



FLOODPLAIN RESILIENCE PLAN

Planning and Sustainability Hearing
September 27, 2022

Jeff Caudill
Environmental Planner, BPS

Sallie Edmunds
Central City, River and Environmental
Planning Manager, BPS

Kaitlin Lovell
Manager II, Regulatory Strategy &
Remediation, BES



THE BUREAU OF
**PLANNING &
SUSTAINABILITY**

Agenda

- I. Floodplain Resilience Plan: Proposed Draft (Review)
- II. Proposed Draft Outreach
- III. Testimony to Date
- IV. Staff Recommendation

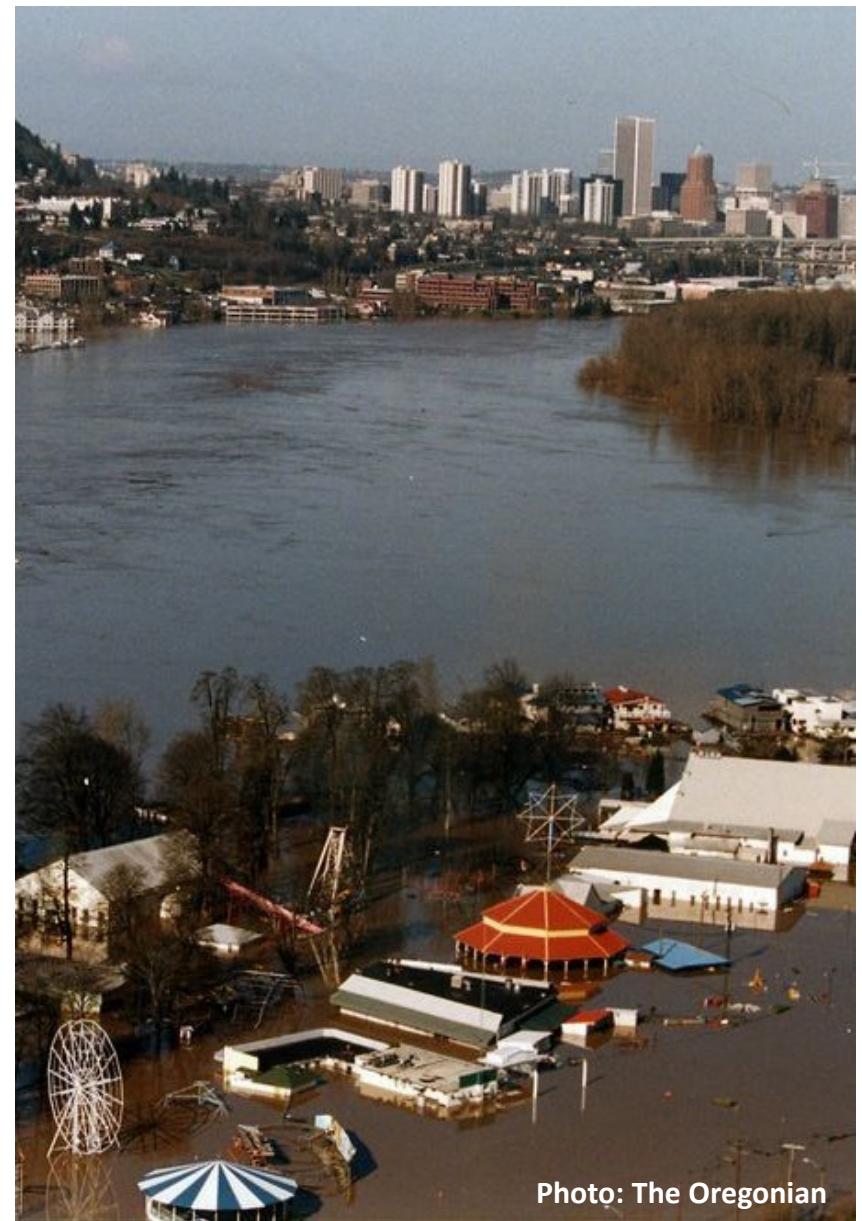


Photo: The Oregonian

Floodplain Resilience Plan: Proposed Draft

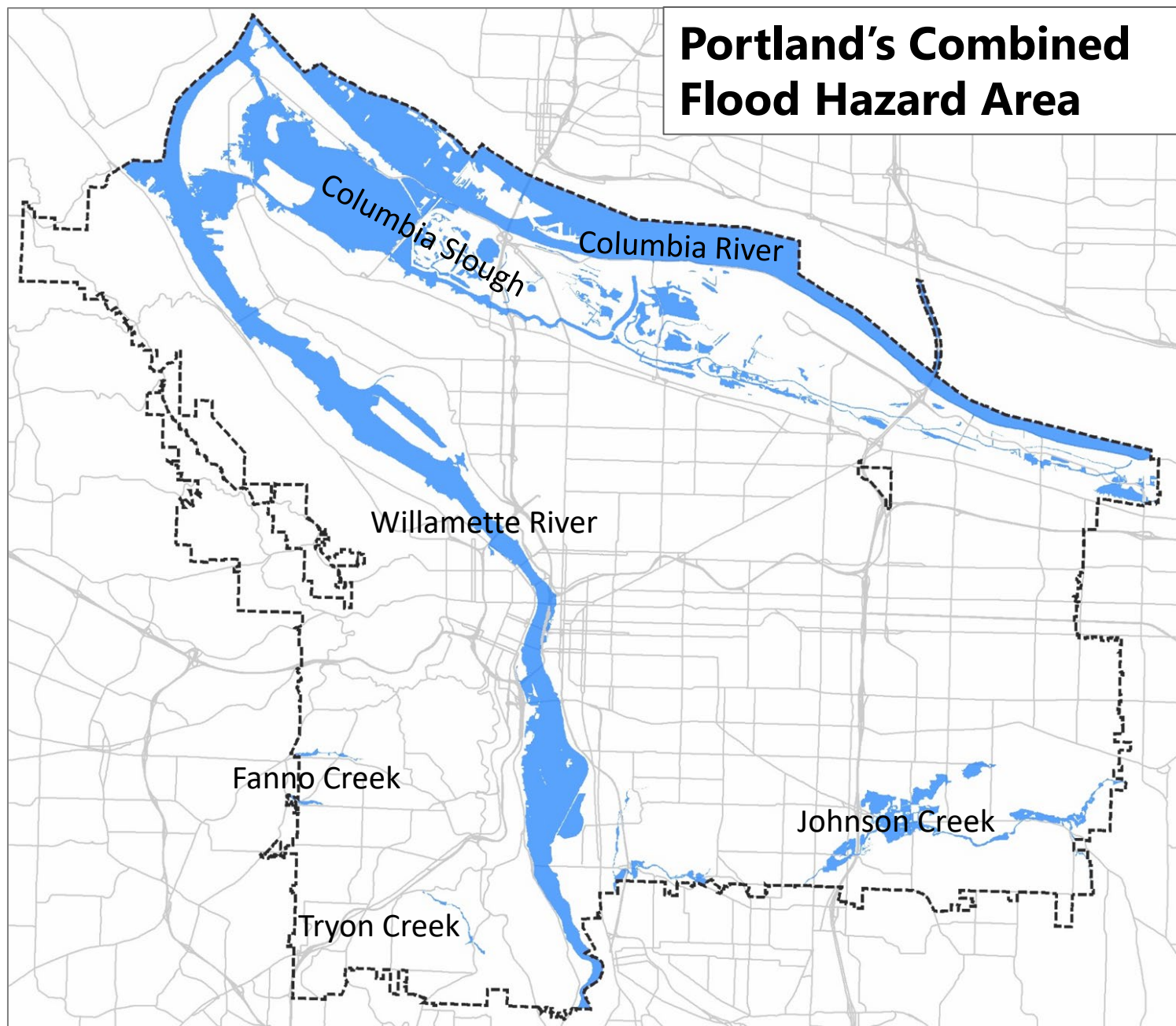


Background

- FEMA compliance deadline expected to be early 2027
- City engaged in the work since 2016
- Supported by many Comp Plan goals and policies
- City's multi-step work plan aligns with FEMA compliance
- BiOp Inter-bureau team meets periodically with FEMA



Portland's Combined Flood Hazard Area



Combined Flood Hazard Area

Will include three areas:

- FEMA 100-year floodplain
- Metro 1996 Flood Inundation Area

AND

- New Modeled Willamette River 1996 Flood Extent



Floodplain Resilience Plan

Zoning Code Updates

- Add riparian buffer area to Willamette Central Reach
- Apply environmental zoning to all undeveloped floodplains
- Update tree and vegetation requirements in floodplains
- Some technical amendments



Stakeholder Engagement on the Proposed Draft

City staff responded to

- 50 calls and 15 emails

Questions/Topics

- Mostly clarifications on proposals
- Concern about the potential implications of building code updates
- Questions about riparian buffer area requirements
- Requests for addressing property-specific characteristics



