



City of Portland, Oregon
Bureau of Development Services
Land Use Services
FROM CONCEPT TO CONSTRUCTION

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MEMORANDUM

Date: March 18, 2016
To: Portland Design Commission
From: Grace Jeffreys, Development Review
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Re: March 24, 2016 Design Commission Agenda Item
LU15-1268668 DZM – 930 SW Hall | Stott Center Remodel

This Memo is to accompany your review of the revised Drawing Set (sent separately) for exterior alterations to the Peter Stott Center, an existing building located on the Portland State University campus in the University Subdistrict of the Central City Plan District. This project has been before the commission twice before, once in the form of a Design Advice Request (DAR) which occurred on November 12th, 2015, and then at the first Land Use Hearing on March 3, 2016.

The current proposal has been revised to address two major areas of concern discussed at the first hearing:

- 1. SW Hall frontage activation.** Since the first hearing, a number of changes have been made to increase visual connections to SW Hall (Sheets C27, C30, C57 & C58):
 - One of the concessions spaces has been removed, allowing an increase in the size of the west Hall Street lounge and the addition of 5 panes of clear glazing to the façade;
 - The 2-story metal panel at the east end of the SW Hall elevation has been replaced by glazing;
 - Although not directly facing SW Hall, a new ticket window and window to an office space have been added to the east facing elevation along the north terrace, and along with the west facing glazing at the north terrace, will increase visual connections across the terrace towards SW Hall;
 - Two options for spandrel colors have been submitted - green or light neutral.
- 2. SW Park Frontage.** Since the first hearing, a number of changes have been made to refine the design of the stairs and terraces on SW Park (Sheets C.12-16):
 - Railing design revised to be more transparent;
 - Stair risers have been lowered to align with brick coursing, which allows the tread edging to wrap towards the front creating more of a cascade effect;
 - This also adds risers and a landing, which provides a gentler ascent and allows the landings to relate better to the geometry of the façade;
 - The terrace has been simplified and previous cutout at NE corner has been eliminated;
 - The height of stepped walls has been slightly reduced from 28" to 24" to provide a more human scale;
 - Two options have been submitted for the treatment of the wall facing SW Park- exposed brick or covered with Boston Ivy.

The Staff Report will follow early next week, following confirmation from BES regarding approval of the Public Works Permit 30% Concept Development plans, a requirement of the Land Use Decision.

Please call or email me with any questions. Thank you.