



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

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MEMORANDUM

Date: May 31, 2018
To: Portland Design Commission
From: JEFF MITCHEM, Design Review
503.823.7011 | jeffrey.mitchem@portlandoregon.gov
Re: Briefing: Sullivan's Crossing Project
JUNE 7, 2018 HEARING DATE

Attached, please find a drawing set (approximate 30% design level) for the above referenced project. PBOT requests your design advice as they refine the preferred design alternative. Because the basic structure/form of the bridge has been determined, the scope of your review is relatively narrow – limited to such things as color and lighting of the structure itself and urban design elements at the north landing area.

Because the "d" overlay exists only on the northern 1/3 of the 470' long structure, your evaluation of the project must be confined to this portion of the proposal only. Staff offer the following issues to consider in your review of the proposed work:

1. The basic regulatory framework precipitating review is nonstandard improvements in the ROW per 33.420.041 C. Pursuant to City Engineer determination, the DZ review is limited to what is considered "non-standard" improvements. I will clarify the discretionary nature of this determination at the hearing.
2. What kind of place-making strategies make sense to apply to the northern landing area – pause moment(s), pure pass-through or some combination of both?
3. The valuation threshold between Type II and III review is based on the portion of project within "d" – \$2.297M. The applicant is providing more valuation information that should be available at the hearing.
4. Applicable Approval Criteria – CCFDG + Lloyd.
5. I will summarize schedule considerations related to LUR approval and permit timing at the hearing.

Please don't hesitate to reach out if you have questions or seek clarification. Please note that I will be out of the office May 28 – June 1. Thank you.