Testimony to Date

Written Testimony

- 28 pieces of testimony

Testimony includes

- Support for plan
- Questions on timing of Title 24 project
- Urgency on applying requirements to industrial lands



Mitigation & Banks

Mitigation Requirements

- Avoid-minimize-mitigate
- On-site mitigation prioritized

Mitigation Banks

- No available habitat mitigation banks
- Potential future bank at OMSI/ Eastbank Crescent
- Flood storage capacity mitigation key for building code project



Parcels by Zoning Category

Zoning Category	# Tax Lots	%	Acres	%
Commercial/Mixed Use	207	13.9%	469.0	7.6%
Employment/Industrial	53	3.6%	100.8	1.6%
Single Dwelling Residential	570	38.4%	866.9	14.1%
Multi-Dwelling Residential	139	9.4%	221.8	3.6%
Campus Institutional	4	0.3%	113.2	1.8%
Open Space	509	34.3%	4,281.5	69.6%
Multnomah County	3	0.2%	100.3	1.6%
TOTAL	1,485	100%	6,153.4	100%

Proposed PSC Recommendation

- City Council adopt proposed Zoning Code amendments and the official zoning map. Key updates for:
 - 33.430, Environmental Zones
 - 33.510, Central City Plan District
 - 33.851, South Waterfront Greenway Review
 - 33.865, River Review
 - 33.910, Definitions
- Adoption of a resolution for Floodplain Resilience Plan Action Plan



Schedule

Proposed Draft

Sept 27, 2022 – Public Hearing

Oct 25, 2022 – Work session

Nov 22, 2022 – Work session/
Recommendation (tentative)

Recommended Draft

Spring 2023 – City Council



Public Testimony

More Information

Visit our website :

<https://www.portland.gov/bps/environmental-planning/floodplain-project>

Or get parcel-specific information on our Map App:

<https://www.portlandmaps.com/bps/floodplain/#/map/>

