



East Portland Action Plan

East Portland Action Plan (EPAP) Strategic Priorities *Fiscal Year 2017 - 18*

Each Strategic Priority listed is followed by the Action Plan strategies or item(s) to which it relates.

- A. Set a goal that East Portland attains parity with other parts of the city in public facilities and capital spending; encourage prioritization of projects in East Portland. (EQ.1.4 and EQ.3.2)
- B. Institutionalize geographic mapping of City spending. (EQ.1.1)
- C. Develop a Quadrant Plan for East Portland. (EQ.1.4)
- D. Fund EPAP advocacy until the Action Plan is implemented: Advocate position, projects, and operations. (EQ.1.5, EQ.3.1, CB.1.5, and CB.2.1)
- E. Engage ethnic communities in neighborhood activities; provide overhead funding for translation/language and childcare services to remove barriers and improve messaging and invitations. (CB.1.2)
- F. Increase funding and technical assistance for organizations to establish two new ethnicity/languages every two years and strengthen existing ethnically-based Community Health Worker programs. Establish racially and ethnically representative community oversight of Community Health Worker programming. (EC.4.4 and SN.6.2)

- G.** Fully fund the “East Portland in Motion” (EPIM) strategy, including the 130’s and 4M greenway projects. Develop an EPIM 2 plan using Safe Routes To School as a priority criteria. (NA.1.3, T.2.2, T.3.3, T.3.6, T.4.7, T.6.2, T.6.5, and T.7.1+2)
- H.** Fund the “Outer Powell Conceptual Design Plan”; make improvements to Powell Boulevard (US 26) east of I-205 a regional priority. Add cycle-track or separated bike lanes to the project design. (T.4.1, T.4.2, and T.4.15)
- I.** Prioritize East Portland pedestrian projects that: increase crossing safety on major arterial roadways; connect to transit, neighborhood schools, and/or are concurrent with new developments. Annually add 15 additional rapid-flashing beacon pedestrian crossings and 15 intersection signal changes with red-light cameras. (T.1.7, T.2.2, T.2.3, T.2.4, T.2.5, T.5.3, and T.6.2)
- J.** Connect East Portland residents to family-wage employment outside of the area by identifying and removing barriers, such as limited transportation options. (EC.4.5 and T.1.2)
- K.** Maximize East Portland’s economic benefits from public projects. (EC.1.4, EC.2.3, EC.4.2, CM.1.2, CM.1.3, CM.2.3, and CM.2.7)
- L.** Promote catalyst workforce development projects in East Portland; partner with the Neighborhood Prosperity Initiatives and other urban renewal and economic development efforts to bring living wage jobs to East Portland. (EC.4.2, EC.4.4, CM.1.2-.3, and CM.2.7)
- M.** Establish the “Gateway Education/Economic Development Center”. (EC.2.3, EC.4.1-.4, L.3.2, L.6.3, CM.1.2-.4, CM.2.4, CM.2.7)

- N. Establish policy and practice that balances regional affordable and American Disabilities Act (ADA) accessible housing supply and promotes fair share across Portland. (EQ.2.1)
- O. Increase opportunities for sustainable moderate income and minority home ownership. (SN.2.1+2)
- P. Fund a housing rehabilitation program for East Portland to improve the safety, appearance, and affordability of existing housing stock. Involve the East Portland Action Plan Housing Subcommittee in the development of the program. (HD.2.3)
- Q. Implement existing Park master plans: Parklane and Clatsop Butte. (P.2.1, P.2.2, P.2.5, and P.2.7)
- R. Connect Lava Dome areas to begin "Forest Park East" trail. (NA.3.3; NA.4.1; and P.5.1)
- S. Complete planning/design work for Gateway Green park. (P4.4)

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2017 - 18.doc

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East Portland Action Plan (EPAP)

Civic Engagement Subcommittee Meeting

December 19, 2017

Meeting began at 6:30pm.

Purpose:	To organize cultural + language specific civic engagement workshops, share curriculum, advocate for ongoing funding, and advise on East Portland cultural + language specific issues and projects.
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Attendees: Iore Wintergreen, Zinha Mudhafar, Adriana Govea, Layla Assem, Humberto Marquez, Victor Salinas, Galina Nekrasova, Andrea Valderrama and Natalya Sobolevskaya.

Natalya
Layla welcomed everyone and each attendee introduced themselves.

Next month's (January 16th) meeting:

Facilitator: Layla

Notes: Humberto

Food: Zinah

General EPAP Report: ???

Next month Adriana and Victor will be at the Office of Neighborhood Involvement Budget Advisory Committee down town.

Priority E: Engage ethnic communities in neighborhood activities; provide overhead funding for translation/language services and childcare services to remove barriers and improve messaging and invitations.

Andrea spoke about the Mayor's support for this overhead funding mechanism. He sees it as an equity issue. She is the Mayor's liaison on establishing the overhead funding model with the Office of Equity and Human Rights as the bureau providing administration. She projects that the commitment from each bureau will be near .5% of each budget. This is to be targeted at providing childcare, translation, and interpretation.

Natalya emphasized that it is important to use some of the money to make sure that people are informed that the services are available and how to access these services. This does NOT mean to hire new outreach people, just to include this responsibility in to the job description of existing outreach employees.

Andrea thought that perhaps this could be added by City Human Resource (HR) to staff job descriptions. Perhaps Andrea can arrange for HR to come to the Civic Engagement Subcommittee to better understand the suggestions.

Will this fund be available at the beginning of the 2018 – 19 Fiscal Year? Andreas says we should know in a few weeks. Hopefully by our next Civic Engagement meeting.

Is there a way to ask for more? Always ask for more, but it looks like you may get your original suggestion of .5%.

Will this be voted upon? Each bureau submits their own budget and the Mayor makes a budget recommendation. He can instruct the to include .5% for the overhead funding of the accessibility fund in their budget requests.

EPAP needs to advocate with other offices and City Council members. We can make calls, have meetings, and help people send postcards to support the work Andrea is doing with the Mayor. It always helps to have EPAP members provide testimony at town halls, either spoken or written.

The Mayor was happy to see this brought to his attention and he makes the final decisions on the budget. Andrea will also start talking with the other offices, as he would like their support, but he makes the final budget decisions.

EPAP Civic Engagement Grant Project Sharing:

Zinah – The Iraqi Society applied for an EPAP grant this year. They do not yet know if it is funded.

Galina – It is hard to get grants. In 2016, the Slavic Festival did not get an EPAP Civic Engagement grant, but did get a \$5,000 EPAP General grant. They also got an \$800 grant from the East Portland Neighborhood Office. She is a leader with the Slavic Festival and has experience and knowledge of how to prepare for the event.

In 2017 the Slavic Festival did get an EPAP Civic Engagement grant for \$13,828, so they could invite more professional performers and have performances all day and night. They rented a wonderful stage that included a light show. This increased the influx of youth to the event in the park. They had a rock group: "Freeway" and showed two movies (one each night).

In the daytime, they focused on working and playing with children aged 5 – 12 (over 80 children). Russian librarians offered various types of activities: on the stage and under the trees. Children were involved all the time.

There was also a lot of sport events during the day: 34 volleyball teams, including teams from California, Washington, and Nevada.

The Slavic community has recognized the festival as part of their life here. Even when the festival was over, people came by to say: "Let's prepare for the next festival." People look forward to the festival, where they can really relax and be with community comfortably.

