

PRINCIPLE 2



OPEN-SPACE FRAMEWORK

PRINCIPLE 2: OPEN-SPACE FRAMEWORK



Principle

The University of Oregon campus is organized as a system of quadrangles, malls, pathways, and other open spaces and their landscapes. This organizational framework not only functions well, but also serves as a physical representation of the university's heritage.

As opportunities arise, the fundamental and historic concepts of the university's open-space framework and its landscape shall be preserved, completed, and extended. All development projects shall follow the principle refinements below.

Pattern Summary

(Refer to "Principle 11: Patterns" on page 60 for the complete pattern text.)

- Access to Water
- Accessible Green
- Activity Nodes
- Bike Paths, Racks, and Lockers
- **Building Complex**
- Campus Trees
- **Connected Buildings**
- Family of Entrances
- Good Neighbor
- Hierarchy of Streets
- Local Sports
- **Local Transport Area**
- Looped Local Roads
- **Main Building Entrance**
- Main Gateways
- Open University
- **Open-space Framework**
- Outdoor Classroom
- Path Shape
- Paths and Goals
- Pedestrian Pathways
- **Positive Outdoor Space**
- Promenade
- Public Outdoor Room
- Quadrangles and the Historic Core

- **Quiet Backs**
- Road Crossings
- Seat Spots
- **Site Repair**
- Sitting Wall
- Small Public Squares
- **South Facing Outdoors**
- Tree Places
- University Shape and Diameter

Principle Refinements

The following principle refinements provide a series of steps to identify, preserve, and expand the open-space framework consisting of Designated Open Spaces and Pathways. The key components of the open-space framework – quadrangles, axes, promenades, and greens – are covered as well.

The principle refinements also identify key considerations for landscape design.

Designated Open Spaces

- (a) Identify: Map 3 (**page 29**) identifies the significant open spaces on campus, which are the fundamental and historic open spaces within the university's open-space framework. Descriptions of these spaces, known as Designated Open Spaces, can be found within "Principle 12: Design Areas Special Conditions" (page 78).
- (b) Protect: No development (enclosed building space) shall occur in these Designated Open Spaces unless an exception is noted in "Principle 12: Design Areas Special Conditions" (page 78).
- (c) Enhance: In the absence of a source of funding to create, improve, and expand Designated Open Spaces, individual

construction projects are responsible for contributing to their development and improvement. All construction projects must enhance (create, improve, or expand) open spaces within their Design Area as part of the project scope as described in “Open Space Enhancement Requirements” (page 32).

- (d) **Form and Character:** Proper design of open spaces is essential to their success as individual spaces and, more importantly, as a cohesive open-space framework. All projects shall consider the design parameters described in “The Forms and Character of Designated Open Spaces” (page 31), “Principle 7: Architectural Style and Historic Preservation,” and “Principle 12: Design Area Special Conditions” (page 78).
- (e) In addition to Designated Open Spaces, which are intended for use by all campus users, smaller open spaces frequently are integrated into the design of new construction. These include the courtyards at the Education complex, Lawrence Hall, and the Knight Law Center. Because such spaces are primarily for use by building occupants, they may not qualify as Designated Open Spaces. However, their enhancement and creation are encouraged, and a project’s responsibility in contributing to the development, improvement, or expansion of Designated Open Spaces should not be seen as a substitute for the development of smaller, project-associated open spaces.
- (f) Spaces used as outdoor classrooms are also important. (Refer to “Outdoor Classrooms” on page 42.)

