

Housing Article Guide

Draft edits are proposed and have not yet been adopted by the City of Portland

The housing article of the land use code supports the City's goal to encourage housing that meets the needs, preferences, and financial capabilities of all Portland residents. The article includes policy that incentivizes affordable housing and also requires affordable housing in residential projects over a certain size. There have been many recent changes to the housing article, through referenda and as a result of changes in state law. As a result, draft edits are mainly focused on streamlining and clarifying these regulations.

What is proposed in the housing?

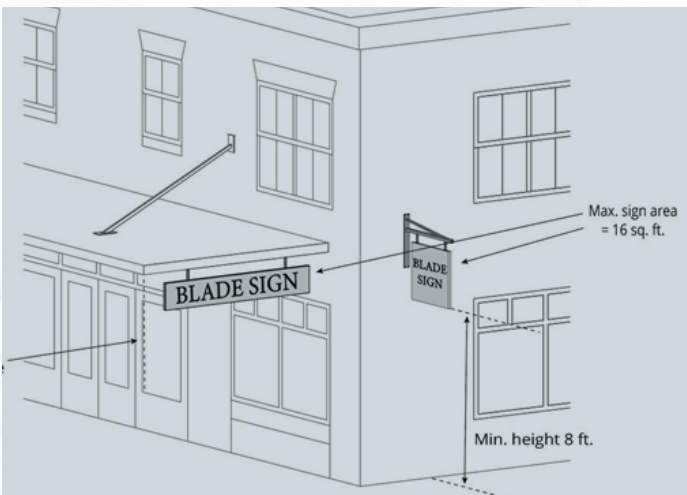


- 1 **Consolidated all affordable housing incentives** and clarified how incentives and requirements relate
- 2 **Updated dimensional bonuses** for affordable housing to align with new multi-family definition and apply height and setback bonuses to projects over a certain size
- 3 **Updated workforce housing provisions** to simplify the review process, clarify interpretation in cases of phased projects, strengthen requirements for the integration of units and bedroom counts, support long-term monitoring, and clarify the applicability of affordable housing bonuses

The signs article of the land use code establishes standards for the construction, installation, and illumination of signs in the city, with the goal of ensuring that signs are compatible with the built environment. The signs article was recently updated in Phase I of ReCode; as a result the proposed changes are very targeted, and designed to clarify processes and requirements where questions have arisen.

Signs Article Guide

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- 1 **Clarified areas** of conflicting or confusing standards related to building-mounted and freestanding signs.
- 2 **Modified some sign area and quantity standards** to reflect real world experience, and added provisions for murals with limited sign copy
- 3 **Updated temporary sign standards** to limit total area and duration for construction signs
- 4 **Eliminated provisions for off-premise signs** in residential zones