Honestly, it takes a whole year to prepare. There is a Slavic Festival board. Galina goes around to involve different groups from the community and to have them contribute what they each can do. The community doesn't pay for the stage or entertainment, but they work together to make it all come together.

Adriana – She is from a group called "Ambassadors" at Earl Boyles. The group includes people who speak Vietnamese, Cantonese, and Spanish. They are looking to expand and to include people who speak Somali, Russian, and Arabic.

They held a festival on July 22nd. They are putting on a festival for about 500 people. The festival will include a health fair. They have not budget,

everything comes for the organizers own pockets. They realize that they need to apply for a grant. She thanked everyone, because now she understands that they can get help.

Victor gave her a copy of the East Portland Neighborhood Office grant application and invited Surya, from EPNO, to explain: This "Community Building and Advocacy Grant" is due on January 12, 2018 at 5 pm. The criteria are explained on pages 4 & 5 of the application. They have \$24,600 total available and are giving small grants from \$300 - \$3,500.

Advocacy to establish the ability for minor traffic violations to allow for skyped attendance, as a protective factor for City/County sanctuary commitment. How do you think this could be done?

Recommendation that traffic court let people skype with the court from their home computers.

Library's will be no safer than the court room.

Important to keep this low-tech, as ICE could get the home computer IP address and arrest people that way. Telephoning the court could be safer.

The question is whether the court would allow this.

We need some organization to represent this.

If we agree, maybe we can ask our EPAP Advocate (lore), to see if the court would allow phone calls for minor traffic violations.

It is not the job of the Advocate to do the research, but to support the community to learn how and to do the research.

We need professional experts to give us more information.

People can already plead guilty to small traffic violations and respond to the ticket with payment and a letter requesting that the fine be reduced.

Why are we talking about this?

People in the community are undocumented, they cannot get a driver's license, and thus when stopped for a minor traffic violation, they get an additional ticket for driving without a license. When they come to court, ICE can be waiting to arrest and deport them, taking them from their family.

The issue of homecare workers regularly needing background checks with finger prints was raised. When these background checks are done, the care givers may not be able to renew their work license. They don't even know why. We will discuss this further in the future.

ACTION: Victor said that he will do the research about phoning into the court and will report back to the February Civic Engagement meeting. He may invite State Representative Diego Hernandez to speak on this topic.

Next Meeting:

January 16, 2018
6:30 – 8:30 PM
East Portland Action Plan office
1017 NE 117th Ave.

East Portland Action Plan

Economic Development (EcDev) Subcommittee Notes

December 4, 2017

The purpose of the East Portland Action Plan (EPAP) Economic Development Subcommittee is to develop a strong business environment that strengthens existing businesses, promotes new businesses, and expands family wage jobs in East Portland.

Facilitator; Lori Boisen, **Notetaker;** Kate Coenen; **Food Gatherer;** Lori Boisen

Attendees: Lore Wintergreen, Lori Boisen, Linda Bower, Leslie Lum, Kate Coenen

1. Introductions

2. Next EPAP Ec Dev Meeting: Monday, January 8, 2017.

Facilitator: Leslie Lum

Notetaker: Kate Coenen

Food Gatherer: Nick Kobel

Note: The committee rescheduled the EcDev meeting from January 1 to January 8 due to the New Year's Day holiday. This meeting will be a shorter meeting, as the Housing committee also meets on January 8. Kate will contact the Housing chairs to see if there is interest in having shared agenda items between the two committees.

3. Next EPAP General Meeting: December 6, 2017.

Reporter: Kate Coenen

4. Discussion of Strategic Priorities and Displacement Prevention Recommendations: How do we plan to advocate for each item?

The Ec Dev committee reviewed what we have done to advocate for these Strategic Priorities in the yearly report and looked at ways to build on this advocacy.

J. Connect East Portland residents to family-wage employment by identifying and removing barriers, such as limited transportation options and language barriers. (EC.4.5. and T.1.2)

- Update: Kem & April are pursuing a Municipal Partnership Project plan for transportation improvements on 162nd.
- The Ec Dev committee could send a representative to the Columbia Corridor business association meetings to build their support for advocacy for increased frequency of Trimet service and N/S service to the Columbia Corridor. EPAP could foot the bill to attend these meetings.
 - Kate will check her schedule to see if it works out for her to attend these meetings.
- Language/cultural barriers extend beyond just need for translation options. Example: ESL emerging small businesses needing help to understand email to avoid email scams.
 - Which agencies would be the best to advocate to: Prosper Portland? New Portlanders Commission? What policies would we promote?
- The Civic Engagement committee has a Strategic Priority for each City Bureau to have overhead funding for language translation. Next step: Advocate for that fund when it comes before city council in the budget.

K. Maximize East Portland's economic benefits from public projects. (EC.1.4, EC.2.3, EC.4.2, CM.1.2, CM.1.3, CM.2.3, and CM.2.7)

- Update: Last month, the City Council adopted the CEIP, with an amendment making the CBA kick in for contracts of

\$300,000 or more. This amendment means that many minority contractors will be excluded from the CBA. The CEIP will go up for renewal before the City Council annually. We need to ensure that the city is tracking how many minority contractors benefit from CBA in comparison to the ones who fall under the CEIP.

- Lori Boisen was the EPAP Ec Dev contact with MAWE. We will now need someone else to fill that role. Lori will see if DMA's community outreach staffer Paul will take that role. Otherwise, we can add an agenda item to the next meeting to find someone.
- Question: Is "public projects" limited to just brick & mortar projects, or could that cover other forms of public spending, such as for consultants?

L. Promote catalyst workforce development projects in East Portland; partner with the Neighborhood Prosperity Initiatives and other urban renewal and economic development efforts to bring living wage jobs to East Portland.

- Jade and Division-Midway's SE Works partnership has exceeded expectations (between March – September, they have made 300+ contacts and have made 40+ job placements). The pilot program is also with Cully and Our 42nd. If the city put more money into the program it could have a bigger impact.
 - Next step: Advocate to expand project to include all NPIs. Invite SE Works staff person Natalie to an Ec Dev meeting to hear about her progress, and then convene a meeting with Prosper Portland & the mayor.

M. Establish the "Gateway Education/Economic Development Center." (EC.2.3, EC.4.1-.4, L.3.2, L.6.3, CM.1.2-.4, CM.2.4, and CM.2.7)

- EcDev committee held meetings with the mayor and with Prosper Portland. Prosper Portland is looking into incorporating the GEEDC into the David Douglas project. Lore has emailed Prosper Portland for follow up.
- The mayor's office is interested in having this project started by the first six months of 2018.
- Next steps: Lore will follow up with Prosper Portland and the mayor's office. Invite GEEDC committee to Ec Dev meeting.

5. Actions, Next Steps, and Future Agenda Items

- Kate: Look into attending Columbia Corridor business association meetings.
- Lori: See if Paul will take on role as EPAP Ec Dev contact with MAWE.
- Leslie: Check in with Kem for updates on transit advocacy for 162nd.
- Lori: Check in with Art on Division Project—is it going to be led by ODOT or by the City?
- Invite SE Works staff person to EcDev meeting.
- Lore: Invite Gateway Education/Economic Development Center committee to EcDev meeting.

6. Announcement and Upcoming Events

- The Cascadia development discussed last meeting did not get their zoning change approved. They are now looking at other locations.
- The new Prosper Portland budget committee roster has been released, with lots of good East Portland representation.

