

An aerial photograph of a city street grid, likely in Portland, Oregon, showing a mix of urban development, including buildings, parking lots, and green spaces. A semi-transparent green filter is applied over the entire image.

# CHHSOUTH

OHSU · HOFFMAN · ZGF

## Design Advice 02

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JULY 30, 2015

- Overview of project
- DAR #2 first, Encroachment Hearing second
- Program and stacking update
- Block 29 Design
- Block 28 Design
- Patient Drop Off
- Terrace Design

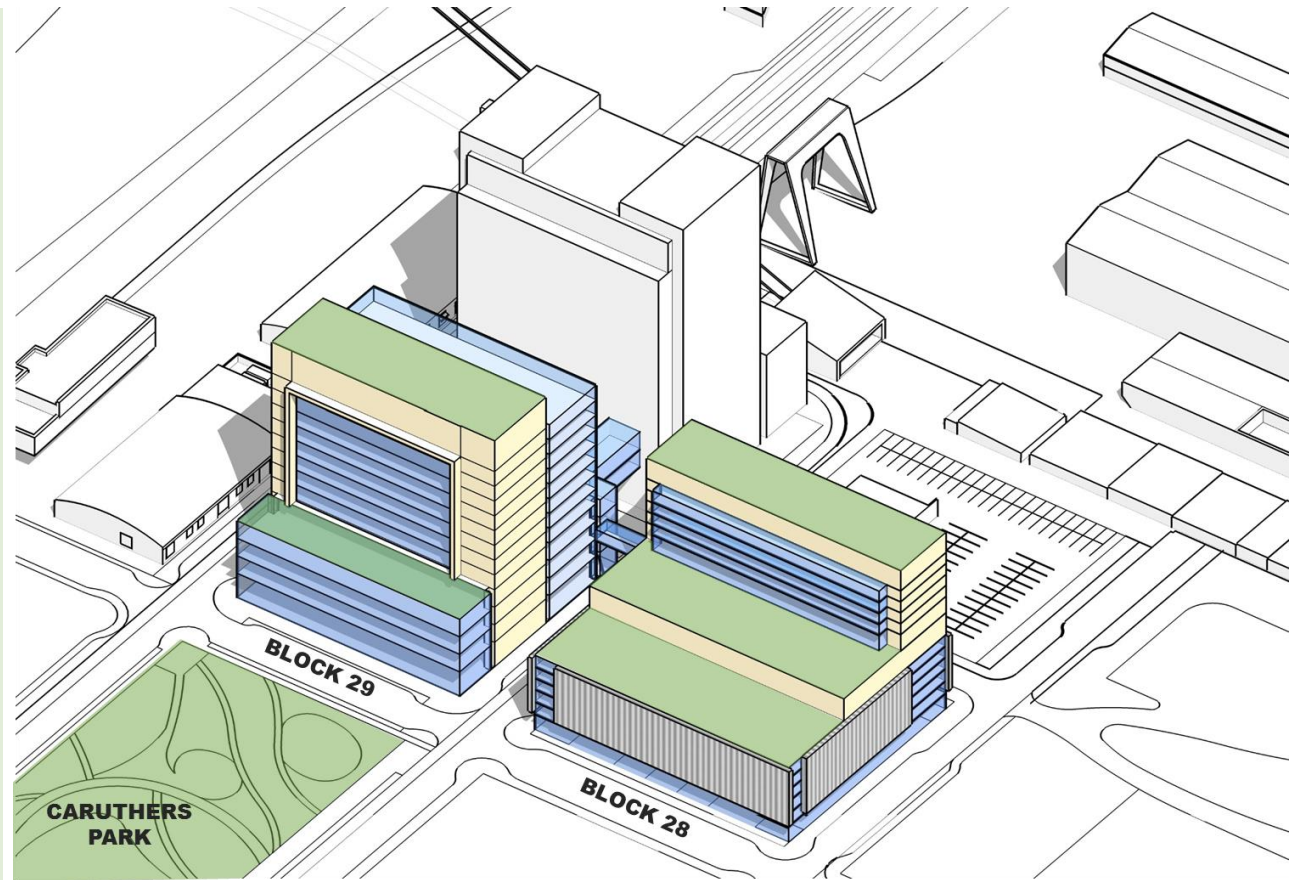




- **Project update**
- **Bridge update**
- **Knight cancer challenge update**

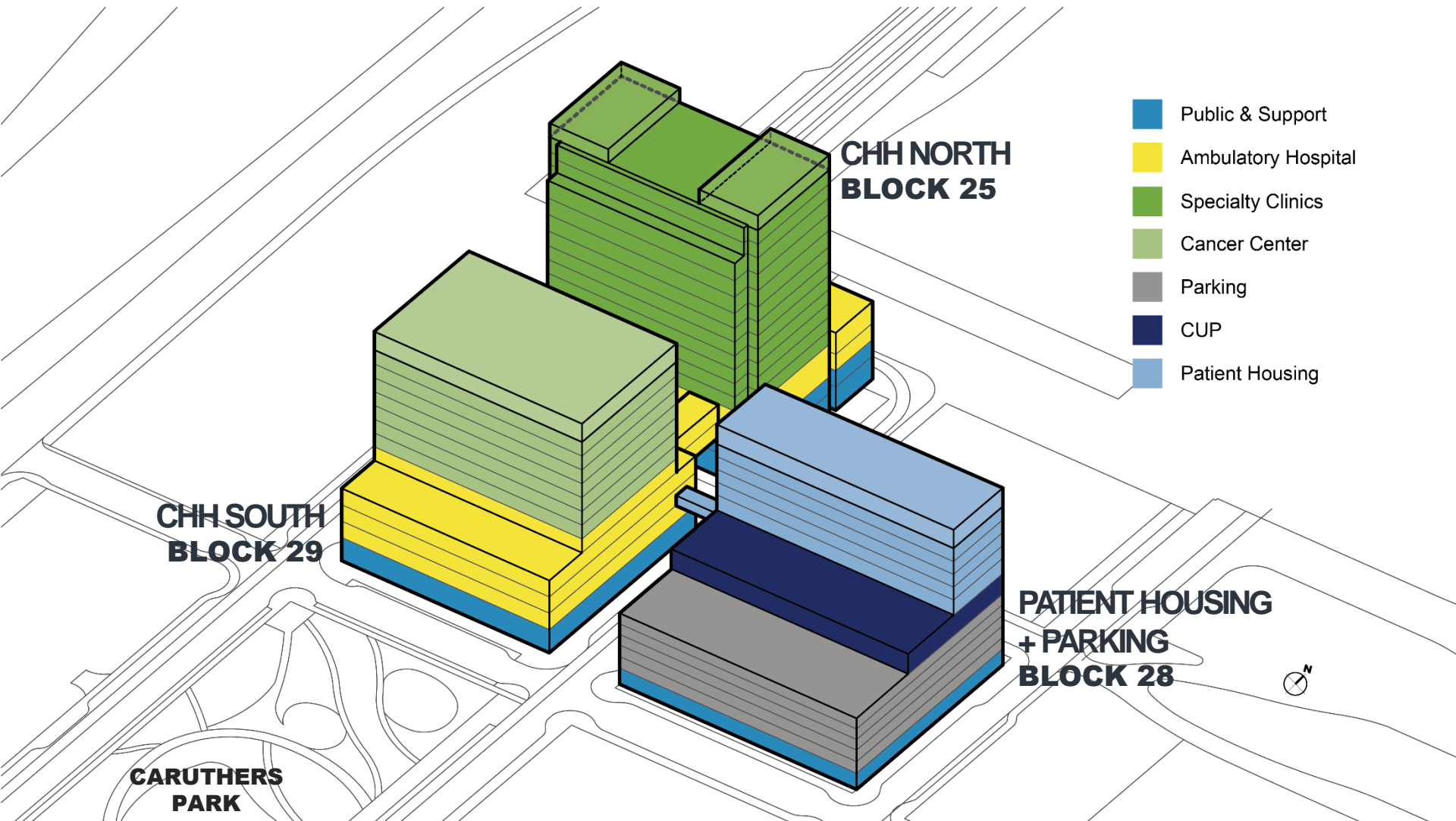


- Sky bridge design
- Parking garage
- Drop off on Curry
- Architectural variety
- Pedestrian Experience

