall Park, forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Land between 50 and 25 feet of streams and wetlands	conservation (c)
SW17	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 50 feet of wetlands	protection (p)
	In River View Natural Area, forest vegetation on steep slopes (25%) contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	In River View Natural Area, forest vegetation contiguous to but more than 50 feet from stream top-of-bank of streams on slopes that are not steep	conservation (c)
	Outside River View Natural Area, forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Land between 50 and 75 feet of the top-of-bank of streams	conservation (c)
	Land between 50 and 75 feet of wetlands	conservation (c)

Table 5: Tryon Creek and Southwest Hills East – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
SW18	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 50 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
SW19	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
SW20	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 50 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of wetlands	conservation (c)
SW21	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 50 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of wetlands or streams	conservation (c)
SW22	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 50 feet of wetlands	protection (p)
	In Tryon Creek State Park, forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	protection (p)
	Outside Tryon Creek State Park, forest vegetation contiguous to Tryon Creek State Park and forest vegetation that is contiguous to but more than 50 feet from the top of bank of streams	conservation (c)
	Forest vegetation contiguous to SW Terwilliger Boulevard right-of-way	conservation (c)

Table 5: Tryon Creek and Southwest Hills East – Summary of Decisions

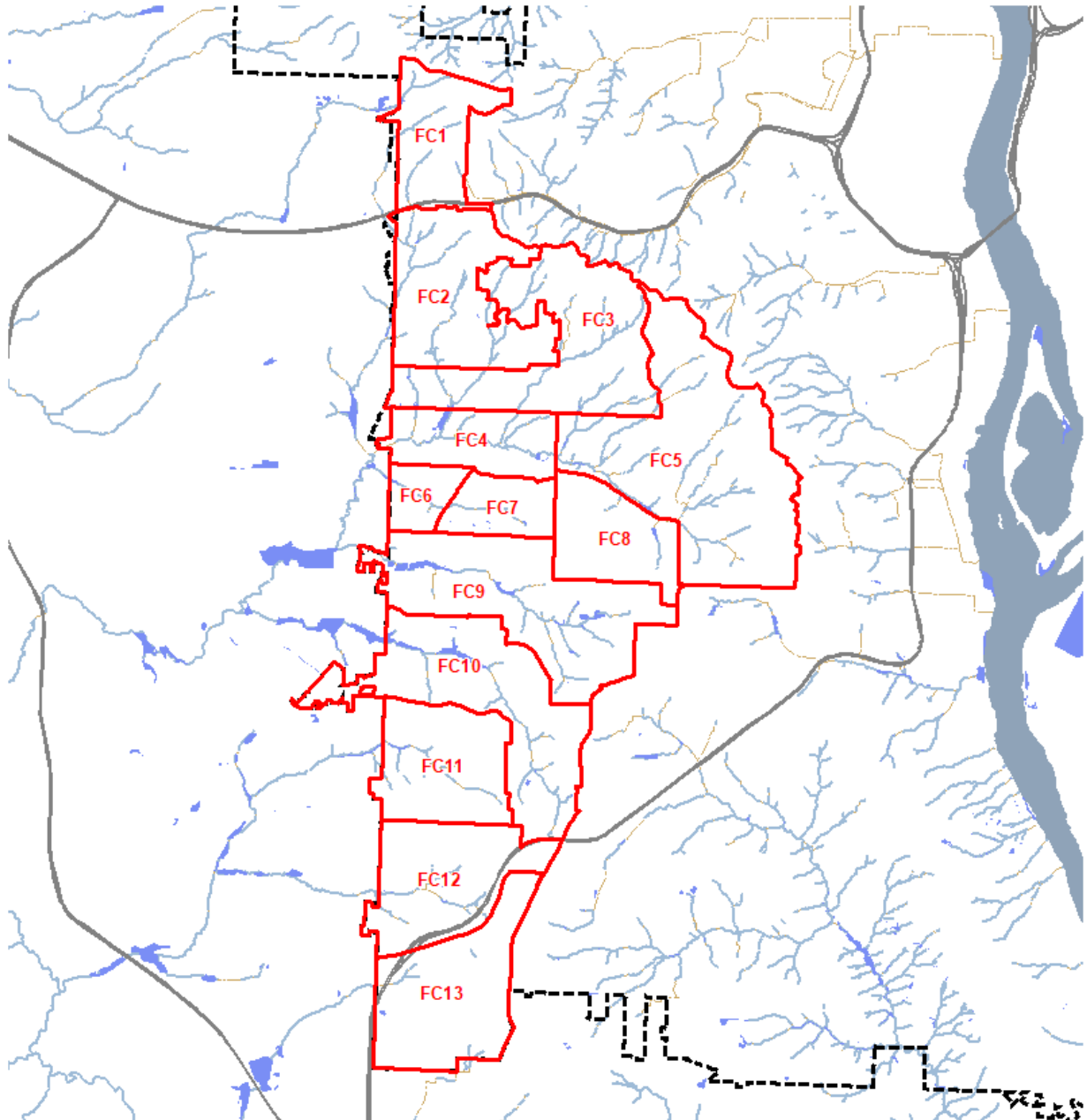
Resource Site	Natural Resource Feature	Environmental Overlay Zone
SW23	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	In River View Natural Area, all vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Forest vegetation on steep slopes that is contiguous to SW Terwilliger Blvd right-of-way	conservation (c)
	In Special Habitat Area W19, oak habitat	conservation (c)