Pathways

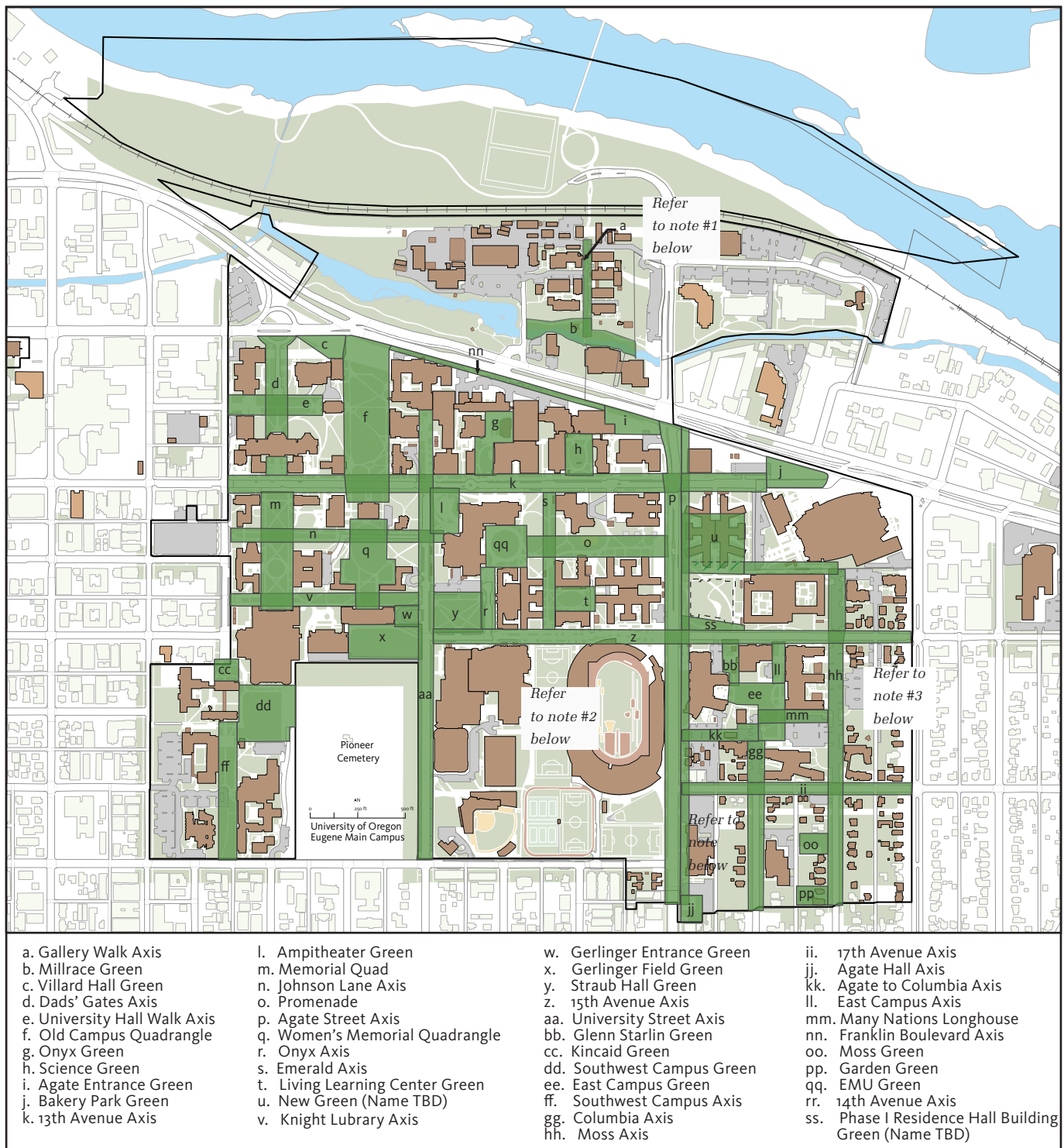
- (a) **Identify:** Pathways that provide connections between open spaces are designated on Map 4 (page 30).
- (b) **Preserve:** Connections essentially similar to those shown on Map 4 are to be preserved. While the path location or shape may change, the connection is to remain.

- (c) **Enhance:** All development projects must consider the pathway needs of the area in which they are located. Extending or improving existing pathways or creating new ones is to be considered during project design.

Campus Edges

The look and feel of campus edges have a significant impact on the campus environment as well as the greater community.

