



City of

PORTLAND, OREGON

Development Review Advisory Committee

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To: Transportation Commissioner Dan Saltzman

CC: Commissioner Chloe Eudaly
Commissioner Nick Fish
Commissioner Amanda Fritz
Mayor Ted Wheeler
Director Leah Treat, PBOT

From: Development Review Advisory Committee (DRAC)

Date: July 20, 2017

Re: Transportation System Development Charge (TSDC) Update 2017

Commissioner Saltzman,

On May 8, 2017, we wrote to you regarding several observations regarding development and fees along with recommendations to ensure that the Development Review Advisory Committee (DRAC) is fully exercising its responsibilities as a citizen advisory body on development, as stated in Portland City Code 3.30.030A: "The purpose of the Committee (*DRAC*) is to foster a timely, predictable and accountable development review process that implements the City's goals for land use, transportation, housing, economic development, neighborhood livability and the environment."

After reviewing the proposed DRAFT of the TSDC Project Update, the DRAC supports the update for the following reasons:

1. The project team worked diligently to keep us informed as technical work on the project progressed, as well as inviting us to actively participate in input opportunities such as the online open house and a rate setting workshop. Additionally, they provided in depth information on the impact of the TSDC rates on overall development costs.
2. The DRAC believes it is important to honor the expectations and citizen efforts that were invested in the building of the Transportation System Plan (TSP) project list approved by City Council in 2016. Using the recently adopted TSP, other recently adopted plans to create the proposed TSDC project list supports City Council's development priorities.

3. The TSDC Update will not go into effect until January 1, 2018, as recommended by the DRAC.
4. Funding 50 percent of the eligible TSDC project costs will accommodate growth while recognizing the increasing cost to development. Including the trip adjustments for those eligible development projects in the Central City or centers further supports those ranked priorities of the Council approved Comprehensive Plan and supports the development community.

While we support the TSDC 2017 Update, we strongly encourage that in 2018, the City Council review all development fee proposals together, rather than separately. We are committed to serving the City of Portland, and we look forward to working with the City Council in our role as the City's development advisory body.