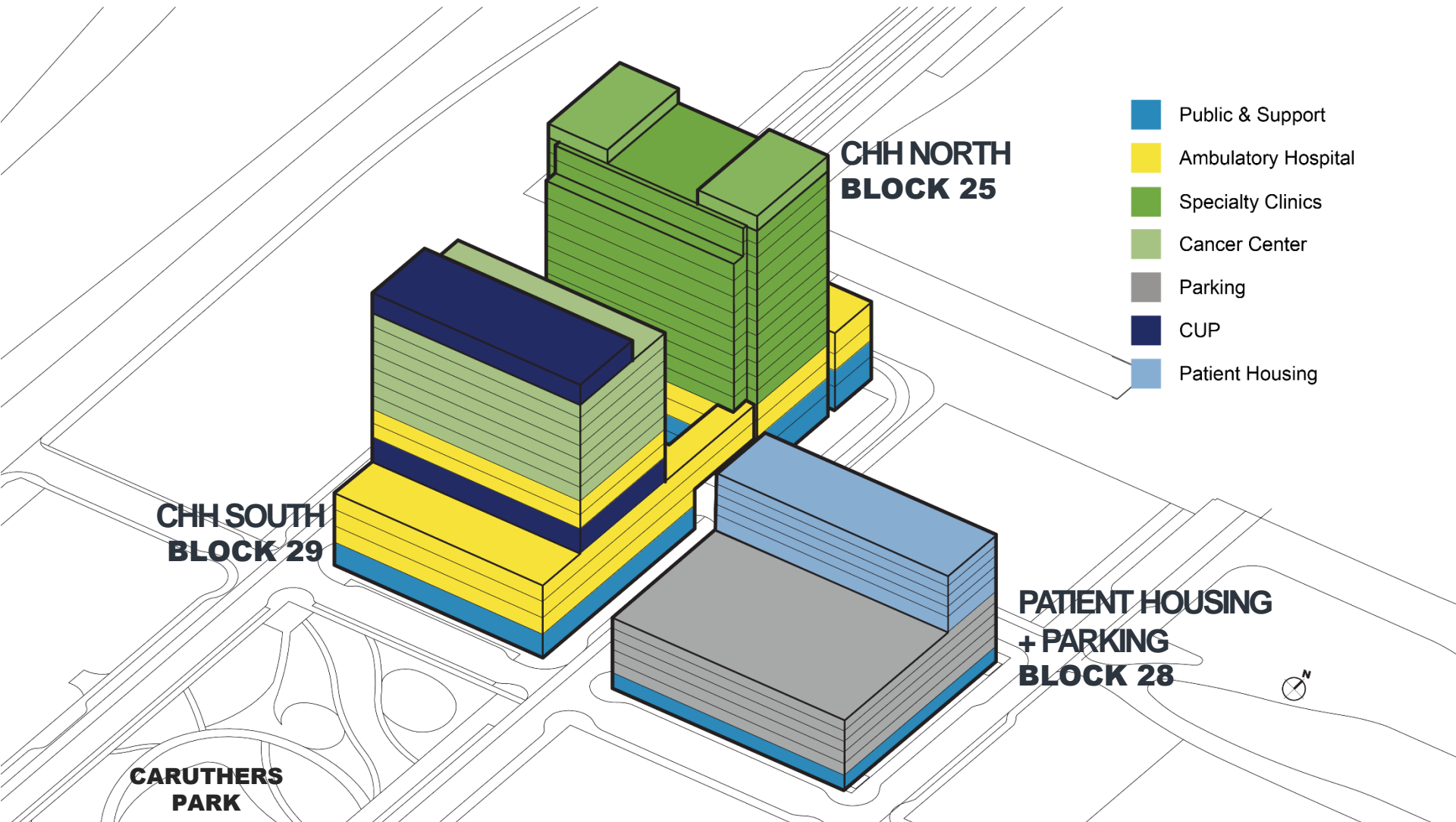






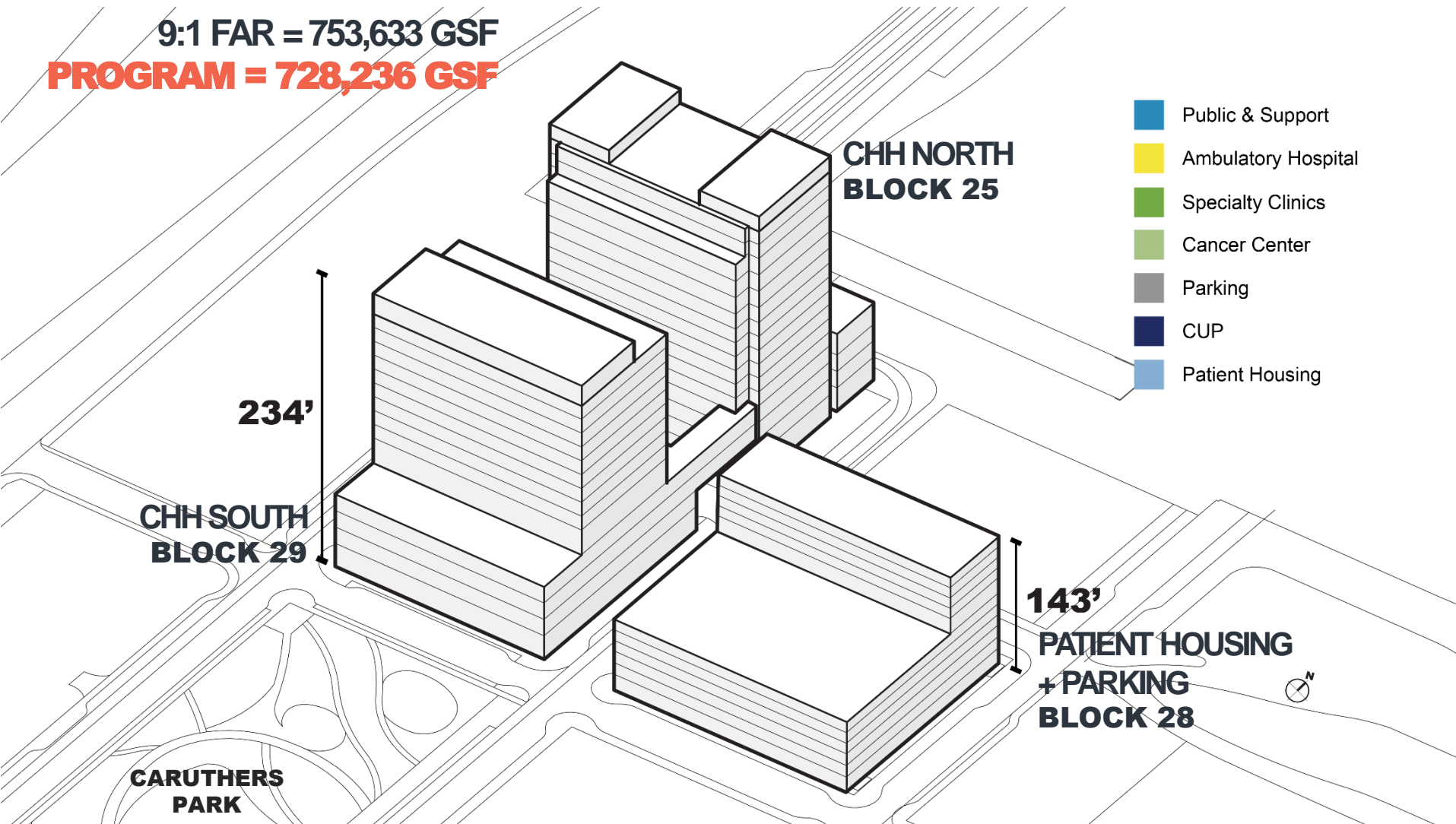






**9:1 FAR = 753,633 GSF**

**PROGRAM = 728,236 GSF**







## **SITE PLAN KEY ELEMENTS:**

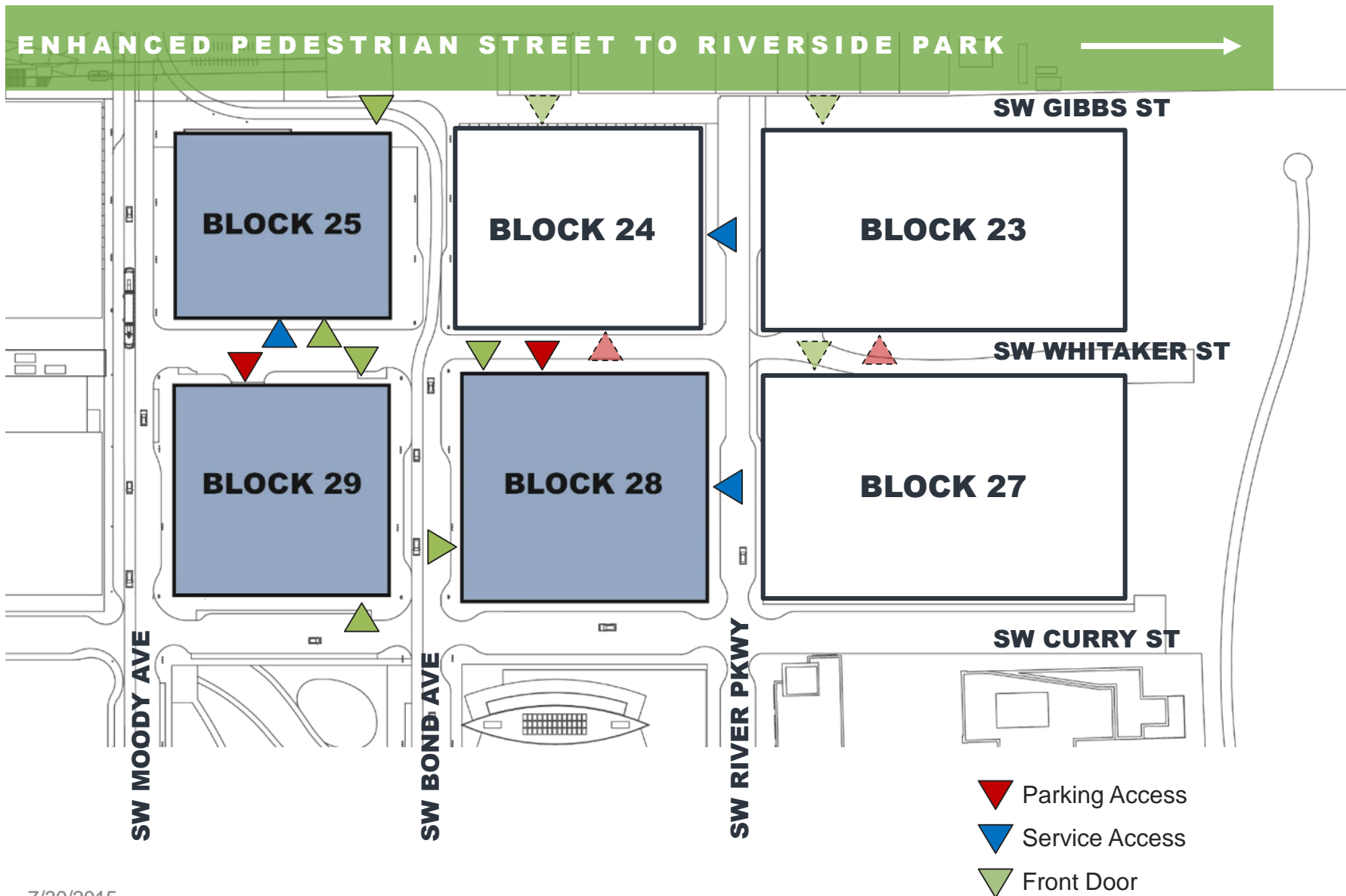
Lobby connection from existing Block 25 through to Caruthers Park to the south

