

**SW 45<sup>TH</sup> AVE & CALIFORNIA ST LOCAL IMPROVEMENT DISTRICT  
AND SW 46<sup>TH</sup> & FLORIDA STREET VACATION**

IF YOU WISH TO SPEAK TO CITY COUNCIL, PRINT YOUR NAME, ADDRESS, AND EMAIL.

NAME (print)	ADDRESS AND ZIP CODE	Email
✓ Claire Carder	6156 SW Nevada Ct	scherzcarder@comcast.net
✓ Pastor David Knapp	St. Luke Lutheran church 6835 SW 46 <sup>th</sup> Ave Portland	pastordavid@stlukechurch.com
✓ Jerome Adibonou	6 SE 148 <sup>th</sup> Ave, Portland, OR 97233	jerome.adibonou@ycrcbo.com
✓ Don Black	6495 SW Burrows Ave PE 97239	Black@Q.com
OSCAR Villar	1230 SE Morrison St <sup>92714</sup> <del>97214</del>	OSCARBUIMR68@ym
✓ Chris Hagerman	813 SW Alder St Ste 320 97205	HAGERMAN@BOOKINGGROUP.COM
<del>Barry Sutton</del>	<del>PELX #1853 - Mt. St. # 97207</del>	<del>none</del>

**Aebi, Andrew**

---

**From:** Ron Fonger <fonger.ron@gmail.com>  
**Sent:** Wednesday, September 17, 2014 6:00 AM  
**To:** Aebi, Andrew  
**Subject:** Support the LID Proposal LU 14-187 194 LC

Andrew,

Thanks for keeping me informed on the proposed LID that would include my residence at 6737 SW 45th Ave.

I believe the improvements on SW 45th in front of my property would be beneficial. The sidewalk will improve pedestrian safety and as an avid cyclist I am in favor of more bike lanes. I only wish the later would extend further south than California St. Eliminating the on street parking will eliminate cars parked that often block Florida St.

Lastly the possibility of the sanitary sewer extending from Vermont south on 45th would improve the ability to develop my property.

Sincerely,

Ronald Fonger

Testimony from:  
Claire Carder  
6156 SW Nevada Ct.  
Portland, OR 97219

September 17, 2014

In support of the SW 45<sup>th</sup> and SW Vermont Quadrant LID

I am the Land Use coordinator of the Maplewood Neighborhood Association. I'm here to testify in support of the proposed LID at the SW corner of SW Vermont and SW 45<sup>th</sup> representing the board.

The Maplewood Board has reviewed the LID proposal twice over the past two months. St. Luke's Lutheran Church has been very diligent in coordinating with the neighborhood association as the church has gone through their master planning development process. The formation of the LID supports commitments made during the street vacation process during which St. Luke's agreed to provide for better pedestrian connectivity in this area.

The new proposal will provide sidewalks along one side of the improved section of SW California Street, and sidewalks and a bike lane along the west side SW 45<sup>th</sup> between SW Vermont and SW California. A new stormwater swale for a section of SW 45<sup>th</sup> that currently has no water quality treatment will also be constructed.

Although the sidewalk and bike lane improvements will require removing on-street parking from SW 45<sup>th</sup> between SW Vermont and SW California, we think this will provide an overall increase in safety since SW Community Center users currently park on the gravel shoulder and dart across SW 45<sup>th</sup> to the community center without walking to the signal. The sidewalk without parking will also be a net benefit for the residents along SW 45<sup>th</sup> since they currently have to post signs to allow mail delivery during peak SW Community Center use hours.

We commend St. Luke's for their spirit of cooperation, and look forward to working with them as they grow their service commitment to the Southwest Portland community.

Moore-Love, Karla

---

**From:** Carl Larson <carl@btaoregon.org>  
**Sent:** Monday, September 15, 2014 5:14 PM  
**To:** Moore-Love, Karla  
**Subject:** Council Agenda Item 958: SW 45th & California LID  
**Attachments:** BTA Letter of support for SW 45th and California LID.pdf

Hello Karla.

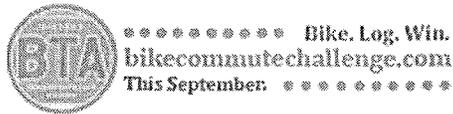
I've attached a letter from the Bicycle Transportation Alliance regarding agenda item 958 for Wednesday. Please distribute it to city council.

Thanks!

Carl

Carl Larson | Advocate  
tel: 503.226.0676 x16 | fax: 503.226.0498

-----  
Bicycle Transportation Alliance | [btaoregon.org](http://btaoregon.org)  
618 NW Glisan Street, Suite 401  
Portland, OR 97209



September 14, 2014

618  
NORTHWEST  
GLISAN  
SUITE 401  
PORTLAND  
OREGON  
97209  
BTAOREGON.ORG  
T503  
226  
0676  
F503  
226  
0498

Portland City Council  
Attn: Karla Moore-Love, Council Clerk  
1221 SW 4<sup>th</sup> Ave, Room 140  
Portland, OR 97204

Re: SW 45<sup>th</sup> and California Local Improvement District

Dear Mayor Hales and City Commissioners,

I would like to thank you for considering approval of Councilor Novick's resolution regarding the SW 45<sup>th</sup> and California Local Improvement District. The project it would fund – a new southbound bike lane on SW 45th Avenue from Vermont Street to California Street – is important for safety. This bike lane will soon provide a valuable connection to SW Multnomah Blvd where work is underway to build a cycletrack.

