

The Oregonian

Sewage Released into Willamette Near Macadam, City Warns

*By Andre Meunier
December 28, 2018*

Debris blocked a sewer line Thursday night in Southwest Portland, causing about 1,000 gallons of sewage to enter the Willamette River near Southwest Macadam Avenue.

Officials with Portland's Bureau of Environmental Services warned the public to obey caution signs in the area and avoid contact with the river until Sunday. River water in the area is being tested for E-coli levels.

A line to the ground became blocked and released sewage into a storm sewer then the river about 2 p.m, officials said in a news release Friday morning. Crews stopped the release then cleared the blockage about 7 p.m.

The city said the release was not part of the combined sewer overflow control system, which is designed to prevent stormwater and sewage overflows during rainy periods.

The Portland Tribune

Mobile Home Owners Can Rest Easier From Redevelopment Threats

*By Steve Law
December 27, 2018*

A park owner has withdrawn a legal bid to undo Portland's new zoning protection for residents of mobile home and manufactured home parks threatened by redevelopment.

A land use appeal that threatened to unravel Portland's protections of mobile home parks from being razed has been withdrawn.

That means more than 3,000 households in 56 manufactured housing and mobile home parks in Portland can rest assured they can't be forced to move if park owners want to redevelop the land for other uses.

Sahand LLC, which owns the Stark Firs mobile home park in East Portland, had filed a notice of intent to appeal with the Oregon Land Use Board of Appeals, to challenge the legality of the Portland City Council's August decision creating a special manufactured and mobile home parks zone.

That company recently withdrew its appeal, so the city's ordinance will stand, said Tom Armstrong, the city's supervising planner in charge of the manufactured housing and mobile home rezoning project. The deadline for other appeals has passed.

Sahand's listed representative, Bahram Adrangi, did not return a phone call Thursday requesting comment.

Oregon's affordable housing crisis has spurred a number of park owners to seek redevelopment of their properties into more lucrative uses, such as apartments. Older mobile home and manufactured housing parks are particularly vulnerable, since such facilities often have extensive deferred maintenance that is costly for owners to address.

Four Portland mobile home and manufactured home parks have been redeveloped for other purposes in the past two years. Those moves often leave owners of manufactured and mobile homes who rent spaces in the parks in the lurch, with no place to move their properties. Some owners, who often are low-income or senior citizens on fixed incomes, wind up losing tens of thousands of dollars when they have to sell their homes at a loss.

Stark Firs, which has 33 mobile home park spaces, is located on 10852 S.E. Stark St. The densely packed complex consists mostly of single-wide mobile homes built several decades ago. The property also includes a mini-mart facing Stark Street, a house and two duplexes. A relatively new apartment building is located a couple doors down Stark Street.

Forty-two of the 56 manufactured and mobile home parks rezoned by the city are in East Portland, and several others are in the Cully neighborhood of Northeast Portland. Many of them are decades old, filled with older, single-wide mobile homes like Stark Firs.

1,000 Gallons of Sewage Flow into Willamette River

December 28, 2018

Portland's Bureau of Environmental Services warns public to avoid water near SW Macadam Avenue.

About 1,000 gallons of sewage has oozed into the Willamette River, city officials say.

The Portland Bureau of Environmental Services reports that debris blocked a sewer line, causing the overflow at about 2 p.m. on Thursday, Dec. 27.

Workers unclogged the pipe and posted caution signs in the area by about 7 p.m. later that day. The volume of the release is estimated at 1,000 gallons.

"The water is being tested for E-coli levels as a standard procedure," according to a news release. "The public should obey the caution signs in the area and avoid contact with the river near SW Macadam Avenue for 48 hours."

BES says the overflow is not related to the city's overflow control system — often referred to as the Big Pipe project that stopped many combined sewage overflows at a cost of \$1.4 billion in 2011.

Free, Discounted Rides Available New Year's Eve

By Jim Redden

December 30, 2018

TriMet, the Portland Streetcar, taxi companies and ride-sharing firms are partnering with the Portland Bureau of Transportation.

TriMet, the Portland Streetcar, taxi companies, and ride-sharing firms are offering free or discounted rides on New Year's Eve.

The deals which begin Monday evening and continue into Tuesday morning offered through the Safe Ride Home program coordinated by the Portland Bureau of Transportation.

The goal is to help everyone get home safely if they should not be driving.

TriMet and the Portland Streetcar are offering free rides beginning at 8 p.m. on Dec. 31. Free MAX and streetcar service will continue until 3 a.m. on Jan. 1.

Local cab companies will discount rides up to \$20 and Lyft and Uber rides are \$5 off citywide. Discount coupons are available at dozens of bars and restaurants, as well as at Portland Fire & Rescue stations.

According to PBOT, more than half of traffic deaths in Portland involve people traveling impaired. In the past year, PBOT also offered Safe Ride Home travel options on St. Patrick's Day, Cinco de Mayo, Brewers Festival and Halloween.

For more information, visit tinyurl.com/yb6tvzs6.

The Portland Business Journal

Public Documents Illuminate Deal Between Port, MLB Group for Terminal 2 Site

By Jon Bell

December 27, 2018

The group looking to bring Major League Baseball to Portland would do so in part by signing a 55-year lease for the Port of Portland's Terminal 2 site and paying an annual fee for development rights of at least \$900,000.

Those are just two of the new details revealed in a letter of intent signed by both the Port of Portland and the Portland Diamond Project as reported by the Oregonian.

The letter outlines some of the terms that would cover PDP's use of Terminal 2 as a site for the potential development of a baseball stadium and other projects. The two parties would ultimately enter a master development agreement governing development of the 45.5-acre property.

A few other highlights from the letter, which was signed by PDP's founder Craig Cheek and the port's director of business development and commercial properties in late November:

PDP and the port are currently in a due diligence period that can last up to six months. During that phase, the port expects PDP to release certain information to it, including concept plans and layouts for the stadium, as well as the financial information of PDP, "including ownership structure" so the port can size up the group's ability to pull off the project.

At the end of the due diligence period, PDP and the port can enter an exclusivity period of up to two years. During that time, the port would not market the property to any other users and PDP would not be able to look for any other properties in the city for a new stadium.

The exclusivity period would cost PDP up to \$1.5 million, with quarterly payments ranging from \$125,000 to \$375,000.

PDP would pay the port \$900,000 a year for the development rights that would come with the signing of a master developer agreement for the property. The MDA would be good for 12 years, but the port could terminate that if PDP doesn't land a lease by the end of 2023.

PDP's current consulting team includes: developer Trammel Crow Company; architecture firms TVA Architects and Populous; land use lawyer Christen White; and attorney and public affairs specialist Martha Pellegrino.

The port, which originally claimed that negotiations with PDP could remain confidential through a non-disclosure agreement, only made the 24-page letter available to the Oregonian after a legal challenge.

Reporter Brad Schmidt noted on Twitter that the news organization first filed an official public records request for the letter; when that request was denied, the Oregonian appealed to the Multnomah County District Attorney. The port then released the letter, which is [now available online](#).

Further Reading (articles linked below)

[Neighborhood Advocates or Vigilantes? A Group in Portland Makes Life Tougher for the Homeless](#)

[Psychotic City: Combination of Meth Plus Mental Illness Plays Out on Portland Streets](#)