

Vacate portions of SE Grand Ave and SE Tenino St subject to certain conditions and reservations (Hearing; Ordinance, VAC-10130)



Street Vacation Process

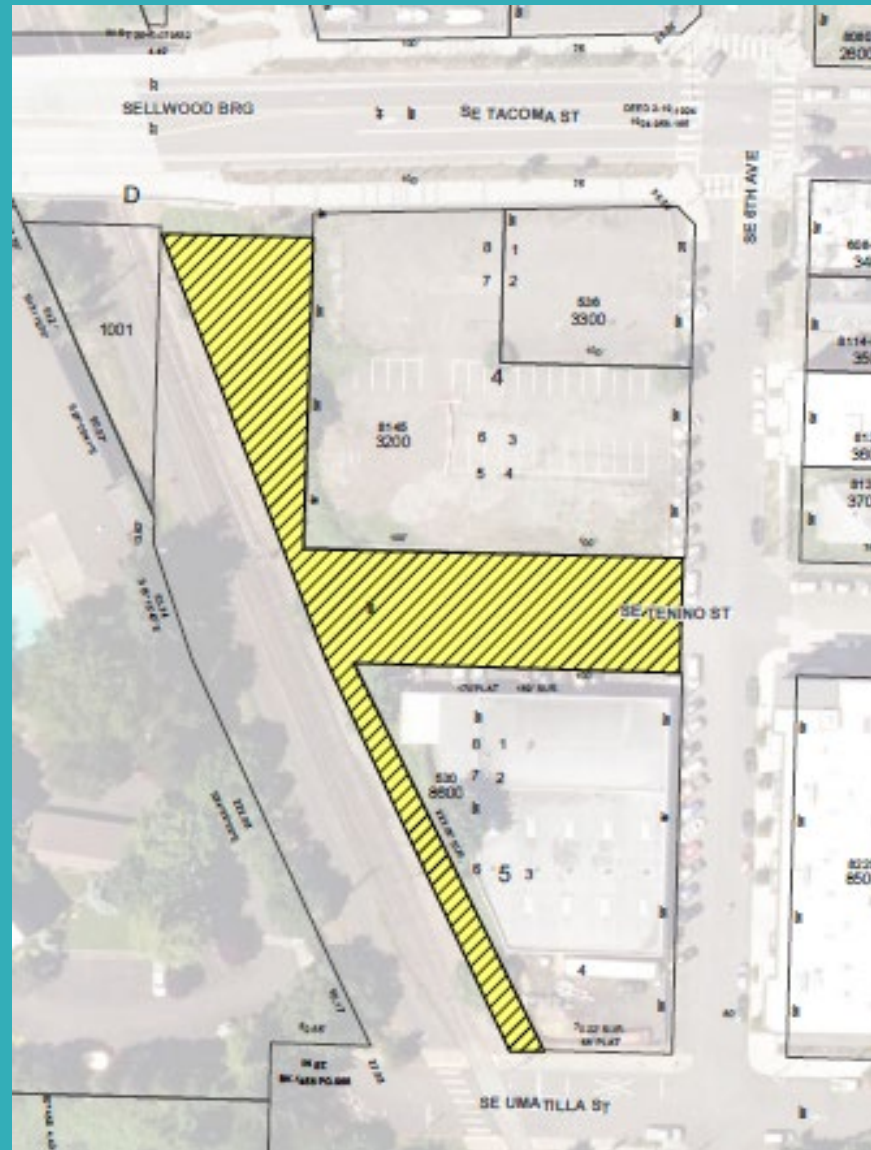
September 27, 2023 - Agenda Item #816

Staff presenting: Lance Lindahl, Right-of-Way Agent III



PBOT
PORTLAND BUREAU OF TRANSPORTATION

Area Proposed for Vacation

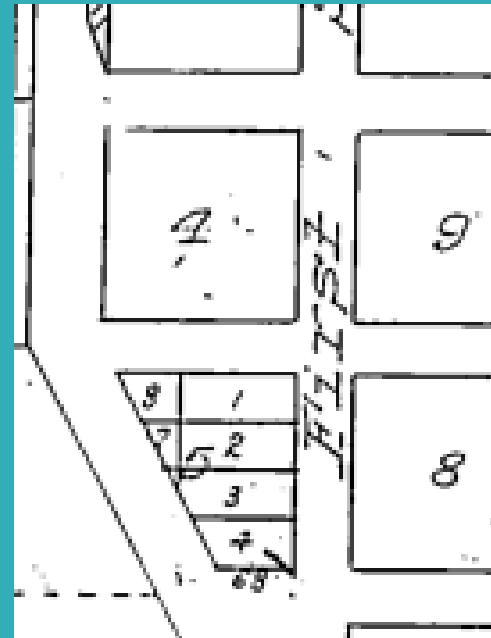


Area History

1882 – Streets in area created by plat of “Town of Sellwood”.

1925 – Area becomes a main gateway to Sellwood neighborhood upon opening of first Sellwood Bridge.

2005 – Area first proposed for vacation by abutting property owners. Vacation delayed until completion of new Sellwood Bridge in 2016.



Current Conditions

- Area zoned CM2d (Commercial Mixed Use 2 with design overlay) and currently has a mix of commercial and residential uses.
- Limited east/west connectivity due to elevation changes and the Springwater Corridor and Oregon Pacific Railroad to the west.



Current Conditions



Current Conditions



PBOT Conditions of Approval

PBOT Development Review – SE Tenino St Vacation area has been reduced in size to accommodate frontage improvements along the west side of SE 6th Avenue. Concept Review phase of Public Works process (30%) and a bonding/contract must be in place prior to recording of Ordinance.

PBOT Permit Engineering– Approval of Public Works plans to permanently close SE Tenino St at SE 6th Ave and pay all costs for construction.

Other Conditions of Approval

Bureau of Development Services – Current owner of property at 530 SE Tenino St to have property readdressed off of remaining public right-of-way.

Bureau of Environmental Services – Petitioners to grant to the City easements for the existing sewer mains in SE Grand Ave and SE Tenino St. Existing 12-inch sanitary sewer in SE Grand Ave to be granted an easement or to be abandoned with all costs being covered by the Petitioners.

Redevelopment of Area

New mixed-use development to be constructed on both sides of SE Tacoma St at SE 6th Ave. New 4 story buildings with ground floor retail and apartments above.