H.4. Fanno Creek

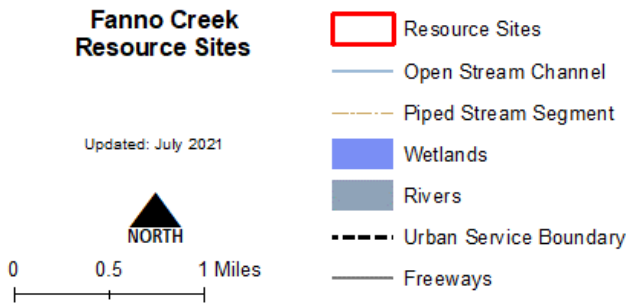
The Fanno Creek plan geography, shown in Map 8, includes 13 resource sites and includes the Fanno Creek watershed in Portland.

Table 6 summarizes results of the analysis presented in Volumes 2 – 4 and the application of conservation and protection overlay zones to the natural resource features by resource sites within the Fanno Creek geography. Additional information is found in Volume 2, Part D and, if there are discrepancies, Volume 2, Part D takes precedence over the summary table.

When the table states “land within” a certain distance of a river, stream or wetland the land includes all resources associated with the land including soils, flood area, vegetation and steep slopes, as well as developed land. Yards, decks, buildings, parking, loading, etc. located within that distance are also subject to the overlay zones.



**Fanno Creek
Resource Sites**



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Map 8: Fanno Creek Resource Sites

Table 6: Fanno Creek – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FC1	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	protection (p)
	Forest vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from wetlands	conservation (c)
FC2	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Forest vegetation between 50 and 100 feet of top-of-bank streams	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)
FC3	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Inside parks, land between 25 and 50 feet of wetlands	protection (p)
	Outside of parks, land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams extending to 200 feet from top of bank	conservation (c)
FC4	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Inside parks, land between 25 and 50 feet of wetlands	protection (p)
	Outside of parks, land between 25 and 50 feet of wetlands	conservation (c)
	Land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)

Table 6: Fanno Creek – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FC5	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Within Council Crest Park, all forest vegetation	protection (p)
	Within Council Crest Park, land between 25 and 50 feet of wetlands	protection (p)
	Outside Council Crest Park, land between 25 and 50 feet of wetlands	conservation (c)
	Outside Council Crest Park, forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
FC6	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Within parks, land between 25 and 50 feet of wetlands	protection (p)
	Outside of parks, land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation within the abandoned rail corridor	conservation (c)
FC7	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 feet and 50 feet of the top-of-bank of streams	conservation (c)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	Forest or woodland vegetation within the abandoned rail corridor	conservation (c)

Table 6: Fanno Creek – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
FC8	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Forest vegetation on steep slopes along SW Fairvale Dr	conservation (c)
FC9	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Within parks, forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	protection (p)
	Within parks, forest vegetation contiguous to but more 100 feet from the top-of-bank of streams	conservation (c)
	Within parks, land between 25 and 50 feet of wetlands	protection (p)
	Outside parks, land between 25 and 50 feet of wetlands	conservation (c)
	Outside parks, forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
FC10	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	In Woods Memorial Nature Area, all forest vegetation	protection (p)
	Outside Woods Memorial Nature Area, forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams and extending to 100 feet from top-of-bank	protection (p)
	Outside Woods Memorial Nature Area, land between 25 and 50 feet of wetlands	conservation (c)
	Outside Woods Memorial Nature Area, forest vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)

