

To: Eugene Planning Department (Delivered Verbally)
From: WE CAN (Walkable Eugene Citizens Advisory Network)
Date: February 15th, 2017
Re: The Oaks at 14th (ARB 16-5)

WE CAN is a citizens advocacy group committed to ensuring housing options and walkability for residents of Eugene. We support the upholding of the Planning Director's decision approving adjustments to the standards for The Oaks at 14th.

As housing costs rise in Eugene, and our housing inventory reaches drastically low levels, it is essential that we ensure that enough housing is available in the city to meet the needs for all of our residents. This is particularly critical for vulnerable residents, such as ex-offenders, who have difficulty securing market-rate housing. This proposal of 54 units of supported housing will provide much needed housing for a population that may otherwise have no other options.

It is important that housing options be available throughout the city in areas where it is possible to get around without a car by walking, transit or bike. This location is within three tenths of a mile of the West 11th corridor, with many shopping and transit options. Given the cost of car ownership, providing options where residents can own fewer or no cars is particularly critical. In addition, given the lot location and configuration, it makes use of a parcel of land for infill that that would likely be difficult to subdivide.

While it appears that the City and HACSA did not fully flesh-out their arguments in all cases regarding the adjustments requested, the specifics of the adjustments are common sense and meet the standards of following the intent of the code.

We therefore urge the Planning Commission to allow this project to move forward.

Thank you.