Active uses at street

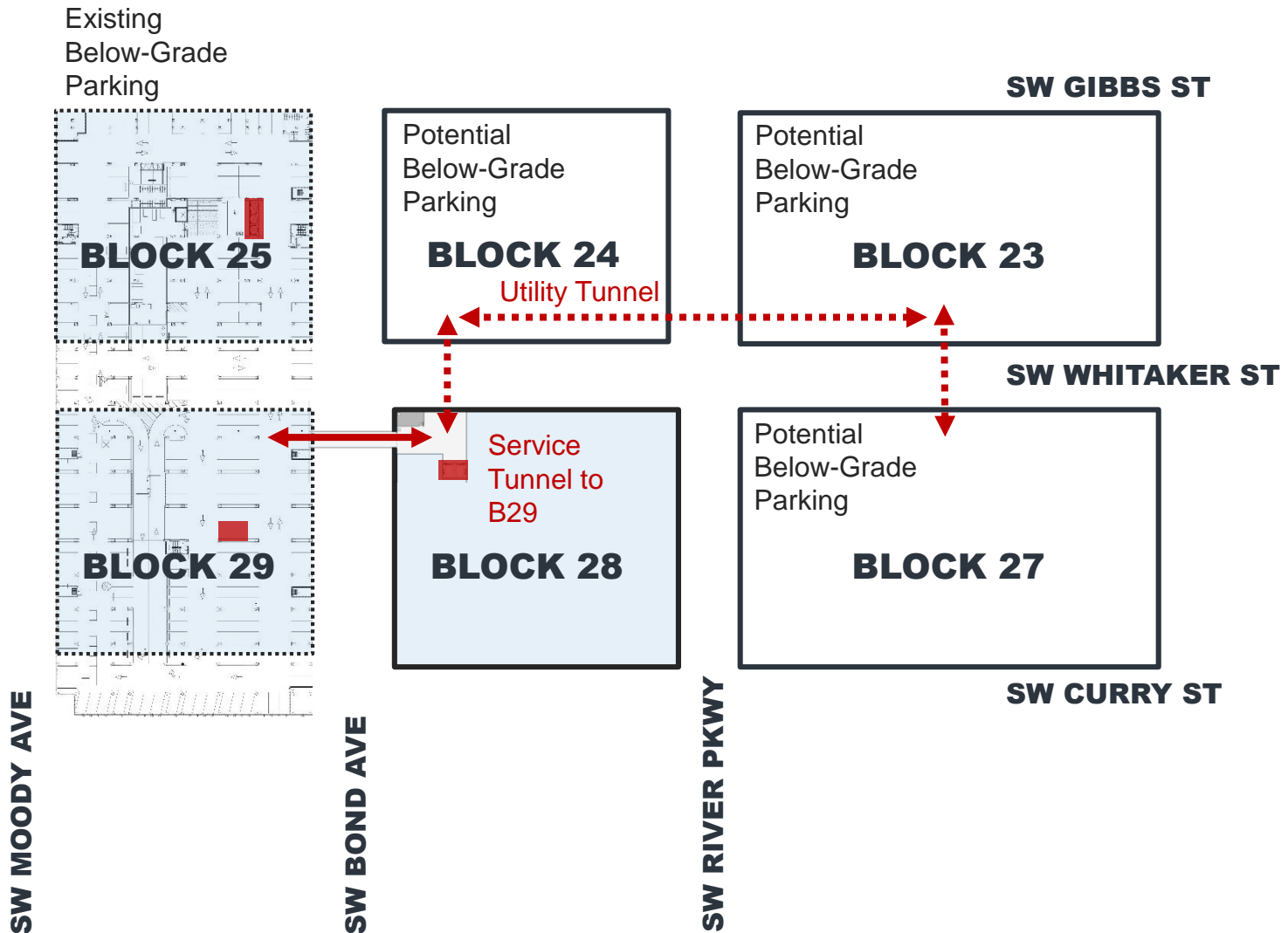
Building support pulled inside of building

**Parking entries** on SW Whitaker St.

**Secondary curb cuts** on SW Moody and SW River Pkwy







# Design

A word cloud background on a green gradient. The word 'WELCOMING' is the largest and most prominent, centered horizontally. Other large words include 'FUNCTIONAL' and 'ORIENTED' at the bottom right, and 'FRINDLY' on the left. Smaller words scattered around include 'BRANDED', 'USER', 'BRIGHT', 'PACIFIC NORTHWEST', 'LIGHT', 'ADAPTABLE', 'GROWTH', 'FISCALLY', 'MODERN', 'FUTURE', 'VISIONARY', 'PERSONAL', 'PATIENT', 'TEAM', 'HARMONIOUS', 'INTEGRATED', 'INNOVATIVE', 'SUSTAINABLE', and 'FRIENDLY'.



## South Waterfront

- A1-1 Develop River Edge Variety
- A1-2 Incorporate Active Uses along the River
- A4-1 Integrate Ecological Concepts in Site and Development Design
- A4-2 Integrate Stormwater Management Systems in Development
- A5-1 Consider South Waterfront's History and Special Qualities
- B1-1 Facility Transit Connections
- B1-2 Enhance Accessway Transitions
- B2-1 Incorporate Outdoor Lighting that Responds to Different Uses
- C4-1 Develop Complementary Structured Parking
- C13-1 Coordinate District Signs



## Central City

### **A Portland Personality**

- A1 Integrate the River*
- A2 Emphasize Portland Themes
- A3 Respect Portland Block Structures
- A4 Use Unifying Elements*
- A5 Enhance, Embellish and Identify Areas*
- A6 Reuse/Rehabilitate/Restore Buildings
- A7 Establish and Maintain a Sense of Urban Enclosure
- A8 Contribute to a Vibrant Streetscape
- A9 Strengthen Gateways

### **B Pedestrian Emphasis**

- B1 Reinforce and Enhance the Pedestrian System*
- B2 Protect the Pedestrian*
- B3 Bridge Pedestrian Obstacles
- B4 Provide Stopping and Viewing Places
- B5 Make Plazas, Parks, and Open Space Successful
- B6 Develop Weather Protection
- B7 Integrate Barrier-Free Design