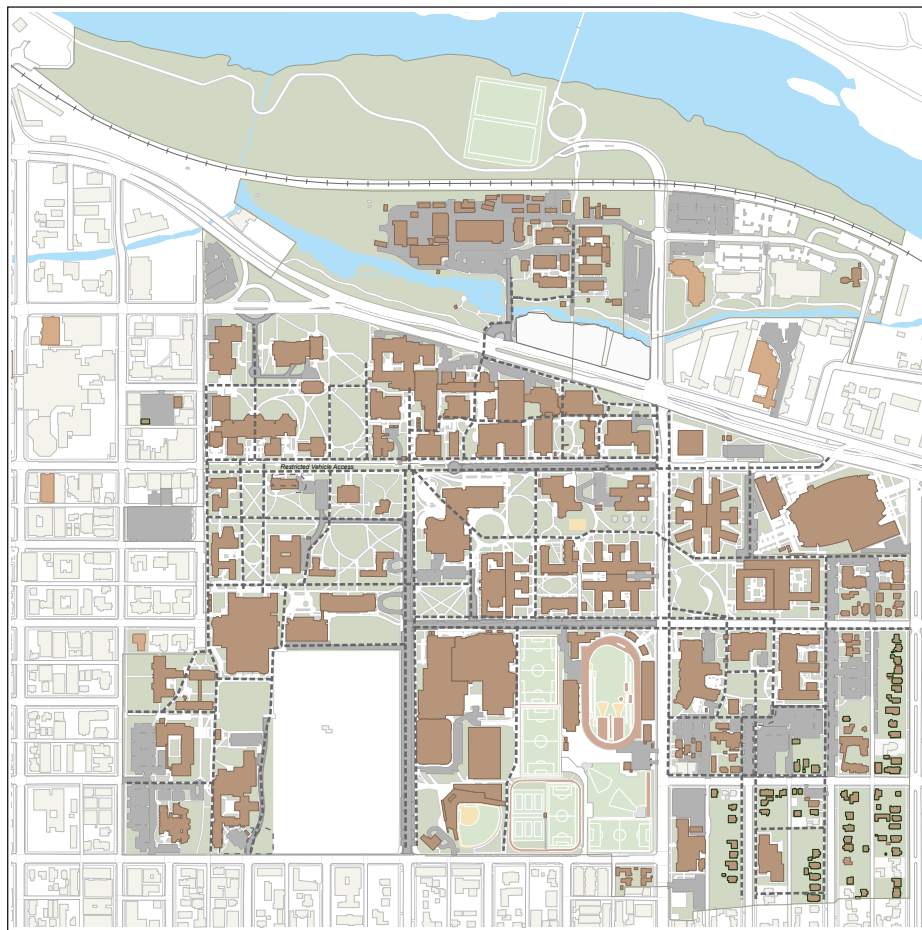
- (a) Campus edges are the parts of campus that are most visible to the public. Every opportunity should be taken to improve views into and out of the campus. The overall quality of the edges is most important, whether open spaces, buildings, or landscape features define them.
- (b) It is important for the university, a public institution, to maintain a positive and visible association with the adjacent community and the general public. The campus edges should convey the university’s public role, its mission, and its history. The character-defining features of the campus’s open spaces, landscapes, and building designs should be evident at the campus edges.
- (c) The transition between the campus and the community should encourage a positive interaction between the two. Although it may not be desirable to establish a strong boundary between the campus and community (see Open University pattern), it is beneficial to identify the campus edges through welcoming gateway elements and other design features.
- (d) The primary edges are identified on the Campus Edges diagram (page 30). Each edge has unique features and design issues that should be addressed. All development shall adhere to the special-edge design considerations defined in “Principle 12: Design Area Special Conditions” (page 78). In addition, refer to related City of Eugene policies and plans listed in Appendix J.



Map 3: Designated Open Spaces

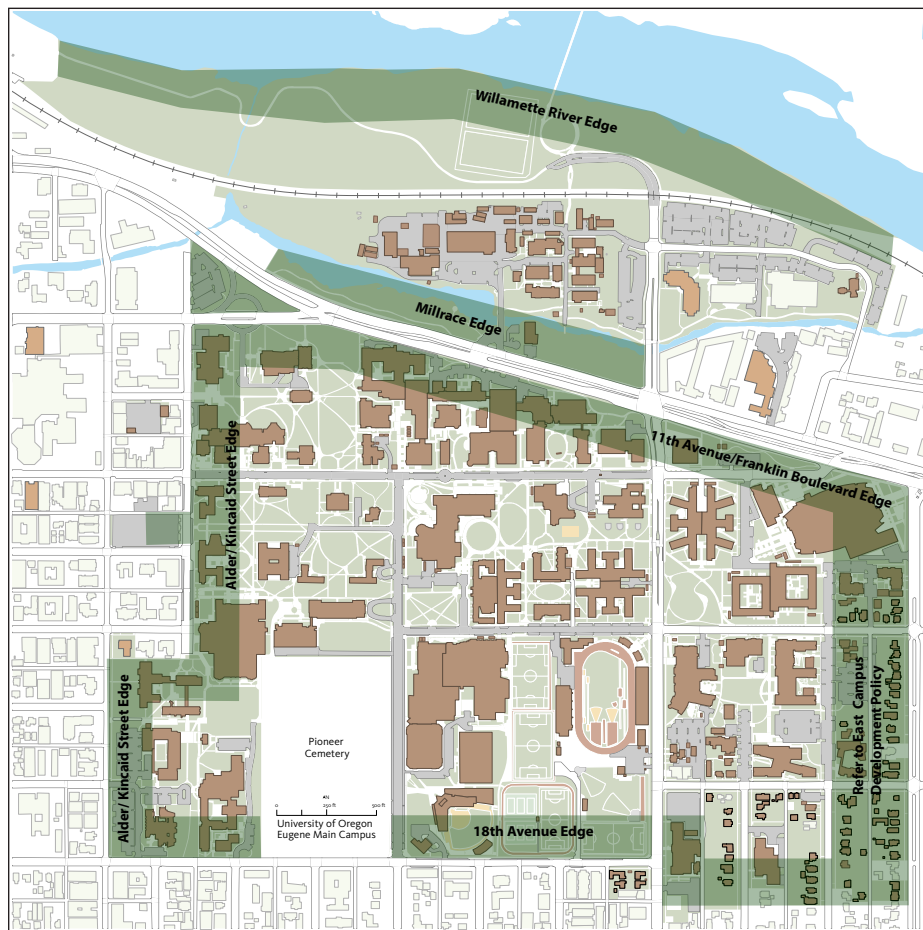
Notes:

1. The open-space framework in the North Campus Area is largely undeveloped. Refer to the *North Campus Conditional Use Permit* and the *Campus Physical Framework Vision Project* (2016) for additional information.
2. Refer to the *University Street Feasibility Study* (2012) and the *Campus Physical Framework Vision Project* (2016) for additional information about the potential expansion of the open-space framework in the Esslinger Hall and Mac Court area.
3. The open-space framework in the outer portions of the East Campus Area are largely undeveloped. Refer to the *Development Policy for the East Campus Area*, the *East Campus Open Space Framework Study* (2004), and the *Campus Physical Framework Vision Project* (2016) for additional information.

**Map 4: Pathways**

Note:

1. The pathways in the North Campus Area are largely undeveloped. Refer to the *North Campus Conditional Use Permit* and the *Campus Physical Framework Vision Project* (2016) for additional information.
2. Refer to the *University Street Feasibility Study* (2012) and the *Campus Physical Framework Vision Project* (2016) for additional information about the potential expansion of the open-space framework in the Esslinger Hall and Mac Court area.
3. The open-space framework in the outer portions of the East Campus Area are largely undeveloped. Refer to the *Development Policy for the East Campus Area*, the *East Campus Open Space Framework Study* (2004), and the *Campus Physical Framework Vision Project* (2016) for additional information.

Diagram of Campus Edges

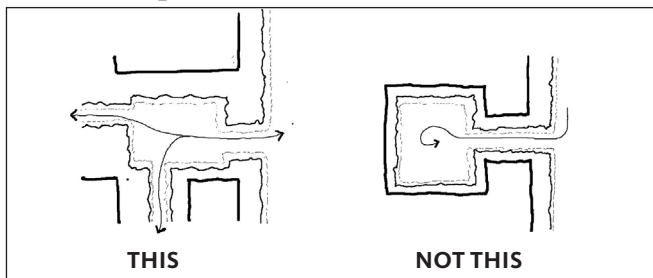
The Forms and Character of Designated Open Spaces

The campus is developed around a series of open spaces connected by pathways. This system is the framework that dictates the arrangement of buildings. Public open spaces are intended for use by the entire campus community. The Campus Plan refers to these spaces as Designated Open Spaces and Pathways (refer to Maps 3 and 4 on pages 29 and 30).

Public and Welcoming: The most important aspect of these spaces is that they feel as though they are public and that they are welcoming to anyone who would pass through or spend time in them. They should not give the impression that they belong to the occupants of nearby buildings, although those kinds of spaces also exist and are to be encouraged as well.

Connected: An important characteristic of public spaces is that of allowing people to pass through them. They should not be dead-end spaces and should always include a connection to other spaces along one edge or through one end.

Use and Environmental Benefits: The intended use (active/passive) and environmental benefits



(for example, light and wind) of the open spaces are important considerations.

