

## IMPACT STATEMENT

**Legislation title:** Authorize Central Eastside Interim Commercial Off-Street Parking Pilot Program (Ordinance, waive Title 33)

**Contact name:** Grant Morehead

**Contact phone:** 503-823-9707

**Presenter name:** Grant Morehead

**Purpose of proposed legislation and background information:**

Removing regulatory barriers that prohibit “shared use” of parking stalls is a main concept in PBOT’s Citywide Parking Strategy, which has been under development since late 2014. In the Central Eastside, this idea has been a major theme in the overall parking management strategy for the district for over 3 years.

In 2012, PBOT worked with local stakeholders to develop the Central Eastside Parking Management Plan. The plan included a district-wide parking utilization survey, which found that on-street parking reaches full occupancy as early as 8 AM on weekdays, and remains full for most of the work day. Simultaneously, off-street parking was observed to be heavily underutilized: only about 60% occupied during the mid-day peak hour. This represents between 3,000 and 4,000 unused off-street parking stalls. The reason for this is the zoning code (Title 33): The Central City Plan District (33.510) regulates off-street parking, and stipulates that most off-street parking in the Central Eastside must be operated as *accessory parking* (used exclusively by tenants of the adjacent building) on weekdays from 7 AM until 6 PM. The Central Eastside Parking Management Plan recommended pursuing code changes to allow more efficient use of existing parking supply throughout the district.

In 2014, PBOT updated the parking occupancy study and noted that parking was even more fully subscribed on weekday mornings and afternoons than it was in 2012. During that time, the Central City 2035 Southeast Quadrant Plan Stakeholder Advisory Committee (SAC) was convening approximately once per month, to develop a new 20-year land use and transportation plan for the district. Parking was a key consideration, and pursuing the necessary code changes to allow and encourage the more efficient use of existing parking was again a recommendation from the committee. Code changes are under development currently as part of Central City 2035 and are expected to be before City Council sometime in 2016.

In Resolution 37147, adopting the Southeast Quadrant Plan, City Council directed PBOT to initiate and manage a Commercial Parking Pilot Program in the Central Eastside to allow existing off-street surface parking facilities to be used by employees and residents of the district. This Ordinance implements that directive as an interim measure, while the permanent code changes are developed through the Central City 2035 process.

**Financial and budgetary impacts:**

There is no budgetary impact to this Council action. PBOT’s Parking Operations group has staff dedicated to implementation of the Central Eastside Parking Management Plan, and the Commercial Parking Pilot Program fits within their existing work plan, scope, and budget.

**Community impacts and community involvement:**

There is broad support for the Commercial Parking Pilot Program and no known opposition. There has been extensive public outreach since 2012 related specifically to this issue, in three separate public processes. The Central Eastside Industrial Council’s Transportation and Parking Advisory Committee (TPAC) is a standing group that works closely with PBOT staff on the ongoing implementation of the recommendations from the Central Eastside Parking Management Plan. The TPAC includes business and neighborhood representatives, was closely involved with the development of the plan in 2012, was represented on the SE Quadrant Plan SAC, and will remain a partner in the implementation of the Commercial Parking Pilot Program. The SE Quad SAC also had broad representation from affected neighborhoods within the Central Eastside, beyond the TPAC membership. In addition, the TPAC and eastside neighborhoods are represented on the SAC for the Central City Parking Policy update, part of PBOT’s Citywide Parking Strategy, which is developing permanent zoning code amendments.

**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

KK 9-30-15