Table 6: Fanno Creek – Summary of Decisions

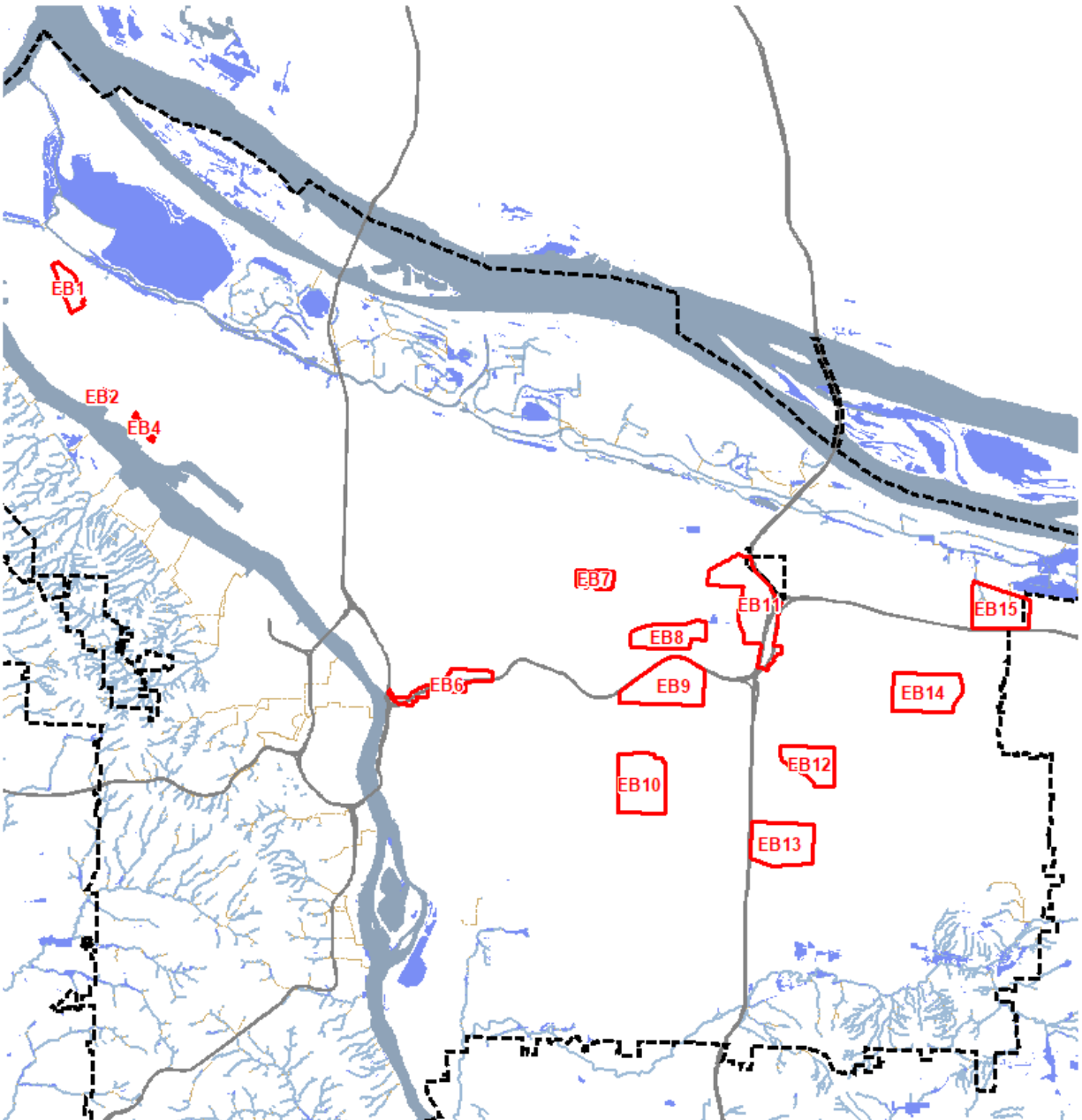
Resource Site	Natural Resource Feature	Environmental Overlay Zone
FC11	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
FC12	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 and 50 feet of wetlands	protection (p)
	Outside of parks, land between 25 and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
FC13	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from wetlands	conservation (c)
	Specific large patches of forest vegetation (see resource site-specific ESEE decision)	conservation (c)

H.5. East Buttes and Terraces

The East Buttes and Terraces plan geography, shown in Map 9, includes 15 resource sites in outer east Portland between SE Powell Boulevard and NE Columbia Boulevard.

Table 7 summarizes results of the analysis presented in Volumes 2 – 4 and the application of conservation and protection overlay zones to the natural resource features by resource sites within the East Buttes and Terraces geography. Additional information is found in Volume 2, Part E and, if there are discrepancies, Volume 2, Part E takes precedence over the summary table.

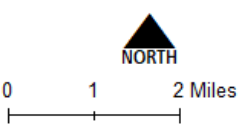
When the table states “land within” a certain distance of a river, stream or wetland the land includes all resources associated with the land including soils, flood area, vegetation and steep slopes, as well as developed land. Yards, decks, buildings, parking, loading, etc. located within that distance are also subject to the overlay zones.



