



# Lloyd District Overview

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# Acronyms and Key Terms

**ESD – Enhanced Service District** – Property owner created districts wherein the City collects mandatory fees from property owners to fund extra services beyond the City provided basic services.

[www.portland.gov/omf/esd](http://www.portland.gov/omf/esd)

**Go Lloyd** – Non-profit formed to address economic development and transportation issues in the Lloyd District.

[www.golloyd.org/](http://www.golloyd.org/)

**Lloyd ESD**– Non-profit group which oversees ESD funds collected by the City in the Lloyd District.

[www.lloydpdx.org/](http://www.lloydpdx.org/)

**LCA – Lloyd Community Association** – Neighborhood association for the Lloyd neighborhood.

[www.lcapdx.org/](http://www.lcapdx.org/)

**Lloyd District** – Enhanced service district in the City of Portland.

[www.portland.gov/omf/lloyd](http://www.portland.gov/omf/lloyd)



# General Overview

This section provides a general overview of the Lloyd District, including a timeline of City ordinances and resolutions related to the district, district boundaries, and information regarding the renewal or termination of the district.

# Timeline

- 1998 - City creates the Lloyd Parking Meter District. MRAC is formed to manage parking funds. With city approval, MRAC contracts with Go Lloyd to manage its projects.
- 2000 - [Ordinance 174036](#) establishes the Lloyd Business District property management license fee. [Ordinance 174448](#) grants management of the contract to Lloyd [Ordinance 174244](#) grants collection of the fee to the Bureau of Licenses. [Ordinance 174840](#) delays payment of the fee until February 2001.
- 2001 - [Ordinance 175219](#) renews collection of the fee by the Bureau of Licenses. [Ordinance 176262](#) better clarifies the definition of square footage for fee calculations.
- 2002 - [Ordinance 176422](#) authorizes new collection agreement with the Bureau of Licenses.
- 2003 - [Ordinance 178073](#) sets a sunset review to take place every ten years moving forward. [Ordinance 178072](#) establishes a management contract with Lloyd ESD.
- 2006 - [Ordinance 180285](#) renews the management contract with Lloyd ESD. for five years. [Ordinance 180286](#) renews the collection contract with Lloyd ESD for five years.
- 2009 - [Ordinance 182925](#) requires condominium associations to begin paying the fee.
- 2011 - [Ordinance 184414](#) renews the management contract with Lloyd ESD for five years.
- 2012 - [Ordinance 185495](#) clarifies payment due dates for the fee.

# Timeline – Continued

- 2013 – [Resolution 37043](#) renews the District for ten years. [Ordinance 186357](#) establishes a new combined five-year management and collection contract with Lloyd ESD with the Revenue Division collecting the fee. [Ordinance 186356](#) updates the fee formula for the District.
- 2019 – [Ordinance 189330](#) renews the management contract with Lloyd ESD for five years.
- 2024 – Upcoming Lloyd sunset review and management contract renewal.



# Lloyd District - ESD



- Enhanced Service District created in 2000.
- Regulated by [City Code 6.06](#).
- Overseen by Revenue Division.
- Funded by collection of property management license fee. Annual collection ranges between \$400,000 to \$600,000.
- City contracts with the non-profit [Lloyd ESD](#) to provide enhanced services within the District.
- Lloyd in turn subcontracts with the non-profit [Go Lloyd](#) to provide management services.

# Boundaries



- NE Broadway from the Willamette River east to NE Grand Avenue.
- South on NE Grand Avenue from NE Broadway to NE Halsey Street.
- East on NE Halsey Street from NE Grand Avenue to NE 15<sup>th</sup> Avenue.
- South on NE 15<sup>th</sup> Avenue, curving east into NE 16<sup>th</sup> Avenue, then curving west into NE 16<sup>th</sup> Drive and then NE Lloyd Boulevard.
- West on NE Lloyd Boulevard to where the street would run into the Willamette River if it continued straight at its southern most portion.
- North along the shore of the Willamette River to the Broadway Bridge.



# Sunset Review and Termination



- The City's current contract with Lloyd ESD is set to expire on January 31, 2024.
- By City Code, City Council will conduct a sunset review of the Lloyd District property management license fee every ten years, the next occurring by January 31, 2024.
- As part of the sunset review, City Council will conduct public hearings and vote whether or not the license fee should be terminated.
- If during any license fee year City Council receives written objections signed by licensees representing more than 33% of the total fees paid, then the fee will be terminated as of the next license fee year.

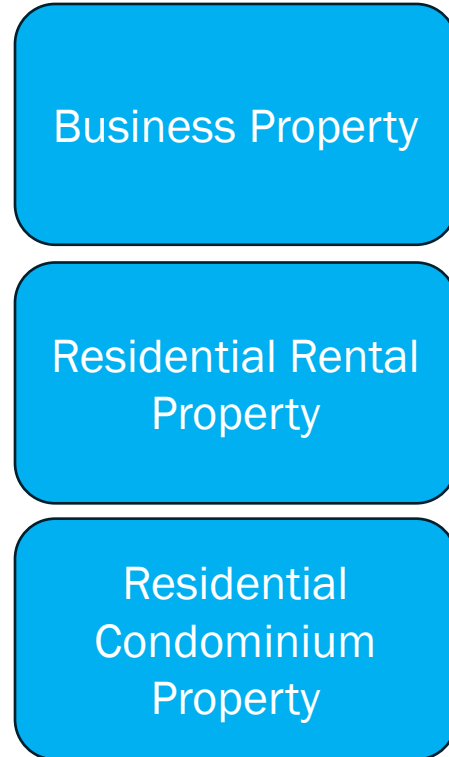


# Funding

This section provides information regarding how the property license fee which funds enhanced services within the Lloyd District is calculated and who is required to pay the fee.

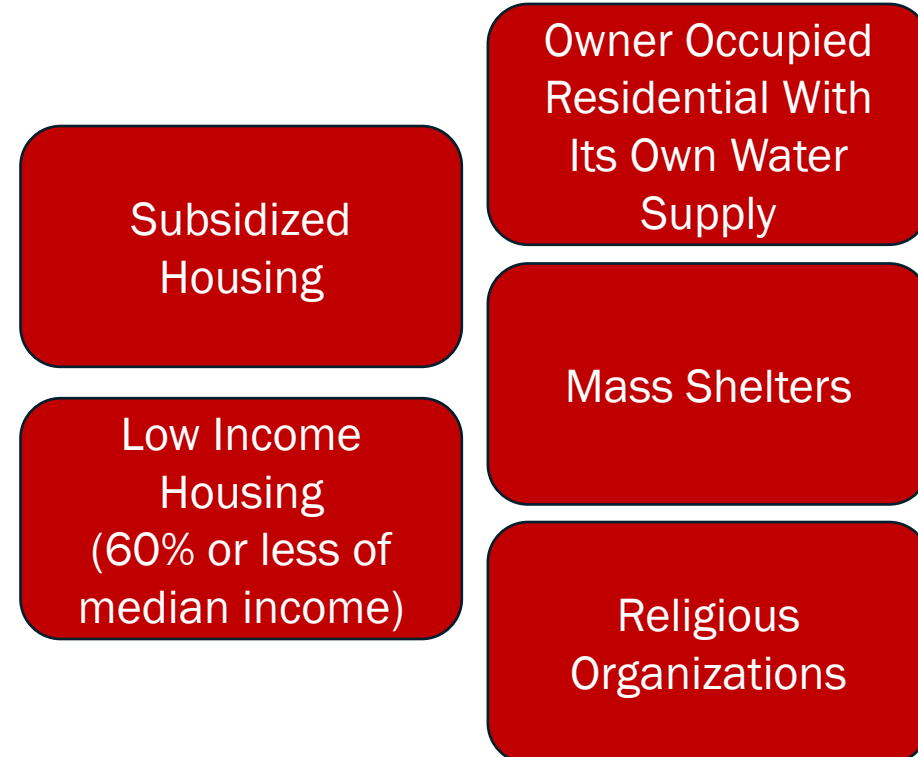
# Funding – Who Pays

## Non-Exempt



Low Income is defined as 60% or less of the Portland region median income as calculated annually by Metro.

## Exempt



Subsidized housing includes Section 8 housing, state college housing, and non-profit owned housing funded via grants and charitable giving.

Religious organizations are exempt, but not for property used for profit making purposes, such as retail spaces and permitted parking.

# Funding – Fee Formula

Fee based upon size of buildings and other improvements, but not parking lots or spaces, landscaped areas, and unenclosed sidewalks, plazas, and courtyards.

Fee based upon property value of improvements, but not the land itself.

\$0.40 per \$1,000 of improved value as of 2010

\$2.25 per 290 square feet of improvements less parking as of 2010

\$0.015 per square foot of land as of 2010

Fee based upon amount of land owned.

License fee year used for calculations is February 1 through January 31.

Annual increase to account for inflation based upon 10-year average of Portland's Consumer Price Index.

2.3% annual escalator starting 2015

Payment of fees occurs in two installments due on February 15 and September 15. Notification of license requirement is sent out on January 5.

**Property Management License Fee**

Lloyd can recommend that the escalator be lowered for one year, with a deadline of October 10 for the following fiscal year.



# Funding – Additional Fee Calculations

Changes to the fee calculations requires a vote by City Council.

The total fee for a property manager within the District will not exceed \$35,000 for all properties, except residentially zoned properties which have an annual limit of \$8,500.

Properties which include exempt property multiply the collective license fee by the non-exempt square footage divided by the total square footage.

Properties which include multiple property owners multiply the collective license fee by the applicable square footage divided by the total square footage.

Properties which include common area improvements will multiply the common area square footage by the applicable square footage for each property manager divided by the total square footage minus the square footage of the common area.

