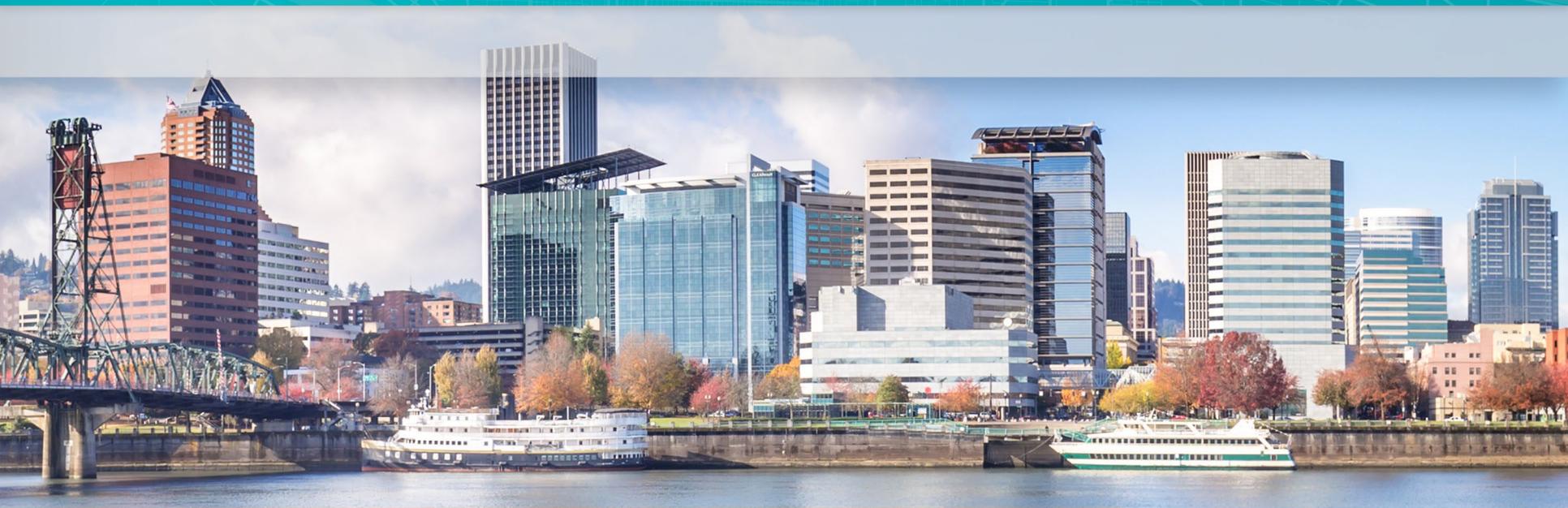


# Vacate portions of SE Grand Ave and SE Tenino St subject to certain conditions and reservations (Hearing; Ordinance, VAC-10130)



*Street Vacation Process*

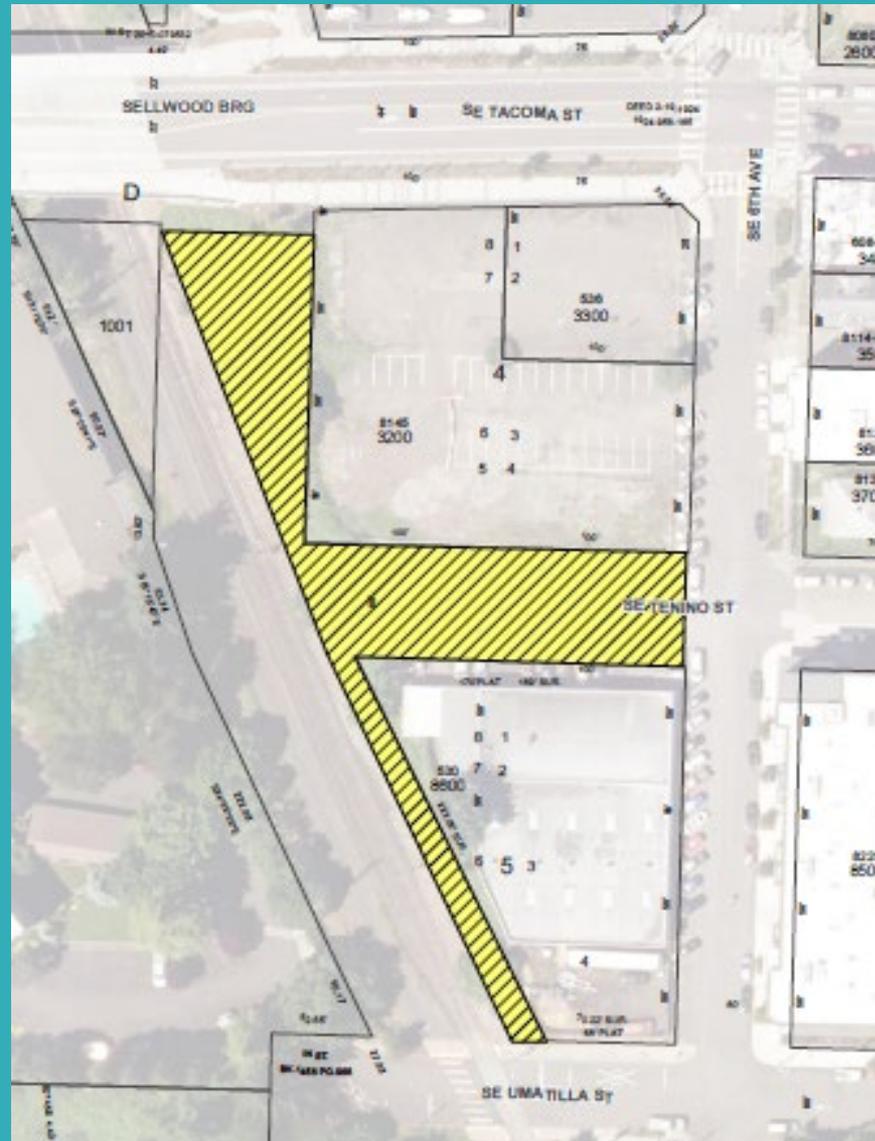
*September 27, 2023 - Agenda Item #816*

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



**PBOT**  
PORTLAND BUREAU OF TRANSPORTATION

# Area Proposed for Vacation

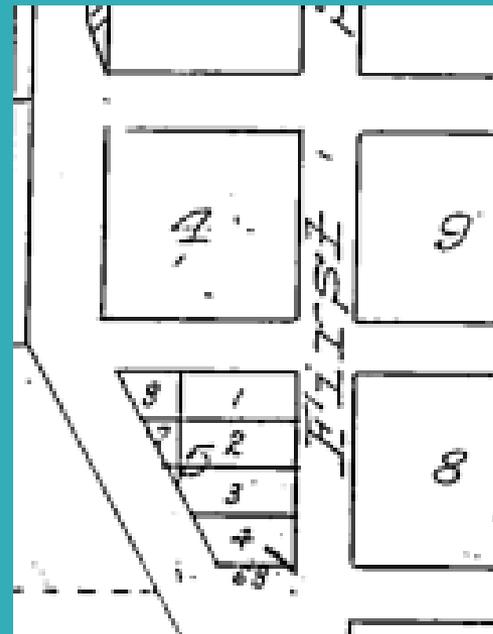


# Area History

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 6<sup>th</sup> 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 6<sup>th</sup> 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 6<sup>th</sup> Ave. New 4 story buildings with ground floor retail and apartments above.



