

IMPACT STATEMENT

Legislation title: *Extend the allowed temporary activity timeframe for a mobility hub at SE 8th Avenue and SE Stark Street from an allowed 2 weeks and allow limited new development until June 30, 2021 (Ordinance; waive or modify requirements of 33.140 Employment and Industrial Zones, 33.296 Temporary Activities and 33.510 Central City Plan District)

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Presenter name: Matt Wickstrom

Purpose of proposed legislation and background information:

The purpose of the ordinance is to allow a temporary mobility hub containing electric bicycle and scooter charging, wheelchair charging, on-street electric car-share parking stalls with charging facilities, as well as public amenities such as outdoor smart furniture to charge phones and devices, food kiosks and public restrooms. The mobility hub will occupy 10,000 square feet of exterior activity area in the General Industrial 1 zone (IG1) and Central Eastside subdistrict of the Central City Plan District. Development of the site for the mobility hub must be completed by June 2020 so that it can be showcased as part of the 33rd International Electric Vehicle Symposium scheduled to occur in Portland in June 2020.

The proposed use and development proposal, although temporary, do not meet zoning code requirements and it is necessary to waive or modify requirements in 33.296 Temporary Activities, 33.140 Employment and Industrial Zones and 33.510 Central City Plan District. The ordinance details these exceptions which address the allowed timeframe for a temporary activity, the amount of Retail Sales and Service area allowed in the Central Eastside subdistrict of the Central City Plan District, the allowance for new development for temporary activities and waiving screening and setback landscaping requirements for the temporary use.

In order to allow site development work to begin as soon as possible, the ordinance is designated as an emergency.

Financial and budgetary impacts:

The proposed ordinance does not result in a permanent legislative action and should not result in City-incurred financial or budgetary impacts; instead it remedies a Portland Zoning Code requirement that the mobility hub must receive approval through a time consuming and burdensome land use review process.

Community impacts and community involvement:

The mobility hub will operate as a publicly accessible facility complete with amenities that may be useful to all Portlanders including mobility devices such as electric bicycles and scooters, electric wheelchair charging equipment, and on-street electric car-share

parking stalls and charging stations. The mobility hub will also provide publicly accessible outdoor smart furniture to charge phones and devices as well as public restrooms. The facility is open to the public and may be of a greater benefit to those Portlanders who have difficulty accessing these types of facilities.

100% Renewable Goal:

The proposed ordinance to waive and modify Portland Zoning Code requirements for the mobility hub and associated screening and landscaping requirements supports the City's overall Climate Action Plan goals and carbon emission reduction policies by introducing Portlanders to an array of electric mobility devices including electric bikes, scooters and car-share vehicles.

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



City of Portland, Oregon
Bureau of Development Services
Office of the Director
 FROM CONCEPT TO CONSTRUCTION

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November 13, 2019

To: Mayor Ted Wheeler
 Commissioner Chloe Eudaly
 Commissioner Nick Fish
 Commissioner Amanda Fritz
 Commissioner Jo Ann Hardesty

From: Rebecca Esau, Director
 Bureau of Development Services

EH for RE

RE: Ordinance to modify and waive Portland Zoning Code requirements for a mobility hub located at SE 8th Avenue and SE Stark Street

The Bureau of Development Services has worked with the Bureau of Planning and Sustainability regarding Portland Zoning Code issues related to a proposed mobility hub at SE 8th Avenue and SE Stark Street.

Background:

The mobility hub will include electric bicycle and scooter rental and charging, on-street electric car-share parking stalls with charging facilities as well as public amenities such as outdoor smart furniture to charge phones and devices, food kiosks and public restrooms. The site is owned by and will be operated by Portland General Electric (PGE). The mobility hub will be publicly accessible and will serve as a showcase project for the 33rd International Electric Vehicle Symposium scheduled to occur in Portland in June 2020. Due to the immediate need to begin site development work so that the mobility hub is completed before June 2020 and the temporary nature of the mobility hub alterations of certain Portland Zoning Code regulations are necessary.

Ordinance Summary:

The ordinance will extend the temporary activity allowance timeline for the mobility hub until June 30, 2021, solely for the purpose of a facility that provides the mobility options and amenities described above. The ordinance also waives or modifies Portland Zoning Code requirements pertaining to the Retail Sales and Services use of the mobility hub and associated size limitations in the Central Eastside subdistrict of the Central City Plan District and landscaping and screening associated with the temporary development of the site. No other types of fairs, carnivals or major public gatherings are authorized through this ordinance.

The ordinance is proposed with an emergency clause to allow PGE to begin site development work as soon as possible so that the mobility hub is completed by June 2020.