

Bureau of Planning and Sustainability Buildable Lands Inventory Model
BLI Development Constraints

constraint description	GIS attribute name	mapping methodology	applies to partial or full taxlots?	last update	Capacity Utilization Rate					
					Residential	Employment (Central City)	Employment (Industrial)	Employment (Commercial)	Employment (Institutional)	
Brownfields										
DEQ environmental cleanup sites (ECSI)	conECSI	lot contains an ECSI site	full	updates when model is run	85%	90%	40%	50%	50%	
DEQ underground storage tank cleanup sites (LUST)	conLUST	lot contains an LUST site	full	updates when model is run	85%	90%	40%	50%	50%	
Cultural Resources										
areas requiring archaeological scan or consultation with tribes	conNatAm	lot with an identified cultural resource area	full	2/25/2014	100%	85%	85%	85%	85%	
historic and conservation districts	conHist	lot is within a historic or conservation district	full	2/25/2014	85%	85%	85%	85%	85%	
historic and conservation landmarks	conHistLdm	lot contains a historic or conservation landmark	full	2/25/2014	55%	55%	55%	55%	55%	
Environmental										
conservation zones	conCovrly	lot or portion of a lot within mapped environmental conservation overlay zone	partial	updates when model is run	100%	75%	50%	35%	35%	
protection zones	conPovrly	lot or portion of a lot within mapped environmental protection overlay zone	partial	updates when model is run	0%	0%	0%	0%	0%	
Flight Limitations										
approach and departure cones	conAirHgt	??	full	??	85%	100%	100%	100%	100%	
heliport landing	conHeliprt	??	full	??	85%	100%	100%	100%	100%	
airport noise	conNoise	areas above day/night average sound level (LDN) of 65 per mapped noise contours	full	7/1/2012	85%	100%	100%	100%	100%	
Greenway										
greenway overlay zones	conGW	lots within mapped greenway overlay zones ("g", "r", and "n" overlays)	full	7/1/2012	55%	75%	50%	55%	55%	
land within "i" overlay within 125' of ordinary high water (OHW)	conGW	lots within the "i" overlay where 10% or more of the lot area is within 125' of ordinary high water	full	7/1/2012	55%	75%	50%	55%	55%	
Hazards										
DOGAMI regulatory landslide hazard area	conLSHA	lots within 50' of a mapped landslide hazard area	full	2/25/2014	85%	100%	100%	100%	100%	
DOGMAI digital landslide database (SLIDO)	conSLIDO	lots within 50' of a mapped historic landslide (most recent SLIDO database)	full	2/25/2014	85%	100%	100%	100%	100%	
FEMA 100-year floodplain map	conFld100	lot or portion of a lot within the mapped 100-year floodplain (special flood hazard area)	partial	updates when model is run	85%	75%	50%	35%	35%	
FEMA floodway map	conFldway	lot or portion of a lot within the mapped floodway	partial	updates when model is run	0%	0%	0%	0%	0%	
slopes over 25%	conSlp25	lots where 25% or more of the lot has a slope greater than or equal to 25% (as derived from LiDAR elevation models)	full	2/25/2014	85%	75%	50%	35%	35%	
Infrastructure										
sewer system constraints	conSewer	lots identified as not able to connect to the public sewer system (how??) that are not parks, open space, or other publicly-owned land	full	1/1/2014	85%	75%	75%	75%	75%	
stormwater system constraints	conStorm	lots more than 50' from a mapped storwater pipe or culvert, combined sewer pipe, underground injection control (sump), or stream/river/drainageway, AND meet one of the following conditions: 1 are less than 10' to seasonal high groundwater (per ??) 2 are identified as not suitable for infiltration based on soil and slope (??) 3 in a mapped wellhead protection area	full	1/1/2014	85%	75%	75%	75%	75%	
water system constraints	conWater	lots are constrained if they meet one or more of the following conditions: 1 greater than 50' from a water main and not within the Rockwood or Palantine Hill water districts; 2 less than 50' from a 2" water distribution main AND not within 50' of a distribution main larger than 2"; 3 in a wildland interface area AND not within the Linton, Rocky Butte pump, Mt. Scott, Lexington, Clatsop pump, Willalatin, Greenleaf, Penridge and Calvary service areas	full	1/1/2014	85%	75%	75%	75%	75%	

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Natural Resources									
natural resource inventory high ranked resources	conNRIHi	lots or portions of a lot within a mapped high ranked resource area	partial	updates when model is run	100%	100%	100%	100%	100%
natural resource inventory medium ranked resources	conNRIMed	lots or portions of a lot within a medium ranked resource area	partial	updates when model is run	100%	100%	100%	100%	100%
natural resource inventory special habitat area	conSHA	lots or portions of a lot within a mapped special habitat area that are not within a high or medium ranked resource area	partial	updates when model is run	100%	100%	100%	100%	100%
wetlands	conWetland	lots or portions of a lot within a mapped wetland	partial	updates when model is run	55%	75%	50%	35%	35%
Public Ownership									
institutional campuses	conInstit	lots within a mapped institutional campus	full	2013?	0%	100%	100%	100%	100%
private common open space	conPrvCom	lots identified as common open space (how?)	full	??	0%	0%	0%	0%	0%
publicly-owned lots that do not provide for residential uses	conPubOwn	publicly-owned lots not owned by the Housing Authority of Portland	full	updates when model is run	20%	100%	100%	100%	100%
Transportation									
traffic volume exceeds capacity	conTranCap	lots within areas mapped CUMP areas (??), SFR or IR comp plan designation, or areas where comp plan designation does not match existing zoning AND where one or more of the following conditions is met: 1 less than 1/8 mile from an over capacity facility (??) for streets <u>inside</u> neighborhoods that meet connectivity standards ¹ ; 2 less than 1/4 mile from an over capacity facility for streets <u>outside</u> neighborhoods that meet connectivity standards ¹ .	full	1/1/2014	85%	75%	75%	75%	75%
ODOT highway interchanges	conTranInt	lots within areas mapped CUMP areas (??), SFR or IR comp plan designation, or areas where comp plan designation does not match existing zoning AND where the lot is less than 1/2 mile from a I84, I5, I405, I205, or Hwy 26 interchange	full	1/1/2014	85%	75%	75%	75%	75%
substandard and unimproved Streets	conTranSub	lots are constrained if they meet one or more of the following conditions: 1 within 50' of a incomplete or substandard street or right-of-way (identified how?); 2 within 50' of a master plan street with a determined alignment; 3 within 50' of a street face that lacks a sidewalk (excluding OS, IS, and EG comp plan designations)	full	1/1/2014	85%	75%	75%	75%	75%
Other Constraints									
rural land within the city but beyond the UGB	conUGB	lot within the Portland urban service boundary, but outside the regional urban growth boundary	full	??	0%	0%	0%	0%	0%
scenic views	conView	??	full	??	85%	85%	85%	85%	85%

¹ Neighborhoods that meet street connectivity standards: NPNS, NECN (except Eliot), CNN (except Cully), SUEL (except Brentwood), Darlington, Mt Scott, Foster Powell, Downtown, Old Town/Chinatown, Northwest, Pearl, South Portland, South Burlingame, Goose Hollow, Lloyd