

East Portland TIF Exploration E205 Avenue Working Group

May 15, 2024



**Portland
Housing
Bureau**

Agenda

1. Welcome
2. Project List, Part 2
 - Priorities from Last Time
 - Percentages
3. Priority Communities
4. Next Steps

Project List, Part 2

- A. Affordable Housing
- B. Commercial Property Acquisition,
Development & Renovation
(includes land banking, small business support and workforce housing)
- C. Arts, Culture and Signage
- D. Recreational Improvements
- E. Infrastructure Improvements



Affordable Housing Priority Themes

For New Rental Development

Family-sized units; Multi-generational options

Near Transit

Ground floor commercial uses along corridor

Mixed Income Housing (Affordable Housing/ Working-Class Housing and Market Rate)

Support Homeownership

Individual Homeownership/ Wealth-Building;

Community Ownership Models

Remove Ownership Barriers

Mobile Home Parks

Opportunistic Land Acquisition

Purchase Current Market Rate Housing and Convert to Regulated Affordable Housing

Houseless Neighbors

Support smaller homes for houseless neighbors, potentially on land banked sites; not congregate shelters

Commercial Development Priority Themes

Development Priorities

Affordable Retail Space; Site Near Community Use Spaces

Physical & Mental Health Services

Affordable Daycare

Culturally-specific grocery and retail

On-site EV Chargers

BIPOC Maker's Market Space

Incubator, Micro-business

Credit Union

Ownership, Home-Based Business

Support Home Based Businesses

Commercial Property Ownership

Community Ownership Models

Opportunistic Land Acquisition

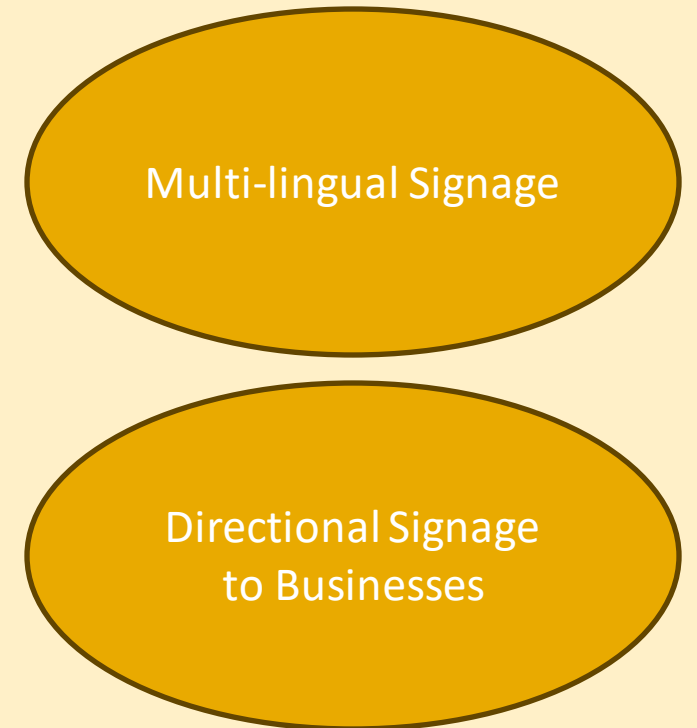
Land Back Opportunities

Arts, Culture & Signage Priority Themes

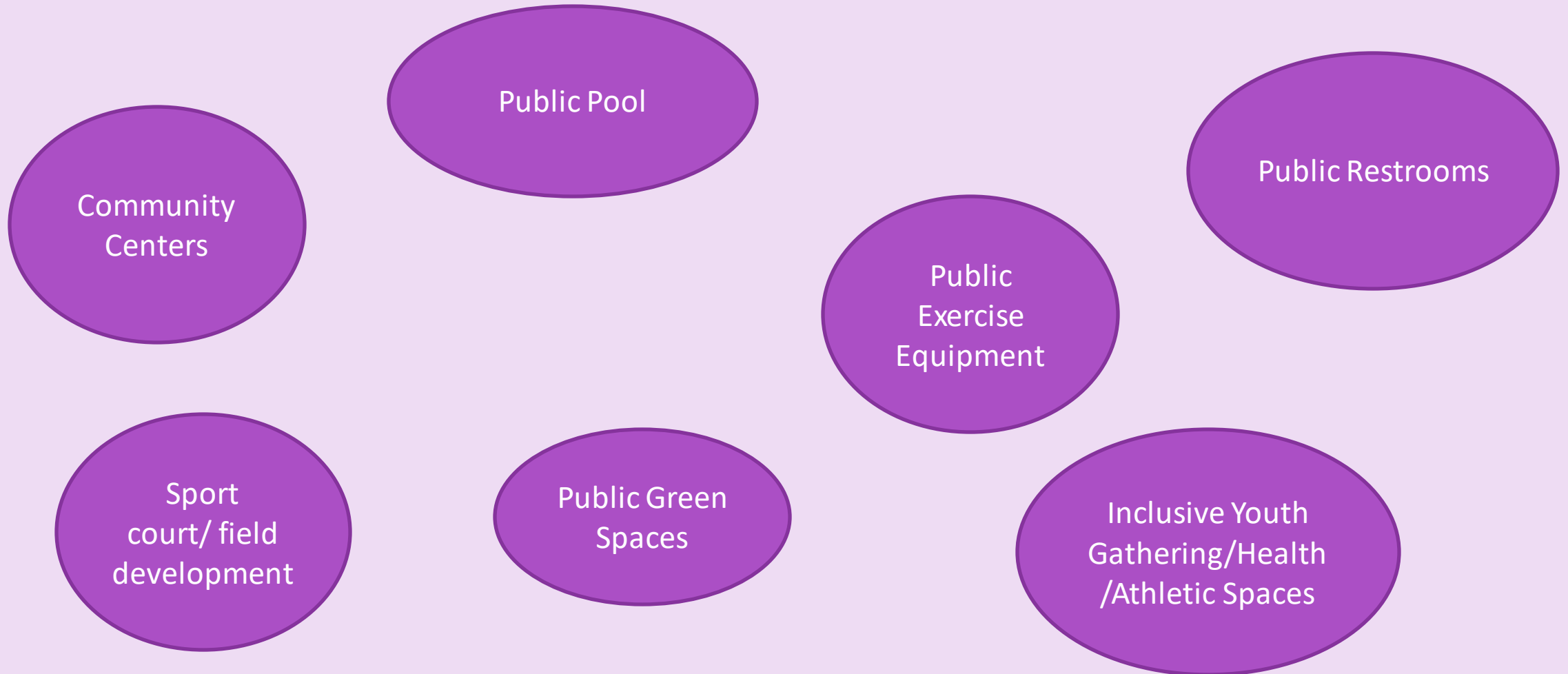
Arts & Culture



Signage



Recreational Improvement Priority Themes



Infrastructure Priority Themes

General Agreement?

Infrastructure
to make small
scale projects
feasible

Pedestrian-
scale Lighting

Targeted street, trail and
sidewalk access
improvements: to
schools, parks,
commercial areas

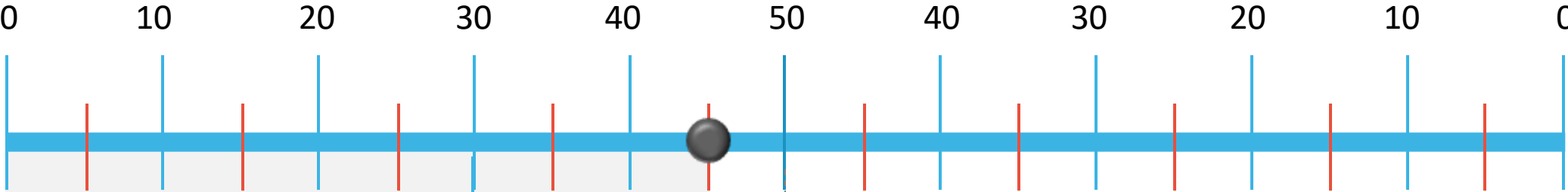
ADA
accessibility

Discussion...