## Central City

### **C Project Design**

C1 Enhance View Opportunities

C2 Promote Quality and  
Permanence in Development

C3 Respect Architectural Integrity

C4 *Complement the Context of  
Existing Buildings*

C5 Design for Coherency

C6 Develop Transitions Between  
Buildings and Public Spaces

C7 Design Corners that Build Active  
Intersections

C8 Differentiate the Sidewalk –  
Level of Building

C9 Develop Flexible Sidewalk –  
Level of Spaces

C10 Integrate Encroachments

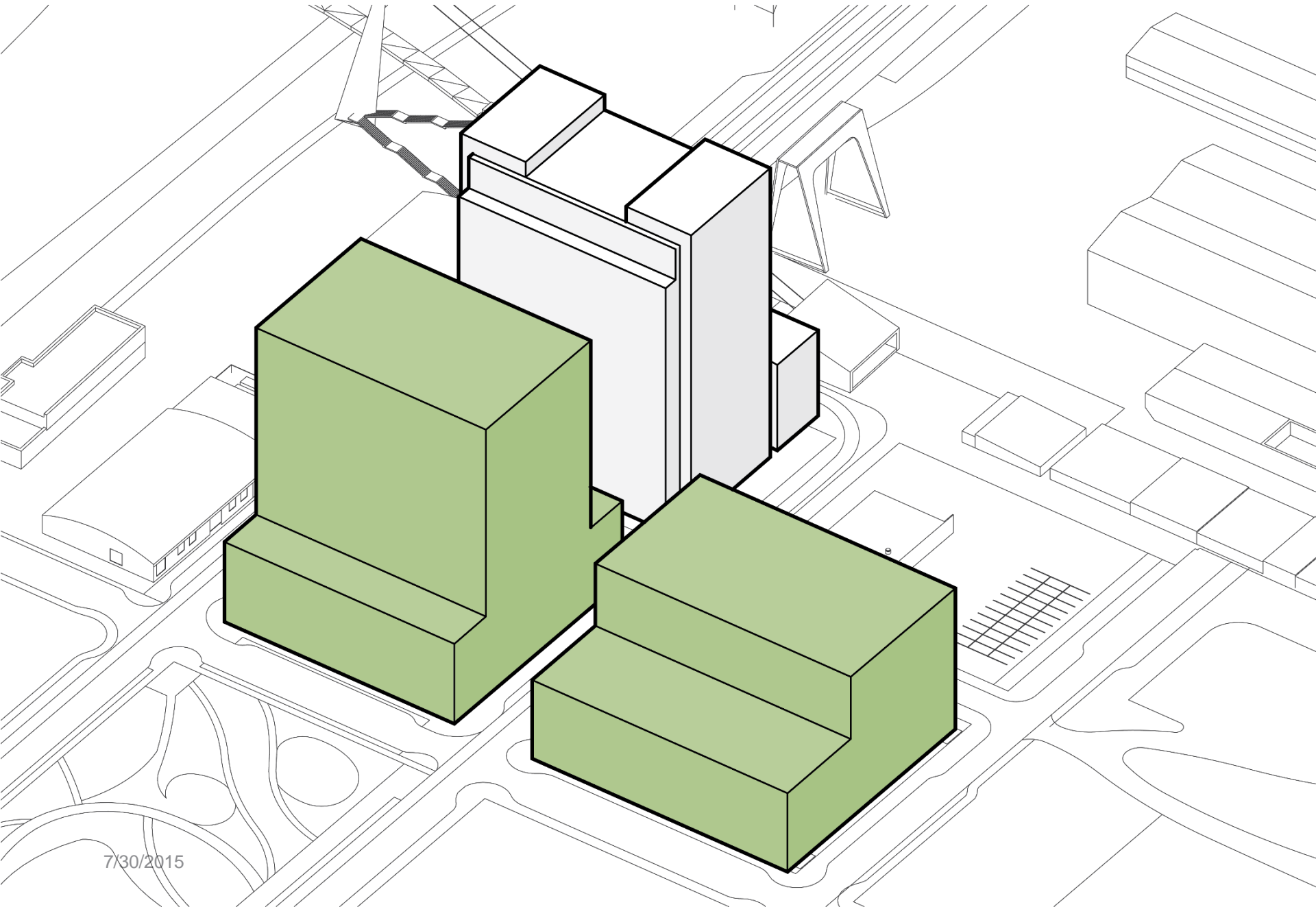
C11 Integrate Roofs and Use  
Rooftops

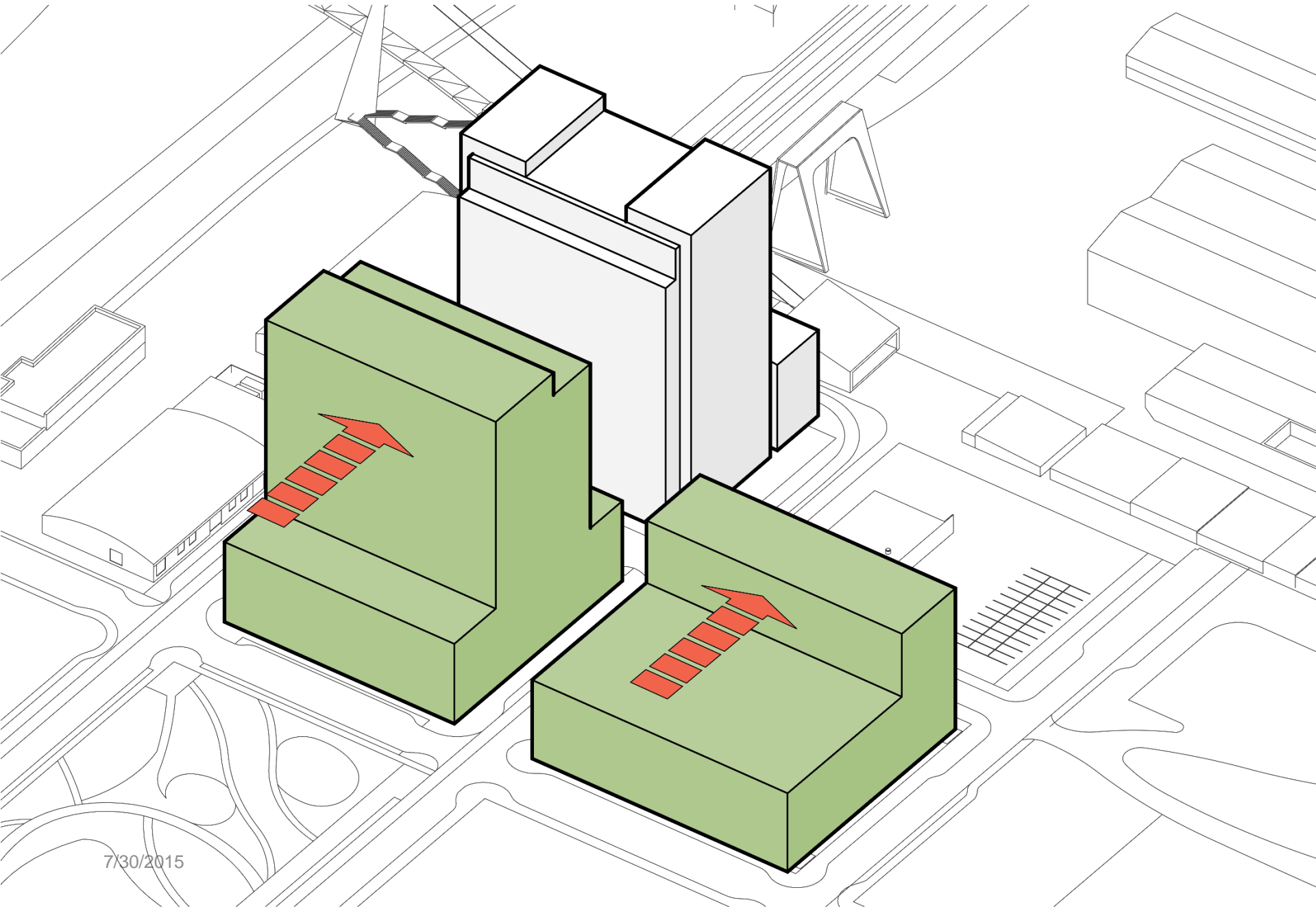
C12 Integrate Exterior Lighting

C13 *Integrate Signs*

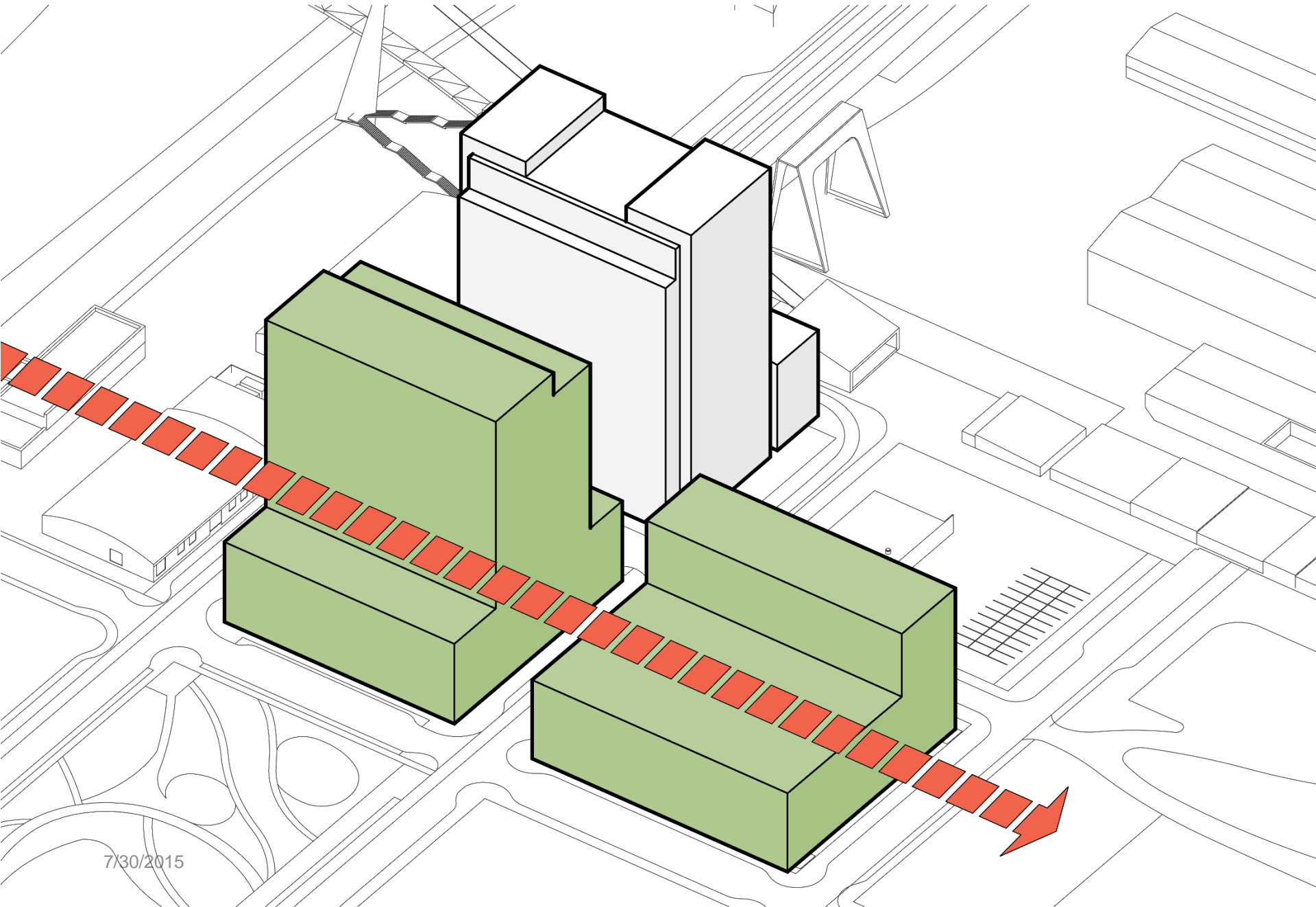


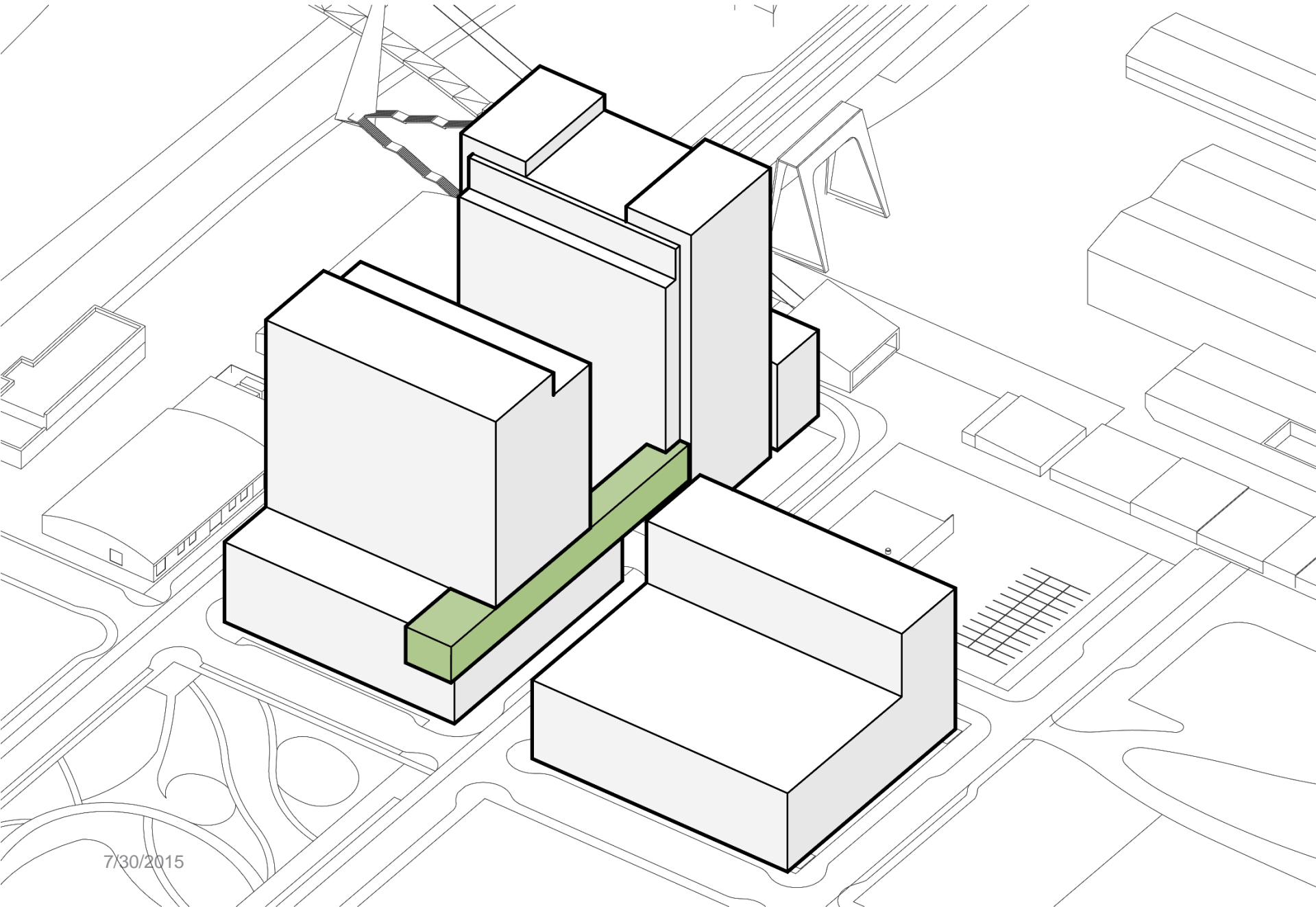