\$0.40 per \$1,000  
of improved value  
as of 2010

\$2.25 per 290  
square feet of  
improvements  
less parking as of  
2010

\$0.015 per  
square foot of  
land as of 2010

For new buildings or construction resulting in a change in square footage of improvements, value and square footage of improvements will be based upon the first year such changes are recorded. The annual escalator will be calculated for every year following 2015 regardless of whether the improvements existed.

For new buildings or construction completed part way through the license year, the calculations will be pro-rated by the number of days remaining in the license year, but no escalator will be included.

2.3% annual  
escalator starting  
2015

**Property Management  
License Fee**





# Contract

This section provides information on the City's contract with Lloyd ESD to manage the Lloyd District's fees and programs.

# ESD Contract – Structure

## City Code 6.06

City Code 6.06 is the foundation of the Enhanced Service District program in the City of Portland. It outlines general requirements for all ESDs as well as specific requirements for the Lloyd District regarding boundaries, fees, and sunset reviews.

## ESD Management Contract

The City has a contract with Lloyd ESD to manage the Lloyd District's fees and programs. The contract outlines the responsibilities of both parties, establishes levels of City oversight, and other legal requirements. No contract can have a term more than five years. The creation of a new or renewal of an existing contract must be approved by City Council.

## ESD Annual Statement of Work

As required by the management contract, each year Lloyd and the City agree to an Annual Statement of Work, which outlines the Lloyd's annual budget and programs and any additional responsibilities to the City related to said programs. Oversight of the Annual Statement of Work is currently handled by the ESD Coordinator.

# Contract – General



- The City's current 5-year contract with Lloyd is set to expire on January 31, 2024. Contracts cannot be more than 5-years in duration.
- Lloyd ESD is an independent contractor. Its employees and subcontracted employees are not City employees.
- Lloyd ESD must provide City with an updated annual budget and Annual Statement of Work on or before January 1 to be put into effect beginning February 1.
- Lloyd ESD is allowed to move money between programs as needed during the license year but cannot increase administration costs by more than \$10,000 without prior City approval.
- The City is not liable for activities of the Lloyd ESD unless due to personal injury or property damage caused by City negligence.

# Contract – Lloyd Obligations



- Lloyd must maintain compliance with City Code 3.100 pertaining to equal employment opportunity.
- Lloyd must maintain compliance with the City's Fair Wage Policy established by City Ordinance 170222 as amended and renewed from time to time.
- Lloyd must comply with all applicable state laws pertaining to public contracts, specifically ORS Chapter 279.
- Lloyd must maintain records regarding the expenditure of funds and performance of services for 3 years from date of completion or termination of the agreement.
- The City has the right to inspect, audit, and copy any Lloyd ESD records regarding the expenditure of funds and performance of services.
- The City has the right to conduct a financial and performance audit of the district at any time during the term of the agreement for up to 3 years after the date of completion or termination. If the audit finds payments were in excess of the costs of the services provided, then Lloyd must repay the amount of the excess to the City. If this occurs, the returned funds must still be spent on programs within the District.



# Contract – License Fees



- The City will provide fee collection services to the Lloyd ESD for a fee of 1.5% of the total fee billed annually, deducting the payment prior to giving the fee to Lloyd. Recognized this is below the actual cost of collecting and managing the fee.
- License fees will be paid to the Lloyd SD following the close of each City accounting period as soon as the amount is determined.
- The Revenue Division can retain up to \$5,000 in reserves to fund refunds, contingencies, or any other such payment. Must give Lloyd ESD at least 14 days notice prior to withholding.
- Lloyd ESD is not entitled to any civil penalties collected by the Revenue Division for delayed or non-payment of fees.
- City costs related to fee collection litigation will be deducted from the next disbursement of funds to Lloyd ESD. Costs include City Attorney fees and Revenue Division staff time.



# Contract – Insurance



- Lloyd ESD must maintain an insurance policy covering \$1,000,000 for personal injury to each person.
- Lloyd ESD must maintain a property damage insurance policy covering \$100,000 for each person and \$1,000,000 for each occurrence, or a single limit policy of \$1,000,000 covering all claims per occurrence.
- Policies must include damages caused by automobiles and other motor vehicles.
- Lloyd ESD must comply with Oregon's workers' compensation law (ORS 656.017).
- Lloyd ESD must maintain certificates of insurance with City Auditor which have been approved by the City Attorney.
- Lloyd ESD must maintain insurance coverage and cannot cancel a policy without first giving the Auditor a 30-day notice.

# Contract – Subcontracts



- Lloyd ESD may not subcontract its work under the contract without the written approval of the Revenue Division.
- Subcontracts must follow a written competitive bidding process unless Lloyd ESD has documented it is necessary or desirable to award a subcontract on a negotiated basis to assure providing of adequate services.
- All subcontractors must meet the same insurance requirements as Lloyd ESD and maintain compliance with the City Code 3.100 regarding equal employment opportunity and the City's Fair Wage policy.
- Upon request, Lloyd ESD will provide the City with its subcontracts for review and approval of compliance with equal employment opportunity requirements. Lloyd ESD may redact trade secrets as defined by ORS 192.345(2) that are not relevant to City Attorney's review.

# Contract – Renewal & Amendments



- Lloyd ESD may renew the contract for an additional five years.
- Lloyd ESD cannot renew the contract if it has been in material default of the contract during the term of the contract.
- To renew, Lloyd ESD must give the City written notice at least six months prior to the expiration of the original term of the contract.
- Upon receipt of the written notice, the City has 30 days to contact Lloyd ESD to arrange a suitable time and place to negotiate any changes to the contract.
- The renewal must be approved by ordinance adopted by City Council and via a vote of the Lloyd ESD Board of Directors.
- The contract can be amended any time during the term of the contract via an agreement between the Director of the Revenue Division and the Lloyd ESD, unless payments to the district are increased, then it must be approved by an ordinance adopted by City Council.



# Contract – Termination



- The contract can be terminated by mutual agreement at any time.
- Either party can independently terminate the contract at any time for any reason deemed appropriate.
- To independently terminate the contract, the terminating party must give written notice of its intent to do so 30 days prior to the termination of the contract.
- Either party can independently terminate the contract for a breach of agreement at any time.
- To terminate the contract for breach of agreement, the terminating party must give written notice of the breach to the other party. The other party then has 30 days to cure the breach. If it fails to do so, the contract is terminated 10 days later.
- Following termination Lloyd ESD will terminate all services as soon as possible, pay outstanding debts to its subcontractors, and then return all remaining fees to the City.