SW Portland's topography makes bicycling challenging but for some residents the area's lack of safe, direct bike routes removes the option entirely. The city is right to prioritize safety over storage of private vehicles in the public's right of way. Addition of this bike lane will provide greatly improved access to a major park, business districts, places of worship, and schools.

The surrounding land owners are to be applauded for their willingness to contribute to this safety improvement.

**The Bicycle Transportation Alliance urges council to support the SW 45<sup>th</sup> and California Local Improvement District.**

Sincerely,



Carl Larson  
Advocate



**Moore-Love, Karla**

---

**From:** Aebi, Andrew  
**Sent:** Monday, September 15, 2014 12:04 PM  
**To:** Mills, Tom  
**Cc:** Schooley, Sara; Nebel, Erika; Wiggins, Rachael; Moore-Love, Karla; Layden, Dan; Lehto, Alan; Steve Kautz (kautzs@tri-met.org); Vannatta, JC  
**Subject:** Re: Support Letter for SW 45th-California LID Resolution  
**Attachments:** SW45th-CA\_LID Resolution Support Ltr.\_9-15-14.pdf

Thank you very much, Tom. I will bring ten (10) hard copies to Council on Wednesday at which Mayor Hales will be carrying this Resolution, and will look forward to your attending on October 15th at which time Commissioner Novick will be carrying the subsequent Ordinance.

FYI, I will be making brief mention on Wednesday about the benefit of sidewalks to get to other transit lines during all times other than peak hour during which line #1 currently only operates. This will be to address an issue raised at the Maplewood Neighborhood Association meeting last week.

See you next month.

Andrew

**Andrew Aebi MBA**

Local Improvement District Administrator | City of Portland | Bureau of Transportation

w 503.823.5648 | f 503.823.7371 | [andrew.aebi@portlandoregon.gov](mailto:andrew.aebi@portlandoregon.gov) | [www.portlandoregon.gov](http://www.portlandoregon.gov) - services menu - local improvement districts  
Public Records Law Disclosure: This e-mail is a public record of the City of Portland and is subject to public disclosure unless exempt from disclosure under Oregon Public Records Law. This e-mail is also subject to applicable retention schedules.

---

**From:** Mills, Tom [mailto:MillsT@trimet.org]  
**Sent:** Monday, September 15, 2014 11:55 AM  
**To:** Aebi, Andrew  
**Cc:** Lehto, Alan; Kautz, Steve; Vannatta, JC  
**Subject:** Support Letter for SW 45th-California LID Resolution

Andrew,

Attached is the letter. I will also plan to attend the 10/15 Council meeting to testify in support of the LID. Let me know if there is anything else I can help with.

-Tom

Commissioner Steve Novick  
 City of Portland  
 1221 SW 4<sup>th</sup> Ave., Suite 210  
 Portland, OR 97204

Dear Commissioner Novick,

I am writing in support of the proposed SW 45<sup>th</sup> Ave./SW California St. local improvement district (LID) resolution that would result in new pedestrian and bicycle improvements on SW 45<sup>th</sup> Ave., SW California St., and SW Vermont St. TriMet is especially supportive of pedestrian improvements because every transit rider is a pedestrian first.

In this area, sidewalk infill would help customers to access Line 1-Vermont to ride to Hillsdale, Wilson High School, and downtown Portland. TriMet is currently considering extending Line 1-Vermont to Washington Square and adding trips as part of the Southwest Service Enhancement Plan Draft Vision: [www.trimet.org/southwest](http://www.trimet.org/southwest). New sidewalks in this area would help make improved transit service more suitable for SW Vermont St.

Additionally, sidewalks are vital for seniors and people with disabilities. The lack of access to fixed route transit means many seniors and people with disabilities must rely on paratransit, a far more expensive option that provides less autonomy for individuals. The sidewalks installed as part of the SW 45<sup>th</sup> Ave./SW California LID would be another step in helping seniors and people with disabilities access the community in which they live.

For these reasons, TriMet supports the proposed SW 45<sup>th</sup> Ave./SW California St. LID.

Sincerely,



Tom Mills  
 Sr. Planner  
 TriMet

**Aebi, Andrew**

---

**From:** Boyles, Gary <Gary.Boyles@portlandoregon.gov>  
**Sent:** Thursday, September 11, 2014 4:31 PM  
**To:** Chris Hagerman  
**Cc:** Takara, Nate  
**Subject:** RE: St. Luke Lutheran Church (SW 46th and SW Florida street vacation)

Chris,

It is my understanding that the proposed street vacation was previously approved by the Fire Bureau with the condition that a fire hydrant be installed at SW 46<sup>th</sup> and California St. or that the existing St. Luke Church be provided with a full NFPA Standard 13 sprinkler system.

