

Joint Work Session

City Council & Planning Commission

May 15, 2024



Planning Work Plan & Urban Growth Strategies Overview

**URBAN
GROWTH
STRATEGIES**
Homes & Jobs for 2045

1



Agenda

- ▶ Planning Division Work Plan
- ▶ Urban Growth Strategies
- ▶ Questions and Discussion



**URBAN
GROWTH
STRATEGIES**

2

2



3

Planning Division Work Plan

2024 - 2025

3



4

Planning Team



4



Work Plan

Planning Team Work Plan 2024-2025	2024		2025	
	Jan-June	July-Dec	Jan-June	July-Dec
Land Use Code/Plan Implementation				
Land Use Applications (annexations, plan amendments, vacations)				
Annual Code Maintenance Program (clean ups, corrections, legal updates)				
Historic Preservation Program				
Legislative Tracking and State & Regional Coordination				
Land Use Fee Update				
Community Planning and Design				
Community Engagement Program				
Growth Monitoring Program/Annual Reporting				
Urban Design Projects, Pre-Approved ADU Plan Library				
River Road/Santa Clara Neighborhood Plan				
Urban Growth Strategies				
UGB Update (deadline for housing: December 2026)				
- buildable lands inventory update				
- housing production strategy/efficiency measures/redevel analysis				
- efficiency measures (jobs)/redevelopment analysis				
- housing capacity analysis/economic opportunities analysis				
- other urban land needs				
- UGB Expansion if needed (begin in 2026)				
Comprehensive Plan Update				
- Engagement, Housing, Compact Devel, Community Health, Public Facilities				
- Land Use Map & Policies				
CFEC Climate-Friendly Areas Code & Plan Amendments/Rezoning				
Clear Lake Local Wetland Inventory Adoption				

5



6

Land Use Projects

- ▶ Land Use Applications
- ▶ Historic Preservation Program
- ▶ Code Maintenance Program
- ▶ State Coordination & Legislative Tracking
- ▶ Fee Update

6



7

Community Planning Projects

- ▶ Community Engagement Program
- ▶ Urban Design Program
- ▶ Growth Monitoring Program
- ▶ Urban Growth Strategies

7



URBAN GROWTH STRATEGIES

Homes & Jobs for 2045



Project Overview

8



9

Agenda

- ▶ Project Background
- ▶ Project Components
- ▶ Engagement Activities
- ▶ Next Steps
- ▶ Questions & Discussion



**URBAN
GROWTH
STRATEGIES**

9



10

Why Plan for Growth?



Prepare for population
growth



Plan for housing
affordable to all



Plan for living
wage jobs



Preserve farm &
forest

**URBAN
GROWTH
STRATEGIES**

10

11



20-year planning

- ▶ What is Eugene's need for housing and jobs?
- ▶ How much land is available?
- ▶ What strategies will allow more housing and jobs inside current UGB?
- ▶ If needed, expand the UGB

Housing, Jobs, Other
Urban Needs



Buildable Lands
Inventory



If deficiency is identified



Efficiency
Measures



Urban Growth
Boundary Adjustment



Derived from DLCD graphic



11

12



Project Goals

- ▶ Advance Eugene's Vision for a community where people at all income levels can afford to live, work, shop, and play.
- ▶ Facilitate the production of more housing and move Eugene towards more fair and equitable housing outcomes.
- ▶ Support data-informed policy decisions about urban area growth, including when to expand the urban growth boundary (UGB).



12

13



Project Goals

- ▶ Provide meaningful opportunities for community members to inform how Eugene plans for growth.
- ▶ Center the voices and experiences of people from underserved communities in decision-making.
- ▶ Comply with relevant state statutes and administrative rules.

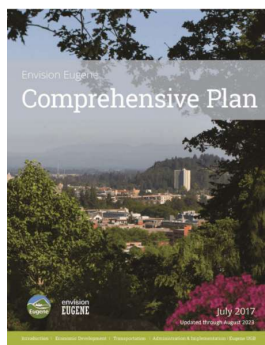
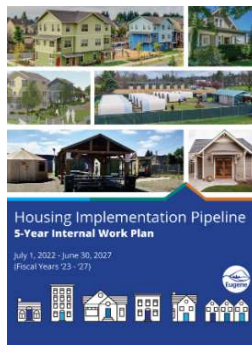
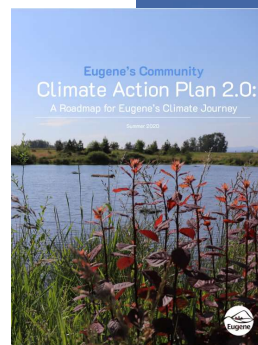


13

14



Council Priorities



14

15



State Requirements

- ▶ Oregon Statewide Land Use Planning Program
- ▶ Oregon Housing Needs Analysis – HB 2001 (2023)
 - Historic underproduction of housing
 - Units needed for people experiencing homelessness
 - Demographic changes
 - Units needed for projected population growth
- ▶ Climate-Friendly & Equitable Communities (CFEC)
- ▶ Engagement-focused Equity Analysis, Fair & Equitable Outcomes