7. Next Meeting: January 8, 2018

If you want to be on the agenda, contact Kate Coenen:

kate@historicparkrose.com

If you want childcare or translation, contact lore: 503.823.4035 or

lore.wintergreen@portlandoregon.gov

East Portland Action Plan

Economic Development (EcDev) Subcommittee Notes

January 8, 2018

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Facilitator: Leslie Lum, **Notetaker:** Kate Coenen, **Food Gatherer:** Nick Kobel

Attendees: Lore Wintergreen, Lori Boisen, Kate Coenen, Nick Kobel, Leslie Lum, Annette Mattson, Kevin Minkoff, Paulmang Pau

1. Introductions

2. Next EPAP EcDev Meeting: Monday, February 5, 2018.

Facilitator: Leslie Lum

Notetaker: Kate Coenen

Food Gatherer: Nick Kobel

3. Next EPAP General Meeting: Wednesday, January 24, 2018.

Reporter: Kate Coenen

4. Check in on last meeting's action items

- Sending EcDev committee representation to Columbia Corridor business association meetings. Our goal is to reach out to these businesses to build support for advocacy for increased

frequency of Trimet service and N/S service to the Columbia Corridor. This would make it easier for East Portland residents to access jobs along the Columbia Corridor. Annette and Kevin have volunteered to attend these meetings, and EPAP can cover the fees to attend.

- Paul will take over Lori's role as the EcDev committee's contact with the Metropolitan Alliance for Workforce Equity (MAWE). EcDev has been working with MAWE on advocating for Community Benefits Agreements for City development contracts. These CBAs would commit the City to support women-owned, minority-owned, and emerging small businesses in contracting and also make these contractors accountable for increasing hiring of women and minority workers. EPAP's goal is for the CBAs to also include local hiring and purchasing requirements, so that developments in East Portland benefit East Portland workers and businesses.
- Leslie will check in with Kem about progress on his transit advocacy for frequent service on 162nd and increased service to the Columbia Corridor and to the Airport.
- Art on Division: This is being done through the Portland Bureau of Transportation. The artist for this has been hired, and design work will take place over the next few months. Installation is slated to happen in the spring. Work will include wraps around utility boxes, solar lights on the stairs for the pedestrian bridge, and plants.
- EcDev plans to invite the SE Works outreach staff person, Natalie, to an EcDev meeting. Leslie will invite her to the February meeting.
- Gateway Education/Economic Development Center committee: Invite them to the February meeting. Kevin and Paul have also expressed interest in joining the GEEDC committee.

5. Recap of December 15 meeting with Commissioner Stegmann

- We discussed with Stegmann the possibility of having Multnomah County move some offices to the Gateway Education/Economic Development Center when it is built.

Stegmann said that Multnomah County already has commitments to move some offices to East Portland, so this is not feasible.

- We also discussed the disproportionate loss of bus stops on outer Division, the need for increased transit service on 162nd & 148th, and the need to have East Portland representation on the Trimet board.

**6. Shared discussion with EPAP Housing Subcommittee:
Discussion of EPAP Displacement Prevention
Recommendations—How we plan to advocate for these in the
coming year.**

- Community Reinvestment Act
 - Nick Sauvie connected the National Community Reinvestment Coalition with EPAP. We approached NCRC about possible help with funding for the GEEDC—NCRC suggested funding sources for adult workforce programs, but not for brick and mortar. It did not fit with our goals for the GEEDC. EPAP considered joining NCRC as a member, but did not reach consensus due to lack of clarity of how NCRC could benefit EPAP.
 - There is a need for better community reinvestment in East Portland. Hospitals consider money spent for “indigent care” meeting their CRA requirements, and banks such as Key Bank and US Bank establish their CRA policies at the national level. The mortgage help that these banks consider meeting their CRA requirement is out of reach for low-income people.
 - **Action Item:** Draft a letter to the NCRC, asking them to put in writing what they can do for East Portland. What can they do to forge relationships with banks and hospitals? If we get a response, then we can bring this back to EPAP for consideration.
- Community Benefit Agreements
 - The City adopted the CEIP, and agreed to use CBA on projects greater than \$20 million, for contracts greater than \$300 thousand. This will exclude 86% of minority

and disadvantaged contractors. The City will revisit the CEIP & CBA annually, so our continued advocacy is important. Metropolitan Alliance for Workforce Equity (MAWE) performs an important watchdog function, and they are a valuable partner in advocacy.

- **Action Item:** Bring up the CEIP/CBA in EPAP's annual meeting with Commissioner Nick Fish, and emphasize the need for the CBA to cover more minority and disadvantaged workers.
- **Action Item:** Continue to advocate for local hiring & local purchasing requirements to be added to the CBA in our discussions with MAWE.
- Transit-Oriented Development
 - Projects in pipeline: 162nd, 148th, and repairs to 122nd. 122nd bus project also due to trigger TOD money.
 - Lori Stegmann and Jessica Vega Pedersen are on the Joint Policy Advisory Committee on Transportation (JPACT).
 - Leslie will also bring this up to the Technical Advisory Committee.
- Commercial Rent Stabilization
 - Need for more business incubator spaces. Example: Leander Court has child care on the ground floor, and the first childcare provider there has grown to new location.

7. Actions, Next Steps, and Future Agenda Items

- Invite the GEEDC committee to the February meeting.
- Leslie: Invite Natalie from SE Works to the February meeting, and reach out to Kem with updates about transit advocacy for frequent service on 162nd and increased service to Columbia Corridor & Airport.
- Draft letter to NCRC (who is responsible?)

8. Announcements and Upcoming Events

- Town Hall meeting at Zenger Farms, Tuesday, January 16 at 6:30pm.

- Worksystems Board Meeting, Friday, January 12 at 7:30am. 1618 SW 1st. Worksystems is set to come out with the new self-sufficiency standards for 2018, indicating what households in Multnomah County need to earn to be considered “self-sufficient”—able to meet their household needs without government assistance. The number of households in Multnomah County considered “self-sufficient” has declined in recent years.
- East Portland Chamber of Commerce forum, January 10, 7:30am at Cherrywood Village.
- Multnomah County Chair Deborah Kafoury: “Building and diversifying our construction workforce.” For the Health Department Headquarters and Central Courthouse construction projects, Multnomah County has set goals: “Twenty percent of all work on each project is required to be performed by state approved apprentices of which 20 percent are going to be minorities and 25 percent will be women by trade at the apprentice level. For journey level, the goals are 20 percent minority by trade, and 6 percent women for all trades.” Projects are partnering with Construction Apprenticeship and Workforce Solutions.
- Increased displacement of workers by robotics—what implication does this have for the EcDev committee and for East Portland? Affects not just manufacturing, but also retail, agriculture, transportation, etc. The Oregon Business Summit keynote speaker spoke about how self-driving vehicles are displacing truck drivers. Advocacy for Universal Basic Income is one strategy floated to address this job displacement. However, everything is mostly guesswork at this point, since this is still an emerging technology.
- Better Housing By Design: Changing zoning to allow for mixed-use developments—multi-family housing with ground-floor commercial—on some major corridors. A new report will be released on January 19, and there will be discussion meetings on February 8 at the Ride Connection office and February 20 at the Rosewood Initiative.

- The Water Bureau, which owns the EPNO office building, is planning to raise the monthly rent from \$2 to \$2400 in July. EPNO is still determining whether they will stay in the building or move into the new Office of Neighborhood Involvement office when that opens.

