

QUESTIONNAIRE FOR PLANNING COMMISSION CANDIDATE

CANDIDATE: Jordan Truitt

PLEASE RESPOND IN WRITING BY: Thursday, December 30, 2021, at 5 p.m.

PLEASE SEND TO: Lynda Rose
Assistant to Mayor Chuck Bennett
VIA EMAIL: lrose@cityofsalem.net
OR VIA FAX: 503-588-6354

1. Please explain your understanding of the role and responsibilities of the Planning Commission.

To advise Council on issues relating to planning, zoning, comprehensive plan changes and development standards. Maintaining the long-term vision for Salem and how it ties into the Land Conservation and Development Commissions' goals for the state. Planning Commission must thoughtfully consider the impacts of standards, proposed changes and how the comprehensive plan may or may not be modified for sustainable growth.

2. What skills, knowledge and perspectives do you possess that will enable you to be an effective member of the Commission?

For many, learning and understanding the ways of Salem can be a challenging task. Those who relocate to Salem may find that despite being the state's second largest city, Salem's path forward may not always follow traditional avenues. It is only through time and experience that an individual can fully grasp the intrinsic value of how to better the community we serve. I have been here learning and participating my whole life.

I have been fortunate in my path to be where I am today, but it did not come without its share of roadblocks and adversity. The opportunities I have received were earned through hard work, determination and enough tenacity to step off the coattails of my predecessors with a desire to achieve more. I feel this is best reflected in my business leadership experience and commercial real estate, furthered by my work for the United Way, the ongoing Santiam Canyon Wildfire Relief effort and various local organizations serving the greater Salem area. My ventures have imparted on me the true nature of what it means to serve and how I can harness a vast knowledge of land use, planning and real-world experience for the greatest impact.

3. One of the most common application types you will hear at the Planning Commission is a Comprehensive Plan Change and Zone Change, where an applicant wants to change their zoning to facilitate a development proposal. What is your perspective regarding responding to the current market versus maintaining a long-term vision?

Despite perception, comprehensive planning and long-term visioning is not necessarily limited to generational timeframes; They can be very fluid, evolving rapidly to meet current conditions while still accounting for the long-term plan and vision. In just the span of a decade or two, the vision for what was once thought to be orderly planning has morphed into a whole new set of needs based upon record setting growth and a pandemic, which no plan or vision could have accounted for. With a shortage of coveted developable land, Salem's housing and critical industrial mechanism are in jeopardy, adding to the urgency for qualified review of proposed changes to meet the need of the many, not just the few.

While not all requests for change benefit the greater community, many include new opportunities for employment, housing and urban redevelopment. Services, infrastructure, transportation hubs and live/work opportunities that otherwise may not exist become a reality with thoughtful consideration. However, the impacts of poor planning and hasty changes can create a slippery slope of precedent setting for other, less beneficial requests for variance.

4. What are some examples of how you believe Salem has done a good job of land use and transportation planning? What are some areas for improvement?

Our Salem as proposed has a lot of positive impacts and may serve as a new development engine, increasing the likelihood of equitable growth throughout the city. I believe Our Salem still needs some work to address all aspects of how to get from A to B, but I believe this is a strong indicator of a city that is willing to recognize the challenges faced by many, creating a new path for smart and sustainable growth from local stakeholders in each corner of our town.