



City of Portland, Oregon
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Land Use Services

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MEMORANDUM

Date: September 13, 2013
To: Portland Design Commission
From: Chris Caruso, City Planner II – Urban Design
503-823-5747, Chris.Caruso@portlandoregon.gov
Re: September 19, 2013 – Type III Design Review
LU 13-165620 DZ – US Bancorp Tower alterations

Design Commissioners:

Please find enclosed revised drawings from the applicant for the September 19, 2013 Design Review second hearing for proposed exterior additions and alterations to the US Bancorp Tower. In response to Commission comments at the first hearing, the applicant has revised the proposal as follows:

- The proposed new link entry canopies, two on the east facade and one on the west facade, have been removed from the project.
- South vestibule structure and roof deck has been removed from the project.
- Infilling of the ramped link entry with new storefront and a new interior ADA-accessible ramp remains as previously proposed.
- Breezeway infill with new floor area remains as previously proposed.
- South windows will still be re-oriented to be parallel to SW Oak Street. The curtainwall system will match the building's existing dark bronze system with doors in each bay at the ground level.
- Three new granite-banded, extended 2nd floor soffits along the south facade with plaster in the flanking bays and tempered glass in the ceiling of the central bay. This reflects an original Belluschi alternate design of this wall.
- Plaza planters and seating have been redesigned with trees, deeper seating, and more of it, and the plaza pavers are now parallel to the building wall instead of SW Oak.

Staff heard multiple comments from the Design Commission expressing a desire to see canopies above each of the new southern entries. The applicant has gone back to the building's archives and found an alternate design that shows the second floor line pulled out flush to the building edge which provides a weather-protective soffit at each bay. Staff supports this idea and will be sending you an electronic Revised Staff Report on Monday September 16th with findings that address the new proposal. Included with this memo is an image of the alternate Belluschi design showing the three second floor bands pulled out flush with the exterior wall.

Please contact me with any questions or concerns.

Chris Caruso

Att: Alternate design image
Revised exhibit drawings