9. Next Meeting: February 5, 2018

If you want to be on the agenda, contact Kate Coenen:

kate@historicparkrose.com

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December 11, 2017
East Portland Action Plan (EPAP) Housing Subcommittee Meeting
East Portland Neighborhood Office
Meeting Notes

The Goal of the Housing Subcommittee is: To find common ground in supporting a range of housing types in East Portland as a means to strengthening livable communities, encouraging healthy, complete, and stable neighborhoods, and promoting family wage jobs. A range of housing types is meant to include rental housing and home ownership as well as housing for people at various income levels.

The Purpose of the Housing Subcommittee: The purpose of the EPAP Housing Subcommittee is to agree upon productive strategies for housing and to prioritize action items involving housing for East Portland. These strategies and action items might include (but not be limited to): encouraging housing for people in a range of income levels---including affordable housing for low-income people, promoting high quality housing development and construction standards, and encouraging property rehabilitation as well as new construction. The EPAP Housing Subcommittee will work with a lens of preventing displacement, protecting tenants' rights, promoting enhanced housing inspection enforcement, supporting local schools, encouraging job creation and economic development, and strengthening neighborhoods.

The EPAP Housing Subcommittee will strive to promote, for all East Portland residents, quality housing by design which in turn promotes stronger educational systems; an increase in living wages jobs, greater economic opportunity, stronger educational systems, enhanced transportation, and healthy neighborhoods throughout East Portland.

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Housing Subcommittee Meeting

December 11, 2017

Meeting began at 6:02 pm.

Attendees: Frieda Christopher, Leslie Lum, Nick Sauvie, Robin Cash, Linda Bauer, Roger Meyer, David Potts, Char Pennie, Andy Miller, John Mulvey, Melinda Musser, Michelle DePass, Brit McLean, and Natalie Rush.

Guest: Andrea Matthessien, PHB; Danny Kelley, Enhabit; Javier Mena, PHB; Jen Corbridge, Office of Alissa Keny-Guyer

Welcome and Introductions: John welcomed everyone and asked for a moment of silence for former Mayor Vera Katz. He thought with introductions each member could share something that is happening in their organization. Nick – ROSE is building housing at 92 and Foster and 82nd and Division and also he also attended a meeting at Metro about a regional bond for housing. Leslie – Working on Housing by design and working toward adding affordability in the project.

Andy – Received approval on the affordable housing at Discovery Park and hope to break ground a year from now, but design process will start shortly. Human Solutions' Family Center is full up and JOHS is opening another family shelter for the winter. They have launched an initiative Home for the Holiday and they have put 20 families into permanent housing so far and hope to find housing for another 20 families.

Melinda – Habitat for Humanity just broke ground on our Brooklyn/Pine project in the Powell/Gilbert Neighborhood. They are working with Proud Ground, NAYA and Hacienda CDC.

Danny Kelly is with Enhabit and is working with PHB on rental rehab project.

Jen – Rep Keny-Guyer is going around the state talking about housing and the needs there are for affordable housing.

Roger - Gresham has established a Sr Policy Analyst with housing. He is hoping it will help break down some of the silos between jurisdictions.

Char Penne – They have created a Lents Livability Association and they are looking at tiny home village to be put on Church of Nazarene property. They are looking at 10-15 and would work with the homeless.

David Potts - they felt the Lents neighborhood is being underserved by the neighborhood association thus their formation of Lents Livability Association.

Brit McClain - Representative Bynum's staff here to take notes.

Update and Discussion of 2018 Legislative Session

John introduced Jen. She said the state has a core responsibility for housing, but they put in a very small amount toward that responsibility. She said they are touring the state to get people to look at housing differently. Jen said there are very little funds earmarked for housing by the state and all communities are suffering a housing crisis. She said she hasn't seen a shift on tenant protections from last session. Right now Rep. Keny-Guyer's number one priority is raising the document fee. The fee was established in 2009 where 70% goes to affordable housing in which 25% of that has to go to veterans. They want to increase it from \$20 to \$75 and this would be dedicated ongoing funding.

Also, there is a statewide bonding and municipal bonding change that will be referred to the voters. She doesn't have additional list of other member bills. Frieda asked if Jen would let the committee know so we can do advocacy for the bills. Jen said she would keep us informed. She said we needed to start moving now to advocate for the document fee bill. There was a discussion around the issue. Andy asked about if there was strategy regarding the Senate makeup. She said there will be a push to do something to make it look like something is being done but doubts that it will robust.

Update on EP Rental Rehabilitation Program

John introduced Andrea and she recapped the Rental Rehab program being piloted in EP. PHB has partnered with Enhabit to engage with property owners. In October, PHB had not had much success with the property owners. PHB took the recommendation of EPAP Housing on how to outreach, but at this time they did not have a commitment from property owners. Andrea introduced Danny from Enhabit. He said they reached out to various property owners with distressed properties. The majority of property owners that returned calls just wanted to do cosmetic work. They are now working with case workers who are providing names of places. Most owners do not feel holding the rent pencils out with the funding. They have several names but there is a narrow list of who might do it. John asked are there landlords that are looking at fines. He said that is who they should look at first. Andrea said there are issues with BPS inspection program. Andrea is concerned with the current market if the Rehab program is the best use of dollars and would there be other places where the funds could be spent in EP. Leslie asked about mobile home parks. Andrea said there might be some issues around mobile home parks. Andy said it would help with livability but not maintaining affordability. Nick said ROSE could use down payment for purchase of land or if the city could use it for land banking. Andy said they could use the funds to fill in the gaps for rehab. He was wondering if some of the funds could

be shifted to work on advocacy for anti-displacement. Andy said it would be great if we can capture the story of the substandard housing and property owners are not taking the funds to fix apartments. Andrea said there is a waiting list for funds to help low income homeowners with repairs. Frieda asked if there is something else we should advocate for during the budget process. Andy said there should be some analysis before shifting the funds and also to look at master leasing. Javier said with a new program it takes some time to get it approved. Javier said the funds for 2017-18 could only be shifted to a current project.

Housing Bureau Request

Michelle was presenting on budget process. She had shared a handout with information on the budget process. Michelle said PHAC serves as budget advisory committee and meet monthly. They will be meeting on Jan 9th and 23rd between 3-5pm to review PHB's proposed budget for 2018-19. Javier said they have been asked to submit a budget with a 5% cut. Frieda asked when the PHB starts the internal discussion. Javier said they start discussing in November and explained their process. There was a discussion on shifting the Rehab Program funds in order to keep them for EP. It was determined that we would need to shift next year's funds to homeowner rehab and in the Fall bump we could shift it to a new program that could be developed.

Frieda asked when the PHB needs to know when to make change in Spring bump in order not to lose the Rehab funding. Javier thought it would be in March. Michelle shared the Performance Dashboard for PHB. It was commented that the PHAC was dominated by developers. Michelle said they are working on the membership of PHAC.

Oregon Department of Housing and Community Service

John recapped the State Housing Plan and brainstorming of ideas. John wanted to ask for members to provide additional ideas. Nick said we should invite the OH director to our meeting to discuss. He would be willing to reach out to her to come to a meeting. Javier said the state has some funding for affordable housing to preserve them. He thought we should advocate that some of the funds dedicated to EP. John will bring a more formal draft to next meeting.

Action: Nick will contact the Director of the OR Dept. of Housing and Community Service to attend our January meeting.