# Block 29 Design



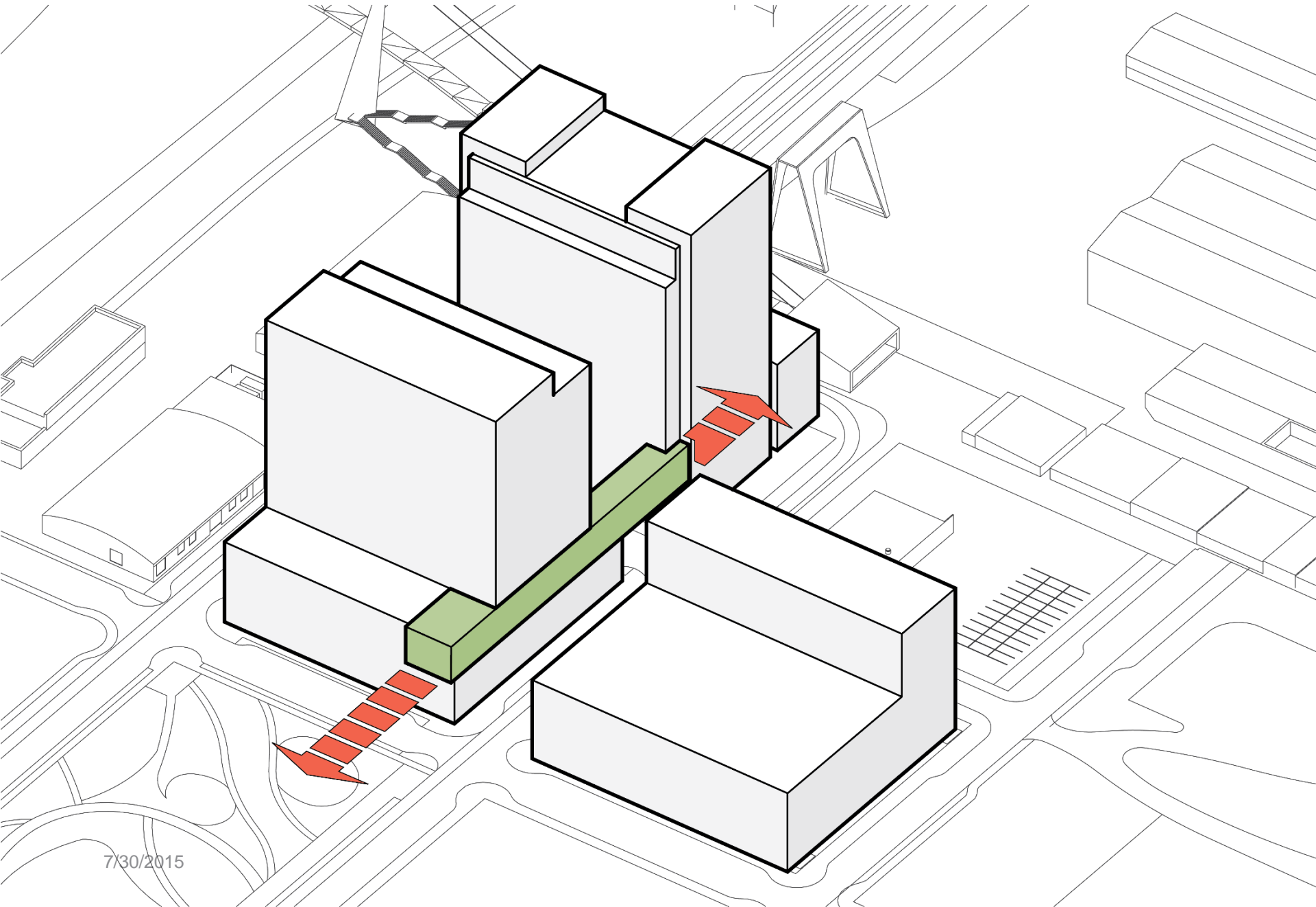




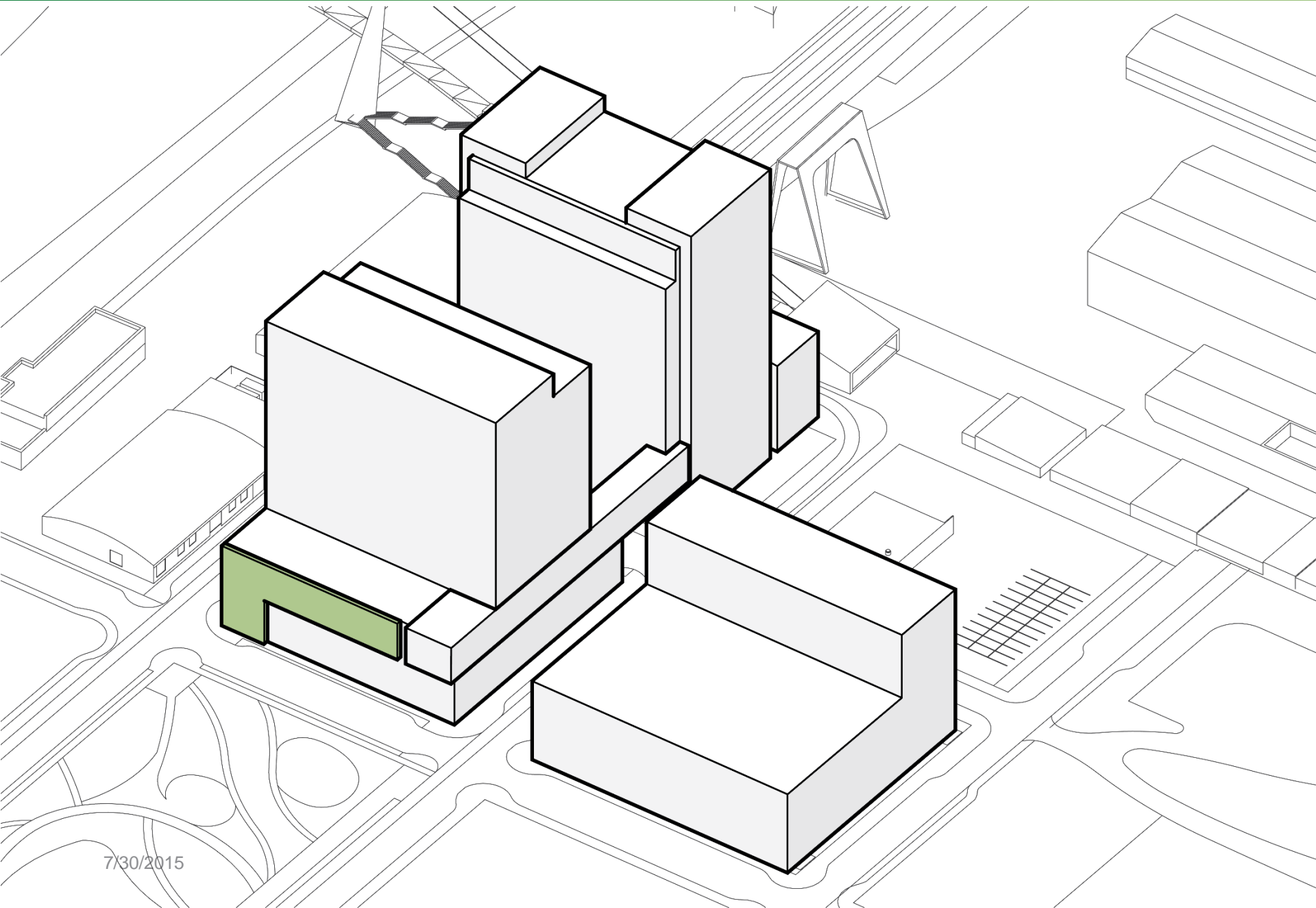




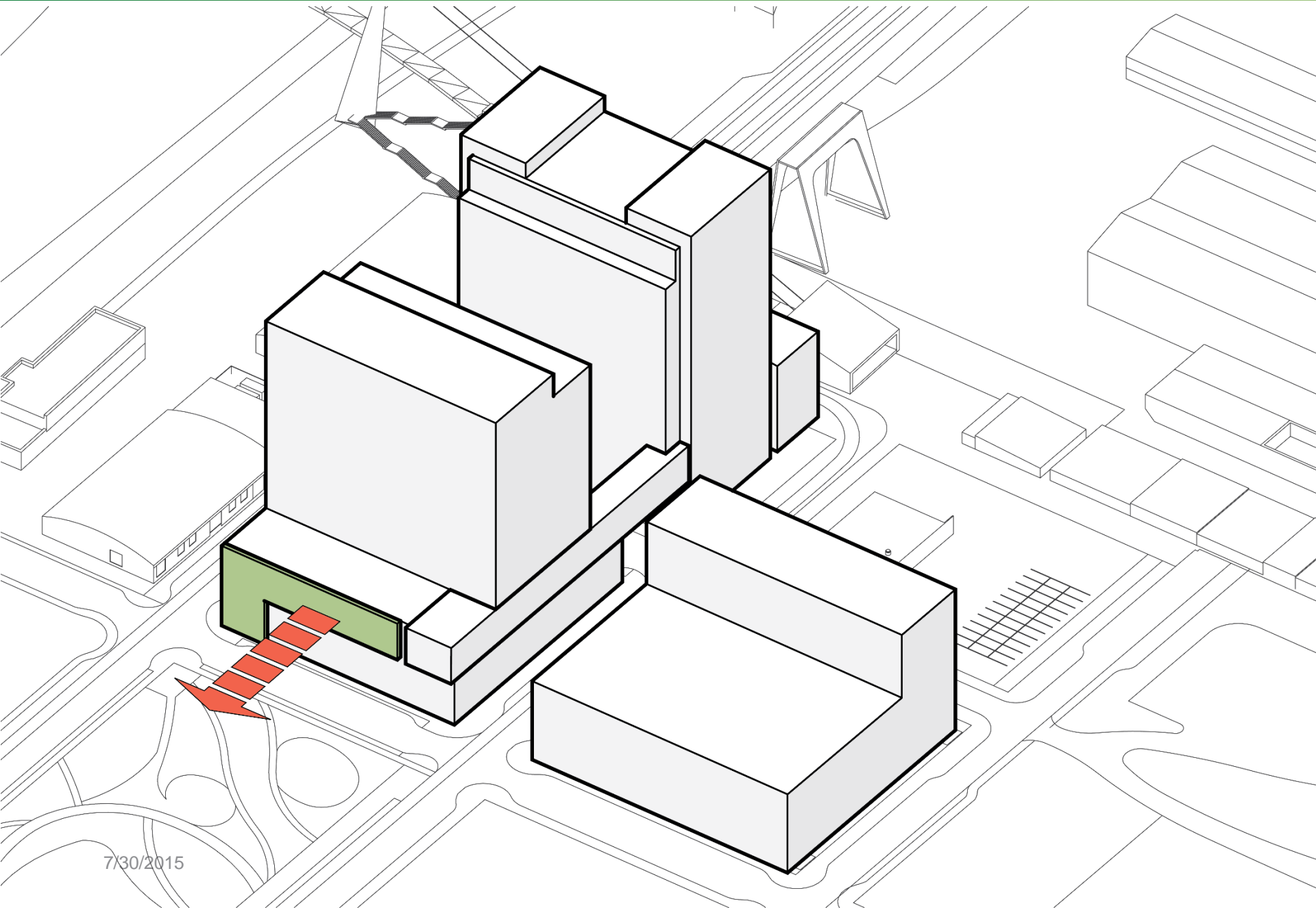
7/30/2015

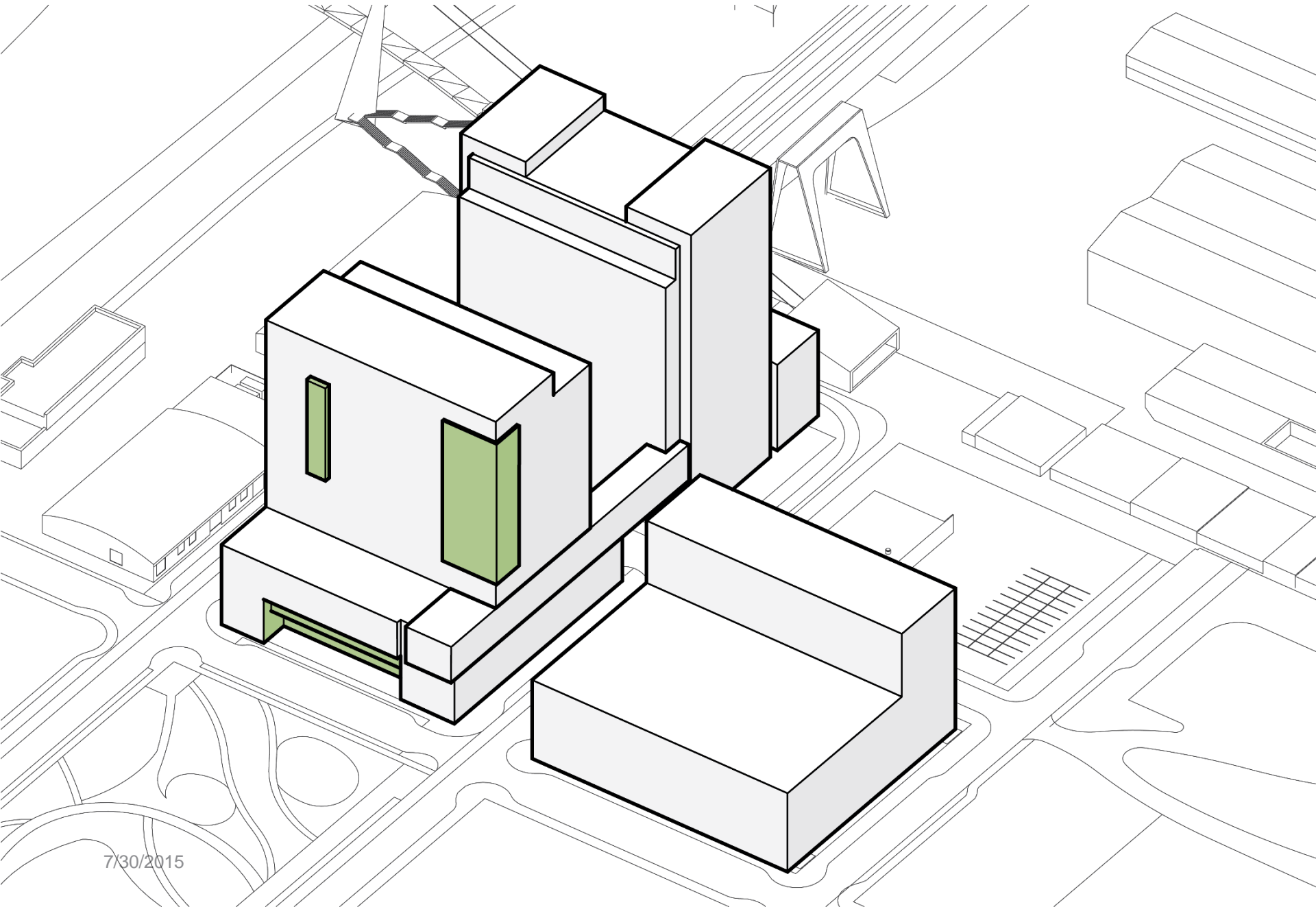






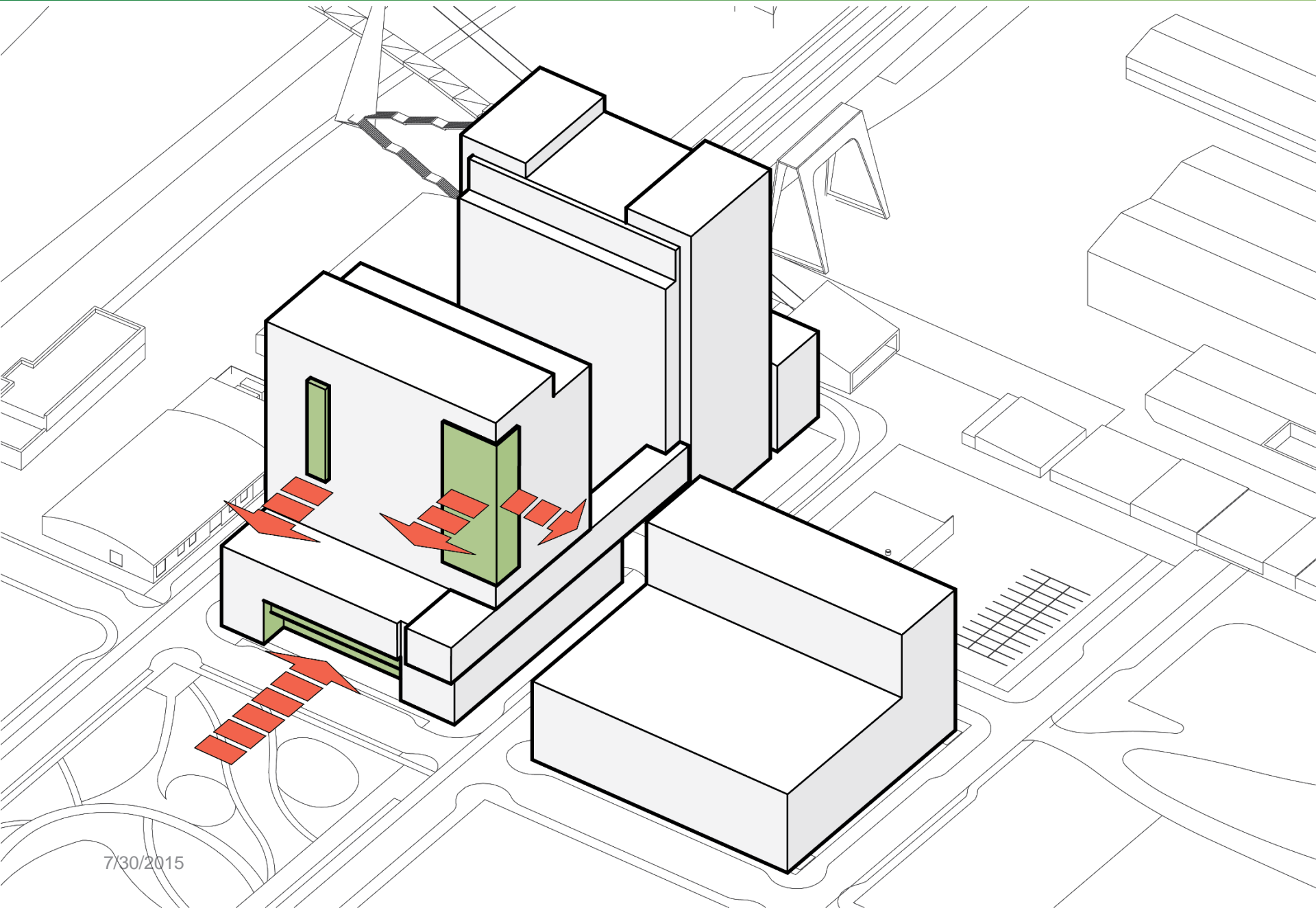
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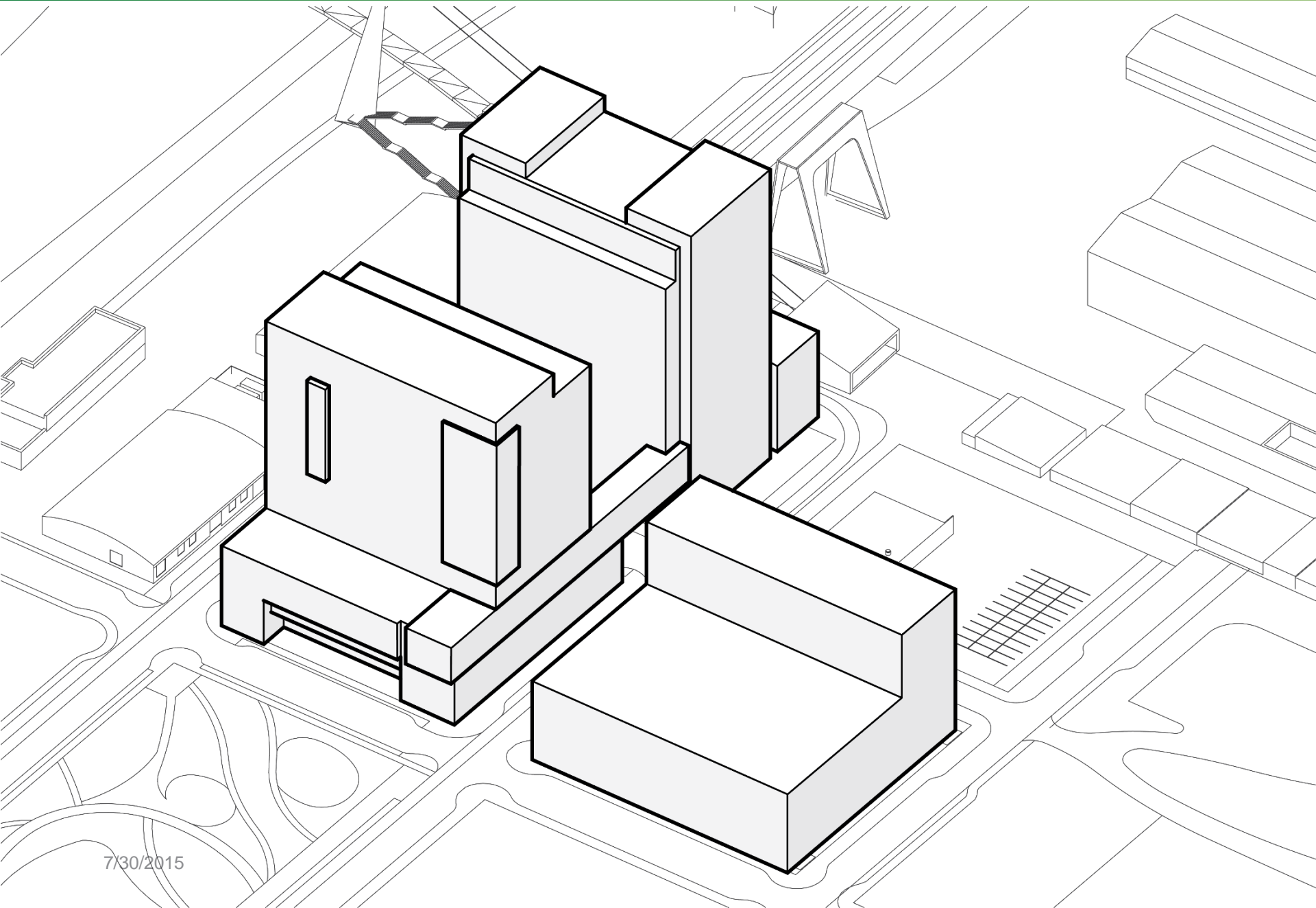




