



# Grant Park

## Neighborhood Association

P.O. Box 13102, Portland, OR 97213

May 10, 2021

City of Portland Bureau of Development Services  
Title 33 Section, Land Use Services Division  
1900 SW 4<sup>th</sup> Avenue, Suite 5000  
Portland, OR 97201

Attn: Hearings Officer, Grant Upper Field Improvement

Case File: LU 20-214838 CU AD (PC# 20-191170)

RE: The Grant Park Neighborhood Association response to the Staff Report and Recommendations to the Hearings Officer.

The Grant Park Neighborhood Association (GPNA) fully supports the goal of providing the Grant High School Athletic Department and students with excellent and gender equal field opportunities and is enthusiastic about benefits the Grant Park Upper Field expansion and improvements proposed by Portland Parks and Recreation (Parks) and Portland Public Schools (PPS) will bring to Grant High School students and the broader community.

### **Underlining concern:**

We also value the public engagement process that has been the embodiment of our city government. We value citizen participation and the voice it gives to the community. We try our best to be knowledgeable and understanding of impacts to specific areas of our neighborhood and the broader community.

We have a history of engaging with City Bureaus and Agencies on matters concerning schools, transportation, parks, safety, housing and other critical livability issues.

Over the course of the last several months, neighbors residing on or near U.S. Grant Place have voiced several concerns relative to Parks' plan of use for the field: anticipated hours and frequency of use by Parks of the upper field, plans for cleanup following events, mitigation of anticipated increased traffic, security, and others. Both the neighbors and GPNA repeatedly proposed meeting with Parks to discuss these issues, identify plans for mitigation, and collaborate on mutually agreeable solutions, beginning in November 2020. At a GPNA

General meeting on March 8<sup>th</sup>, in large part due to lack of community engagement from PPS and Parks, GPNA was forced to not support the land use application.

Following that vote, on May 5<sup>th</sup>, PPS and Parks held a joint community meeting clarifying many of these issues. The next day, GPNA held an emergency Board meeting in which we sought additional community input from all stakeholders to update our official position on this issue.

Based on this community engagement process, GPNA proudly recommends approving the application for the Grant Park upper field expansion and improvements (LU 20-214838 CU AD (PC # 20-191170)) with the following conditions to address the concerns related to livability impacts caused by the proposed changes. These conditions are designed to bring the proposal into alignment with and achieve the compliance with applicable approval criteria.

***Conditions that are identical to the staff report recommendations:***

1. (Staff Report Condition A) As part of the building permit application submittal, each of the required site plans and any additional drawings must reflect the information and design approved by this land use review as indicated in Exhibits C-1 through C-3. The sheets on which this information appears must be labeled, "Proposal and design as approved in Case File # LU 20-214838 CU AD."
2. (Staff Report Condition B) The 10 trees shown in Exhibit C-3 to be protected with tree protection fencing must be preserved unless determined by a certified arborist to be dead, dying, or hazardous. If any of these trees is removed for one of these allowable reasons in the future, it must be replaced with a new tree meeting the minimum planting requirements in Zoning Code Section 33.248.030.C.1 in the same general area of the site along NE US Grant Place.
3. (Staff Report Condition C) The conditions of approval from LU 16-269579 CU AD continue to apply to the site, with the addition of the clarifying sentence above for LU 16-269579 CU AD condition of approval C.
4. (Staff report condition E). Non-school-related use of the Upper Field through Portland Parks and Recreation must end no later than 9:00pm, with field lights around the Upper Field turned off no later than 9:30pm.
5. (Staff report condition F). The Upper Field's PA system must not be used after 9:30pm and the volume must continuously comply with the limitations in the Portland Noise Control Code (Title 18).
6. (Staff report condition G). The Upper Field's PA system may be used only by Portland Public Schools for school events. Field users who reserve the field through Portland Parks and Recreation may not use the PA system.
7. H. (Staff report condition I). Custodial staff must remove litter from the Upper Field area after every scheduled game.

**Conditions that are modified from the staff report recommendations:**

8. (modified from Staff Report Condition D, changes in bold): High school sporting events **(games, matches and practices)** in the Upper Field shall end no later than 9:30 p.m., with field lights around the Upper Field turned off no later than **30 minutes after play/practice ends or 10:00 p.m., whichever is earlier.**
9. (modified from Staff Report Condition H, to avoid ambiguity): Advertiser/sponsor signage is prohibited on the south side of the fence facing US Grant Place. [not intended to prohibit signs facing into the field, not visible from the street]

**New conditions suggested by Grant Park Neighborhood Association:**

10. PPS shall have a policy to inform all visiting schools that visiting team bus parking shall occur along NE 36th Avenue and on-site in the school parking lot and that team bus parking on US Grant Place is not allowed.
11. PPS shall apply to and work with PBOT and GPNA on the following issues:
  - a. Passenger loading safety along US Grant Place, which is a major safety issue for cyclists and other road users.
  - b. Traffic congestion issues along US Grant Place and all intersections adjacent to the school/park property.
  - c. Improvements to provide better protections for pedestrians crossing US grant place, including at the NE 35th Avenue round-about.

Approved by the Grant Park Neighborhood Association Board of Directors

Ron Laster, President