Action: John will draft a letter of our suggestions on the state's housing strategy.

EPAP Strategic Priorities & Displacement Recommendations Updates and Advocacy Planning

Frieda asked if anyone had done any advocacy in the past month.

Nick met with Metro committee to make sure there is affordable housing in EP with Metro bond.

Roger asked about affordable housing planning grants and Javier said Metro puts it out yearly.

John attempted to contact JOHS because he is concerned that the severe weather shelters are not as many in EP.

Frieda suggested we plan to use January to do our planning for advocacy.

Upcoming Agenda Items

Nick suggests Oregon Housing strategy for the next meeting.

Announcements.

ROSE is having Winter Mixer on December 13th. This is a fundraiser for tenant emergency fund.

Lents Neighborhood Livability Association is having a Holiday Party on Dec `14th from 6:30 to 8:30pm at the 3550 SE 92nd.

Meeting adjourned at 7:55pm.

Next EPAP Housing Meeting: Monday, January 8th , 6pm.

Childcare and Translation needed? Contact lore: 503.823.4035 or lore.wintergreen@portlandoregon.gov

Subcommittee Name: HOUSING

EPAP Action item(s) being addressed: Housing and Development.1 – .6; Commercial and Mixed Use.1 - .2; Economic Development and Workforce Training.4.5; Public Safety.7.1; Housing Assistance and Safety Net Services.1 - .6; Equity.2.1 + 3.2

Housing Subcommittee Recommendations:

1. The Housing sub-committee supports mixed-use and commercial zoning in commercial corridors in East Portland. This would promote greater economic development, prosperity, and encourage mixed-income housing development.(CM 1.1)
2. The Housing sub-committee supports single-family housing adjacent to commercial corridors to promote general homeownership, especially minority homeownership, as well as mixed-income and more innovative housing. (CM 1.1)
3. The Housing Sub-committee sees the need for increase in amenities, jobs, infrastructure, and public transportation in East Portland to support housing of people in all income levels and to attract more middle and upper income housing.
4. The Housing Sub-committee would recommend prioritizing voluntary Inclusionary Zoning in middle income neighborhoods as one tool to promote mixed-income neighborhoods throughout Portland and to advocate for the City of Portland, Multnomah County and METRO to develop a pilot project for voluntary Inclusionary Zoning within the City/County.
5. The Housing Sub-committee would recommend advocating ending discrimination based on having a Section 8 Certificate, so low income families would have a greater choice on where they could live. The committee supports changing the law at the state level to remove this discrimination.
6. The Housing Sub-committee, after exhaustive research, recognizes that East Portland does not have significantly more tax-exempt housing properties than any other area of Portland, either in numbers or as a fair-share. East Portland does have significantly more “affordable by accident” housing than other parts of the City, but this has nothing to do with properties being tax-exempt or not.

**East Portland Action Plan 2016 – 18 Strategic Priorities
with dedicated Housing Subcommittee Advocacy**

N. METRO, City Housing Bureau with City Auditor, City Bureau of Planning and Sustainability, and Home Forward: Establish policy and practice that balances regional affordable and American Disabilities Act (ADA) accessible housing supply and promotes fair share across Portland. (EQ.2.1) *Housing Subcommittee*

O. City Housing Bureau and State of Oregon Legislature: Increase opportunities for sustainable moderate income and minority home ownership. (SN.2.1+2) *Housing Subcommittee*

1.

P. City Housing Bureau: Fund a housing rehabilitation program for East Portland to improve the safety, appearance, and affordability of existing housing stock. Involve the East Portland Action Plan Housing Subcommittee in the development of the program. (HD.2.3) *Housing Subcommittee*

Housing Subcommittee Displacement Prevention Recommendations for East Portland

Community Benefits Agreements (CBA)

This is a contract with a governmental agency, real estate developer, or other jurisdiction to provide specific benefits to the local community or neighborhood in exchange certain provisions from that community or neighborhood. On public projects, CBAs can be negotiated with the initiating government agency and can be included in a Request for Proposals (RFP) with contractors. With private developers benefits can be negotiated in a contract established with community groups who then accept (or don't oppose) project adjustments. CBAs have funded workforce training, local hiring, childcare access, affordable housing units, re-location stipends, reinforced access to family-wage jobs, and other public benefits.

Rent Stabilization

Just as Oregon has property tax increase protection, Rent Stabilization protects tenants in residential multi-family properties from excessive rent increases by mandating reasonable gradual rent increases, while at the same time ensuring the landlords receives a fair return on their investment.

Just Cause Eviction (JCE), Code Enforcement, and Renter Education

Just cause eviction controls are laws that protect renters by ensuring that landlords can only evict with proper cause, such as a tenant's failure to pay rent or destruction of property. While JCE provides such protections for renters, landlords retain full right to evict a tenant for breach of rental contract. Code Enforcement compels landlords to improve unsafe building conditions. Code Enforcement can ensure that multi-family dwellings are owned and managed responsibly. When housing code violations are found and not corrected, the government can impose significant penalties upon landlords. Rights and responsibilities education for renters must be included as an active component of JCE and Code Enforcement, to ensure the systems are reasonably monitored and enacted.

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Impact Analysis is a tool that requires multi-family and commercial developments to provide a pre-build assessment of the effect such development will have on displacement in the area (usually a one-mile radius).

Housing Acquisition Rehabilitation to Insure Affordability This applies public housing dollars to purchase existing multi-family developments in poor condition and to rehabilitate the facility for use as affordable housing to be managed by a public entity or non-profit that serves low-income populations.

No Net Loss/Affordable Housing Preservation Ordinance

No Net Loss is when a City has to maintain a fixed amount of affordable housing through preservation, new construction, or other replacement of lost units. The Affordable Housing Preservation Ordinance is the establishment of a policy to ensure that the amount of housing affordable to low and moderate income persons does not decrease over time.

Broadening Homeownership and Cooperative Ownership

This establishes programs to increase opportunities for low-income households to have the opportunity to purchase a home. It means that some of the barriers to homeownership are removed so that homeownership becomes easier for groups of people who are often unable to purchase homes for themselves. Cooperative Ownership of multi-family developments occurs when a group of people form a collective business corporation to share ownership of a building. Co-op members work together to reach mutual goals based on democratic control and decision-making. Co-op members may or may not be residents of the shared ownership building.

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Owner-Occupied Homeownership Retention for People with Low -Income

As house values rise taxes rise and people living on limited and fixed incomes are not able to afford the taxes. While benefiting at the point of sale, people cannot afford to stay in their often long-term residences and cannot find another home in the area that does not present the same conditions.

January 8, 2018
East Portland Action Plan (EPAP) Housing Subcommittee Meeting
East Portland Neighborhood Office
Meeting Notes

The Goal of the Housing Subcommittee is: To find common ground in supporting a range of housing types in East Portland as a means to strengthening livable communities, encouraging healthy, complete, and stable neighborhoods, and promoting family wage jobs. A range of housing types is meant to include rental housing and home ownership as well as housing for people at various income levels.

The Purpose of the Housing Subcommittee: The purpose of the EPAP Housing Subcommittee is to agree upon productive strategies for housing and to prioritize action items involving housing for East Portland. These strategies and action items might include (but not be limited to): encouraging housing for people in a range of income levels---including affordable housing for low-income people, promoting high quality housing development and construction standards, and encouraging property rehabilitation as well as new construction. The EPAP Housing Subcommittee will work with a lens of preventing displacement, protecting tenants' rights, promoting enhanced housing inspection enforcement, supporting local schools, encouraging job creation and economic development, and strengthening neighborhoods.

