

From: B BADRICK [mailto:wbadrick@hevanet.com]

Sent: Saturday, August 06, 2016 11:50 AM

To: Planning and Sustainability Commission <psc@portlandoregon.gov>

Subject: CC2035 Plan Testimony

Hello, Here is my Testimony the for CC2035 Plan for re-zoning the historic dock building at 1300 N. River Street.

In keeping with the City of Portland's Intent to create and support active River Uses, we propose to make a public facility with a rooftop park.

I am Bill Badrick at 1722 NW Raleigh St. PDX, OR.

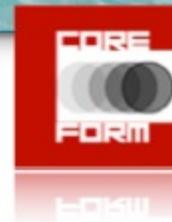
Central City 2035 Request for Zoning Change From IG to EX

1300 n. River St. 77,000 Sq. Ft. will house History Collection a 501 C3 Non Profit Museum, Kayaks for Kids, a free access to get families on the water, and a rooftop park. We will host a floating family-friendly cafe barge, and a public swim float in the Willamette River. We will create 56 jobs in the CC. Per CC2035 [below]

- From General Employment (EG1 or EG2), General Industrial (IG1) or Heavy Industrial (IH) to Central Employment (EX): These changes are being made in the Central Eastside around the new light rail stations and a few other locations so that more flexible employment uses can be accommodated.



CoreForm
1722 NW Raleigh St.
Portland, OR. 97209
503 224 5117



WILLAMETTE RIVER: CENTRAL REACH

Urban Design Concept

DRAFT 01/21/14

1300 River St.

CENTENNIAL MILLS

- Mixed-use, open space and river access opportunities
- NW 10th and Pettygrove green streets provide human access and upland habitat connections
- Fish habitat sustained and enhanced

McCORMICK PIER

- Touch the river
- Greenway trail reconfiguration and improved bank habitat

TOM McCALL WATERFRONT PARK

- Commercial activity such as small retail kiosks at nodes
- Downtown retail core connected to the waterfront
- Bicycle and pedestrian conflicts to and within park addressed
- More year-round and evening activities and events
- More human access to the river
- A variety of new unique gathering spaces, recreation and play areas

HAWTHORNE BOWL

- Seasonal swimming co-exists with fish migration
- Public uses and events promoted
- Shallow water fish habitat sustained and enhanced
- New amenities and activities include restrooms and café

RIVERPLACE MARINA

- New commercial boat and light watercraft amenities
- New narrower dock to reduce impacts on fish
- Montgomery green street provides human access and upland habitat connections

SOUTH WATERFRONT

- Urban neighborhood with supportive commercial and recreational opportunities
- Riverbank habitat maintained
- Mixed-use opportunity at Zidell

LEGEND

- Riverfront Attractions with commercial uses
- Potential new riverfront open space
- Human access to water/ swimming
- In-water habitat enhancement and maintenance
- Riverbank restoration, e.g. lay back, soften, plant native vegetation and maintain
- Add native vegetation where possible
- Potential redevelopment
- Potential regional cruise ship docking
- Potential water transit stops with retail activity
- "Green fingers" to the river
- Resolve difficult connection to the river
- Major riverfront activity hub
- Opportunities to provide upper floor access to Eastside bridges
- Enhance Naito Parkway to ease east-west movement toward the river
- Distinct areas/neighborhoods along Central Reach Willamette River Central Reach boundary

- Riverfront Attractions with commercial uses
- Potential new riverfront open space
- Human access to water/ swimming

REACH-WIDE

- Celebrate the river!
- Increased human access to river that is compatible with fish and wildlife habitat
- Art, culture and historic attractions, displays and activities
- Infrastructure to support riverfront uses and visitors
- River commerce increased
- Shallow water habitat maintained
- Strategic bank enhancement and connections to upland habitat

ROSE QUARTER/ CONVENTION CENTER

- Commercial and entertainment opportunity area at a multi-modal hub
- Mixed-use opportunity at Thunderbird site
- New amenities spur boating activity