Bike Storage
Lockers

Targeted
Stormwater/
Drainage
Improvements

Priorities Discussion - Allocation



Affordable Housing

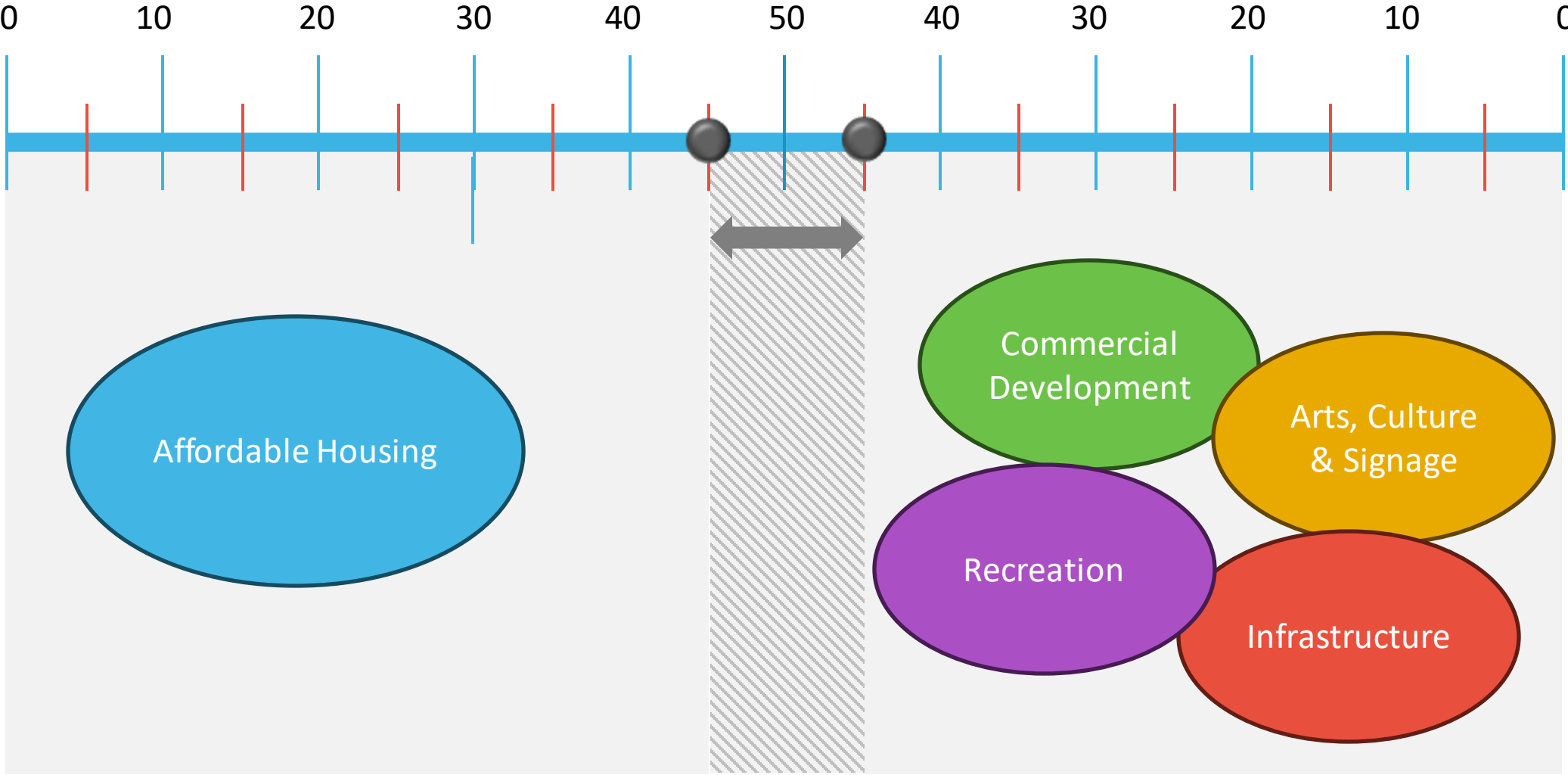
Commercial Development

Arts, Culture & Signage

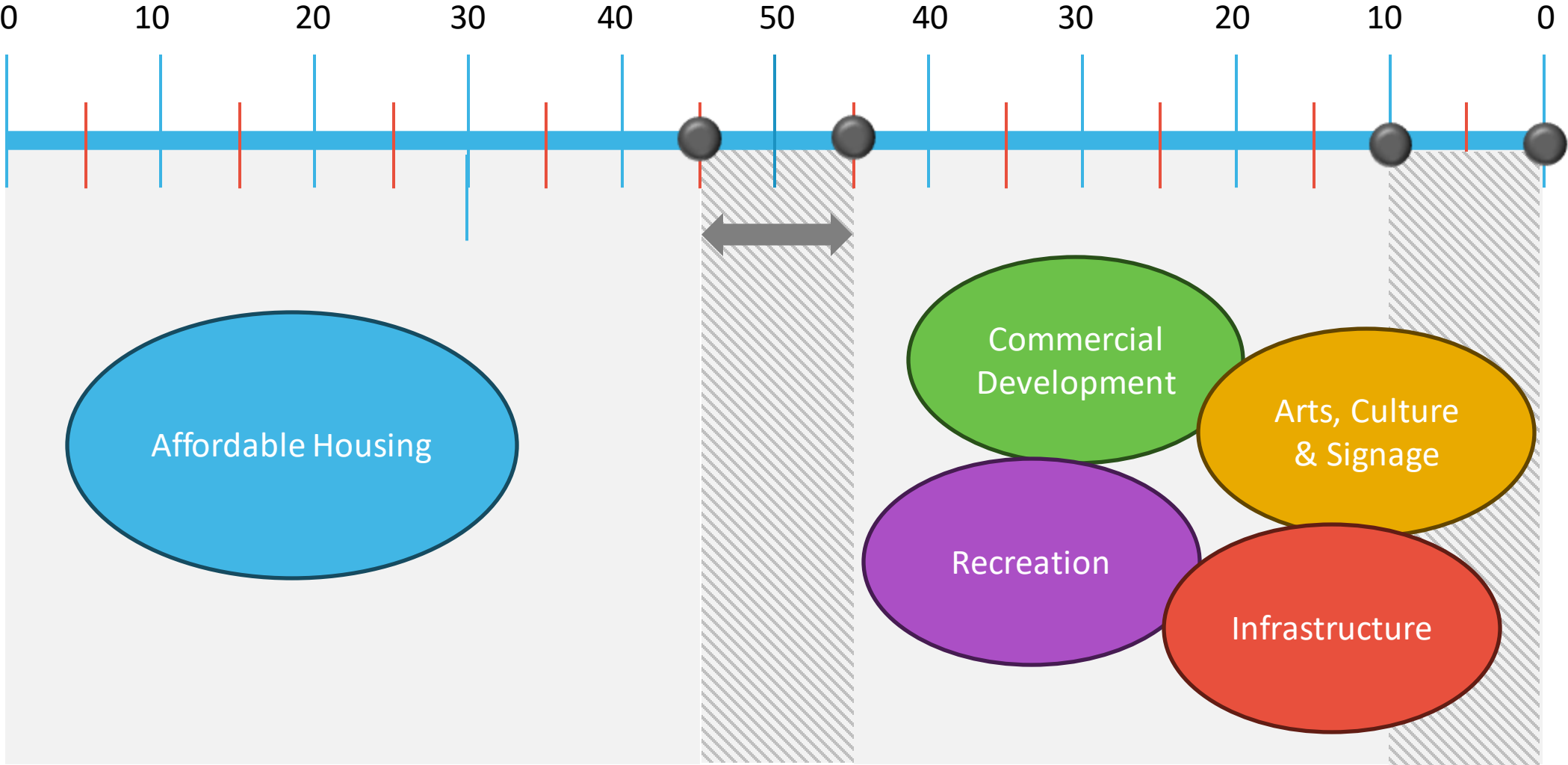
Recreation

Infrastructure

Priorities Discussion - Cully



Priorities Discussion - Infrastructure



Break

Priority Communities

Priority Communities

Related Goals...

Ensure those historically marginalized or economically vulnerable play lead roles

Ensure current residents benefit

Prevent displacement of vulnerable people, communities, businesses and community-based institutions

and Values

Respect for a diversity of experiences and perspectives...no one is left behind

Equity

Diversity, within and between different communities

Inclusivity and Accessibility, including elders and those with disabilities

Who do we want to prioritize?

“Priority Communities” refers to the intended beneficiaries of the E205 TIF District, which are people systemically vulnerable to exclusion from the District due to gentrification and displacement, including African American and Black persons; Indigenous and Native American persons; persons of color; immigrants and refugees of any legal status; renters; mobile home residents; persons with disabilities; low-income people; and houseless people.