Forms: The campus is home to four primary types of Designated Open Spaces:

- Quadrangles
- Axes
- Promenades
- Greens

QUADRANGLES

(Memorial Quad, Old Campus Quad, Women's Memorial Quadrangle)

Quadrangles are rectangular open spaces that are formed by the fronts of three-story or four-story buildings on the long sides and by monumental buildings at one or both ends. Typically, axes cross a quadrangle, connecting it to other axes, quadrangles, or open spaces. The

width (shorter distance) of quadrangles should be perceived as being flat. Quadrangles can contain formal (symmetrical or geometric) or informal (irregular or natural) sidewalk arrangements and plantings. The buildings along a quadrangle's edge should have their main entrances facing the quad, thereby reinforcing its importance and bringing activity into it. Building sites on established quadrangles should be reserved for significant academic buildings.



Quadrangle (formal): Memorial Quad



Quadrangle (informal): Old Campus Quad

AXES

(13th, 15th, 17th, Agate, Agate to Columbia, Columbia, Dads' Gates, University Hall Walk, East Campus, Emerald, Franklin Boulevard, Gallery Walk, Johnson Lane, Knight Library, Many Nations Longhouse, Moss, Onyx, Southwest Campus, University Street)

Axes are longer and narrower than quadrangles. They serve primarily to interconnect other open spaces on the campus. They are typically rectangular and contain informal or formal sidewalks and plantings. They often contain a

long view of the campus. Many campus axes either currently are or at one time were streets. Buildings may have front entrances facing an axis, but buildings that front both an axis and a quadrangle should always have their main entrances facing the quadrangle.



Axis: 13th Avenue Axis

PROMENADES

Promenades are less formal axes that connect open spaces. They typically are large-scale pathways. Their plantings are largely informal, as are the sidewalks within them.



Promenade

GREENS

(Agate Entrance, Agate Hall, Amphitheater, Bakery Park, East Campus, EMU, Garden, Gerlinger Entrance, Gerlinger Field, Glenn Starlin, Humpy Lumpy, Kincaid, Living/Learning Center, Millrace, Moss, Science, Southwest Campus, Straub Hall, Villard Hall)

Greens are significant public open spaces that are larger than a private courtyard yet smaller than a quadrangle. Some greens may share many of the aspects of quadrangles while others function more like plazas. In some cases the buildings surrounding them lack the scale that would give them the formal presence of a quadrangle. In most cases they are informally planted and may have an irregular form.



Green: Amphitheater Green



Green: East Campus Green

Open-space Enhancement Requirements

All new construction development projects must enhance or establish Designated Open Spaces within their Design Areas as part of the project scope. This requirement is in addition to enhancing or establishing landscaping within the immediate building site (entrances, foundation plantings, small courtyards, etc.).

When a project's schematic design is reviewed by the Campus Planning Committee, the committee will determine that the following minimum standards for enhancing Designated Open Spaces are being met. The committee may take the additional step of recommending to the president that sufficient funding be established within the project budget to accomplish these improvements and that this funding be protected should the project face budget reductions during subsequent design or construction phases.

Requirements for open-space enhancement and development in the East Campus Area are elaborated in the *2003 Development Policy for the East Campus Area*.

- (a) As a general rule (subject to Campus Planning Committee interpretation), each project (or complex of buildings) must include the enhancement or construction of adjacent Designated Open Space in the project scope of the new construction size listed below (this may be part of a larger open space):

MINIMUM REQUIRED DESIGNATED OPEN SPACE:

| Building Size (gsf) | Minimum Required Designated Open Space (sf) |
|------------------------|--|
| 0 - 24,999 | 10% of gsf |
| 25,000 - 49,999 | 12% of gsf |
| 50,000 - 99,999 | 14% of gsf |
| 100,000 and up | 16% of gsf |

- (b) This standard is intended to provide guidance for the minimum Designated Open Space to be enhanced or constructed. It is not intended to limit the amount of additional quality open spaces that will occur during the course of development. At the discretion of the Campus Planning Committee, required construction or enhancements may occur in adjacent Design Areas.
- (c) Additionally, in Design Areas where 25 percent of the available uncovered land is already established as a Designated Open Space and improvements are not required, the Campus Planning Committee shall recommend where additional open space should be built or enhanced in an adjacent Design Area.

Landscape

All building projects must include an appropriate budget to install a landscape plan that meets the Plan patterns and principles.

PLANT MATERIALS

- (a) Landscape materials are assets to the campus and are to be carefully selected and properly maintained. The university campus is in fact an arboretum. The plant materials on the campus have an aesthetic

significance and constitute a valuable teaching resource.