East Buttes and Terraces Resource Sites

- Resource Sites
- Open Stream Channel
- Piped Stream Segment
- Wetlands
- Rivers
- Urban Service Boundary
- Freeways

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Map 9: East Buttes and Terraces Resource Sites

Table 7: East Buttes and Terraces – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
EB1	Wetlands	protection (p)
	Stream channels to top of bank	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Land between 25 and 50 feet of the top-of-bank of streams	conservation (c)
	Forest and woodland vegetation contiguous to and greater than 50 feet from streams and wetlands	conservation (c)
EB2	Wetlands	protection (p)
	Stream channels to top of bank	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Land between 25 and 50 feet of the top-of-bank of streams	conservation (c)
	Forest and woodland vegetation (see resource site-specific ESEE decision)	conservation (c)
In Special Habitat Area W4, all land	conservation (c)	
EB3	<i>Resource Site EB3 is outside the scope of this project. Please refer to the East Buttes, Terraces and Wetlands Conservation Plan.</i>	
EB4	Wetlands	protection (p)
	Stream channels to top of bank	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Land between 25 and 50 feet of the top-of-bank of streams	conservation (c)
	Forest and woodland vegetation (see resource site-specific ESEE decision)	conservation (c)
In Special Habitat Area W3.E and W3.F, all land	conservation (c)	
EB5	<i>Resource Site EB5 is outside the scope of this project. Please refer to the East Buttes, Terraces and Wetlands Conservation Plan.</i>	

Table 7: East Buttes and Terraces – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
EB6	Wetlands	protection (p)
	Stream channels to top of bank	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams	protection (p)
	Land between 25 and 50 feet of wetlands	conservation (c)
	Land between 25 and 50 feet of the top-of-bank of streams	conservation (c)
	Areas designated as Special Habitat Areas	conservation (c)
EB7	<i>There are no significant natural resources in Resource Site EB7.</i>	
EB8	Stream channels to the top-of-bank	protection (p)
	Land within 25 of the top-of-bank of streams	protection (p)
	Land between 25 feet and 50 feet of streams	conservation (c)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	Forest and woodland vegetation on steep slopes	conservation (c)
	Forest and woodland vegetation	conservation (c)
EB9	Stream channels to the top-of-bank	protection (p)
	Land within 25 of the top-of-bank of streams	protection (p)
	Land between 25 feet and 50 feet of streams	conservation (c)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	Forest vegetation on steep slopes	conservation (c)
EB10	Stream channels to the top-of-bank	protection (p)
	Land within 25 of the top-of-bank of streams	protection (p)
	Land between 25 feet and 50 feet of streams	conservation (c)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	Forest vegetation on steep and non-steep slopes except for specific forest patches (see site-specific ESEE)	conservation (c)

Table 7: East Buttes and Terraces – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
EB11	Stream channels to the top-of-bank	protection (p)
	Land within 25 of the top-of-bank of streams	protection (p)
	Land between 25 feet and 50 feet of streams	conservation (c)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	Forest vegetation on slopes greater than 40% in steepness	protection (p)
	Forest vegetation on steep slopes	conservation (c)
	Forest vegetation	conservation (c)
EB12	Stream channels to the top-of-bank	protection (p)
	Land within 25 of the top-of-bank of streams	protection (p)
	Land between 25 feet and 50 feet of streams	conservation (c)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	Forest vegetation	conservation (c)
EB13	Stream channels to the top-of-bank	protection (p)
	Land within 25 of the top-of-bank of streams	protection (p)
	Land between 25 feet and 50 feet of streams	conservation (c)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	Forest vegetation on steep slopes	protection (p)
	Forest vegetation on not steep slopes	conservation (c)
EB14	Stream channels to the top-of-bank	protection (p)
	Land within 25 of the top-of-bank of streams	protection (p)
	Land between 25 feet and 50 feet of streams	conservation (c)
	Wetlands	protection (p)
	Land within 25 feet of wetlands	protection (p)
	Land between 25 feet and 50 feet of wetlands	conservation (c)
	Approximately 5-acre area of forest vegetation along the western edge of the golf course	conservation (c)

