

## IMPACT STATEMENT

**Legislation title:** Create a local improvement district to construct street, sidewalk and stormwater improvements north of SW Luradel St in the SW 47th Ave Phase I Local Improvement District (Hearing; Ordinance; C-10055)

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**Presenter name:** Andrew Aebi

### **Purpose of proposed legislation and background information:**

This Ordinance will form a local improvement district (“LID”) to improve SW 47th Avenue north of SW Luradel Street to 287 feet north as a prerequisite to beginning survey and design. No remonstrances were received against LID formation.

There is one single family property proposed for inclusion in the LID with a proposed future assessment of \$3,600 assuming no savings on the project; if financed over 20 years this would cost \$28 per month. All other properties proposed for inclusion in the LID are either vacant or developed as multifamily, with future assessments ranging from \$39,600 to \$219,601 again assuming no savings on the project. All owners of these properties which are not existing single family residential have petitioned in favor.

The northernmost 98 feet of the SW 47th Avenue adjacent to and south of SW Barbur Blvd. is currently inventoried as impassable and will not be improved by this LID. According to geographic information system (GIS) data, there is an approximate drop in elevation of 40’ in approximately 64’, making it impossible to build a future street or sidewalk there due to topographical constraints.

Property owners are interested in vacating this impassable portion of SW 47th Avenue, but this street vacation is not being funded by this LID and would be a separate and subsequent process subject to Planning & Sustainability Commission and City Council approval. It has been clearly communicated to property owners that approval of this street vacation cannot be guaranteed ex ante.

### **Financial and budgetary impacts:**

- Estimated assessments range from \$3,600 to \$219,601.
- The level of confidence is Low.
- No change to staffing levels
- 15% of the LID revenue (\$83,701) is to be added to the FY16-17 fiscal year budget.
- 85% of the LID revenue (\$474,303) is to be added to the FY17-18 fiscal year budget.
- The project is not currently in the 5-year CIP.

**Community impacts and community involvement:**

- The first complaint about this street was received in February, 2009. Exploration of a possible LID began in July 2015. A property owner meeting was held in August 2016, and petitions were mailed in September 2016.
- The LID project has been scoped to fit within the existing right-of-way and also to minimize stormwater costs, with the northern project limit selected to be able to drain to an existing stormwater sewer in SW Luradel Street.
- This LID would improve 255 feet of unpaved street in the West Portland Park neighborhood, which has 10.4% of its streets being unpaved. This is the fifth-largest in the City behind Far Southwest, Markham, Linnton and Brentwood-Darlington.
- This would be the first LID in the SWNI neighborhood coalition area to improve an unpaved street since the SW Nevada Street LID (west of SW Virginia Avenue) was closed out at Council in March 2007.

**Budgetary Impact Worksheet**

**Does this action change appropriations?**

- YES: Please complete the information below.
- NO: Skip this section

Fund	Fund Center	Commitment Item	Functional Area	Funded Program	Grant	Sponsored Program	Amount

KK 12-20-16