- (b) Vegetation should be planted and managed to avoid excessive damage to buildings, reduce susceptibility to pest infestation, minimize reliance upon the use of pesticides, and contribute to the aesthetic quality and enjoyment of the campus as a whole. Refer to the Campus Construction Standards.
- (c) Landscaping quickly loses its value if it is not well maintained. Materials likely to require excessive maintenance should be avoided or judiciously located.
- (d) Appropriate Facilities Services personnel shall be consulted before planting any new plant materials on the campus.
- (e) Whenever possible and appropriate, plant materials are to be used to screen such uses as parking lots and service areas and to soften the visual impact of fences and similar barricades.
- (f) In approving a schematic design that requires the removal of trees or significant plant materials, the Campus Planning Committee shall be satisfied that alternative designs not involving the removal have been prepared and carefully explored and that the Tree Replacement Requirements have been met. Refer to the *Campus Tree Plan*.
- (g) Trees that help form or reinforce the identity of Designated Open Spaces and Pathways are significant trees and are to be afforded extra care. Refer to "Principle 12: Design Area Special Conditions" (page 78) and the *Campus Tree Plan*.
- (h) When proposed development may negatively impact trees, it is important to define the significance of the affected trees. Every effort should be made to preserve significant trees. Significant trees include those that have historical association, have educational value, are an excellent species example, or are designated in memory or in honor of an individual. Refer to the *Campus Tree Plan* for a complete description of the required steps.

- (i) Select and position landscape materials to aid in achieving energy efficiency. Take advantage of trees to reduce cooling loads and use hedgerows or shrubbery to help channel cool summer breezes into the building.
- (j) Protect wetlands, wildlife habitats, and watersheds to the greatest extent possible.
- (k) Consider how the landscaped areas are linked to one another and create natural corridors for plants and birds. Integrate bird food sources and shelter. Tie these corridors in with the established open-space framework.
- (l) Use native or well-adapted species for landscaping when appropriate while recognizing the importance of a variety of plant materials necessary for instructional use.
- (m) Maintain an Integrated Pest Management approach, which carefully considers plant selection and design and minimizes use of herbicides, pesticides, fertilizers, and irrigation.
- (n) Work to preserve the integrity of the site, in particular trees, significant plant materials, and topsoil. First consider development on previously disturbed areas.

LANDSCAPE FIXTURES

(benches and other site furniture, signs, etc.)

- (a) Properly placed and designed, benches and other outdoor accessories enhance the appearance and use of campus open space. Bench and accessory designs such as bollards and trash receptacles, need to respond to the intensity of their expected use and the context in which they are located. (Refer to the Campus Construction Standards for a description of the approved campus standard designs. Seating integrated into the landscape or building design (for example, seating walls) is encouraged. In the absence of an adopted standard design or plan for outdoor furnishings and accessories the design and installation of such items are to be approved on a case-by-case basis in a manner authorized by the Campus Planning Committee. (Refer

to the diagram of Campus Planning Documents on page 8).

- (b) The purpose of signage on campus is to ensure safety, provide direction, and provide information about campus departments and events. Every effort shall be made to limit signage on campus with the understanding that some signage is essential to support the university's mission. All proposals for exterior signage not covered by the campus standard designs shall be approved on a case-by-case basis in a manner authorized by the Campus Planning Committee. (Refer to the *Campus Outdoor Sign Plan*.)

CAMPUS SAFETY/ENVIRONMENTAL DESIGN

The university acknowledges the need for the campus to be as safe and comfortable as possible at all times of the day and evening. Campus buildings and landscapes should be designed with this in mind. Campus security professionals and planning staff will work collaboratively to develop a safe, comfortable, and beautiful campus.

- (a) Vegetation should be planted and managed in a way that eliminates conditions that lead to personal safety concerns yet contributes to the aesthetic enjoyment of the campus as a whole.
- (b) The university recognizes the necessity of campus lighting and exterior building lighting to address adequately the personal safety requirements of students, faculty, staff, and campus visitors without significantly damaging its nighttime aesthetic qualities, as well as to be consistent with its commitment to energy conservation. The campus standard fixture is free standing; building-mounted fixtures are to be avoided. (Refer to the separate *Campus Outdoor Lighting Plan* and the Campus Design Standards.)
- (c) The system of emergency call boxes should be preserved and expanded. (Refer to the Campus Construction Standards for the campus standard design.)
- (d) Appropriate University of Oregon Police Department and Facilities Services personnel shall be consulted before installing safety systems or altering vegetation.