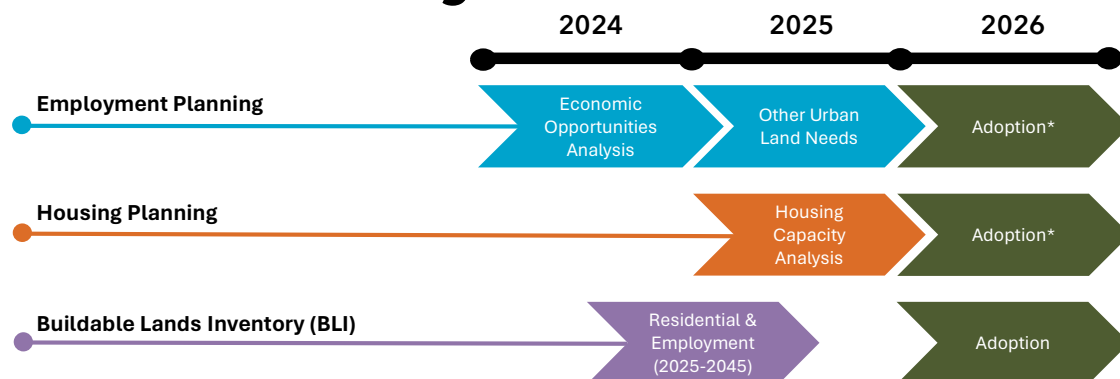


15

16



Technical Analysis of Land Needs



* This timeline does not incorporate any needed Urban Growth Boundary (UGB) expansion.

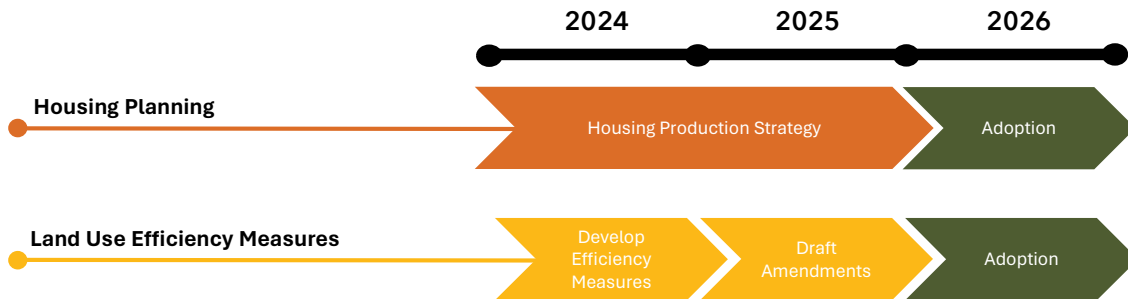


16

17



Needs and Priorities for Housing



17

18



Housing Production Strategy

- ▶ Serves as the City's 8-year, adopted action plan for meeting unmet housing needs
- ▶ Production, Preservation, and Protection actions
- ▶ Advances fair and equitable housing outcomes