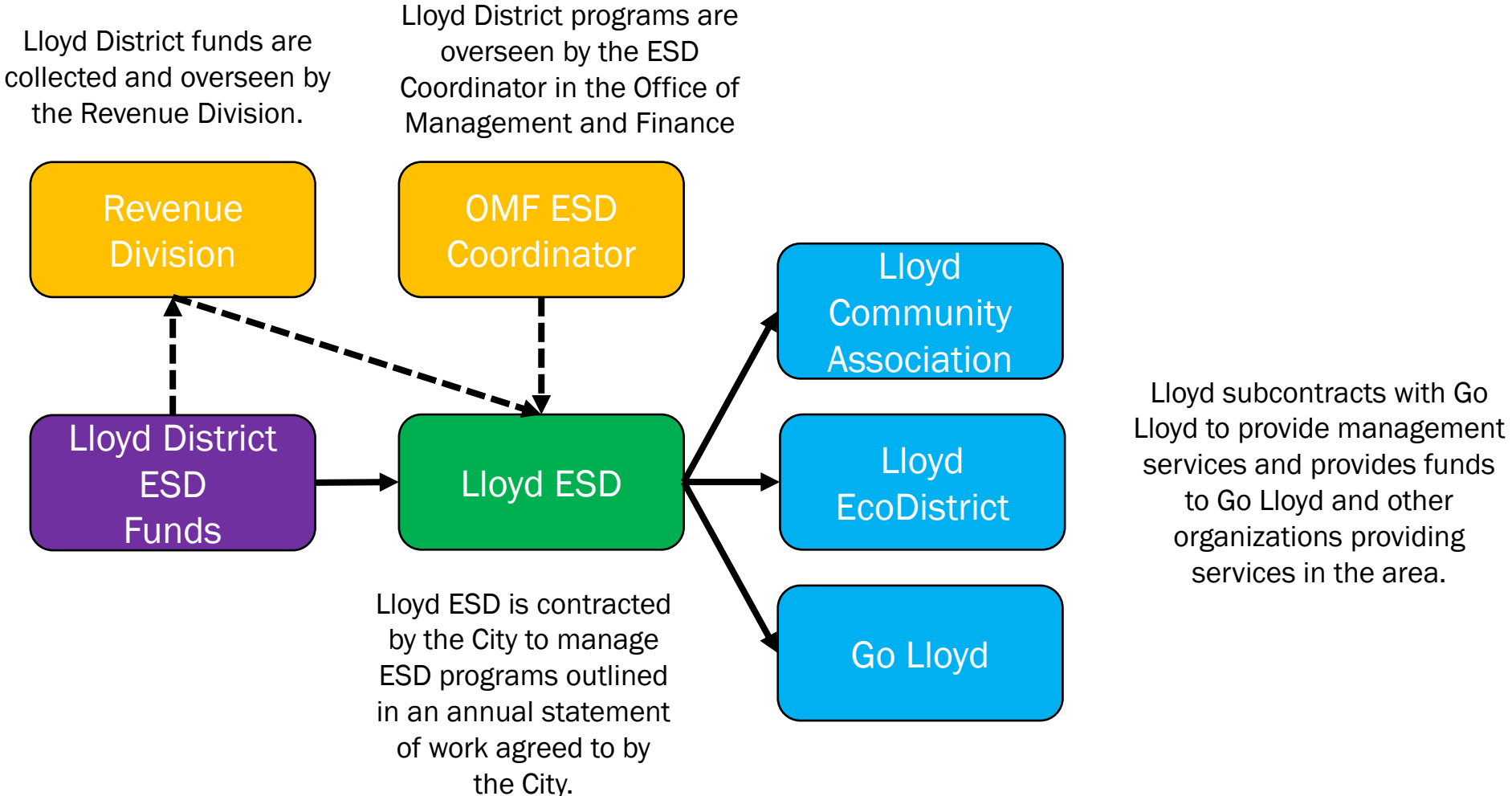


# Governance

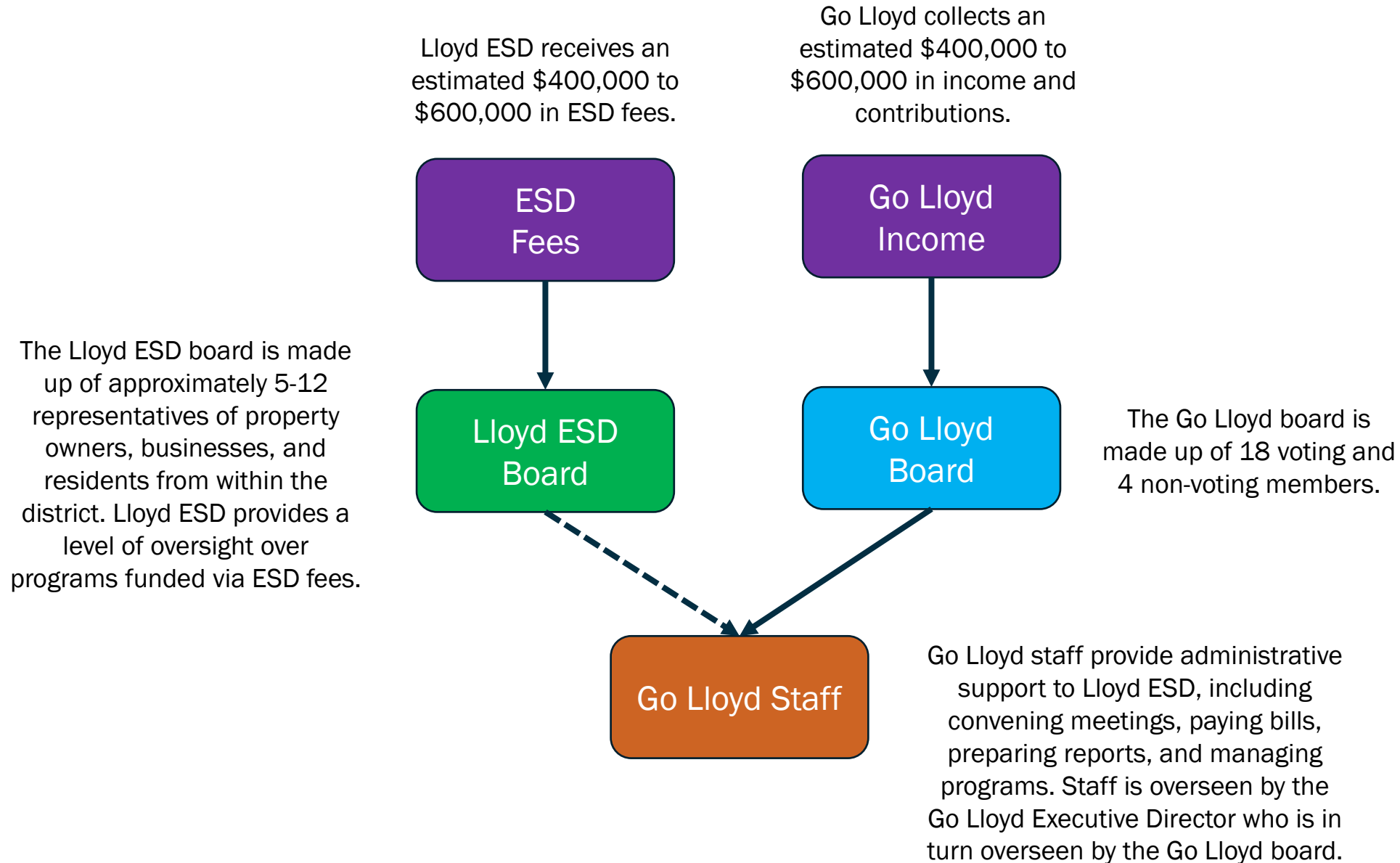
This section provides information regarding the governance of the Lloyd District via Lloyd ESD. This includes information on the complex contractual relationships involved in funding and managing the District's programs.



# Contractual and Subcontractual Relationships



# Governance Structure



# Governance – Board Overview



- The Lloyd ESD board oversees the Lloyd District's funds and programs. It is a 501(c)(3) created specifically for this purpose.
- Between 5 to 12 volunteer directors. Directors must be property owners, property managers, or representatives of the Lloyd business or residential community.
- Serve for three-year terms and an unlimited number of terms.
- The Board endeavors to be divided into three equal size groups representing each of the above groups.
- Annually, a nominating committee proposes a slate of new directors to replace the one third of the board coming to the end of their term. A quorum of the Board approve the nominations via a majority vote.
- Any director can be removed with or without cause by an 80% majority vote of all directors. Prior to removal, the director must be given prior notice and a reasonable opportunity to speak.

# Governance – Board Meetings



- The Board holds an annual meeting on the first Thursday in January of each year for the purpose of electing officers and passing reports for the previous fiscal year.
- Aside from the annual meeting, the Board also holds at minimum quarterly regular meetings at a time and place designated by the Chair. Special meetings can also be called by the Chair or a majority of board members.
- Notice of meetings must be given 10 days prior to the annual meeting, 7 days before regular meetings and special meetings.
- A quorum is considered a majority of board members being present.
- Business can be transacted without a meeting if all directors entitled to vote on the matter sign a consent in writing setting forth the action.
- If a board member is absent from three consecutive meetings that are unexcused by the Board then the member is considered removed.



# Governance – Officers



- The principal officers include Chair, Secretary, and Treasurer. All positions serve for a one-year term. A Vice Chair may be elected if agreed upon by the Board.
- Any two more officer positions can be held by the same person, except the offices of Chair and Secretary.
- The Chair exercises general supervision of the organization's activities and its business. The Chair presides over all meetings.
- The Vice-Chair acts as Chair when the Chair is unable to act as Chair.
- The Secretary records the minutes of proceedings, gives notices of upcoming meetings, and supervises the keeping of the books of the organization.
- The Treasurer oversees the care and custody of the funds, money and property of the organization to the extent directed by the Board.
- Any officer can be removed with or without cause by the Board by majority vote of a quorum of members.
- The Executive Committee consists 2 to 5 board members appointed by the Chair. The committee can act for the Board to implement policies and procedures when authorized by the Board to do so.



# Governance – Other Information



- The Board is allowed to authorize any officer or agent to enter into a any contract on behalf of the organization.
- The bylaws may be amended, in whole or part, by a majority vote of all the directors at a meeting or by unanimous written consent. Notice of the proposed amendment must be given in the notice of the meeting.
- The organization will to the fullest extent permitted by law indemnify any person who is or was a director against any and all liability incurred by their membership if they acted in good faith, in the best interest of the organization, and did not have any reason to believe their conduct was unlawful.



# Financials

This section provides financial information regarding the activities of Lloyd ESD in relation to Lloyd District. Funding for individual programs can be found in later sections.

# Financials – Overview

## Budget (\$)

	2020-21	2021-22	2022-23
<b>Revenue</b>			
ESD Revenue	453,061	486,476	491,345
Other Revenue	35,800	35,200	35,075
<b>Total Revenue</b>	<b>488,861</b>	<b>521,676</b>	<b>526,420</b>
<b>Costs</b>			
Administrative	31,971	32,738	41,275
Programs	475,935	476,686	519,143
<b>Total Costs</b>	<b>507,906</b>	<b>509,424</b>	<b>560,418</b>
<b>Gain/Loss</b>	<b>(19,045)</b>	<b>12,252</b>	<b>(33,998)</b>
<b>Reserves</b>	<b>488,225</b>	<b>579,810</b>	<b>691,948</b>
<b>Net Reserves</b>	<b>469,180</b>	<b>592,062</b>	<b>662,744</b>

## Actual (\$)

	2020-21	2021-22	2022-23
<b>Revenue</b>			
ESD Revenue	519,129	498,861	N/A
Other Revenue	35,175	35,068	N/A
<b>Total Revenue</b>	<b>554,304</b>	<b>533,929</b>	<b>N/A</b>
<b>Costs</b>			
Administrative	29,787	28,406	N/A
Programs	432,932	393,385	N/A
<b>Total Costs</b>	<b>462,719</b>	<b>421,791</b>	<b>N/A</b>
<b>Gain/Loss</b>	<b>91,585</b>	<b>112,138</b>	<b>N/A</b>
<b>Reserves</b>	<b>488,225</b>	<b>579,810</b>	<b>N/A</b>
<b>Net Reserves</b>	<b>579,810</b>	<b>696,742</b>	<b>N/A</b>

# Financials – ESD Administrative Costs

Title	FTE
Executive Director	0.20
Employer Outreach/Pedestrian Programs	0.20
<b>Total</b>	<b>0.40</b>

Represents Go Lloyd staff time allocated to Lloyd ESD administrative support.