The EPAP Housing Subcommittee will strive to promote, for all East Portland residents, quality housing by design which in turn promotes stronger educational systems; an increase in living wages jobs, greater economic opportunity, stronger educational systems, enhanced transportation, and healthy neighborhoods throughout East Portland.

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Housing Subcommittee Meeting

January 8, 2018

Meeting began at 6:03 pm.

Attendees: Michelle DePass, Roger Meyer, Linda Bauer, Robin Cash, Leslie Lum, John Mulvey.

John called the meeting to order and noted that Frieda is absent tonight. He asked for a volunteer to take notes. Leslie volunteered to do so. John also noted that due to a scheduling issue the agenda item on the Cherry Blossom project will be cancelled for tonight. Hopefully we'll reschedule.

The first half-hour of tonight's meeting will be a joint discussion with the EPAP Economic Development Subcommittee. Attendees introduced themselves.

1. Shared discussion with EPAP Housing Subcommittee: Discussion of EPAP Displacement Prevention Recommendations

Community Reinvestment Act: Nick Sauvie connected the National Community Reinvestment Coalition with EPAP. We approached NCRC about possible help with funding for the GEEDC—NCRC suggested funding sources for adult workforce programs, but not for brick and mortar. It did not fit with our goals for the GEEDC. EPAP considered joining NCRC as a member, but did not reach consensus due to lack of clarity of how NCRC could benefit EPAP.

There is a need for better community reinvestment in East Portland. Hospitals consider money spent for "indigent care" meeting their CRA requirements, and banks such as Key Bank and US Bank establish their CRA policies at the national level. The mortgage help that these banks consider meeting their CRA requirement is out of reach for low-income people.

Action Item: Draft a letter to the NCRC, asking them to put in writing what they can do for East Portland. What can they do to forge relationships with banks and hospitals? If we get a response, then we can bring this back to EPAP for consideration.

Community Benefit Agreements: The City adopted the CEIP, and agreed to use CBA on projects greater than \$20 million, for contracts greater than \$300 thousand. This will exclude 86% of minority and disadvantaged contractors.

The City will revisit the CEIP and CBA annually, so our continued advocacy is important. Metropolitan Alliance for Workforce Equity (MAWE) performs an important watchdog function, and they are a valuable partner in advocacy.

Action Item: Bring up the CEIP/CBA in EPAP's annual meeting with Commissioner Nick Fish, and emphasize the need for the CBA to cover more minority and disadvantaged workers.

Action Item: Continue to advocate for local hiring and local purchasing requirements to be added to the CBA in our discussions with MAWE.

Transit-Oriented Development: Projects in pipeline: 162nd, 148th, and repairs to 122nd. 122nd Bus project also due to trigger TOD money. Lori Stegmann and Jessica Vega Pedersen are on the Joint Policy Advisory Committee on Transportation (JPACT). Leslie will also bring this up to the Technical Advisory Committee.

□

Commercial Rent Stabilization: Need for more business incubator spaces. Example: Leander Court has child care on the ground floor, and the first childcare provider there has grown to new location.

2. Statewide Housing Plan

John reminded the group that we had heard a presentation from Shoshana Oppenheim from the State Department of Housing and Community Services regarding their housing plan project. Based on ideas generated at our last meeting, John introduced a letter to DHCS. (See attached.) Seeing no objections, the letter was approved by consensus.

3. Document recording fee bill

Jen Corbridge from Alissa Keny-Guyer's office attended last month's meeting and provided information on the document recording fee bill the Legislature will consider in its February session this year. John is working on a draft letter in support of this bill. He will present it at the next meeting. If anyone has suggestions for the letter, please be in contact with him. Robin reported that in a public meeting with Senator Dembrow, the legislator believed the bill was likely to be enacted.

4. City of Portland Budget Update

Frieda is on the citywide budget committee, so she may have info to share with the subcommittee. Last year, the subcommittee supported Portland Housing Bureau's Rental Rehabilitation program, Short Term Rental Assistance, and Home Ownership efforts. The Portland Housing Advisory Committee will meet

1/9/18 and will reveal the bureau budget request, so we will know more next month.

5. Announcements

Robin: Oregon Housing Alliance's Lobby Day is on 2/15/18. Do people want to ride with her to Salem for it? This is an opportunity to meet legislators and tell them directly that we need to meet Oregonians' housing needs now.

Leslie: Bureau of Planning & Sustainability's Better Housing by Design (multi family zoning) project will release a report on 1/19. There will also be an open house at Ride Connect on 2/8/18 from 6-8:30p at the Ride Connection Office at 9955 NE Glisan. It's worth noting that there will be affordable housing components to the plan.

The Kenton's Women's Village is a good model for temporary tiny homes until folks can obtain permanent housing.

The meeting was adjourned at 7:21 pm.

Next EPAP Housing Meeting: Monday, February 12, 2017, 6pm.



East Portland Action Plan

Margaret Solle Salazar, Director
Oregon Department of Housing and Community Services
Salem, Oregon

January 8, 2018

Re: Oregon Statewide Housing Plan

Dear Director Salazar,

We are pleased that your agency has initiated a strategic planning process that will guide Oregon's response to our State's unprecedented housing crisis. We are grateful for this opportunity to provide input on the plan.

East Portland is home to more than 200,000 people. If it was its own city, it would be the second largest in Oregon --larger than Eugene or Salem, and roughly the size of Beaverton and Hillsboro combined.

And we're growing. East Portland is the fastest-growing area of Portland and is home to approximately 40% of Portland's children.^a In its Five-Year report, The Portland Children's Levy said that "poverty rates, and racial/ethnic diversity have increased in this part of the city, particularly for children, and that children of color experience a significant achievement gap." They also noted that "fewer social and supportive services are located east of 82nd Avenue which makes it more difficult for higher risk populations to access services."^b

In 2015, the Oregon Department of Human Services identified four "High-Poverty Hotspots" in East Portland, noting in particular the disproportionately high number of renters and increased likelihood of families changing residences, even as compared to other low-income communities throughout Oregon. Their report noted that "[c]hildren who move frequently are more likely to experience academic and social challenges in school."^c

Referring to the effects of the 2007-08 recession and mortgage crisis, *The Oregonian* noted the disparity in economic resilience between East Portland and the rest of the City:

"The post-recession years have been kinder to those living west of I-205. Most people living in neighborhoods between the interstate and Portland's western boundary saw an increase in their median incomes, while the opposite is true for people east of the interstate."^d

But at the same time that many of East Portland's low-income homeowners have been left behind by our City's prosperity, low-income renters have been buffeted by severe rent increases that have driven them from their former neighborhoods and, too frequently, into the streets. Multnomah County's Point in Time Report on Homelessness for 2017 found that rents here have risen more than 20-times faster than median incomes.^e Rising rents have been particularly disruptive to communities of color.^f

Given our history and population, East Portland has been uniquely impacted by Oregon's dire housing crisis. Decades of disproportionately low levels of public investment, particularly in housing, have left our region falling further behind and our community experiencing unprecedented trauma due to housing instability.

The East Portland Action Plan (EPAP) was convened in 2009 by the City of Portland, Multnomah County and U.S. Senator Jeff Merkley to provide leadership and guidance to public agencies and other entities on how to strategically address community-identified issues and allocate resources to improve livability and prevent displacement in East Portland.