Produce
Informational
Resources

Partner to
Leverage Efforts
and Resources

Reduce
Regulatory
Barriers

Waive/Reduce
Charges on
Development

Allocate
Funding

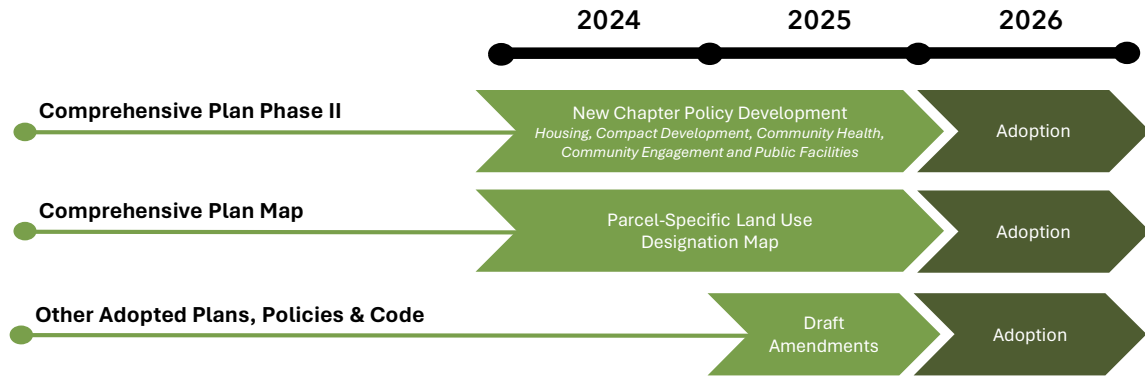
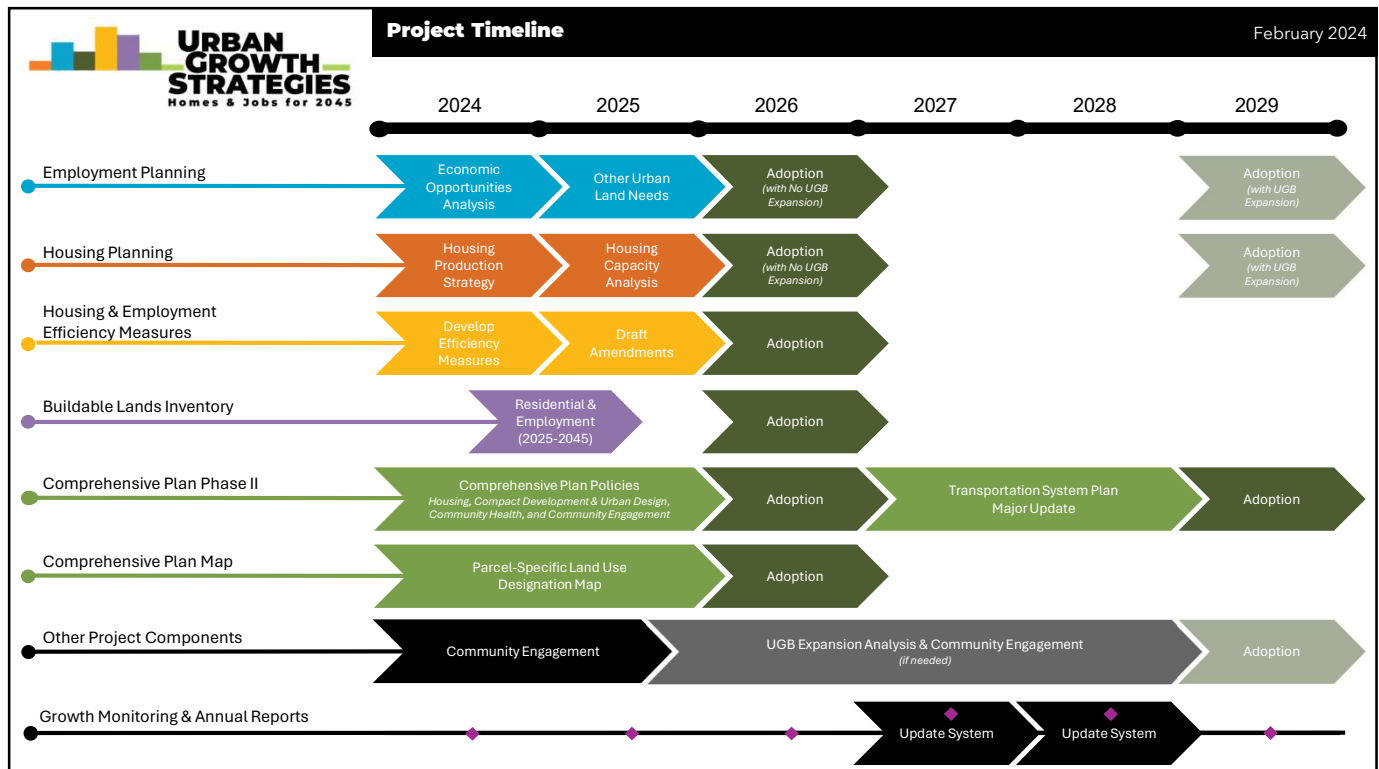
Land
Acquisition



18



Policy Outcomes



21



Adoption Package & Process

- | | |
|---|---|
| <p>► Adoption Package (2026)</p> <ul style="list-style-type: none"> - Residential Land Supply Study - Employment Land Supply Study - Comprehensive Plan Metro Plan and Code Amendments - Housing Production Strategy | <p>► Adoption Package (2029 est.)</p> <ul style="list-style-type: none"> - Urban Growth Boundary Expansion (if needed) - Transportation System Plan Major Update |
|---|---|



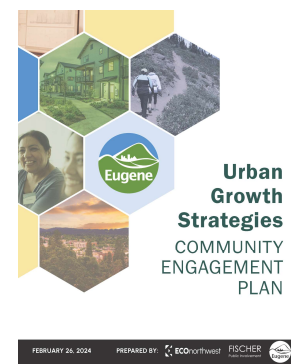
21

22



Next Steps: Engagement

- **June 5, 2024 from 4-7 pm:** Housing & Urban Growth Open House at Farmer's Market Pavilion
- **Summer/Fall:** Various engagement events focused on...
 - Housing Needs and Priorities
 - Mixed-Use Centers and Climate-Friendly Areas
- **Fall:** Year One Engagement Summary shared with Planning Commission and City Council



22

23



Next Steps: Council & Commission

- ▶ **Summer/Fall:** Eugene & Lane County Planning Commissions Work Sessions
 - Housing Production Strategy, Redevelopment Analysis, Climate-Friendly Areas, and other project updates
- ▶ **December:** City Council decision on Climate-Friendly Areas



23

24



For More Information

- ▶ Urban Growth Strategies Webpage
www.eugene-or.gov/UrbanGrowth
- ▶ Follow projects on Engage Eugene:
engage.eugene-or.gov
- ▶ Sign-up for the EUG Planning Newsletter:
<http://tiny.cc/pe2fvz> (QR code)



24



25

Questions and Discussion

**URBAN
GROWTH
STRATEGIES**

25