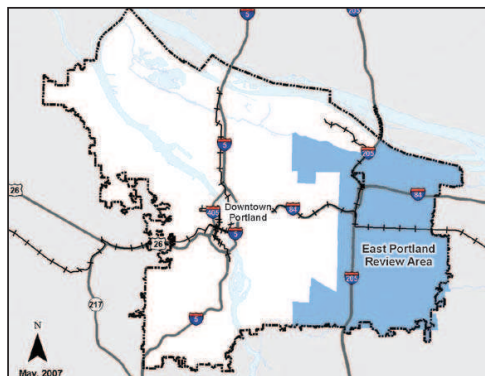


Planning Commission hears East Portland issues:

Next steps look toward action plan...



The East Portland Review study area includes EPNO neighborhoods, and other areas that were most recently incorporated into Portland.

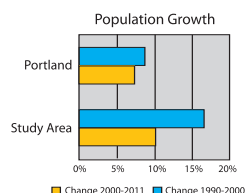
By Barry Manning
Bureau of Planning

On May 22, 2007, the City of Portland Bureau of Planning briefed the Portland Planning Commission on the East Portland Review, a study of community development and livability issues in Portland's eastern neighborhoods that were formerly in unincorporated Multnomah County. The Review looks at demographic, growth, and development trends; identifies issues raised by community members and stakeholders; and includes recommendations for a follow-up work program. A community open house was held on April 26, 2007 to share information and gather feedback on trends and issues. The full East Portland Review report will be available in Summer 2007.

East Portland Facts and Trends

(Data source for population, demographic and income variables: ESRI Business Analyst.)

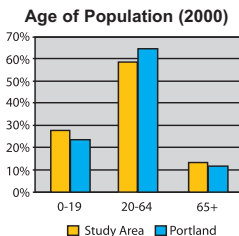
A Growing Population: East Portland grew at a greater rate than Portland as a whole from 1990 to 2000. Population growth in the area is forecast to remain at a higher percentage than Portland overall between 2000 and 2011.



Increasing Diversity: East Portland has become more racially diverse than Portland overall, and is forecast to become increasingly diverse compared to Portland in future years.

Non-White Population		
	Study Area	Portland
1990	12%	17%
2000	24%	22%
2011	30%	27%

A Higher Percentage of Children and Seniors: In 2000, the East Portland area had a higher percentage of children and seniors than Portland as a whole. This trend is forecast to continue through 2011.



Significant Residential Development and Growth: The East Portland study area has accommodated substantial residential development: 13,278 units, 38% of all Portland's new residential units from 1996 to 2006.

East Portland Issues

The following issues were presented to the Planning Commission as the area's topics and challenges.

1. Infill Development in Single-Family Residential Zones: Lot sizes and shapes (small/narrow lots; flag lots); scale of new houses in existing neighborhoods; and the design of skinny houses and row-houses.



Much of the area's growth has been through "infill" development. The scale and compatibility of "infill" housing often concerns existing neighbors.

2. Multi-dwelling Development: Apartments, Row-houses: Design and quality; lack of on-site amenities; extent of multi-dwelling areas; and transitions to single-family areas.



Multi-dwelling housing has generally been focused in areas planned for growth and change. However, in some places new development can raise compatibility issues.



Building design, quality of materials, and site design and amenities are important for improving the compatibility of new multifamily housing.

3. Transportation System: Unimproved and substandard local streets; pedestrian safety and comfort; traffic congestion on arterials; connections between and to local streets; and north/south transit service and connections to MAX.

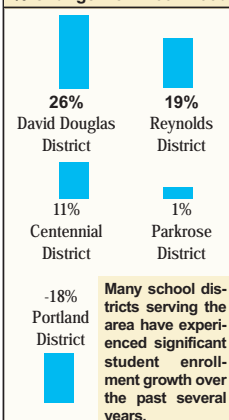


Improving the sidewalk network is important to many, including school-aged children and those that rely on transit or walking.

4. Community Safety: Property and drug-related crime; increasing calls for police service; and safety at MAX light rail stations.

5. Population Growth and Change - Impacts on Community Services: Schools challenged by expanding enrollment and array of languages; increasing poverty in some areas; and increased demand on other services.

School District Enrollment % Change from 1997-2006



Many school districts serving the area have experienced significant student enrollment growth over the past several years.

6. Loss of Trees and Landscape Character: Landscaping quality and quantity in development; the value of Douglas Firs in providing character; and confusion about tree cutting and preservation regulations.



New development often results in a loss of tree canopy, changing both the landscape and environmental character of an area.

7. Parks, Recreation, and Open Space: Adequacy and accessibility of local parks and recreational facilities; funding for improvements, maintenance, and programs; and retaining natural areas and open spaces.



Even with recent improvements, some neighborhoods lack access to improved parks, recreation services, or open spaces.

8. Environment and Watershed Health: Development pressures in high value areas; flooding and slope stability issues; and pressure to ease existing protections.



Maintaining watershed and environmental health is a significant challenge in a developing area.

9. Commercial Areas: Viability and Convenience: Under-served areas; economic challenges and lack of vitality; and parking issues.



Improving the viability, convenience, and identity of commercial districts is key for some areas.

10. Employment Opportunities: Limited local job creation; and underutilization of existing employment and commercial sites.



New development like the Oregon Clinic in Gateway creates jobs and services, and helps meet employment goals.

Next Steps – an East Portland Action Plan

Beginning in Fall 2007, a special East Portland committee composed of elected and appointed officials, agency leaders, neighbors, and local businesspeople will begin the process of developing an East Portland action plan. The action plan is envisioned as a strategic effort focused on improving livability in East Portland by pursuing specific actions and aligning and coordinating the efforts of various agencies, along with other private and nonprofit groups. The committee will focus on issues – including those identified in the East Portland Review – and look at developing both short-term and long range actions to improve livability. Details about committee composition and schedule are now being formulated. The group is expected to meet from September 2007 to April 2008.

For more information about the East Portland Action Plan or the East Portland Review, please contact Barry Manning, East Portland District Planner, 503-823-7965, bmanning@ci.portland.or.us, or visit the Bureau of Planning web site at: www.portlandonline.com/planning.

If you would like to write about your neighborhood please call 503-823-4550 or visit our website at www.epno.org