EPAP's community-generated plan, which was approved by the Portland City Council, include mandates to work to "assist in stabilizing low income residents/families" (EPAP Goal SN.1), "encourage housing that is attractive to households with a range of incomes" (EPAP Goal HD.5.6), "improve the appearance, quality and safety of existing housing stock," (EPAP Goal HD.2), and to "foster an equitable distribution of public resources for East Portland." (EPAP Goal EQ.1)

Preventing housing displacement, stabilizing low-income families, improving our region's substandard housing stock, and ensuring adequate and equitable public funding to correct historic disinvestment here are core values of the East Portland Action Plan.

It is our hope that under your Plan, the State of Oregon will be a partner to EPAP in achieving these goals.

Toward that end, we have identified the following elements that we wish to see integrated within your plan:

- **Resources** - In the current biennium, Oregon enacted dramatic increases in its housing investment. EPAP supported these increases, while recognizing that, across the housing spectrum, these investments are inadequate to the challenge our State faces.

We look to DHCS to create a strategy that will adequately fund current state programs and identify necessary new ones. DHCS should be prepared to embrace new regulatory approaches as well as supporting increased housing supply. The plan should include ideas for revenue sources commensurate with our State's unmet housing need.

- Clarity for local partners - Given that a substantial amount of DHCS' work involves partnerships with local government and non-government agencies, we urge you to improve your agency's transparency in agency decision making. Clarifying exactly what the State wants to fund, and its timelines for doing so, will enable local partners to integrate DHCS' programs into their work and help ensure that all agencies with a stake in improving housing delivery are pulling in the same direction.

- Embrace Holistic and Intersectional Strategies - We believe that it is critical that DHCS support local efforts at inclusive, neighborhood-level economic development, and that all State-supported development should recognize the intersectionality of housing and other social outcomes, including health, education, recreation, transportation and overall liveability.

The State of Oregon should ensure that new housing development be part of whole neighborhoods that include appropriate infrastructure and support systems that will create safe, stable environments to address systemic poverty.

- Help Across the Whole Housing Spectrum - East Portland is currently seeing a spike in homelessness while growing numbers of families cling to the few available rental units they can still afford, hoping to avoid imminent homelessness. Our working people are struggling to find a rental home that they can afford in a marketplace that has not been providing an adequate supply of them, and Oregon's stable working families who, in previous generations would be planning to make the long-term investment in home ownership, are priced out of doing so.

All of these Oregonians need help. We urge you to identify strategies that will bridge the unmet need at all points in the housing spectrum.

- Homeownership - East Portland's diverse families need our support to become tomorrow's homeowners. DHCS must do more to help move low-income families into stable home ownership.

- Appropriate Housing Opportunities for New Oregonians - East Portland's diverse families need a housing supply that meets their culturally-specific needs. In particular, recent immigrant families in East Portland have difficulty finding homes with adequate bedrooms for their larger families and their traditional inter-generational family structures. We hope that DHCS will identify ways to improve service to these families.

- Preservation of Existing Affordable Housing - Much of East Portland's private rental housing is substandard, forcing low-income renters to endure unsafe conditions or risk retaliatory eviction. We encourage DHCS to partner with local

governments to answer this challenge by protecting vulnerable renters, improving dilapidated rental units and ensuring an adequate supply of high-quality, permanently affordable rental units.

- Equity - As governments at all levels strive to address our housing crisis, efforts must be made to correct historic disinvestment in communities like East Portland. When DHCS plans for Oregon's housing future, investments must avoid locking in "have" and "have not" regions. East Portland has waited far too long for the readjustment of funding priorities that would enable our region achieve its promise.

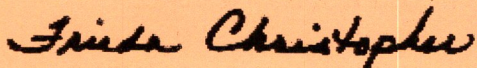
Finally, it is our hope that your department's Housing Plan for Oregon will embrace an aggressive and broad strategy that maps a way out of crisis for vulnerable communities like ours.

Behind every data point and statistic there are Oregon families living with stress and uncertainty. They are looking to Oregon's historic spirit of creative problem-solving for help.

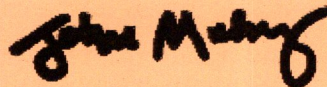
What will it take to solve our state's housing crisis? What steps can Oregon take to ensure that future generations at all income levels will be able to live and thrive here?

These are the questions that should drive Oregon's housing planning efforts. The solutions exist, as does the public will. We ask for leadership from DHCS that is commensurate with that task.

Best Wishes,



Frieda Christopher
Co-Chair, Housing Subcommittee
East Portland Action Plan



John Mulvey
Co-Chair, Housing Subcommittee
East Portland Action Plan

cc: Representative Janelle Bynum
Representative Chris Gorsek
Representative Diego Hernandez
Representative Alissa Keny-Guyer
Representative Carla Piluso
Representative Jeff Reardon
Representative Barbara Smith-Warner
Senator Michael Dembrow
Senator Laurie Monnes-Anderson
Senator Rod Monroe
Senator Chuck Thomsen
Shoshanah Oppenheim, Oregon Department of Housing and Community Services
Alison McIntosh, Oregon Housing Alliance
Participating Members, East Portland Action Plan

^a Amelia Templeton, "East of 82nd" (OPB News, August 23, 2014).

<https://www.opb.org/news/series/east-of-82nd-a-closer-look-at-east-portland/>

^b Portland Children's Levy, *2009-2014 Five-Year Report*.

<http://www.portlandchildrenslevy.org/file/657/download?token=eVhzN779>

^c Oregon Department of Human Services, Office of Forecasting, Research and Analysis, "High Poverty Hotspots Multnomah Portland East" (May 2015). <http://www.oregon.gov/dhs/business-services/ofra/Documents/High%20Poverty%20Hotspots%20Multnomah%20Portland%20East.pdf>

^d Fedor Zarkhin, "Charting Dramatic Population Change in Portland Since the Great Recession" (*The Oregonian*, December 3, 2015).

http://www.oregonlive.com/data/2015/12/charting_dramatic_population_c.html

^e Multnomah County Homeless Point In Time Count (2017).

<https://multco.us/file/63263/download>

^f Abigail Savitch-Lew, "Gentrification Spotlight: How Portland is Pushing Out Its Black Residents" (*Colorlines*, April 20, 2016). <https://www.colorlines.com/articles/gentrification-spotlight-how-portland-pushing-out-its-black-residents-part-2>

Subcommittee Name: HOUSING

EPAP Action item(s) being addressed:

Housing and Development.1 – .6;
Commercial and Mixed Use.1 – .2;
Economic Development and Workforce
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Housing Subcommittee

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**East Portland Action Plan 2017 – 18
Strategic Priorities
with dedicated Housing Subcommittee
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Housing Subcommittee

**Housing Subcommittee Displacement
Prevention**

Recommendations for East Portland

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East Portland Action Plan (EPAP)

OPERATIONS COMMITTEE

December 12, 2017

Purpose:	To function as an EPAP decision making body in time-sensitive situations and to develop and execute EPAP strategy.
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Attendees: Roger Anthony, Frieda Christopher, Kate Coenen, Bob Earnest, Mustafah Finney, Jo Ann Hardesty, Arlene Kimura, Leslie Lum, John Mulvey, Victor Salinas, Natalya Sobolevskaya, lore wintergreen, and Bobbi Yambasu.