## Budget (\$)

	2020-21	2021-22	2022-23
Staff	0	0	0
Outside Services	2,420	2,420	10,100
Office Costs	0	0	0
Other Admin	2,733	2,733	2,800
Marketing/Event	1,250	1,250	1,250
Go Lloyd Admin Fee	25,568	26,335	27,125
<b>Total</b>	<b>31,971</b>	<b>32,738</b>	<b>41,275</b>

Increase in outside services includes consultant to assist in upcoming ESD renewal.



# Financials – Glossary

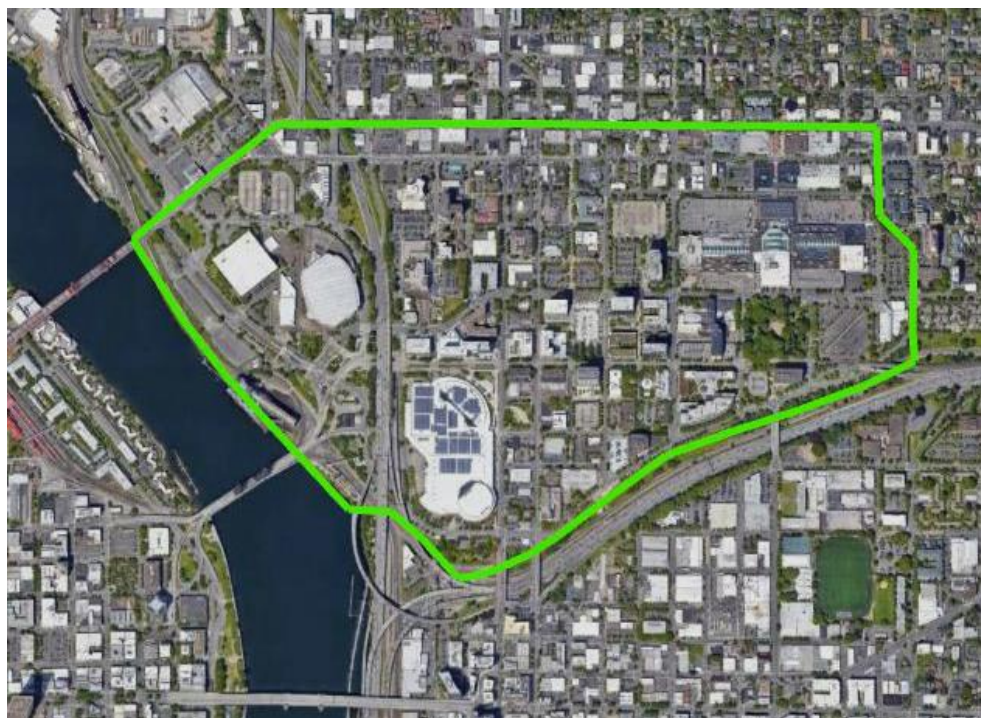
Term	Description
Administrative	Sum of Staff, Office Costs, Outside Services, Other Admin, Marketing/Events, and Go Lloyd Admin Fee.
ESD Revenue	Primary source of revenue from the collection of Property Management License fee from the ESD.
Go Lloyd Admin Fee	Fee paid to Go Lloyd by Lloyd ESD for partial use of Go Lloyd staff.
Marketing/Events	Non-staff costs for general marketing and events not 100% attributed to a single program.
Office Costs	Costs related to supplies, equipment, telecommunications, printing & copying, postage, etc. not 100% attributed to a single program.
Other Admin	Other administrative costs not 100% attributed to a single program. Examples include travel and meals, parking and mileage, professional development, meetings expenses, bank charges, licenses and fees, insurance, subscriptions, etc.
Other Revenue	Other non-primary sources of revenue. Examples include grants, voluntary contributions, advertising sales, interest, etc.
Outside Services	Costs related to hiring of legal, accounting, consulting, payroll, etc. services not 100% attributed to a single program.
Programs	Costs directly related to ESD programs.
Staff	Costs associated with staff not 100% attributed to a single program.



# Programs

This section provides details and financial information for the programs funded by Lloyd ESD's property management license fee. Statistics regarding the effectiveness of these programs can be found in a later section.

# Programs – Go Lloyd

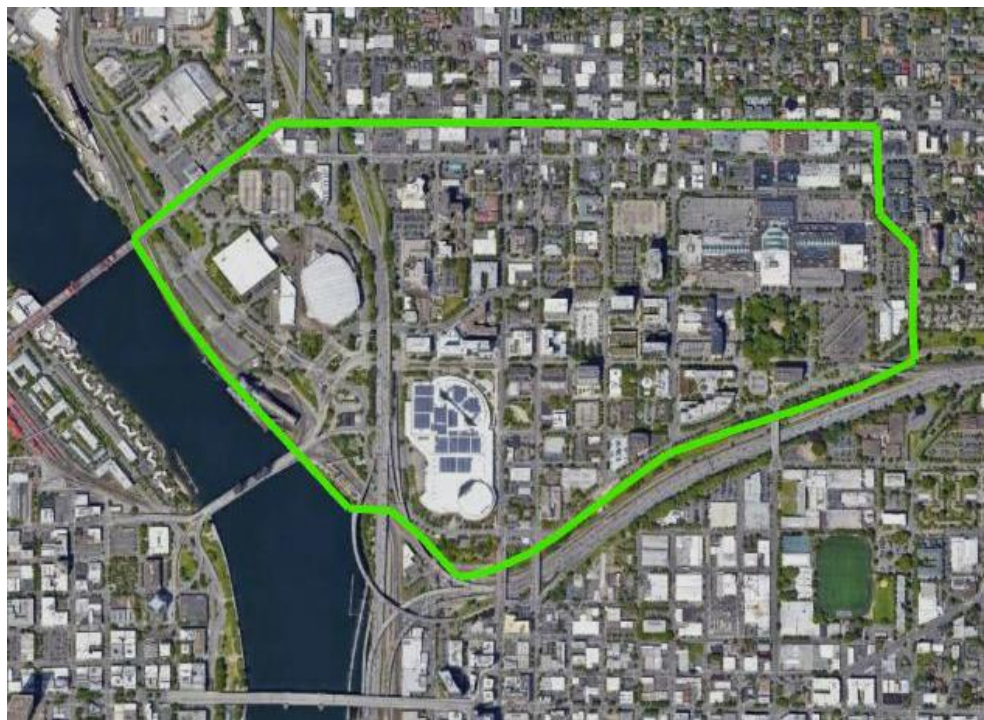
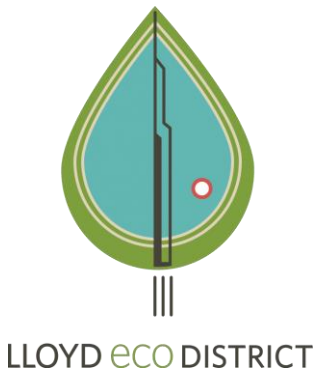


	2020-21	2021-22	2022-23
Budget	184,073	189,595	195,250
Actual	184,072	189,594	N/A

- Lloyd ESD provides Go Lloyd with funds to support its programs related to improving the use of alternative commuting options, such as public transit, biking, walking, and carpooling.
- This is in addition to the funds paid to Go Lloyd for management and administrative services.
- Go Lloyd is a Transportation Management Association, a public/private partnership formed to address local transportation issues and foster economic development.
- The Lloyd neighborhood has one of the highest transit ridership rates in the City of Portland.
- Further information on Go Lloyd programs can be found in the Related Organizations section.



# Programs – Lloyd EcoDistrict

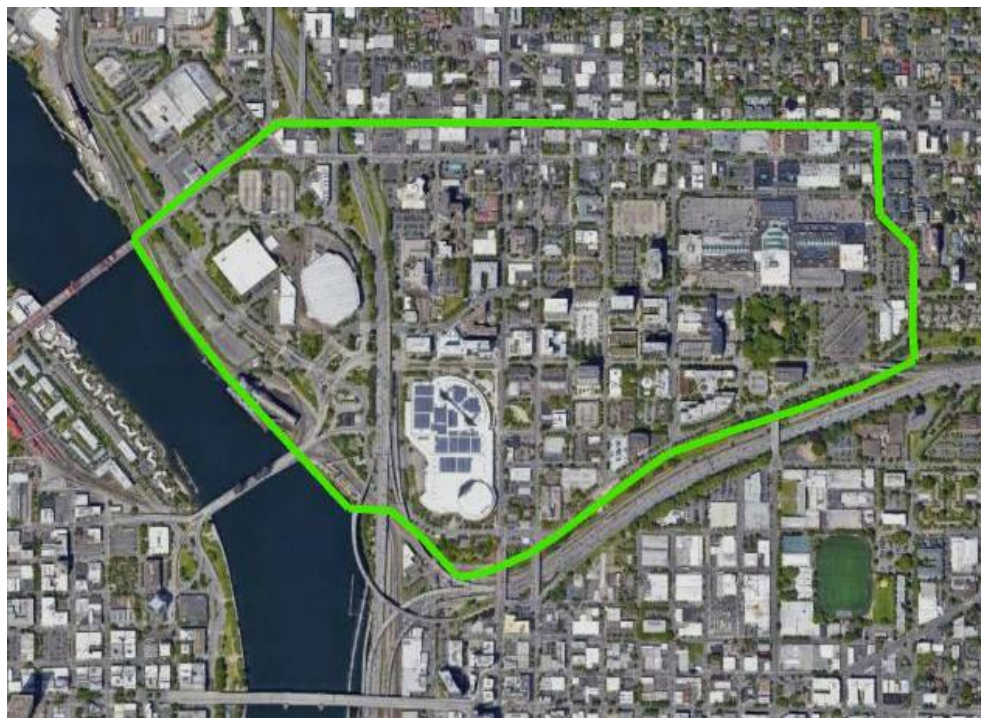


	2020-21	2021-22	2022-23
Budget	170,905	176,032	176,000
Actual	170,905	176,032	N/A

- Lloyd ESD provides the Lloyd EcoDistrict with funds to support its programs related to pioneering collaborative community-scale approaches for social and environmental issues.
- Primary focus areas of the Lloyd EcoDistrict include the creation and maintaining of urban green spaces to benefit pollinators, improving livability for all residents, including the houseless, and improving the efficient use of energy and water within the district.
- The Lloyd EcoDistrict is the most prominent and active ecodistricts in the City of Portland.
- Further information on Lloyd EcoDistrict programs can be found in the Related Organizations section.