Table 7: East Buttes and Terraces – Summary of Decisions

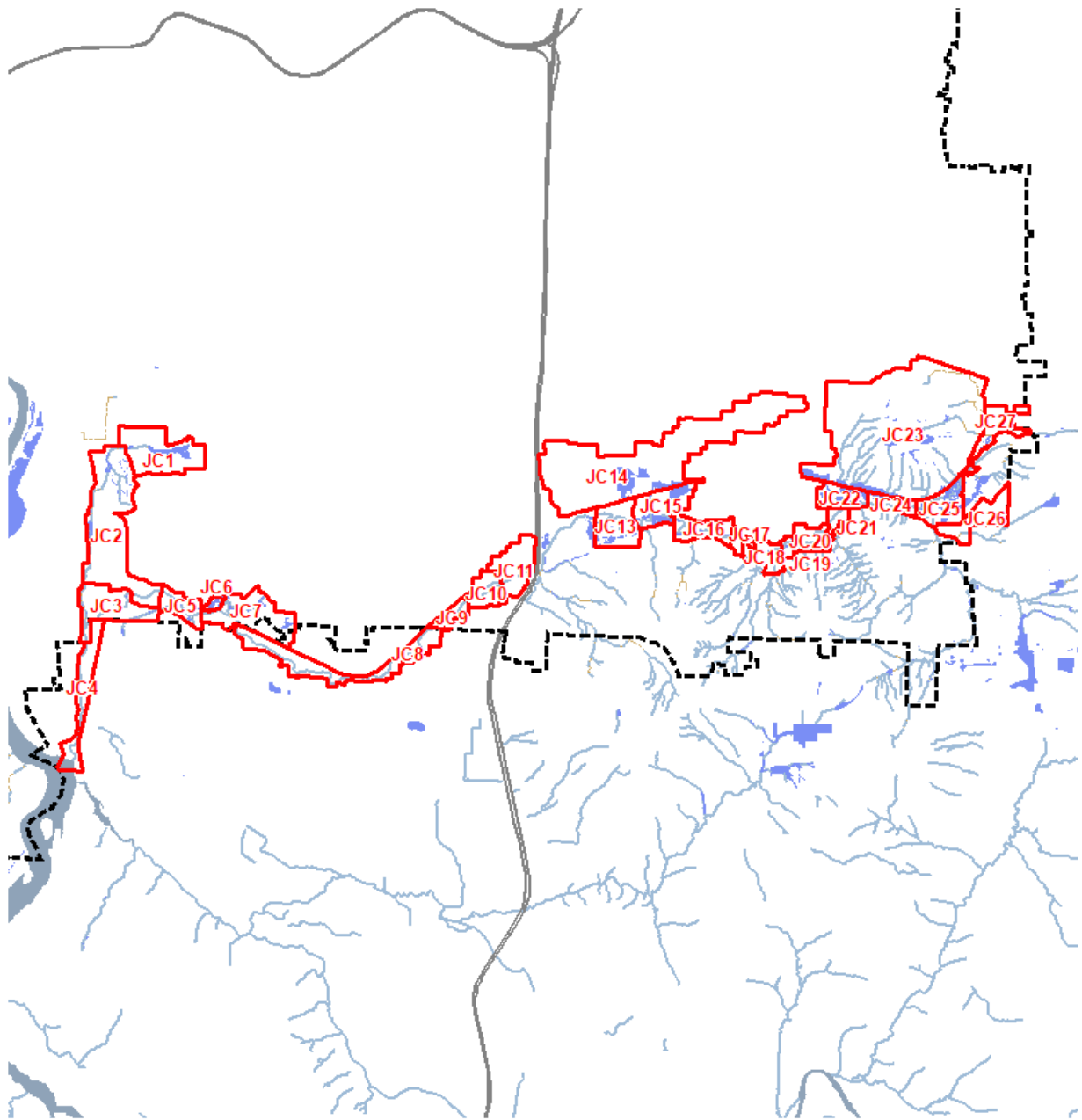
Resource Site	Natural Resource Feature	Environmental Overlay Zone
EB15	Stream channels to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 25 feet of the top-of-bank of streams or wetlands	protection (p)
	Land between 25 feet and 50 feet of the top-of-bank of streams or wetlands	conservation (c)
	Forest vegetation on steep slopes contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	conservation (c)
	Forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams or wetlands	conservation (c)
	Forest vegetation (see site-specific ESEE)	conservation (c)
EB16	<i>Resource Site EB16 is outside the scope of this project. Please refer to the East Buttes, Terraces and Wetlands Conservation Plan.</i>	

H.6. Johnson Creek

The Johnson Creek plan geography, shown in Map 10, includes 25 resource sites generally located between the Willamette River Greenway and the Urban Services Boundary south of SE Powell Boulevard.

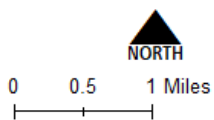
Table 8 summarizes results of the analysis presented in Volumes 2 – 4 and the application of conservation and protection overlay zones to the natural resource features by resource sites within the Johnson Creek geography. Additional information is found in Volume 2, Part F and, if there are discrepancies, Volume 2, Part F takes precedence over the summary table.

When the table states “land within” a certain distance of a river, stream or wetland the land includes all resources associated with the land including soils, flood area, vegetation and steep slopes, as well as developed land. Yards, decks, buildings, parking, loading, etc. located within that distance are also subject to the overlay zones.



**Johnson Creek
Resource Sites**

Updated: July 2021



- Resource Sites
- Open Stream Channel
- Piped Stream Segment
- Wetlands
- Rivers
- Urban Service Boundary
- Freeways



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Map 10: Johnson Creek Resource Sites

Table 8: Johnson Creek – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
JC1	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 30 feet from wetlands	conservation (c)
JC2	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 30 feet from wetlands	conservation (c)
	Remaining vegetation within public parks	conservation (c)
	Forest or woodland vegetation contiguous to but outside of public parks	conservation (c)
JC3	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)
	Remaining vegetation within public parks	conservation (c)
	Forest or woodland vegetation contiguous to but outside of public parks	conservation (c)