AGENDA:

1. **Introductions** *Arlene Kimura*: Everyone introduced themselves.
2. **Establish Notetaker** *Mustafah Finney*: It was agreed that Frieda would start notes and when she left, Mustafah would finish.
3. **Review of the annual EPAP Strategic Priority and Involuntary Displacement Recommendations progress report** *lore wintergreen + All*: Lore shared the DRAFT "EPAP Update: Fiscal Year 2016 – 2017 Strategic Priorities and Involuntary Displacement Prevention Recommendations: document. She asked each member to review the documents and provide corrections. Members provided edits and corrections. Lore shared a little history for those needing background. She said we found by selecting strategic priorities we were more successful in EPAP advocacy. EPAP found that it usually takes at least 2 years to make significant progress.

Also, that we work by full consensus makes the elected individuals willing to recognize and support when we advocate because EPAP advocacy is inclusive of many perspectives and the final product is a statement of common agreement.

Natalya asked about the process in the Municipal Partnerships and Lore explained how it worked. EPAP has funded the "Municipal Partnership

Projects” and it is where we fund government agencies to do a project that we then advocate to have institutionalized within the work of the government organization (such as the English as a Second Language (ESL) driver safety training program with the Portland Police Bureau; and the mobile parks program with City of Portland Parks & Recreation; and David Douglas School District Essential Document Translation). She said we have been successful because of how we follow up and keep things at the forefront. She commended EPAP for our work.

ACTION: lore will incorporate the updates and produce the annual progress report for release with these notes.

4. **Plan Annual Report to City** *Mustafah Finney:* lore shared that our last EPAP Annual Report to City Council was in April 2017 and that we do the Annual Report with the annual EPAP Grant Recommendations. She said the annual report has historically been to publicly thank the City Council for the work they have supported and to encourage future support.

Frieda mentioned that at the last Annual Report, Portland Police Bureau Sargent Abrahamson presented on the “ESL Driver Safety Education” Municipal Partnership Project, which EPAP funded twice. During the presentation, Commissioner Saltzman said he would pursue future funding for the program in the Portland Bureau of Transportation’s Vision Zero budget. Jo Ann said having the grant recipients present was a strength, because last year, the presence of the Bhutanese community members served by the grant project providing citizenship support was quite impactful. Natalya said we need to have more of the small groups or community based organization that get the grants. Lore we want to balance the presentation with what EPAP is doing. This is really our report to the public. John asked when this will happen.

ACTION: The EPAP Annual Report will be coordinated with EPAP grants. Lore projects this to happen in April again.

5. **Plan Annual Report to Multnomah County Commission** *Arlene Kimura:* Arlene said that the majority of East Portland residents are within the boundaries served by Vega-Petersen, and Stegmann, with some served by Smith. She also said that in the past we have met with Chair Kafoury. Do we want to do an Annual Report with the County like our City report? Bob said we see more partnerships happening between the City/County, so maybe we should be doing more with the County. Bobbi reinforced the need to talk more with the County. Jo Ann said the City has stepped back from the County and what we hear publicly and what is being done are two

different things. Arlene said we need to put pressure on the County to address East Portland more actively. John said it was discussed at the EPAP Housing Subcommittee that homelessness is a controversial issue. The Subcommittee has focused more on affordable housing. The County usually integrates housing into other programs. He felt EPAP is not as knowledgeable about the County's work. Arlene said we still want to thank them and ask for Strategic Priority and Involuntary Displacement Prevention support. Bobbi asked if we could do it earlier to get in the budget. Lore said to do that means we would need to focus on the Fiscal year 2019 – 2020 budget, not the 2018 – 19 for which they are already well into proposing. Victor said EPAP needs to consider if we add more work for Lore, we need to decide what she is no longer responsible to do. Bobbi asked if we have any one on County's Budget Advisory Committee; Lore said "no, we do not". Jo Ann brought up the issue of homeless women elders. Arlene and Frieda said was population was not addressed in the East Portland Action Plan, because when it was developed in 2008 -2009, homelessness wasn't the recognized issue it is today. Lore said we need to advocate for implementation of what is in the Action Plan, but there has been discussion of the next step in planning for East Portland.

Lore reminded us that an EPAP Strategic Priority is to "Develop a Quadrant Plan for East Portland". Leslie explained that and East Portland Quadrant Plan equivalent is a vehicle to integrate East Portland planning into the recently passed City of Portland Comprehensive Plan and that this type of planning can combine the different areas such as transportation, parks, housing, etc., as the East Portland Action Plan did, but with more specificity and updating.

ACTION: EPAP will present an annual report to Multnomah County. Lore will coordinate this presentation.

6. **Plan State Legislator meeting** *lore wintergreen:* Lore recommended that EPAP have one meeting with East Portland State Legislators meeting together with EPAP.

ACTION: It was agreed to do this after the short session, making the meeting specific to items in the Strategic Priorities and Involuntary Displacement Prevent lists that can be affected by the State Legislator.

7. **Feedback on EPAP Advocate job share functionality** *Mustafah Finney:* Mustafah asked Lore to speak to this. She is working over 40, instead of the 20 hours for which she is paid. In part because Cameron had a pre-hire arrangement to be gone for 3-weeks and he is still training. Lore said a big

piece of her time is producing the announcements, but people these connect people to EPAP. Bobbi asked if there were things we could do. Lore said it has not worked like it should, some of the suggested shared work takes her longer to train someone than it does to simply do it and have it done in a timely fashion and then the person is not available to do the work the next time. Jo Ann asked what are Lore is doing that she can give up. Lore has sent the Housing Subcommittee a list of tasks to establish what they can do on their own. She plans to continue to discuss this with different committees, to shave off more time from her job responsibilities. John shared where he values Lore's time most is the work on the hard to reach communities and making sure they have a place here at EPAP. Arlene proposed a question of what we can cut in the long term around Lore's priorities.

ACTION: No decisions were made. The EPAP Co-Chairs will look into this and the Operations Committee will address this again next quarter

8. Re-evaluating East Portland Neighborhood Office (EPNO)

Programming *Victor Salinas:* Victor, as the EPNO Director, presented a PowerPoint titled "Community Based East Portland Neighborhood Office Programming". This addresses a plan for moving forward with EPAP as a collaborative program within the City of Portland Office of Neighborhood Involvement's EPNO.

"Who We Are" identifies EPNO's Community-building and Advocacy Program (CAP) and East Portland Action Plan (EPAP) as the programs being addressed. Both are place based programs and people-centered. He shared EPNO's "Guiding Principles" and "Where We Are Going".

"Determinants of Equity" were presented in a slide and why this is important in East Portland was presented in a "To What End" slide. He then spoke of the current CAP funding support and the requested funding support for this year's budget and the same for EPAP.

In addition, he shared a spread-sheet with three (3) funding options and Full Time Equivalency (FTE): "Current Programming" - CAP 2.85 FTE/EPAP 1 FTE; "Focus on Organizational Support" - CAP 4 FTE/EPAP 1 FTE; and "Focus on organizational and individual Capacity-Building" - CAP 4 FTE/EPAP 1 FTE.

The Water Bureau (our landlord) was going to start charging market rate rent (estimated to be \$1,400 per month for EPAP) in January, but they are negotiating for a later start date. Victor is looking at move all (including EPAP) offices into a potential ONI/EPNO building, because of the raise in rent and needing bigger space.