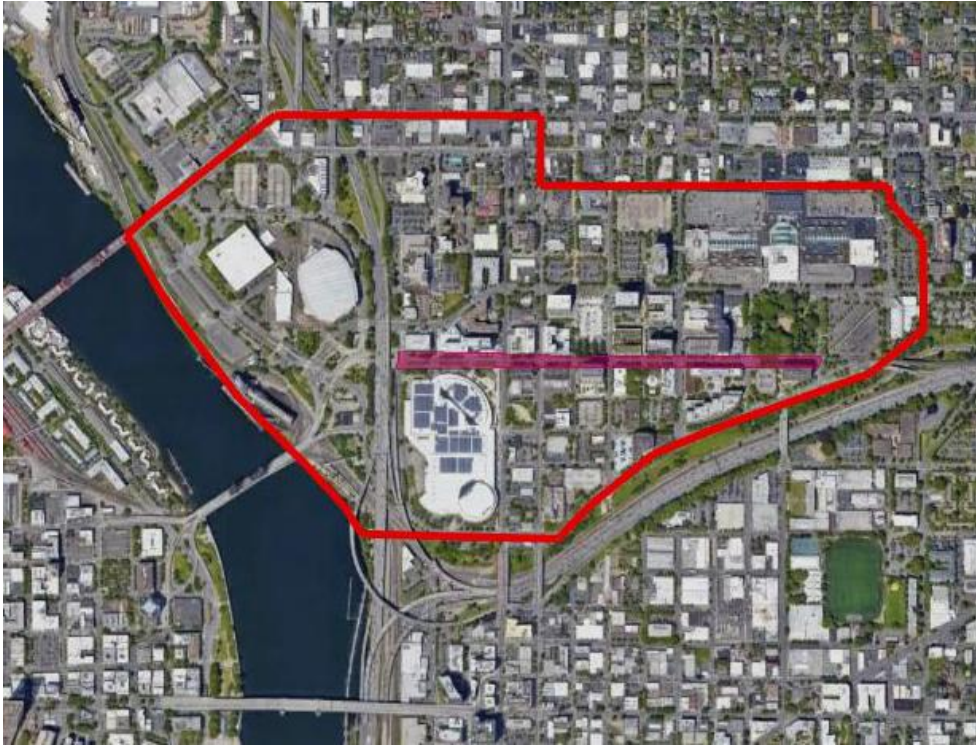
# Programs – Lloyd Community Association



	2020-21	2021-22	2022-23
Budget	10,000	10,000	10,000
Actual	10,000	10,000	N/A

- Lloyd ESD provides the Lloyd Community Association with funding for part-time staffing which is provided by Venture Portland.
- The Lloyd Community Association is the neighborhood association for the Lloyd neighborhood.
- The primary purpose of the neighborhood association is to provide an avenue for businesses, residents, and non-profits within the District to work together and engage City government on issues affecting the neighborhood.
- Further information on Lloyd Community Association programs can be found in the Related Organizations section.

# Programs – Holladay Street Landscaping



	2020-21	2021-22	2022-23
Budget	15,698	16,059	16,400
Actual	11,705	11,649	N/A

- Since 2006, Lloyd ESD has worked in partnership with PBOT to coordinate maintaining the landscape islands on NE Holladay Street from NE 1<sup>st</sup> Avenue to NE 13<sup>th</sup> Avenue (shaded area on map).
- Lloyd ESD maintains the islands between lanes on the street, including planting, leaf removal, irrigation, and bark dusting.
- Lloyd ESD also removes litter from NE Holladay Street via subcontract with Pacific Landscape Management
- The goal of the program is to improve the appearance of the streetscape, making Holladay a more visually appealing and welcoming transportation corridor.



# Programs – Special Projects



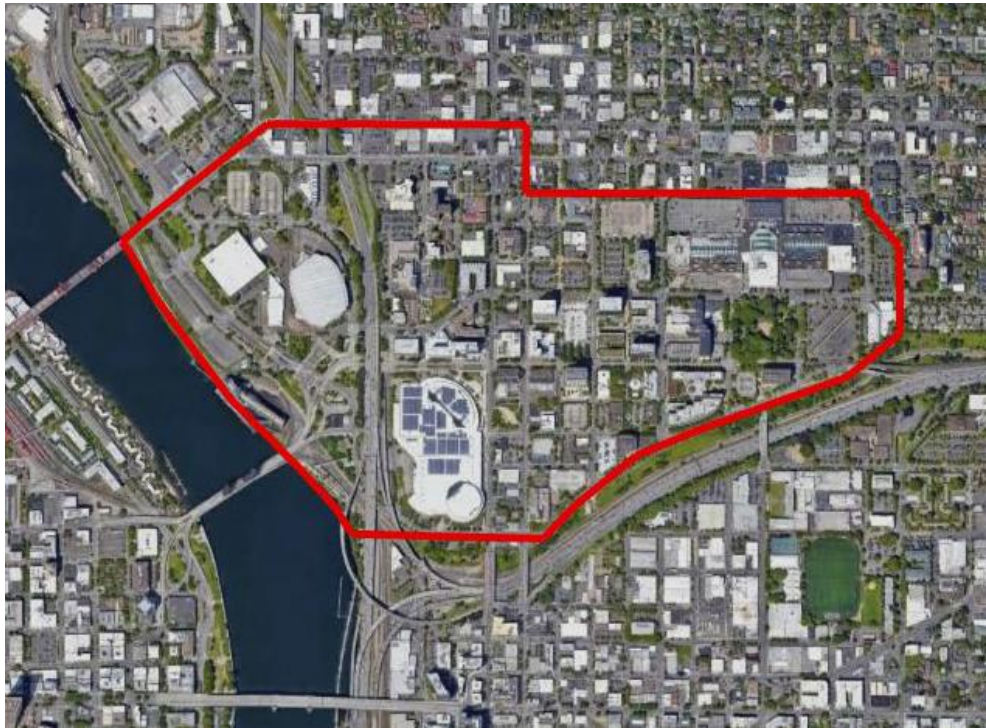
	2020-21	2021-22	2022-23
Budget	0	0	25,000
Actual	0	6,110	N/A

- Special projects are one-time expenses for specific projects which benefit the District.
- In 2021-22, this included funds for a community mural project headed by the Lloyd Community Association and the hanging of street banners throughout the District.
- In 2022-23, expected special projects include a joint enhanced service district marketing effort and funding for additional murals to help in suppressing graffiti issues.

# Programs – Focused Promotion <Defunct>



	2020-21	2021-22	2022-23
Budget	0	10,000	0
Actual	0	0	N/A



- Funding was meant to go towards District promotion efforts, such as updates to the website, the hanging of street banners, handing out window clings, etc.
- Due to the pandemic, it was decided that this was not the best use of these funds at the time.



# Programs – Neighborhood District Attorney <Defunct>

	2020-21	2021-22	2022-23
Budget	75,000	75,000	0
Actual	56,250	0	N/A

- *This program is no longer active.*
- Support for the Multnomah County Neighborhood District Attorney (DA) program via paying for 50% of the cost of a deputy district attorney's position and office space within the Lloyd neighborhood.
- Starting in 1990, Multnomah County's Neighborhood DA program embedded DA's into neighborhoods to work with community policing units, business groups, and residents to reduce quality of life crimes, which traditionally were viewed as low priority by the criminal justice system.
- Instead of simply focusing on an individual case-by-case basis, they also attempted to solve community crime problems by implementing environmental and systemic remedies.
- At one time there were a total of six Neighborhood District Attorneys working throughout Multnomah County.
- The program began to be phased out in 2017 due to Multnomah County budget cuts.
- It was replaced by the Strategic Prosecutions Unit, which focuses more on using data and statistics to identify high volume system users throughout the central core of Portland.
- Lloyd ESD continued to provide funding for vestiges of the program until early in 2021-22.