**African American
and Black persons**

Renters

Houseless People

**Indigenous and
Native American
persons**

**Mobile Home
Residents**

**Population Groups
Systemically
Vulnerable to
exclusion due to
Gentrification or
Displacement**

Elders

Persons of Color

**Persons with
Disabilities**

**Previously
Displaced Persons**

**Immigrants and
Refugees of Any
Legal Status**

Low-Income People

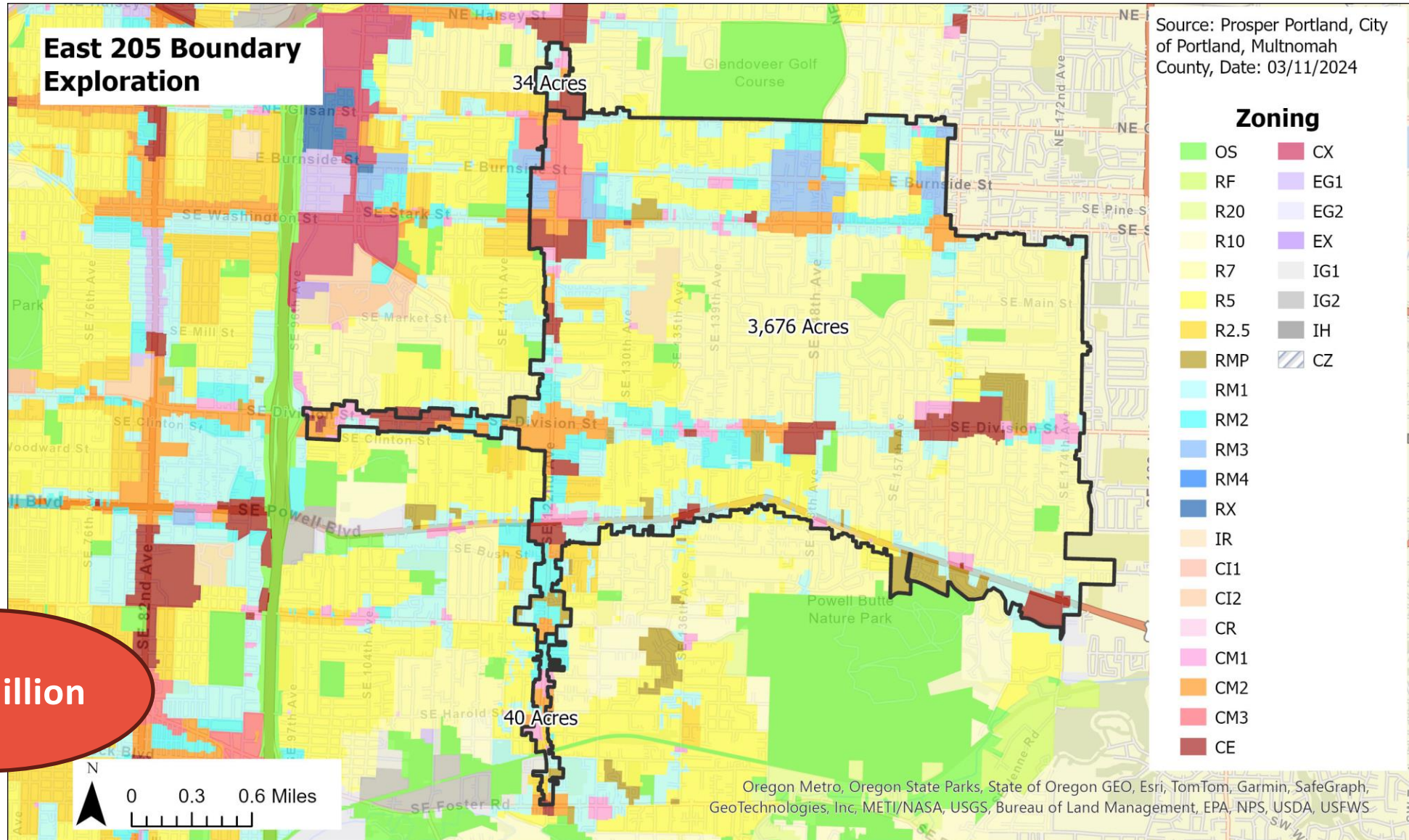
Current Draft Boundary - E205



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Next Steps

June 3 Joint Session – Engagement Findings, Discussion & Draft Document Walkthrough

No June Working Group Meetings – Prioritize Review of Documents; Staff Available at Office Hours or by Appointment

July Working Group Meetings

- **1st Meeting** – Review/Discuss Draft, Tackle Outstanding Issues
- **2nd July WG Meeting** – Decision to Move Forward, Wait or Stop
- ** Will need to push this meeting back one week due to 4th of July holiday*

Housekeeping



Check your email

- We may occasionally send materials to review in advance of meetings, or ask for feedback



Reach out with questions

- Confused? Have concerns or questions? Please reach out to project staff.



RSVP to meetings

- Let us know how you'll be attending meetings so we can prepare and order food.

Project Website:

<https://prosperportland.us/portfolio-items/east-portland-tif-exploration/>

Project Email Address:

EastPortlandTIF@prosperportland.us

Staff Office Hours:

1st and 3rd Thursdays, 9-10 am, drop-in

Request honoraria after
each meeting