EASTBANK CRESCENT

- Riverbank reconfigured for public use and habitat
- New light watercraft amenities
- Seasonal swimming co-exists with fish migration

OMSI

- Commercial, cultural and employment opportunities at a multi-modal hub
- Greenway trail changes reduce conflicts, improve access and provide quiet spaces
- New amenities spur boating activity
- Views of Ross Island and Holgate Channel highlighted

1300 River Street

City of Portland Vision Plan

Our Proposed Use blends perfectly with City Vision and Intent



Kayaks For Kids Program

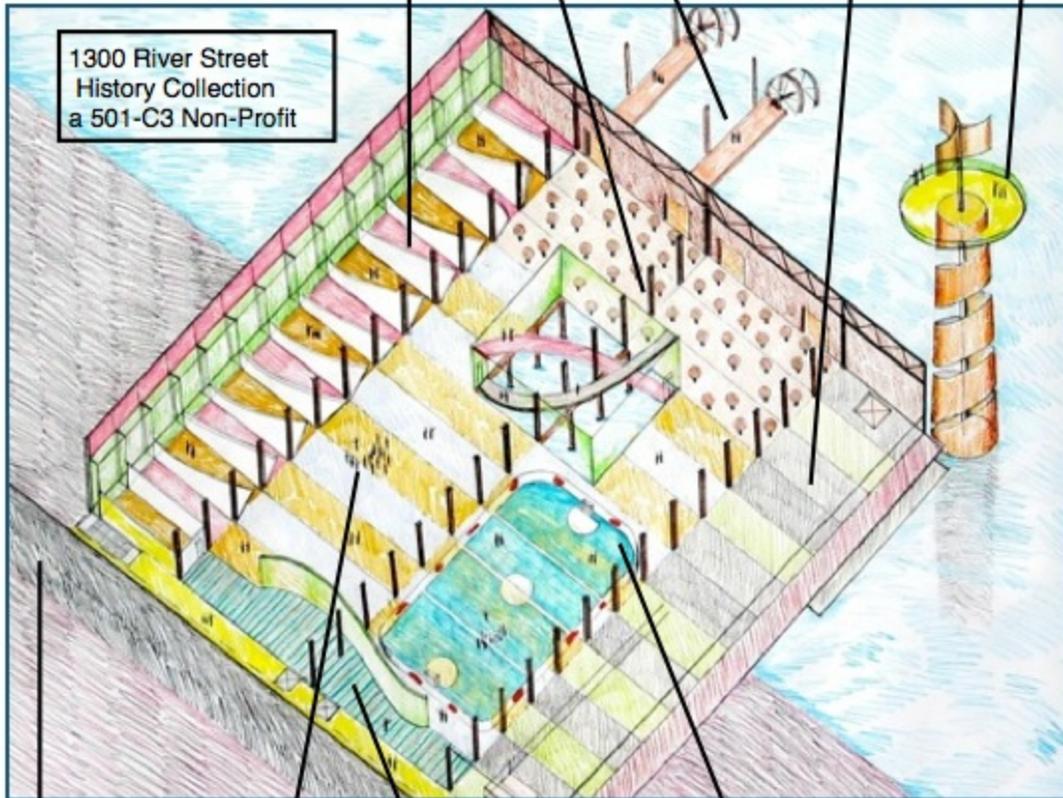
Observation Tower

Waterfront Cafe

Prep Spaces

Historic Vehicle Displays

1300 River Street
History Collection
a 501-C3 Non-Profit



Public
Hall

RIVER STREET

Entry Suite

Hydroponic Garden



Request for Zone Change - IG to Ex - 1300 N. River Street

Central City 2035

Request for Zoning Change From IG to EX



The Interior will be restored and host many public functions and a collection of vintage vehicles



The Public Dock will feature a 2-mast sailing ship and the LCI-713 WW2 Ship, as well as having a public landing dock below the Cafe



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