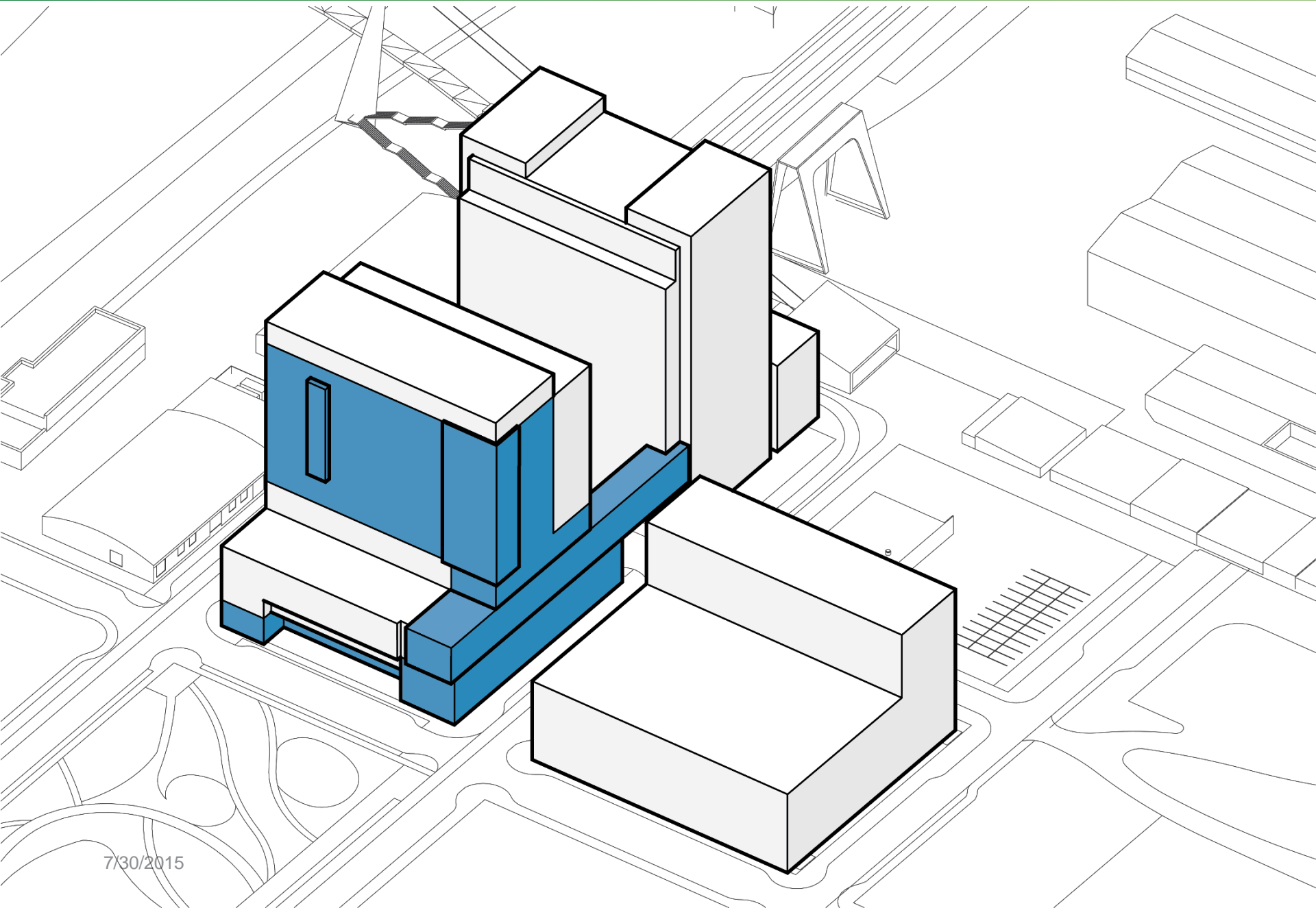
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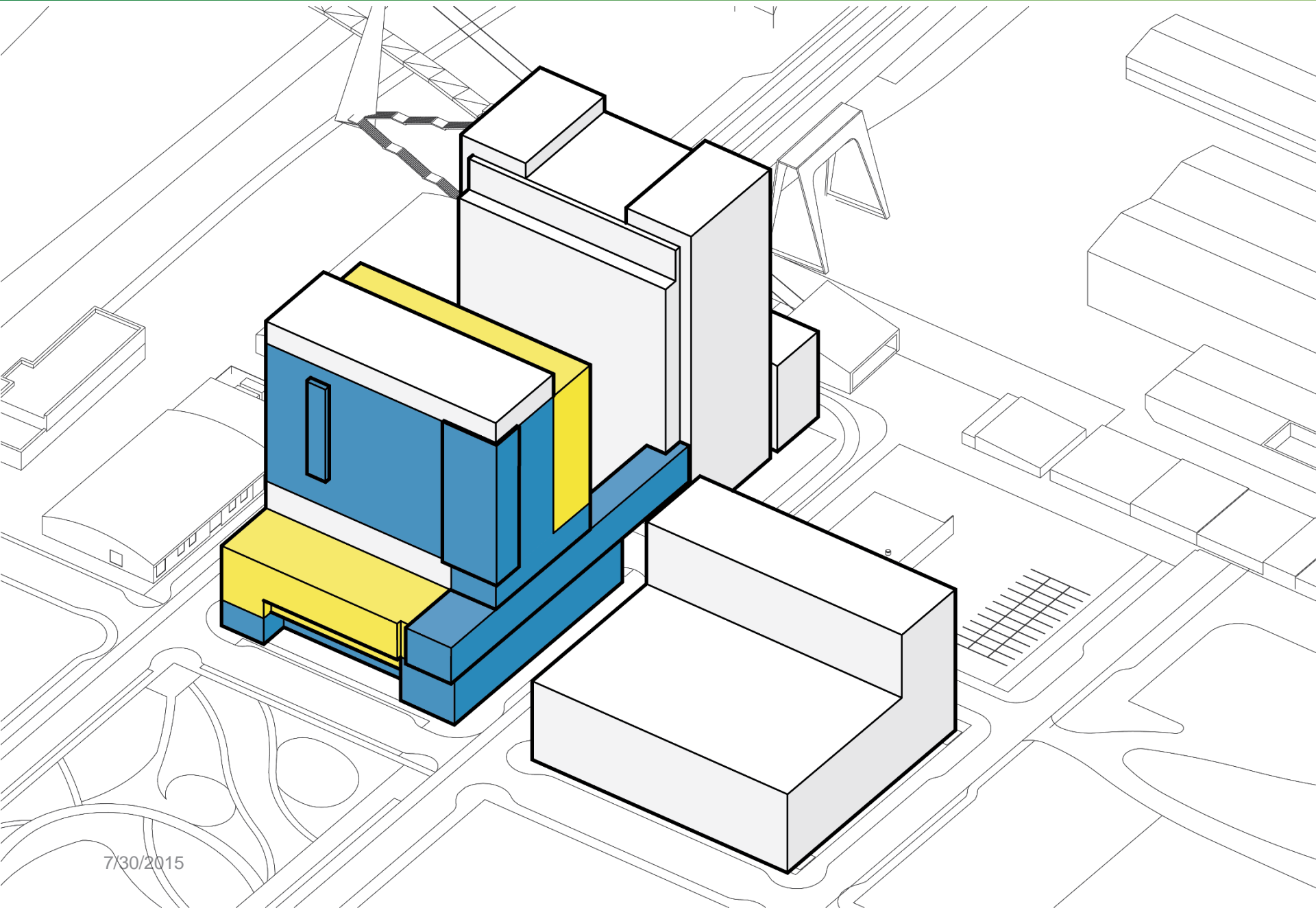