# Programs – Neighborhood Contact Office <Defunct>

	2020-21	2021-22	2022-23
Budget	20,259	0	21,493
Actual	0	0	N/A

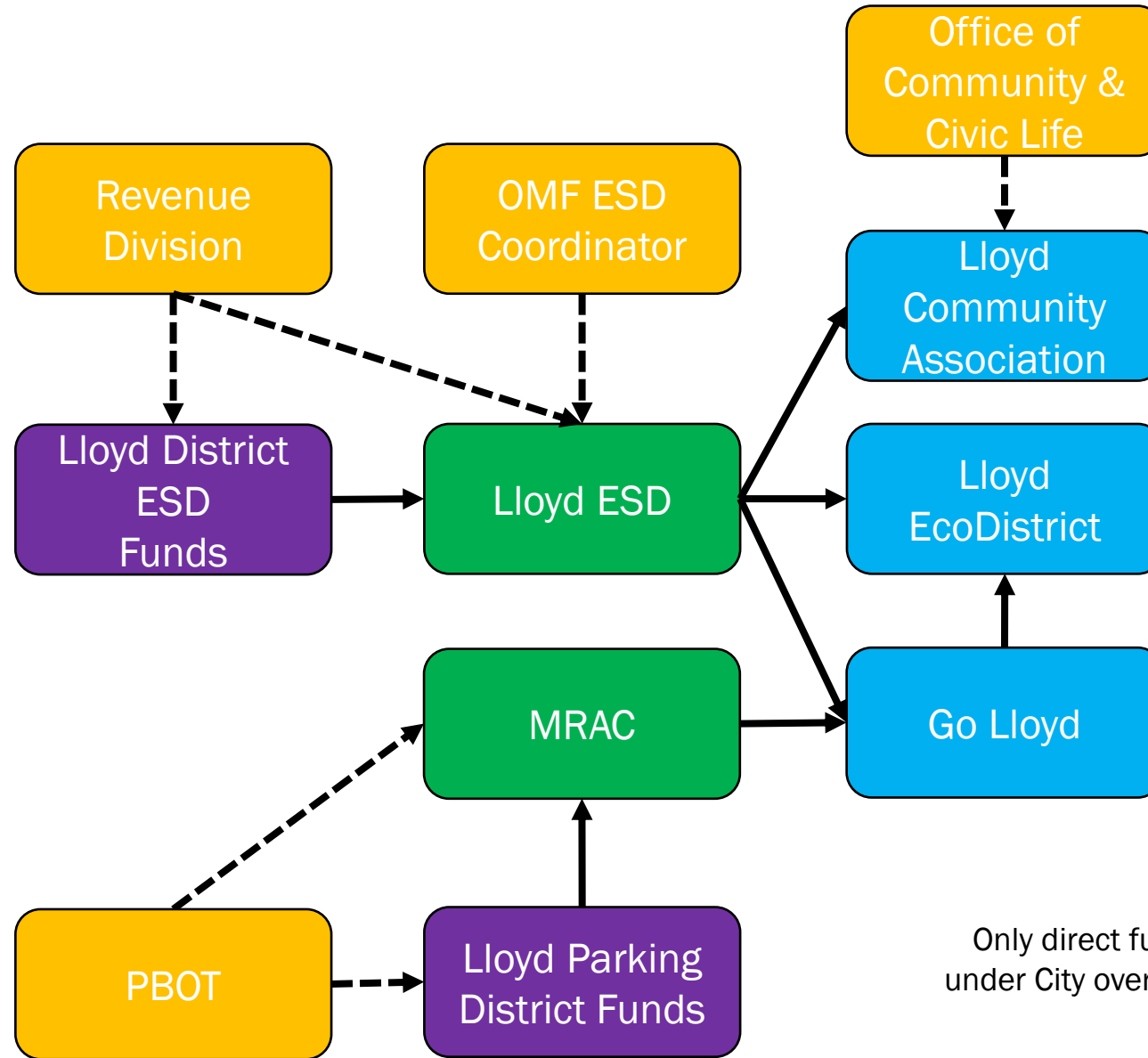
- *This program is no longer active.*
- Until 2020-21, Lloyd paid a portion of the expenses of maintaining a PPB Contact Office in the Lloyd neighborhood.
- PPB Contact Offices were spaces in various neighborhoods, often staffed by volunteers, which officers could use to write reports and meet with community members.
- Contact offices were first established as part of the PPB's community policing initiatives in the 1990s. Various businesses, residents, and organizations would support the establishment of contact offices in their neighborhoods in the hope of alleviating issues of crime.
- At one point there were as many as 21 contact offices across the City, but these largely disappeared during the 2010s due to City budget cuts, lack of support, and staffing issues.
- The contact office in Lloyd was also used for monthly Lloyd Public Safety Committee meetings, where the Neighborhood DA would facilitate discussions between local law enforcement, security providers, area residents, and other interested parties.
- Goal was to collectively target and alleviate public safety threats in the neighborhood.
- Lloyd was the last active contact office in the City of Portland.
- Money currently budgeted for this program is a line item held as a potential liability if Lloyd is asked to participate in shared rent for the space.



# Related Organizations

The following section gives details on related organizations which receive ESD funds from Lloyd ESD or give funds to the same programs. These organizations include the Lloyd Parking District, Go Lloyd, the Lloyd EcoDistrict, and the Lloyd Community Association.

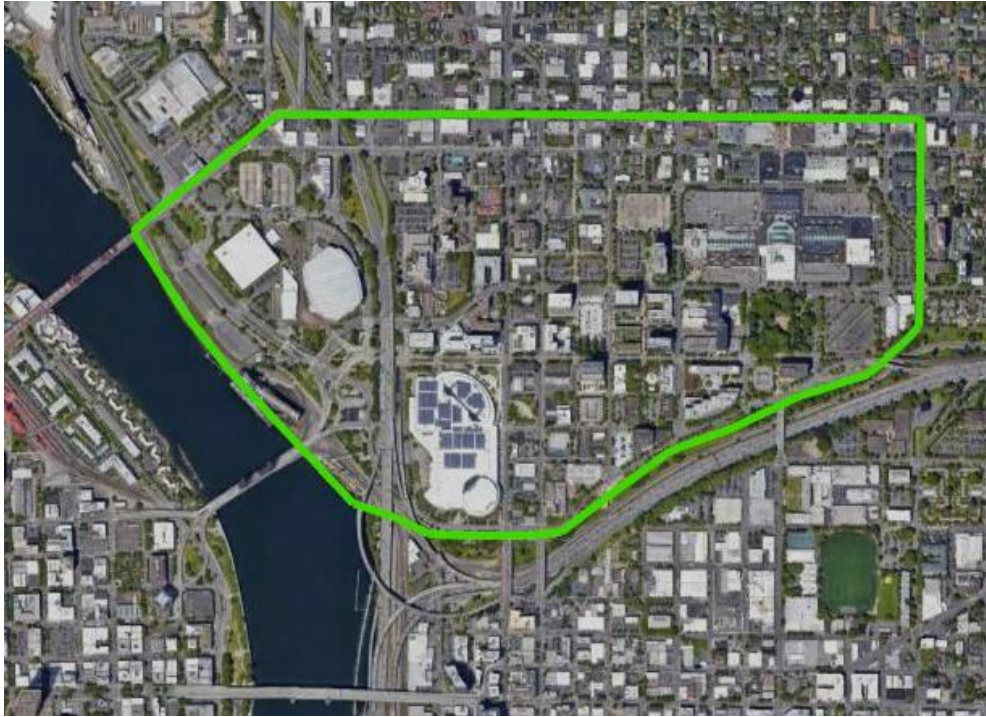
# Lloyd Organizational Relationships



Only direct funding sources under City oversight are shown.

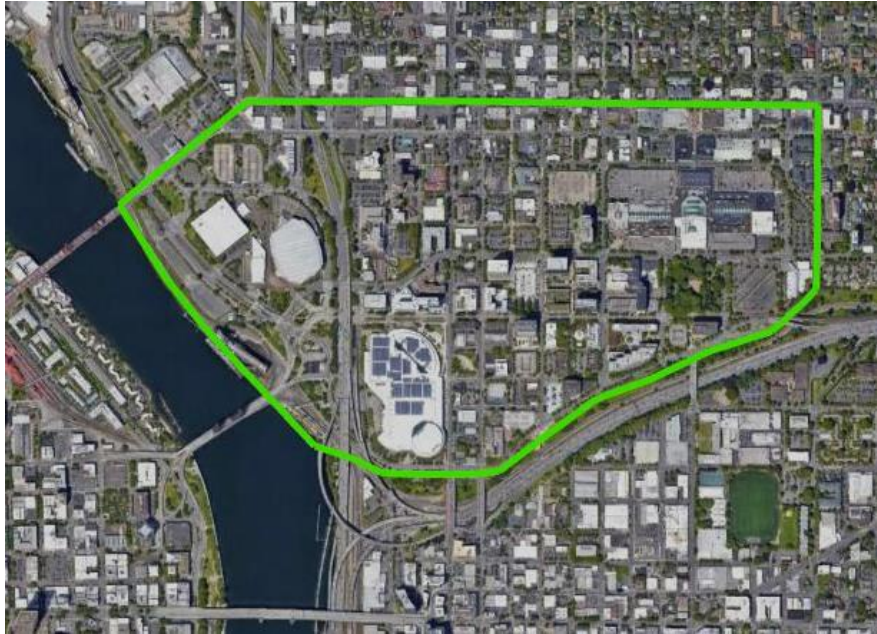


# Lloyd Parking District



- The [Lloyd Parking District](#) was created in 1997.
- Regulated by [City Code 16.20](#).
- Overseen by Portland Bureau of Transportation (PBOT).
- Funded by Net Meter Revenue (NMR) program. Annual collection ranges between \$400,000 to \$500,000. with a sharp decline since COVID.
- The [Meter Revenue Allocation Committee](#) (MRAC) recommends transportation programs and projects to be funded within the District which then have to be approved by PBOT.
- The MRAC is made up of volunteer community members who live, work, or own property within the parking district. It is managed by Go Lloyd.
- Some MRAC programs are managed by the Go Lloyd and some are managed directly by PBOT.
- The use of MRAC funds is outlined in an annual memorandum of understanding (MOU) between PBOT and MRAC.