Table 8: Johnson Creek – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
JC4	<i>Resource Site 4 is located outside of the Urban Service Boundary</i>	
JC5	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 30 feet from wetlands	conservation (c)
	Remaining vegetation within public parks	conservation (c)
	Vegetation contiguous to but outside of public parks	conservation (c)
JC6	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 50 feet from top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 30 feet from wetlands	conservation (c)
JC7	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 50 feet from top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 30 feet from wetlands	conservation (c)

Table 8: Johnson Creek – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
JC8	<i>Resource Site 8 is located outside of the Urban Service Boundary</i>	
JC9	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 50 feet from top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 30 feet from wetlands	conservation (c)
	Land between 50 and 75 feet of the top of bank of streams	conservation (c)
	Land between 30 and 55 feet of wetlands	conservation (c)
JC10	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 100 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 30 feet from wetlands	conservation (c)
	Remaining vegetation within public parks	conservation (c)
	Forest and woodland vegetation contiguous to public parks	conservation (c)
	Land between 100 and 125 feet of the top of bank of streams	conservation (c)
	Land between 30 and 55 feet of wetlands	conservation (c)
JC11	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 30 feet from wetlands	conservation (c)
	Land between 50 and 75 feet of the top of bank of streams	conservation (c)
	Land between 30 and 55 feet of wetlands	conservation (c)

Table 8: Johnson Creek – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
JC13	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 30 feet from wetlands	conservation (c)
	Land between 50 and 75 feet of the top of bank of streams	conservation (c)
	Land between 30 and 55 feet of wetlands	conservation (c)
JC14	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 75 feet of the top-of-bank of streams	conservation (c)
	Land within 75 feet of wetlands	conservation (c)
JC15	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 30 feet from wetlands	conservation (c)
	Land between 50 and 75 feet of the top of bank of streams	conservation (c)
	Land between 30 and 55 feet of wetlands	conservation (c)

Table 8: Johnson Creek – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
JC16	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest vegetation contiguous to streams between 75 and 200 feet of top of bank streams.	conservation (c)
	Land between 50 and 75 feet of the top of bank of streams	conservation (c)
	Land between 30 and 55 feet of wetlands	conservation (c)
JC17	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 30 feet from wetlands	conservation (c)
	In public parks, all remaining vegetation in public parks	conservation (c)
	Outside public parks, vegetation contiguous to public parks	conservation (c)
JC18	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation within public parks	protection (p)
	Outside public parks, forest or woodland vegetation contiguous to and greater than 50 feet from streams	conservation (c)
	Outside public parks, forest or woodland vegetation contiguous to and greater than 30 feet from wetlands	conservation (c)

Table 8: Johnson Creek – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
JC19	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Vegetated flood area	protection (p)
	Forest vegetation outside the vegetated flood area that is contiguous to and greater than 50 feet from streams	conservation (c)
	Forest vegetation that is contiguous to but outside of the vegetated flood area	conservation (c)
JC20	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Vegetated flood area	protection (p)
	Forest vegetation that is contiguous to but outside of the vegetated flood area	conservation (c)
	Land between 50 and 75 feet of the top of bank of streams	conservation (c)
	Land between 30 and 55 feet of wetlands	conservation (c)
	Land within 25 feet of the vegetated flood area	conservation (c)
JC21	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 75 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 55 feet from wetlands	conservation (c)
	Land between 50 and 75 feet of the top of bank of streams	conservation (c)
	Land between 30 and 55 feet of wetlands	conservation (c)

Table 8: Johnson Creek – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
JC22	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 65 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 55 feet from wetlands	conservation (c)
	Land between 40 and 65 feet of the top of bank of streams	conservation (c)
	Land between 30 and 55 feet of wetlands	conservation (c)
JC23	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	In Powell Butte Nature Park, forest vegetation	protection (p)
	In Powell Butte Nature Park, all remaining vegetation	conservation (c)
	Outside Powell Butte Nature Park, forest vegetation contiguous to but more than 50 feet from the top-of-bank of streams	conservation (c)
	Outside Powell Butte Nature Park, forest vegetation contiguous to but more than 30 feet from wetlands	conservation (c)
JC24	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 65 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 55 feet from wetlands	conservation (c)
	Land between 40 and 65 feet of the top of bank of streams	conservation (c)
	Land between 30 and 55 feet of wetlands	conservation (c)

