



MEMORANDUM

Date: November 16, 2017
To: Jon R. Ruiz, City Manager
From: Jeff Harms, MUPTE Review Panel Chair
Subject: Annual MUPTE Program Review

A handwritten signature in black ink, appearing to be "JH", is located to the right of the "To:" and "From:" lines.

The MUPTE Review Panel completed the program review in accordance with Section 5 of Ordinance 20556:

The review panel shall meet not less than every 12 months to review the efficacy of the program in reaching the City's desired goals.

Based on administrative order 53-15-12-F the eight standing panel members were part of this program review [R-2.945-H.2.]. These members include:

- Two at-large neighborhood representatives, selected by the neighborhood association boards; and
- Six technical interests, selected by the City Manager: architect/green building specialist, building trades union, developer, environmental professional, public health professional, and human rights representative.

We met on October 19, 2017, reviewed the FY17 staff report, and evaluated program efficacy. Our discussion mainly focused on the lack of any new MUPTE applications. Prior to the program being significantly revised in 2015, the program appears to have been utilized about every other year. While the revised program is only two years old, we wondered how many years should pass before becoming concerned by the limited use of the program given the lack of housing development downtown. Without data to help us better understand why new housing units are not being developed, it is hard to determine the reasons for no new applications. One idea we discussed was for you to seek feedback from potential users of the program. If you do get such information, the Panel would be interested in reviewing it.

Section 5 of the Ordinance also provides that we be involved with considerations of boundary changes, if any. No additional areas were considered at the meeting.

We appreciate the opportunity to provide community member oversight to the MUPTE program. Please feel free to contact me if you have questions (541-228-2426 or jharms@nwcarpenters.org).