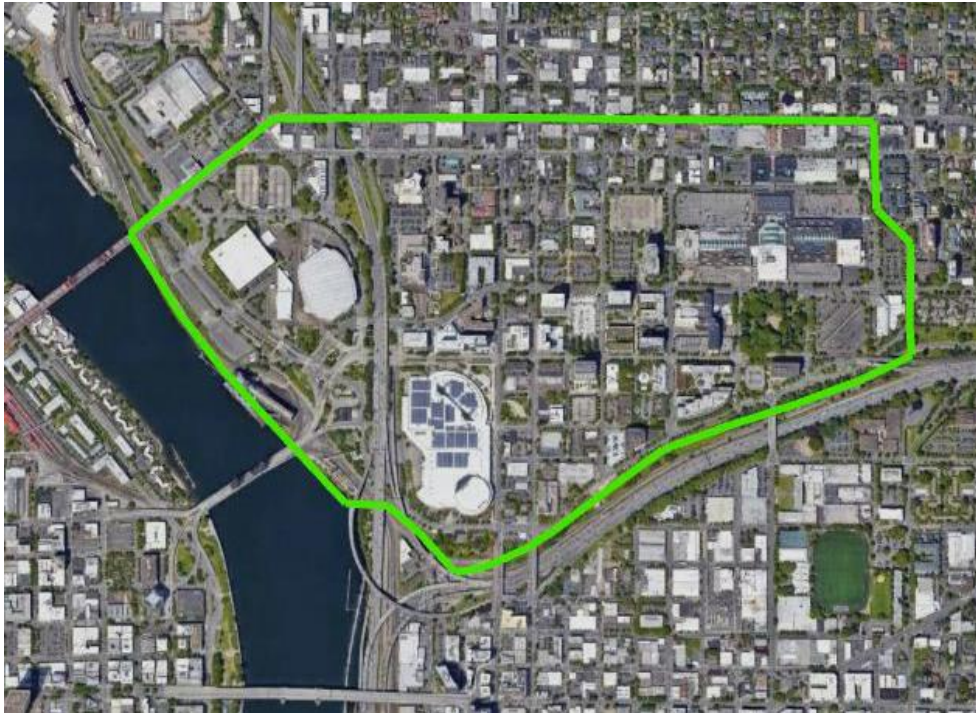
# Lloyd Parking District – Net Meter Revenue



- The Net Meter Revenue (NMR) program involves funds collected from parking meters within the District minus the expenses of installing, maintaining, and managing the meters.
- 49% of these funds are put into PBOT's general fund and 51% is given to MRAC for transportation related programs and projects within the District.
- Regulated by Binding City Policy [TRN 3.112](#) which was recently amended by [Ordinance 190570](#). Further information provided by the [Parking Management Manual](#).
- Funds can be used for transportation demand management programs, promotion of projects and programs, construction and maintenance of non-standard improvements in the right of way, improvements which encourage travel modes other than single-occupancy vehicles, short-term off-street parking, and development of local area transportation plans.
- Up to 25% of annual NMR can be used for cleaning of public right of way, but only if there are matching funds from other sources.

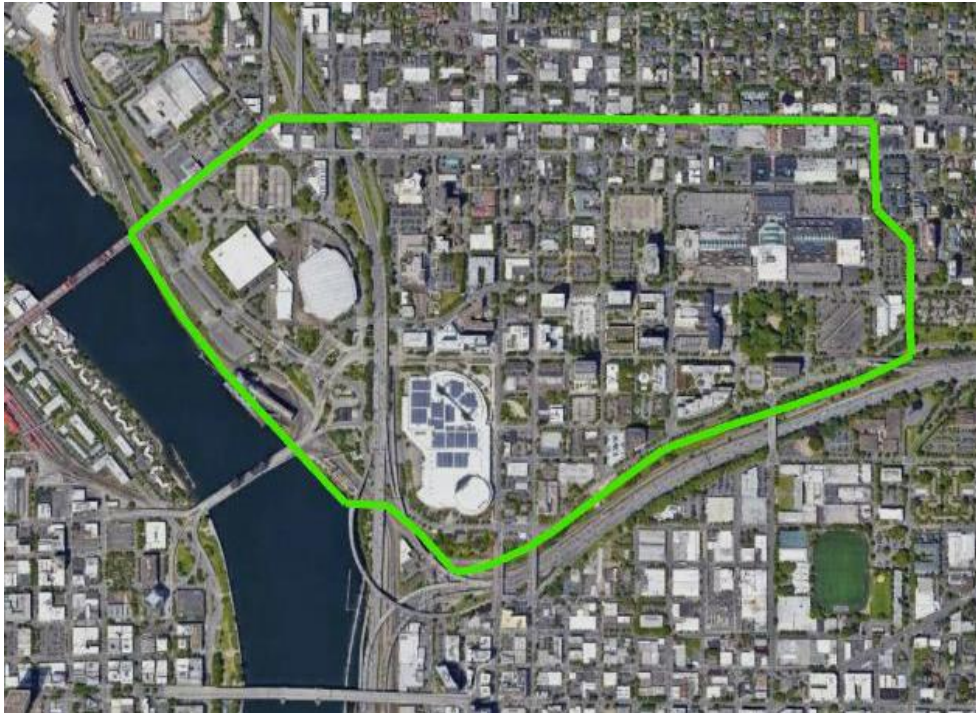


# Go Lloyd



- [Go Lloyd](#) is a 501(c)(6) nonprofit Transportation Management Association (TMA) created in 1994.
- TMAs are public/private partnerships formed so that employers, developers, building owners, and government entities can work collectively to establish policies, programs, and services to address local transportation issues and foster economic development within a specific geographic area.
- Funded by the Lloyd ESD, the Lloyd Parking District, and revenue from the sale of TriMet Universal Passes within the area. Annual income ranges between \$400,000 to \$600,000.
- Go Lloyd provides administrative services to MRAC and Lloyd ESD.
- Go Lloyd is overseen by a 22-member volunteer board, including 4 non-voting members, made up of residents and representatives of businesses within the area, as well as representatives from PBOT, TriMet, the Lloyd EcoDistrict, Prosper Portland, and Portland Streetcar.
- Board officers include a Chair, Vice Chair, Treasurer, and Secretary.

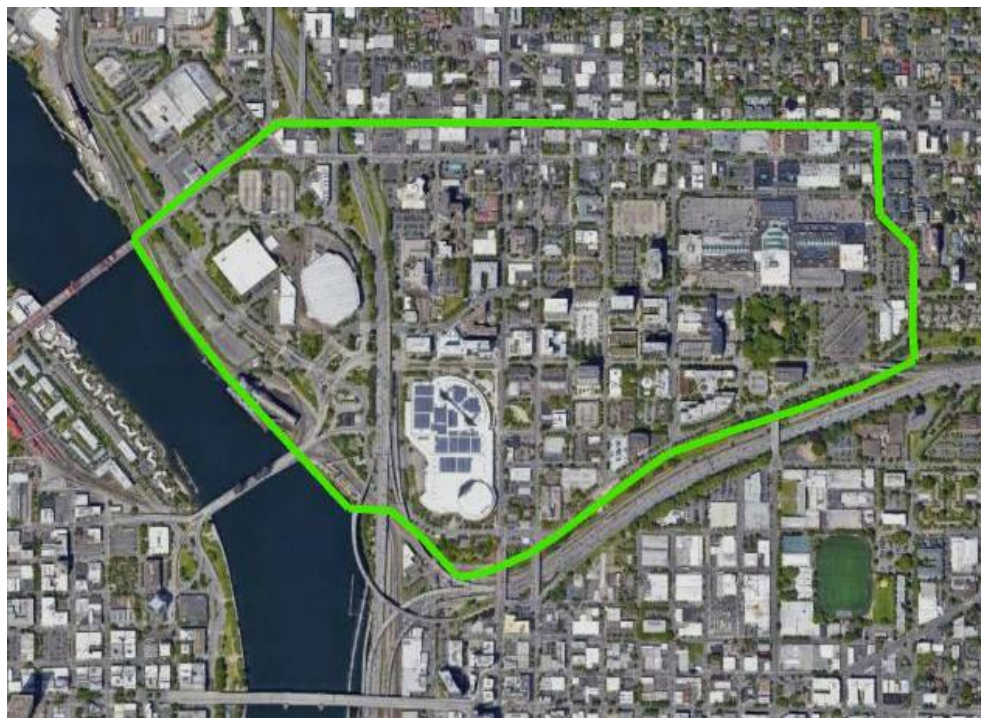
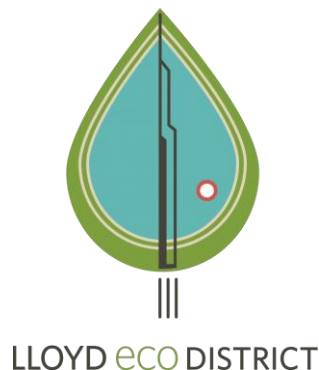
# Go Lloyd



- Go Lloyd has five employees focused on program management and stakeholder outreach.
- Go Lloyd's largest program is administering TriMet's flat-rate Lloyd Universal Transit Pass program, which sells annual transit passes discounted based upon the collective ridership rate of participating businesses. Some 28 businesses, representing nearly 4,000 employees, currently participate.
- Go Lloyd provides educational resources meant to help people transition from driving alone to using transit, biking, walking, and carpooling.
- Go Lloyd operates a transportation store which sells transit fares and bike gear and provides informational brochures and maps.
- Bike related programs include a helmet loaner program, the installation and improvement of bike infrastructure, free biking promotion events, and the Lloyd Cycle Station, which includes 600 secure bike parking spaces, showers, and lockers.
- Other programs include art installations throughout the area, weekly trash collection volunteer events with SOLVE, and overseeing many MRAC programs.

