

1300 NE 16th Ave, Apt 1104
Portland, OR 97232

June 24, 2016

Planning and Sustainability Commission
1900 SW 4th, Suite 7100
Portland, OR 97201
ATTN: CC 2035 Testimony

Gentlemen:

I am a resident adjacent to the boundary of the Central City Plan. Please change the height limit along the eastern edge of the Central City Plan on what is NE 16th Drive (Holladay St extended) and the curved portion of NE 15th/NE 16th Aves to NE Weidler by limiting height there to 50 feet. I would ask that this 50 foot limit run one block west to NE 15th (extended).

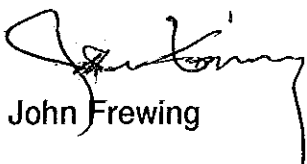
This change would limit height of buildings on what is now the cinema theater and the Sears parking block. The portion of this area which is east of NE 15th/NE 16th is the AXcess apartments which is already at a height of less than 50 feet. The curved portion of NE 15th/NE 16th was originally (and still is, sort of) a "ring boulevard" around Lloyd Center.

This change would follow the reasoning for a general downsizing of Lloyd Center buildings at its edge. A similar lower height limit is proposed along Broadway in the area facing the Irvington neighborhood.

The proposed FAR for this area is already at 4:1 which seems reasonable.

From a review of earlier input, it appears that one person asked that this area not be 'phased down' when the Irvington frontage was phased down. As one affected Sullivan's Gulch resident, this 'phase down' would give the neighborhood one more bit of protection from the harsh buildings of downtown -- we are an inner city neighborhood and would like to still resemble such.

Thank you. Please feel free to ask clarifying questions and place me on your list of persons to be informed of progress on the Central City Plan.


John Frewing