Table 8: Johnson Creek – Summary of Decisions

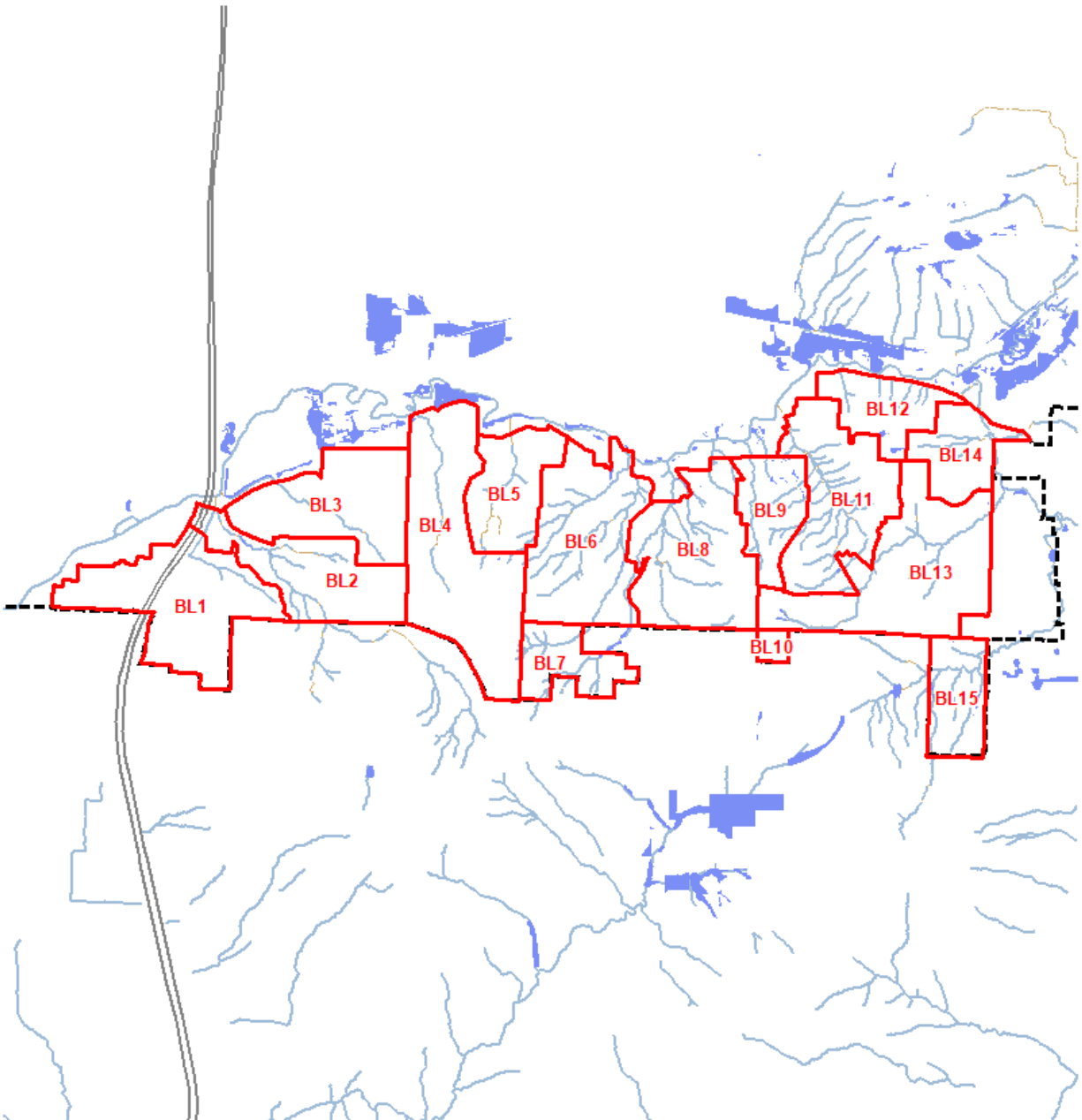
Resource Site	Natural Resource Feature	Environmental Overlay Zone
JC25	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 75 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 55 feet from wetlands	conservation (c)
	Land between 50 and 75 feet of the top of bank of streams	conservation (c)
	Land between 30 and 55 feet of wetlands	conservation (c)
JC26	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Forest or woodland vegetation contiguous to but more than 75 feet from the top-of-bank of streams	conservation (c)
	Forest or woodland vegetation contiguous to but more than 55 feet from wetlands	conservation (c)
	Land between 50 and 75 feet of the top of bank of streams	conservation (c)
	Land between 30 and 55 feet of wetlands	conservation (c)
JC27	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 50 feet of the top-of-bank of streams	protection (p)
	Land within 30 feet of wetlands	protection (p)
	Vegetated flood area	protection (p)
	Forest vegetation contiguous to and greater than 50 feet from the top-of-bank of streams or contiguous to and greater than 30 feet from wetlands	conservation (c)
	Forest vegetation contiguous to but outside of the vegetated flood area	conservation (c)

H.7. Boring Lava Domes

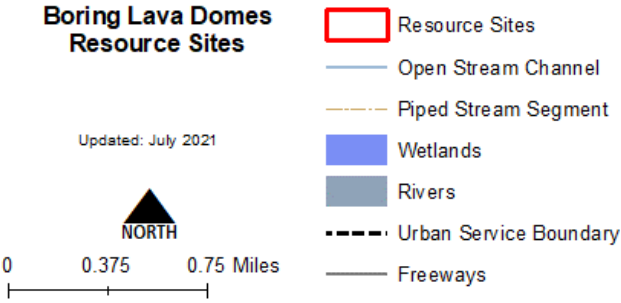
The Boring Lava Domes plan geography, shown in Map 11, includes 15 resource sites generally located between Johnson Creek south to the Urban Service Boundary.