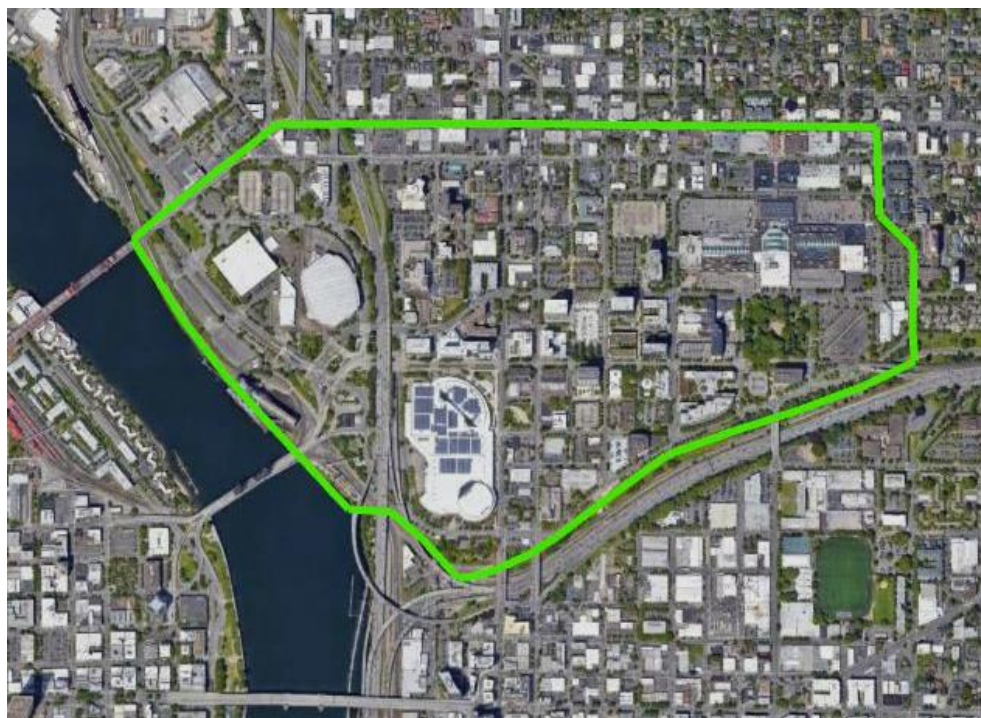
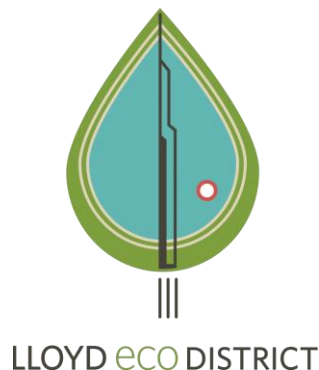


# Lloyd EcoDistrict



- The [Lloyd EcoDistrict](#) is a 501(c)(3) community development nonprofit created in 2009.
- Funded 55-65% by the Lloyd District ESD with the remainder coming from the Lloyd Parking District, donations, and grants.
- The purpose of the EcoDistrict is to pioneer collaborative community-scale solutions for social and environmental health, bringing together residents, organizations, and businesses in Lloyd to educate, set goals, aggregate resources, and catalyze action.
- The EcoDistrict primarily functions by creating volunteer and grant funded opportunities to improve sustainability and equity.
- The EcoDistrict is overseen by a 10-member volunteer board made up of people who live, work, or own property in the Lloyd neighborhood.
- Board officers include a President, Vice President, Treasurer, and Secretary.
- The EcoDistrict has two employees focused on outreach and program management.

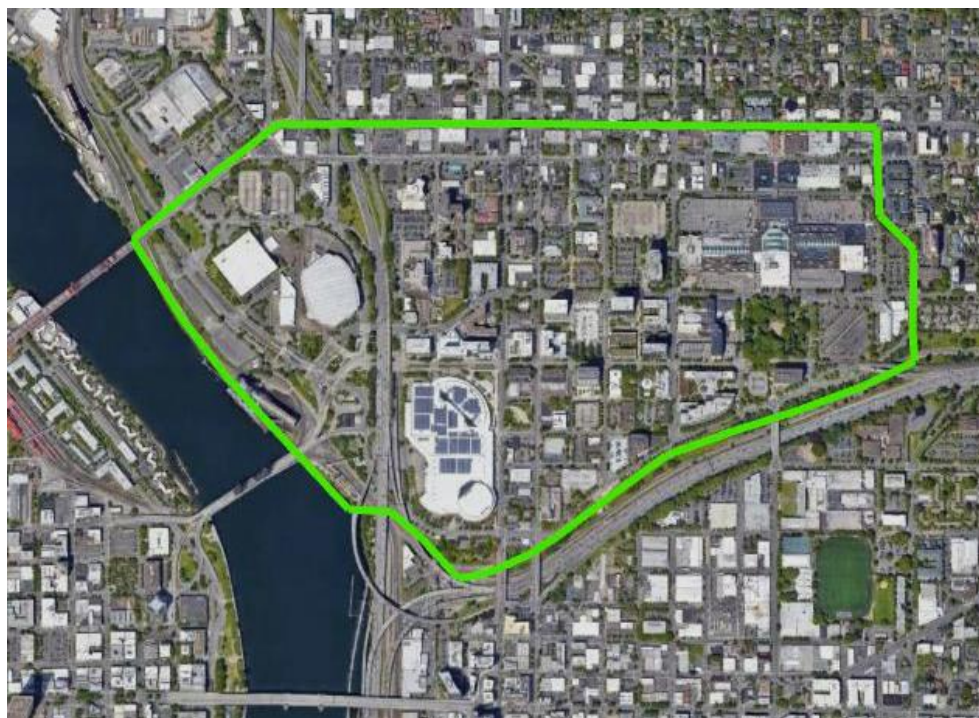
# Lloyd EcoDistrict



- EcoDistrict programs are divided into three categories: Pollinator Placemaking, Residence Resilience, and Path to Decarbonization.
- Pollinator Placemaking focuses on creating biologically diverse urban greenery. Projects include repairing and maintaining Peace Memorial Park, maintaining planters and public art along NE Multnomah Boulevard, and providing education programs on the importance of pollinators and native greenery.
- Residence Resiliency focuses on improving livability for all. Projects include volunteer projects and donations to support the Right 2 Dream Too houseless rest village, development of the Keaton Otis memorial, repair and upkeep of intersection murals, and the development of emergency preparedness programming and education for residents.
- Path to Decarbonization focuses on improving resource efficiency. Projects include energy and water efficiency and materials management education opportunities, setting benchmarks via monitoring utility data, and a lighting retrofit program.

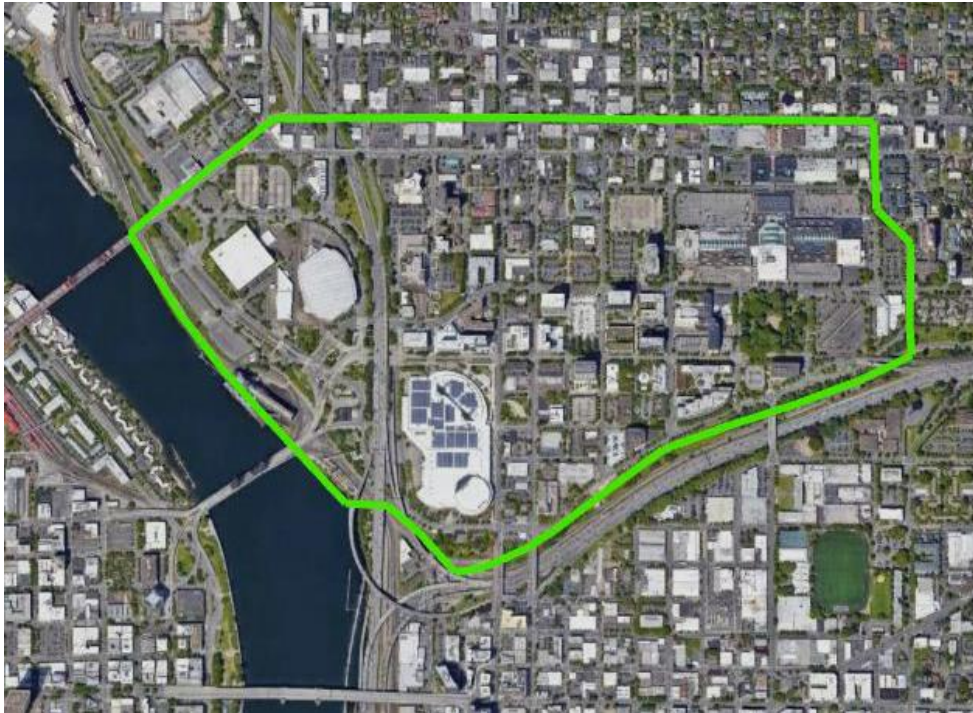


# Lloyd Community Association



- The [Lloyd Community Association \(LCA\)](#) is the Portland neighborhood association for the [Lloyd neighborhood](#).
- Regulated by [City Code 3.96.030](#).
- Overseen by the Office of Community and Civic Life (Civic Life).
- Funded by Civic Life and other public and private grants, voluntary business member dues, and newsletter subscriptions. Also receives funding from the Lloyd District ESD for staff support.
- The purpose of the LCA is to provide an avenue for businesses, residents, and non-profits within the District to work together and engage City government on issues affecting them.
- Primary focus areas are promoting and enhancing the neighborhood's desirability and livability, enhance a sense of community and common identity, organize and improve crime prevention efforts, open lines of communication, and provide an open process to involve community members in the affairs and issues affecting the neighborhood.

# Lloyd Community Association



- The LCA is overseen by a 10-member volunteer board of directors including residents, business owners, and representatives of Go Lloyd and the Lloyd EcoDistrict.
- Board officers include a President, Vice President, Treasurer, and Secretary.
- Meetings are held monthly and are open to the public.
- Membership is open to any resident, business, property owner, government entity, or non-profit within the neighborhood.
- Any member is allowed to serve as and vote for board positions as long as they attend 25% of meetings over the previous 12 months.