UO North Campus
Conditional Use Permit Project

Presentation to the
Campus Planning Committee
November 28, 2017

Campus Planning, CPFM
Project Boundary
Site History

- Gravel plant, concrete plant, EWEB pole yard
- Sand and gravel mining
- University power plant and agriculture
- Bottling Plant
- Agriculture
Purpose
Conditional Use Permit Project is part of a two-step process

North Campus Planning Process

NORTH CAMPUS CONDITIONAL USE PERMIT PROCESS

FRAMEWORK VISION PROJECT
Complete: March 2016
- Advisory Group
- Resource Groups
- Focus Groups
- On + Off-Campus Interested Parties
- Public Open Houses (Feb. 16, 17, 2015)
- MyCampus Survey
- Public Open Houses (Nov. 3, 9, 10, 2015)

NORTH CAMPUS CAMPUS PLAN AMENDMENT PROCESS

CONCEPTUAL STUDY
Development: July - Oct. 2017
(outreach as for master site plan)
Complete: Nov. 2017
(outreach as for master site plan)

MASTER SITE PLAN
(Required for Conditional Use Permit)
Scoping: May - June 2017
Stakeholder Outreach
Development: July - Oct. 2017
Website + e-updates
Info-sharing + Around the O articles
Complete Draft Master Site Plan: Nov. 2017
UO Focus/Makeholder Groups
Community Stakeholder Group
Community Interviews
Public comments via website,
Community Open House (Nov. 8)
Neighborhood Meeting (Nov. 8)

CAMPUS PLAN AMENDMENT 2018
Series of Campus Planning Committee +
Subcommittee Meetings
(always open to the public)
Dates to be decided

LAND USE APPLICATION
Submit to City (Jan. 2018)

CPC Meetings
Final Review: Nov. 28

Public Hearing June/July 2018
City Approval

Public Hearing Date TBD
Approval by UO President
FRAMEWORK VISION PROJECT

Third party study to create a comprehensive physical framework vision of open spaces and buildings to inform decisions on growth and change while preserving the beauty and functionality of campus. Not a formally adopted document.

North Campus Conditional Use Permit
Broad land use and development concepts with the goal of meeting the land use code requirements.

Amendment to the Campus Plan
Specific development guidelines and identification of opportunities and constraints, including establishment of open space framework.
Permitted Uses
(see City Code, section 9.3710 for full text)

• Primary uses:
  o University uses
  o Research park uses
  o Conference facilities/meeting rooms

• Manufacturing (related to primary use)

• Accessory and supporting uses

• Interim uses
Framework Vision Project
Framework Vision Project: Proposed Open Space Framework (starting point for North Campus Conditional Use Permit Project)
Outreach
• Scoping meetings (1 year prior)
• Stakeholder/focus group meetings (university and community)
• Community interviews
• Information sharing
• Campus Planning Committee (multiple meetings)
• Public open house (Nov 8)
• Neighborhood meeting (Nov 8)
• Comment gathering via web page
• Public open house and neighborhood meeting (early Jan)
Master Site Plan Development
Summary of Feedback from Stakeholder Meetings

Areas of Ecological Interest
- Building Development Opportunity
- 1. Riparian Margin
- 2. Outfall
- 3. Possible Vernal Pools
- 4. Increased Riparian Zone
- 5. Fossil Beach
- 6. Access Oak Savannah Restoration

Desired Features
- Additional space for urban agriculture
- Connectivity
- River access
- Restoration
- Safety
- Active uses (bringing people to site)

Best Places for Active Uses

Building Development Opportunity
- Academic / Research
- Outdoor program
- PE rec support facilities
- Other university uses because of proximity to existing infrastructure and roadways
Previous Conceptual Plan Options – One of multiple iterations
Final Conceptual Plan Option – Concept 1

NORTH CAMPUS CONDITIONAL USE PERMIT
DRAFT ILLUSTRATIVE CONCEPT 1

10.19.2017
Master Site Plan - Proposed Pedestrian and Bicycle Primary Circulation
Master Site Plan - Proposed Service Vehicle Primary Circulation
Proposed Height Limits and Permitted Maximum Heights in Surrounding Areas
Study of Building Scale and Relationship to Open Space
Study of Building Scale and Relationship to Open Space
Study of Building Scale and Relationship to Open Space
Remnant Oak Savannah: Proposed buildings (rectangles below) are not in areas of significant trees.
Western area of property containing likely vernal pools (seasonal wetlands)
Section Studies from Conceptual Plan

DRAFT ILLUSTRATIVE CONCEPT 2 • SECTIONS • RIVERFRONT AREA
NORTH CAMPUS CONDITIONAL USE PERMIT PROJECT
Section Studies from Conceptual Plan

DRAFT ILLUSTRATIVE CONCEPT I • SECTIONS • RIVERFRONT AREA
NORTH CAMPUS CONDITIONAL USE PERMIT PROJECT
Discussion
Project Information:

http://cpfm.uoregon.edu/north-campus-conditional-use-permit

Contact Emily Eng:

• eeng@uoregon.edu
• (541) 346-5606