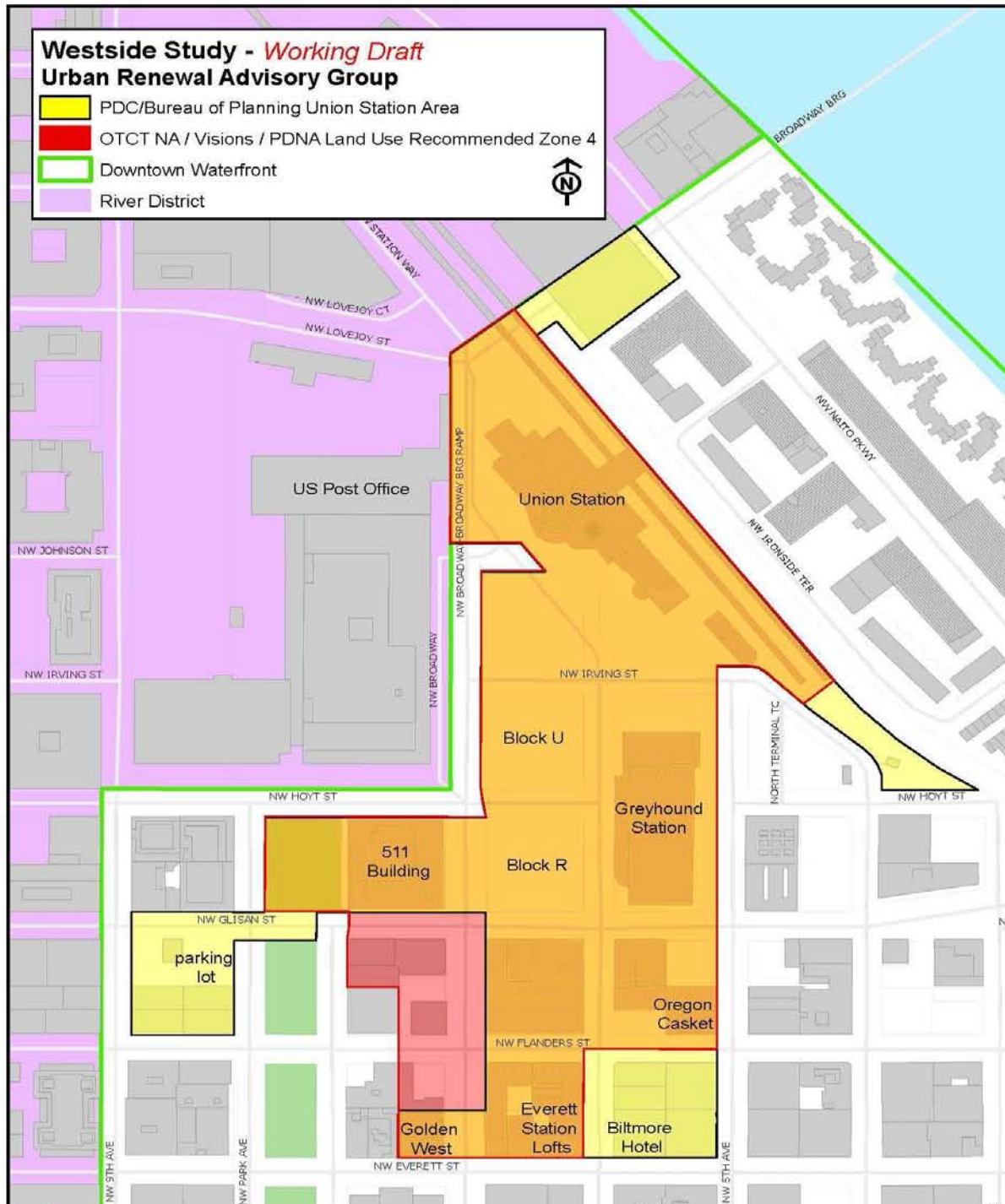


**Recommendations from OTCT NA / Visions / PDNA Land Use (7/31/07)**

Project/Area	Reason for Inclusion
U and R Blocks	Development and improvements around Post Office and North Park Blocks; Crucial role in Broadway Master Plan
511 Building	Development and improvements around Post Office and North Park Blocks; Crucial role in Broadway Master Plan
New Park Block	Development and improvements around Post Office and North Park Blocks; Crucial role in Broadway Master Plan
Union Station	Development and improvements around Post Office and North Park Blocks; Completion of deferred improvements
<b>Other factors:</b>	
Core ideals of the following plans:	
	Visions Plan
	Old Town Chinatown Development Plan
	Pearl District Development Plan
	Broadway Master Plan
	Vision-Development Plan Update
<b>Criteria:</b>	
1. Project is considered part of the Visions Plan, the Old Town Chinatown Development Plan, and/or the Pearl Development Plan, and is congruent with the priorities for the neighborhoods.	
2. Project has a high level of impact to River District development.	
3. Project is feasible and do-able and has a likelihood of happening within the remaining funding cycle of the DTWF URA or the New River District URA.	
4. Project is already in the current PDC budget as an unfunded project.	



**PDC/ Bureau of Planning Staff Analysis**

Project/Area	Reason for Inclusion
Union Station	Development and improvements around Post Office; Proximity to development energy of the Pearl District; Transit mall rehabilitation
U and R Blocks	Development and improvements around Post Office; Proximity to development energy of the Pearl District; Transit mall rehabilitation
511 Building	Development and improvements around Post Office; Proximity to development energy of the Pearl District; Transit mall rehabilitation
Greyhound Station	Owners interested in re-locating bus facilities and redevelopment of this under-utilized site
New North Park Block (between Glisan and Hoyt)	Extended continuation of the North Park Blocks
Boxer NW	Redevelopment opportunity in conjunction with Blocks U and R
Oregon Casket	Historic preservation; vacant lot
Everett Station Lofts	Housing preservation of live/work units; Artist/Gallery space
Golden West	Affordable housing rehabilitation
One Waterfront Parking Garage	Current project in River District budget
Union Station Tower	Include full taxlot
Parking lot at NW Glisan and NW Park	Development and improvements around Post Office; Proximity to newest Park Block
Biltmore Hotel	Repairs may be needed before River District's last date to issue debt in 2020
Project/Area	Reason for Not Including
Block surrounded by NW Glisan, NW Flanders, NW 7th and NW 8th	Block has newly renovated Bank of the West, which could spur development