Table 9 summarizes results of the analysis presented in Volumes 2 – 4 and the application of conservation and protection overlay zones to the natural resource features by resource sites within the Boring Lava Domes geography. Additional information is found in Volume 2, Part G and, if there are discrepancies, Volume 2, Part G takes precedence over the summary table.

When the table states “land within” a certain distance of a river, stream or wetland the land includes all resources associated with the land including soils, flood area, vegetation and steep slopes, as well as developed land. Yards, decks, buildings, parking, loading, etc. located within that distance are also subject to the overlay zones.



**Boring Lava Domes
Resource Sites**



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Map 11: Boring Lava Domes Resource Sites

Table 9: Boring Lava Domes – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
BL1	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 40 feet of wetlands	protection (p)
	Site specific decisions on natural resource tracts (see ESEE)	protection (p)
	Forest and woodland vegetation on not steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)
BL2	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 40 feet of wetlands	protection (p)
	Forest and woodland vegetation contiguous to but more than 40 feet from the top-of-bank of streams and extending to 100 feet from streams	protection (p)
	Forest and woodland vegetation located on steep slopes contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)
	Forest and woodland vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)
BL3	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land between 25 and 40 feet of wetlands	conservation (c)
	Land within 25 feet of wetlands	protection (p)
	Woodland vegetation contiguous to and greater than 40 feet from top of bank streams	conservation (c)
	Forest and woodland vegetation on steep slopes contiguous to and greater than 40 feet from the top-of-bank of streams	protection (p)
	Forest vegetation not on steep slopes contiguous to and greater than 40 feet from the top-of-bank of streams	conservation (c)

Table 9: Boring Lava Domes – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
BL4	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 40 feet of wetlands	protection (p)
	Forest and woodland vegetation on steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	protection (p)
	Forest and woodland vegetation on not steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)
BL5	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 40 feet of wetlands	protection (p)
	Forest and woodland vegetation contiguous to but more than 40 feet from the top-of-bank of streams and extending to 100 feet from streams	protection (p)
	Forest and woodland vegetation contiguous to but more than 100 feet from the top-of-bank of streams	conservation (c)
BL6	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 40 feet of wetlands	protection (p)
	Forest and woodland vegetation on steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	protection (p)
	Forest and woodland vegetation on not steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)
BL7	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 40 feet of wetlands	protection (p)
	Forest and woodland vegetation on steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	protection (p)
	Forest and woodland vegetation on not steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)

Table 9: Boring Lava Domes – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
BL8	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 40 feet of wetlands	protection (p)
	Forest and woodland vegetation on steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	protection (p)
	Forest and woodland vegetation on not steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)
BL9	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 40 feet of wetlands	protection (p)
	Forest and woodland vegetation on steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	protection (p)
	Forest and woodland vegetation on not steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)
BL11	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams, except along SE Barbara Welch Rd	protection (p)
	Land within 40 feet of wetlands	protection (p)
	Along SE Barbara Welch Rd, land within 25 feet of the top-of-bank of streams (see resource site-specific ESEE decision)	protection (p)
	Along SE Barbara Welch Rd, land between 25 feet and 40 feet of the top-of-bank of streams (see resource site-specific ESEE decision)	conservation (c)
	Forest and woodland vegetation on steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)
	Forest and woodland vegetation contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)
	Forest vegetation that is located on steep slopes on tract that is owned by Metro at the end of SE Barbara Welch Ln	protection (p)

Table 9: Boring Lava Domes – Summary of Decisions

Resource Site	Natural Resource Feature	Environmental Overlay Zone
BL12	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 40 feet of wetlands	protection (p)
	Forest and woodland vegetation on steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	protection (p)
	Forest and woodland vegetation that is not on steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)
BL13	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 40 feet of wetlands	protection (p)
	Forest and woodland vegetation on steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	protection (p)
	Forest and woodland vegetation that is not on steep slopes and that is contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)
BL14	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 40 feet of wetlands	protection (p)
	Forest and woodland vegetation on steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	protection (p)
	Forest and woodland vegetation that is not on steep slopes and that is contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)
BL15	Stream channel to top-of-bank	protection (p)
	Wetlands	protection (p)
	Land within 40 feet of the top-of-bank of streams	protection (p)
	Land within 40 feet of wetlands	protection (p)
	Forest and woodland vegetation on steep slopes contiguous to but more than 40 feet from the top-of-bank of streams	protection (p)
	Forest and woodland vegetation that is not steep slopes and that is contiguous to but more than 40 feet from the top-of-bank of streams	conservation (c)