

Dear Members of the Portland Planning and Sustainability Commission:  
I sent the letter below the Mayor and City Council, and would appreciate your consideration of these matters as well.  
Thank you,  
Ann F. Dudley

December 8, 2014

Dear Mayor Hales and Commissioners Fish, Fritz, Novick, and Saltzman:

**Regarding your consideration of Urban Renewal Area Amendments -**

It was with great disappointment that I recently read in *The Oregonian* (11/9/14) of the city's failure to meet the affordable housing goals in the River District Urban Renewal Area. Portland has become renowned for our cultural, educational, culinary, and innovative resources and opportunities that are available to the middle and upper income segments of the population. We need to extend our reputation as a city that provides for low and moderate-income, disabled, homeless and other marginalized populations, and a key means to that end is through equitable housing distribution throughout all neighborhoods. The public funding that goes into Urban Renewal Areas is the perfect avenue for providing these housing opportunities. I urge the City Council not to allow these goals to be ignored or watered down in the North Macadam URA.

On top of the city's failure to meet the housing goals in the River District, at present only 38% of the housing in the NMACURA complies with the prescription for affordable housing in the original plan. The developers who gain tax benefits for construction in URA's must be held to their commitments to build the prescribed number of affordable housing units. Oversight to meet the housing goals should be a priority of the Housing Bureau, the Portland Development Commission, the Planning and Sustainability Commission and the City Council.

Stated goals of the original NMACURA (1999) include provision of a wide-range of housing options, including very low and low-income households, and increased housing options for nearby workers, single-parent households, and Marquam Hill employees. I urge you to maintain those goals, so that medical assistants and lab techs at OHSU, care givers at Mirabella, area restaurant workers, grad students and all those who work downtown at minimum-wage service sector jobs can take advantage of the great transportation systems, parks and other amenities that the URA has made possible with our tax dollars.

Portland has the potential to become renowned for more than great coffee, beer and restaurants. We need to live up to URA commitments to provide housing for all sectors of our population, and become a model for other cities facing these same issues.

Respectfully,

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