



City of Portland, Oregon
Bureau of Development Services
Land Use Services
FROM CONCEPT TO CONSTRUCTION

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MEMORANDUM

Date: August 30, 2018
To: Portland Design Commission
From: JEFF MITCHEM, Design Review
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Re: Briefing: Future Potential Title 33 Bicycle Code Updates (33.266.200) – Discussion Draft
September 6, 2018 Hearing Date

Attached, please find a *Bicycle Parking Code Update Overview* and the *Issues Matrix* for the Bicycle Parking Discussion Draft. For ease of review, the matrix summarizes current code, SAC recommendations, In-House Draft text, BDS/Design Commission Comments and Discussion Draft text.

As for schedule, the anticipated remaining process is: November 2018 – Recommended Draft; December 2018 – Proposed Draft; Q1 2019 – City Council.

FYI, following are Design Commission comments in response to the Advisory Committee recommendations at the previous briefing (10/2017).

- **Minimum Parking Amount – Geographic Tier-based (see map, page 2)**
 - Tier A (Central City, Inner Neighborhoods and Gateway) – 1.5 spaces/unit.
 - Tier B (Western and Eastern Neighborhoods and River Industrial) – 1.1 spaces/unit.
 - Table 266-6 (attached) minimum parking amounts by use generally stay the same, except for Group Living and Institutional Categories.

COMMISSION COMMENTS

- *Generally supportive of Tier geography and generation rates.*
- *The geography must ensure accuracy to parcel scale.*

- **Major Remodel**
 - Long-term standards required to be met.

COMMISSION COMMENTS

- *Generally supportive.*

- **Long-term Bike Parking Location (in-unit limitations)**
 - 20% of “required” spaces allowed in-unit w/in dedicated storage room.
 - Within locked room or locker on any level via accessible route.
 - Within 300’ of site (no change).

COMMISSION COMMENTS

- *On record as opposing 20% limitation – should be higher, incrementally tied to unit size.*
- *“Dedicated Storage Room” needs definition – un-necessary because unit meets security requirement (locked room).*

▪ **Rack Size (>20 spaces)**

- 5% must be horizontal (3'x10' footprint), provide 1 electrical outlet/20 spaces.
- 30% spaces in horizontal configuration (2'x6' footprint), 3' separation, 6' aisle.
- Allow 18" spacing on vertically staggered racks.
- Depth measurement for vertical racks – 40".

COMMISSION COMMENTS

- Generally supportive.
- Requires greater detail of drawing submission/review.
- Could go to 16" separation (commonly proposed).

▪ **LT Bike Room**

- Exempt from FAR
- 25% of Ground Floor Active Use allowed to be bicycle parking – NOT in MUZ, is presently in Draft 2035 (City Council – January vote, February adoption, May in effect)

COMMISSION COMMENTS

- Generally supportive of FAR exemption.
- Opposed to allowing 25% of Ground Floor Active Use to be bicycle parking.
- Requires greater detail of drawing submission/review.
- Compromises ground floor active use program, especially absent below-grade parking.

Proposed Geographic Tiers Map

