

SOUTH PARK BLOCKS URBAN RENEWAL PLAN

Tenth Amendment



City of Portland
Portland Development Commission

June 18, 2008

The South Park Blocks Urban Renewal Plan (as amended, the “Plan”), which was formerly amended with the ninth amendment through Ordinance # 178042 adopted by the City Council on November 19, 2003, is now being amended to remove certain property from the South Park Blocks Urban Renewal Area, and to revise the procedures for amending the Plan. The new boundary of the South Park Blocks Urban Renewal Area is contained in the Exhibits amended into the Plan by the provisions set forth below.

The South Park Blocks Urban Renewal Area is amended as follows:

1. Exhibit 1 of the Plan (containing the legal description of the boundary of the South Park Blocks Urban Renewal Area) is amended to read in its entirety as set forth in Exhibit 1, attached hereto and labeled Legal Description.
2. The Plan is amended to add Exhibit 1.1 (containing the map necessary for reading the legal description) in the form attached hereto as Exhibit 1.1 and labeled Legal Description Map.
3. Exhibit 2 of the Plan (containing a map identifying the boundaries of the South Park Blocks Urban Renewal Area) is amended to read in its entirety as set forth in Exhibit 2, attached hereto and labeled South Park Blocks Urban Renewal Area Boundary.
4. Section 900 of the Plan, entitled PROCEDURE FOR CHANGES IN THE APPROVED SOUTH PARK BLOCKS URBAN RENEWA PLAN, is amended to read in its entirety as set forth below: Procedure for Amendment of the South Park Blocks Urban Renewal Plan:

South Park Blocks Urban Renewal Plan

300. Legal Boundary Description.
The Tenth Amendment modifies the language in this Section 300 by replacing it with a new legal description as shown in Exhibit 1 Legal Description and Exhibit 1.1 Legal Description Map.
The Tenth Amendment modifies this Section by replacing the existing Exhibit 2, Renewal Area Boundary with a new Exhibit 2: South Park Blocks Urban Renewal Area Boundary.
900. Procedures for Changes or Amendments in the Approved South Park Blocks Urban Renewal Plan.
The language in this Section 900 replaces the corresponding language in Section 900 in the existing Plan in its entirety.

This Plan may be reviewed and evaluated periodically, and may be amended as needed, in conformance with statutory requirements. All amendments to this Plan shall be made pursuant to the following procedures.

A. Substantial Amendments

Substantial amendments are solely amendments:

1. Adding land to the urban renewal area, except for an addition of land that totals not more than one percent of the existing area of the urban renewal area.
2. Increasing the maximum amount of indebtedness that can be issued or incurred under the plan.

Substantial amendments shall require the same approval process as required for initial plan adoption including the approval process as provided in ORS 457.095 and the notice requirement set forth in ORS 457.120.

B. Major Amendments

A major amendment is solely an amendment:

1. Adding land to the urban renewal area that totals not more than one percent of the existing area of the urban renewal area.

Major amendments shall be forwarded to the Planning Commission for recommendations as described in ORS 457.085(4) and shall require City Council approval as provided in ORS 457.095, but shall not require the notice described in ORS 457.120 or compliance with the procedures described in ORS 457.085(5). A report as required by ORS 456.085(3) shall accompany the amendment.

C. Council-Approved Amendments

Council-approved amendments are solely amendments:

1. Changing the Goals of the Plan.
2. Removing land from the urban renewal area.
3. Extending the last date to issue debt.
4. Identifying a building in a project as a public building and explaining how the building serves or benefits the urban renewal area.

Council-approved amendments require approval by the Portland Development Commission by resolution and by the City Council, which may approve the amendment by resolution. Council-approved amendments do not require any of the procedural or notice requirements found in ORS Chapter 457, including but limited to the procedures set forth in ORS 457.085(4) and (5).

D. Minor Amendments

Minor amendments are amendments that are neither substantial, major, nor council- approved amendments. Minor amendments are effective upon adoption of a resolution by the Portland Development Commission approving the amendment.

5. The Plan is further amended to delete references to uncompleted projects and land acquisitions that were proposed for portions of the South Park Blocks Urban Renewal Area removed by this Tenth Amendment.

Exhibit 1. Legal Description

Exhibit 1.1. Legal Description Map

Exhibit 2: South Park Blocks Urban Renewal Area Boundary

