



City of Portland, Oregon - Bureau of Development Services

1900 SW Fourth Avenue · Portland, Oregon 97201 | 503-823-7300 | www.portlandoregon.gov/bds



SYSTEMS DEVELOPMENT CHARGE FORM

One and Two Family Residential

Effective July 1, 2019

FOR INTAKE, STAFF USE ONLY

Date Rec _____ by _____ Address _____
 Qtr Sec Map(s) _____
 Building Permit # _____ Tax Account # _____

Systems Development Charges (SDCs) are collected by the bureaus of Environmental Services, Parks and Recreation, Water Works and the Portland Bureau of Transportation to help offset the impact your project will add to the City's infrastructure of storm and sanitary sewer systems, parks and recreation facilities, water and street systems. The Bureau of Development Services does not charge SDCs.

To be completed for all new dwelling units, all accessory dwelling units, and all additions to existing dwelling units

Applicant Name _____
 Address _____
 City _____ State _____ Zip Code _____
 Day Phone _____ FAX _____ email _____

Project Information

What county is your project in? Multnomah, inside Portland Clackamas
 Multnomah, outside Portland Washington

Number/size of existing dwelling units 0 1 size: _____ 2 sizes: _____ / _____

Number/size of new dwelling units 1 size: _____ 2 sizes: _____ / _____

If an addition to an existing dwelling unit, indicate the amount of new square feet being added: _____

Number of existing bathrooms 1 1.5 2 2.5 3 3.5 4 or more

Number of new bathrooms 0 1 2 2.5 3 3.5 4 or more

Is this a floating home? yes no

If yes, will it be moored within Portland City limits after construction?
 (If moored outside Portland City limits, attach copy of Moorage agreement) yes no

Was a building on this site demolished in order for new home to be constructed? yes no

If yes, demolition permit number and square feet of each occupancy category being demolished. If residential, indicate size of each dwelling unit demolished: _____

If the demolition credit could apply to multiple permits and you have a preference which it applies to, please indicate that here: _____

SDC Rates	
Environmental Services (some properties may also owe for line and branch that serve the property)	\$ 8,076 single family residence (sanitary and storm)
	\$ 12,226 duplex (sanitary and storm)
	\$ 0 accessory dwelling unit (sanitary and storm) (exempt until 7/31/18)
Transportation	\$ 5,393 single family residence (1,200 SF or larger) *
	\$ 2,697 single family residence (1,199 SF or smaller) **
* SFRs 1,200 SF or larger: add'l \$3,450 in North Macadam Overlay, add'l \$2,778 in Innovation Quadrant Overlay	
** SFRs 1,199 SF or smaller: add'l \$1,725 in North Macadam Overlay, add'l \$1,389 in Innovation Quadrant Overlay	
Water	\$ 3,062 5/8" meter (typically 1 to 1.5 baths)
	\$ 4,593 3/4" meter (typically 2 to 3 baths)
	\$ 7,655 1" meter (typically 3.5 or more baths)

THERE MAY BE ADDITIONAL PERMIT AND/OR REVIEW FEES FOR YOUR PROJECT

Parks THERE MAY BE ADDITIONAL PERMIT AND/OR REVIEW FEES FOR YOUR PROJECT	To see map and more information: www.portlandoregon.gov/parks/sdc		
	Dwelling Unit Size	Non-Central City Fee Per Unit	Central City Fee Per Unit
	Less than 700 square feet	\$6,472	\$5,118
	700 - 1199 square feet	\$9,682	\$7,656
	1,200 - 1,699 square feet	\$11,641	\$9,204
	1,700 - 2,199 square feet	\$13,217	\$10,451
2,200 or more square feet	\$14,633	\$11,570	

Starting 8/1/18, certain accessory dwelling units are exempt per 17.14.070.F

SDC Exemptions

SDC Exemption Program - Check this item ONLY if you are receiving SDC exemptions for affordable housing from the Portland Housing Bureau (PHB).

The burden of proof for exemptions is on the applicant. You must apply and be approved for exemptions through PHB and submit documentation of the approval for the proposed development. For more information on the affordable housing SDC Exemption Program, go to www.portlandoregon.gov/phb/sdc or contact PHB at 503-823-3270 or indirect@portlandoregon.gov.

If you have questions about how the exemptions apply, call:

Transportation (PBOT)	503-823-7002
Parks	503-823-5105
BES (Storm and sanitary sewers)	503-823-7761
Water	503-823-7368

Signature and Date (to be completed by all development review customers)

I certify that the information presented throughout this document is current and accurate to the best of my knowledge:

Signature _____ Date _____

Print name _____

Company name and your position _____

Timing and Method of Payment

The City will give you a Notification of SDC Fees if you are required to pay any charges for your development. At this point you will decide when and how to pay for the SDCs.

For all SDCs...

- Pay by cash, check, money order or credit card at the time the City issues a building permit.
- Water SDCs are due when water services are purchased. Pay by check, money order or credit card.
- Request a City loan by completing and signing an installment contract to pay the SDCs in monthly installments over a number of years.*
- Defer payment for 6, 9, or 12 months, depending on the project valuation.
- Transfer SDC credits (contact respective bureaus for more information).
- Provide proof of the PHB SDC Exemption approval, as applicable.

***SPECIAL NOTE:** The City secures a loan or deferral by recording a lien on the benefited property. The lien remains in effect until the SDCs are paid in full. The City charges a non-refundable processing fee to cover the expense of setting up a loan or deferral. The installment contract must be signed by the property owner of record before the City authorizes a loan for the SDCs.

Information is subject to change.