After discussions with an LID administrator, I am comfortable with and would support the deferment of the fire hydrant installation provided the formation of a LID is approved by Council. The formation of an LID provides even more guarantee that the upsizing of the water main and the installation of the fire hydrant will occur.

Provided the street vacation ordinance and LID resolution is approved than the Fire Bureau would ask that temporary fire department access be maintained from SW 46<sup>th</sup> until the installation of the fire hydrant on SW 46<sup>th</sup> and California St. and that the St. Luke Church be provided with a full NFPA 13 sprinkler system at the completion of the minor expansions as proposed.

Sincerely,

*Gary Boyles*

Senior Fire Inspector Specialist

Portland Fire & Rescue

Fire Plans Review Section

503-823-3778

[gary.boyles@portlandoregon.gov](mailto:gary.boyles@portlandoregon.gov)

---

**From:** Chris Hagerman [mailto:hagerman@bookingroup.com]  
**Sent:** Monday, September 08, 2014 12:52 PM  
**To:** Boyles, Gary  
**Subject:** St. Luke Lutheran Church (SW 46th and SW Florida street vacation)

Gary,

Here is a quick overview of the St. Luke situation with regard to Fire Bureau requirements as it proceeds through the street vacation, conditional use review, and building permit procedures.

### **Background**

St. Luke Lutheran Church is located on SW 46<sup>th</sup> and SW California and has been working with City staff for several years to vacate undeveloped portions of SW 46<sup>th</sup> and SW Florida that are adjacent to property that it owns. As conditions of approval of this vacation and future development the church is required to improve pedestrian access and connectivity in the area.

A street vacation ordinance and LID resolution have been submitted to Council. The vacation ordinance amends a previously approved ordinance; the LID resolution begins the process of creating an LID to construct street, sidewalk and stormwater improvements. The Memorandum to Council that accompanies the LID resolution (Exhibit A) contains several points of clarification. #3 states that the formation of an LID serves as a guarantee that required physical improvements will be completed satisfying several conditions of approval of the street vacation.

### **Fire Bureau Condition**

The amended street vacation and LID resolution both state the Condition b.5 is not met by the LID formation. The condition requires two elements: 1) SLLC is to pay the costs associated with installing a fire hydrant, 2) **and/or** install a sprinkler system in the existing church.

*Fire Hydrant* – Point of Clarification Issue No. 4 added both a fire hydrant and an upsized water main in SW California to the LID scope. This should be sufficient to provide a guarantee that the hydrant will be installed.

*Sprinkler System installation* – SLLC's development plans include minor increases in building space and the installation of a sprinkler system. This should meet the second element. However, an additional remaining condition (b.1) requires that the street vacation be completed prior to the issuance of building permits. This creates a catch-22 situation where SLLC cannot get permits to install the sprinkler until the vacation is recorded, but it cannot record the vacation until the sprinkler system is installed.

Proposed Solution: *SLLC requests the Fire Bureau find that the inclusion of the hydrant and the waterline in the LID scope of work is sufficient to meet the street vacation ordinance condition with any additional requirements for fire equipment access to the site that can be met prior to the issuance of building permit approval.*

#### **Construction Timing**

If approval for the amended street vacation and LID formation is granted, SLLC will immediately submit a new Conditional Use application that encompasses the new vacation area and the minor expansions proposed for the church building. Ideally, SLLC would like to have building permits submitted for this work by Spring 2015. Construction by the LID will likely not begin until later in the year. This will then create a lag between when construction on the church will take place and when the new waterline and hydrant will be installed.

Proposed Solution: *SLLC requests that the Fire Bureau work the church to find solutions that allow the church to begin work on increasing the safety of their existing structure as soon as possible, even ahead of the completion of work in the public right-of-way through the LID.*

**Chris Hagerman PhD**  
The Bookin Group LLC  
813 SW Alder Street, Suite 320  
Portland, OR 97205

503.241.2423 (Office)  
503.502.8693 (Cell)

**Aebi, Andrew**

---

**From:** McEldowney, David  
**Sent:** Tuesday, September 09, 2014 4:45 PM  
**To:** Aebi, Andrew; Lindahl, Lance; hagerman@bookinggroup.com  
**Cc:** Walker, Dee  
**Subject:** 15ft wide dedication area

All,

The question of a potential lease came up regarding the future 15 foot wide dedication area along the southern property line of the St. Luke property, west of the SW California and 46<sup>th</sup> intersection. Since the Church is dedicating this property for a future sidewalk/trail and because the City has not yet obtained the missing segment to connect it to the existing right-of-way to the west, I see no problem with the current use continuing at this time.

If the existence of this public right-of-way becomes a loitering problem in the future, or some other issues arise, St. Luke's may seek to obtain an encroachment permit from the City which will provide them with additional rights to better control the 15 foot wide right-of-way. A back up alternative would be to apply for a lease; however, there would be an annual fee of \$1,500 (non-profit rate) for this lease.

David E. McEldowney  
Portland Bureau of Transportation  
Right of Way Acquisition Supervisor  
(503) 823-7166  
david.mcelandowney@portlandoregon.gov