



OREGON

Department of
Land Conservation
& Development

Capacity and Urbanization

Technical Advisory Committee | CAUTAC

Oregon Housing Needs Analysis

Meeting #19: May 1, 2025, 1:30-3:00pm

Primary meeting objectives:

- Review previous TAC comments regarding partially vacant (PV) land and redevelopment potential.
- Share draft concepts for partially vacant land and forecasting redevelopment.
- Discuss the balance between using land efficiently and accurately estimating residential capacity.

Primary discussion needs (technical options, test viability, identify opportunities and tradeoffs):

- Gauge support for the proposed definition and market factor for partially vacant land (consensus not required.)
- Gauge support for the proposed approach to redevelopment potential (consensus not required.)
- Determine if further refinement is needed.
- Determine what should be in rule and what should be in guidance, and why.

DLCD Racial Equity Framework: Accountability

- What are the challenges and opportunities for accountability when trying to estimate local residential capacity and minimize phantom capacity? Are some communities more burdened or challenged than others?
- How can understanding where communities have residential capacity, what type of residential capacity they have and where they need more residential capacity create more equitable outcomes and restore/repair housing justice?

CAUTAC Meeting #19 AGENDA			
Time	Item	Who	Purpose + Outcome
1:30- 1:40 (10m)	<p>Welcome & Overview</p> <ul style="list-style-type: none"> • Previous meeting recap • Today's agenda and objectives • Focus areas for the Racial Equity Framework <p><u>REFERENCE MATERIALS</u></p> <p>Charter and Operating Principles</p> <p>DLCD Racial Equity Framework</p>	Steve Jena	<p><i>Orient meeting</i></p> <ul style="list-style-type: none"> • Partially vacant (PV) land and redevelopment lands • Accountability
1:40- 2:30 (50m)	<p>Partially Vacant Land</p> <p><u>CAUTAC MEMBERS</u></p> <ul style="list-style-type: none"> • Definition of partially vacant land • Market factor to reduce the estimated capacity of partially vacant land <p>Does the draft definition of PV land and the proposed market factor to reduce the estimated capacity of PV land align with TAC feedback and implement the legislative direction?</p> <p><u>REFERENCE MATERIAL</u></p> <p>Discussion memo</p> <p>Memo, BLI PV and Redevelopment, EcoNW 5/8/24</p>	Karen	<p><i>Information and Discussion</i></p> <p>TAC recommendations:</p> <ul style="list-style-type: none"> • Rules vs guidance • Concerns or areas for further exploration <p>POLL: Gauge support for proposed rule text rules</p>
2:30- 2:50 (20m)	<p>Redevelopable Land</p> <p><u>CAUTAC MEMBERS</u></p> <p>Does the proposed approach for further guidance, rather than additional rules align with TAC feedback and implement the legislative direction?</p> <p><u>REFERENCE MATERIAL</u></p> <p>Discussion memo</p> <p>Memo, BLI PV and Redevelopment, EcoNW 5/8/24</p>	Karen	<p><i>Information and Discussion</i></p> <p>TAC recommendations:</p> <ul style="list-style-type: none"> • Rules vs guidance • Concerns or areas for further exploration <p>POLL: Gauge support for proposed rule text</p>

2:50- 3:00 (10m)	Next Steps, Recap and Adjourn <ul style="list-style-type: none"> • Brief recap • Next steps and topic(s) 	Steve	<i>Summary information and wrap-up</i> <ul style="list-style-type: none"> • Review TAC guidance on partially vacant land • Review TAC guidance on redevelopable land
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Where does this conversation go from here?

RAC Staff for draft rules Continues in CAUTAC Other: