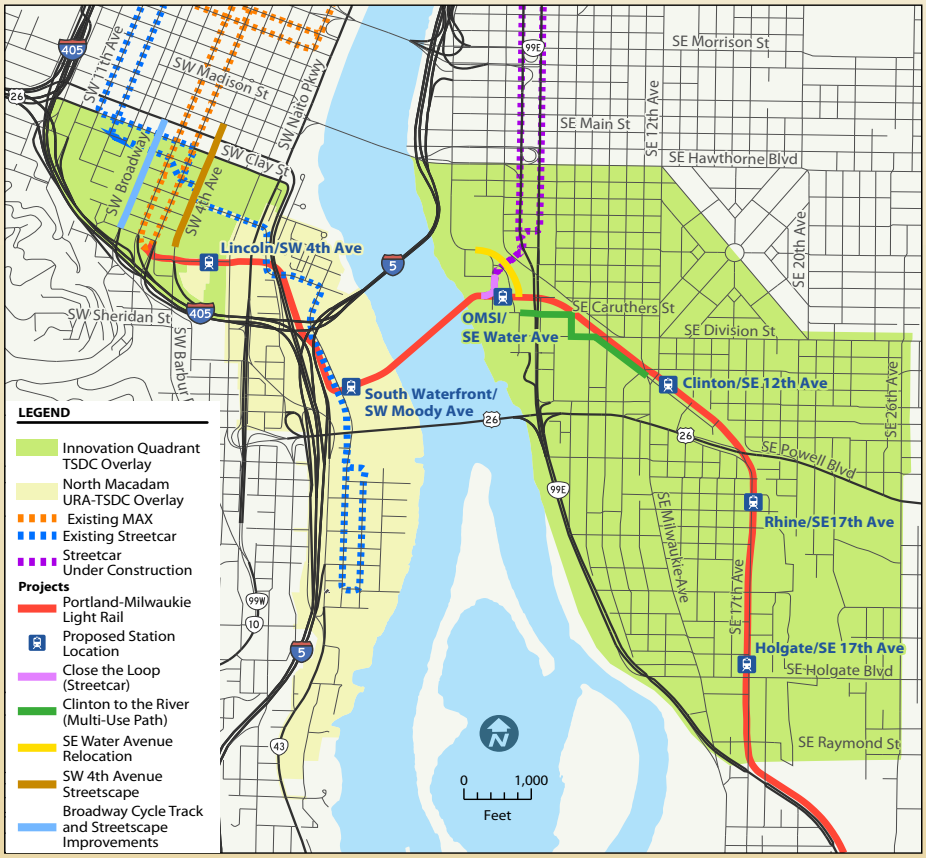
Innovation Quadrant
Transportation System Development Charge Overlay

Innovation Quadrant now has a Transportation System Development Charge (TSDC) "Overlay" that development in the Innovation Quadrant will pay in addition to the Citywide TSDC. A TSDC Overlay is an additional TSDC that is charged only in and for a specific area, in this case the Innovation Quadrant. The Innovation Quadrant's boundaries are shown on the map to the right.

In 2011, the City adopted the TSDC Overlay for development in the Innovation Quadrant. The TSDC is based on the cost of specific projects that benefit the Overlay zone. See the TSDC Overlay eligible projects list and map.

Innovation Quadrant
Transportation System Development Charge Projects for the Overlay Zone



The TSDC Overlay fees will be collected and expended on capacity-increasing projects to serve future users within the boundaries of the Overlay zone. The TSDC Overlay is a funding tool, designed to collect local dollars to leverage other federal, state, and local dollars to fully fund these multi-modal transportation improvement projects.

If you must pay the Citywide TSDCs and your development is in the Innovation Quadrant you must pay both TSDCs: Citywide and the Innovation Quadrant Overlay TSDC. If your development is outside the Innovation Quadrant you pay only the Citywide TSDCs and do not pay the Innovation Quadrant Overlay TSDC.

You can make a single payment for both TSDCs. The City will deposit the Citywide portion to the Citywide TSDC account, and the Innovation Quadrant portion to a separate account for the Innovation Quadrant Overlay.

The Innovation Quadrant TSDC does not have any exemptions for Transit-Oriented Development (TOD). All other exemptions are the same as the Citywide TSDC.

Eligible Projects for Innovation Quadrant TSDC Overlay Investment: 2011-2031

Project Name	Total Cost	Eligible TSDC Cost
Portland-Milwaukie Light Rail	$55,000,000	$5,000,000
Close the Loop	$22,518,465	$5,425,243
SE Water Avenue Relocation	$4,633,839	$1,565,478
SW 4th Avenue Streetscape	$2,402,138	$1,301,088
Broadway Cycle Track and Streetscape	$1,244,573	$674,107
Clinton to the River Multi-Use Path	$4,625,597	$600,000
TOTAL	**$90,424,612**	**$14,565,916**