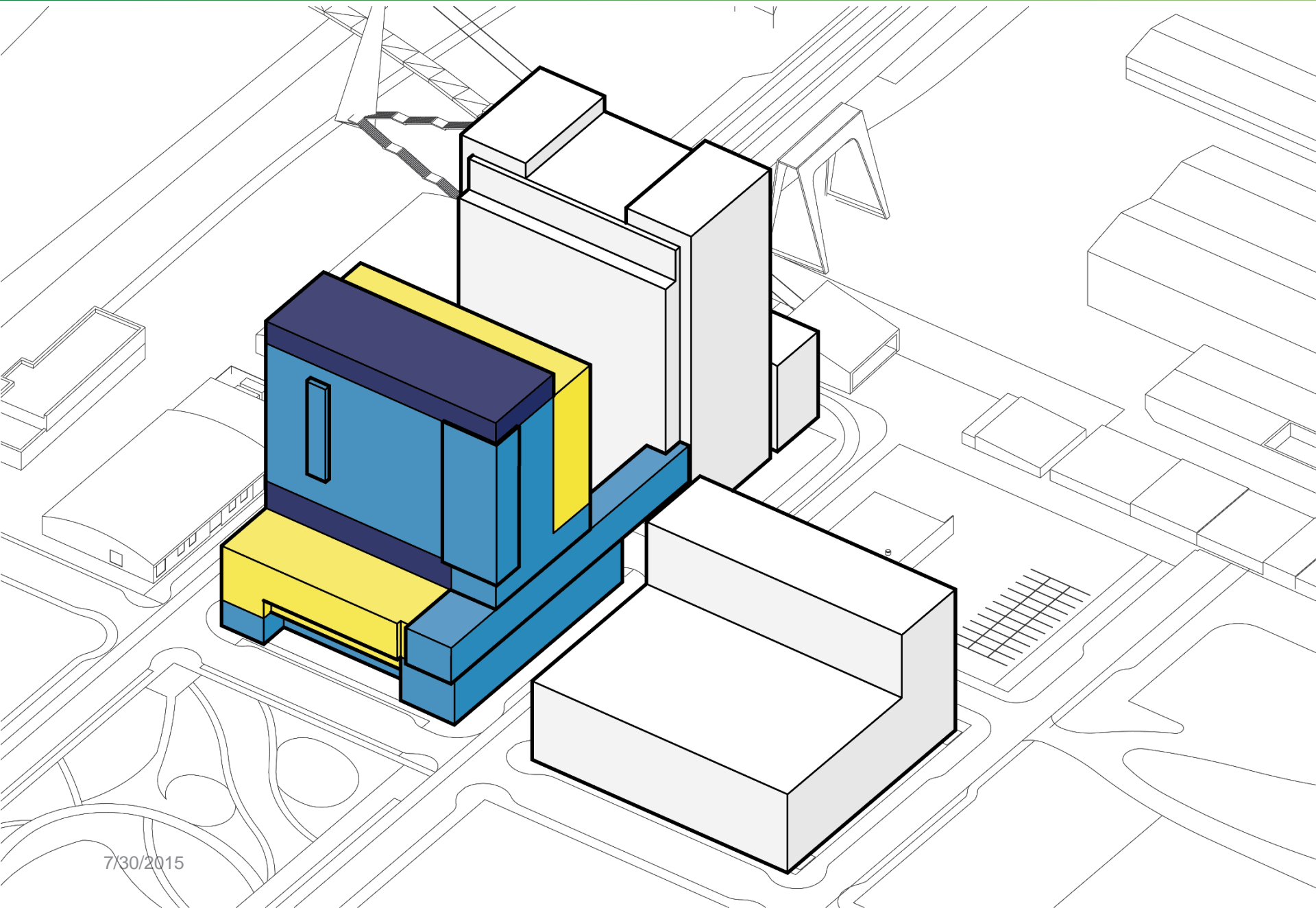


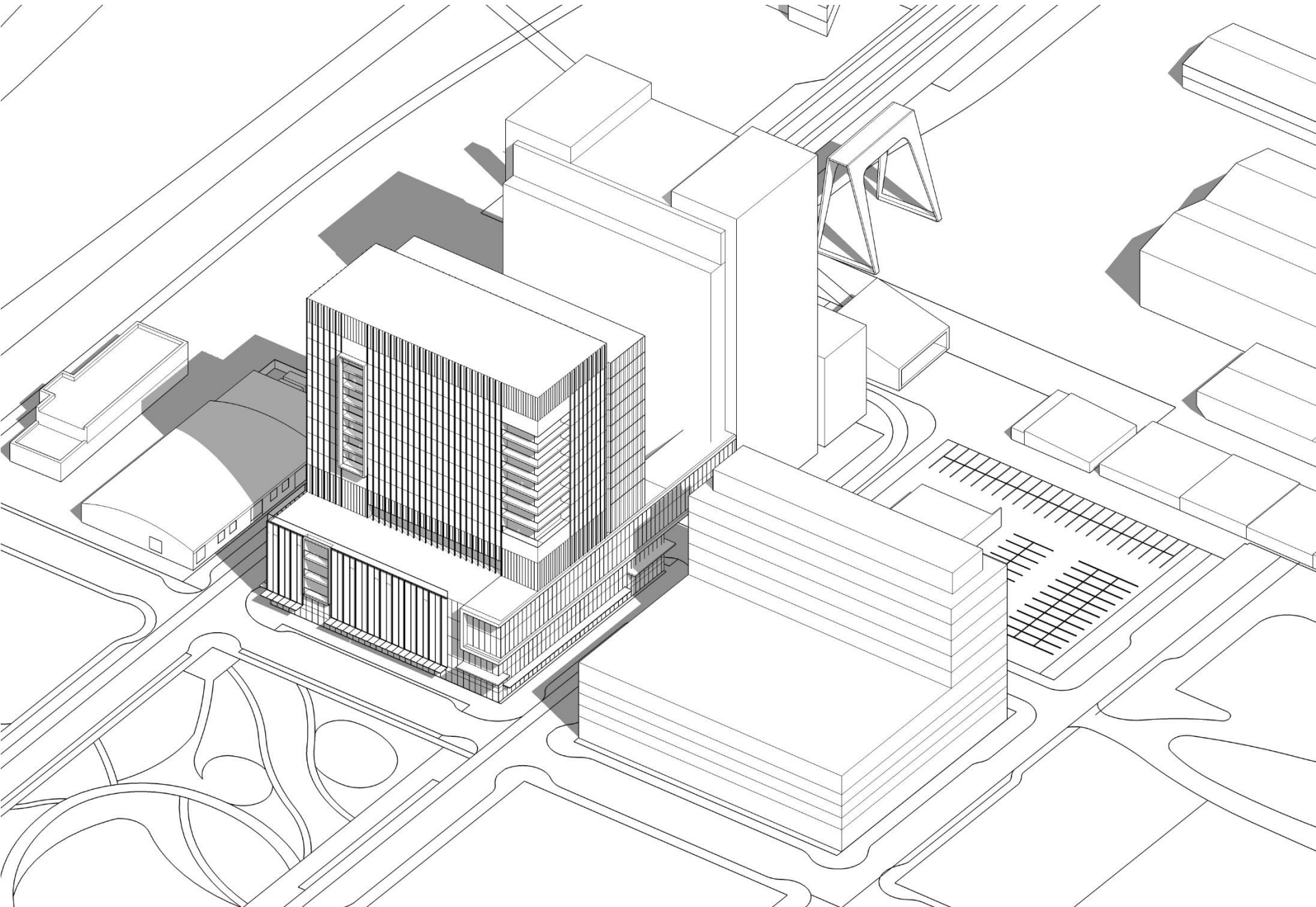
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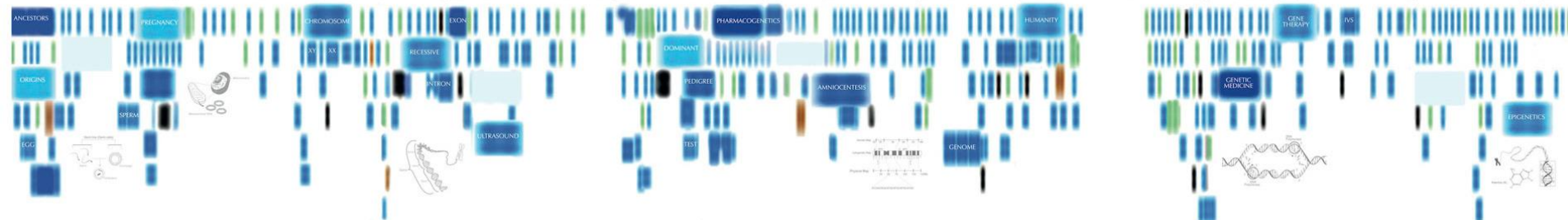








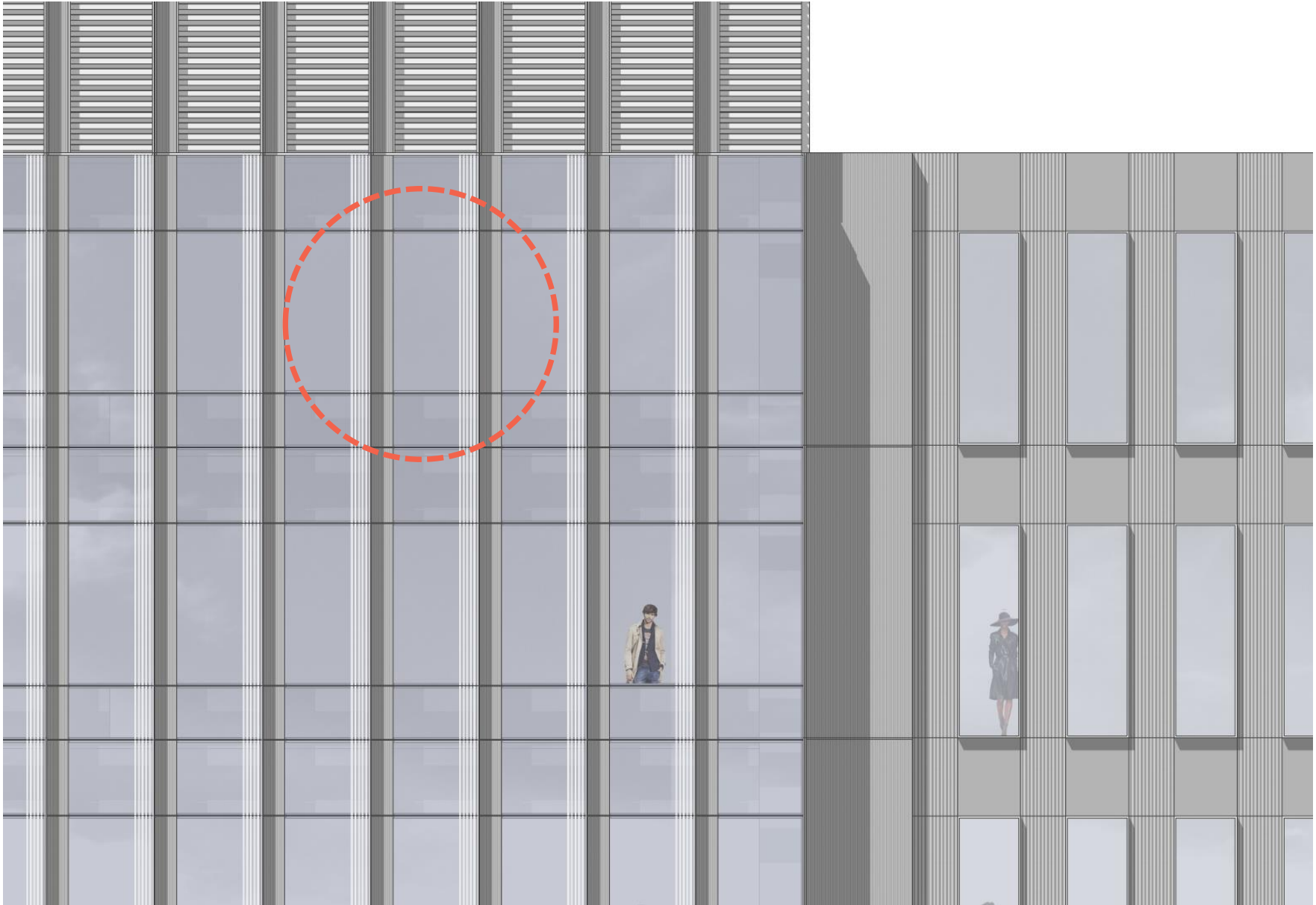






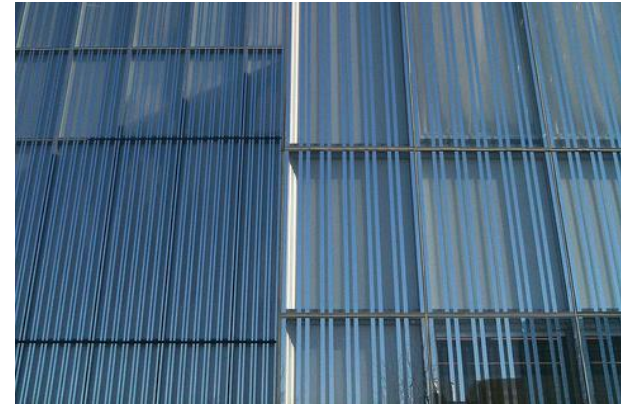
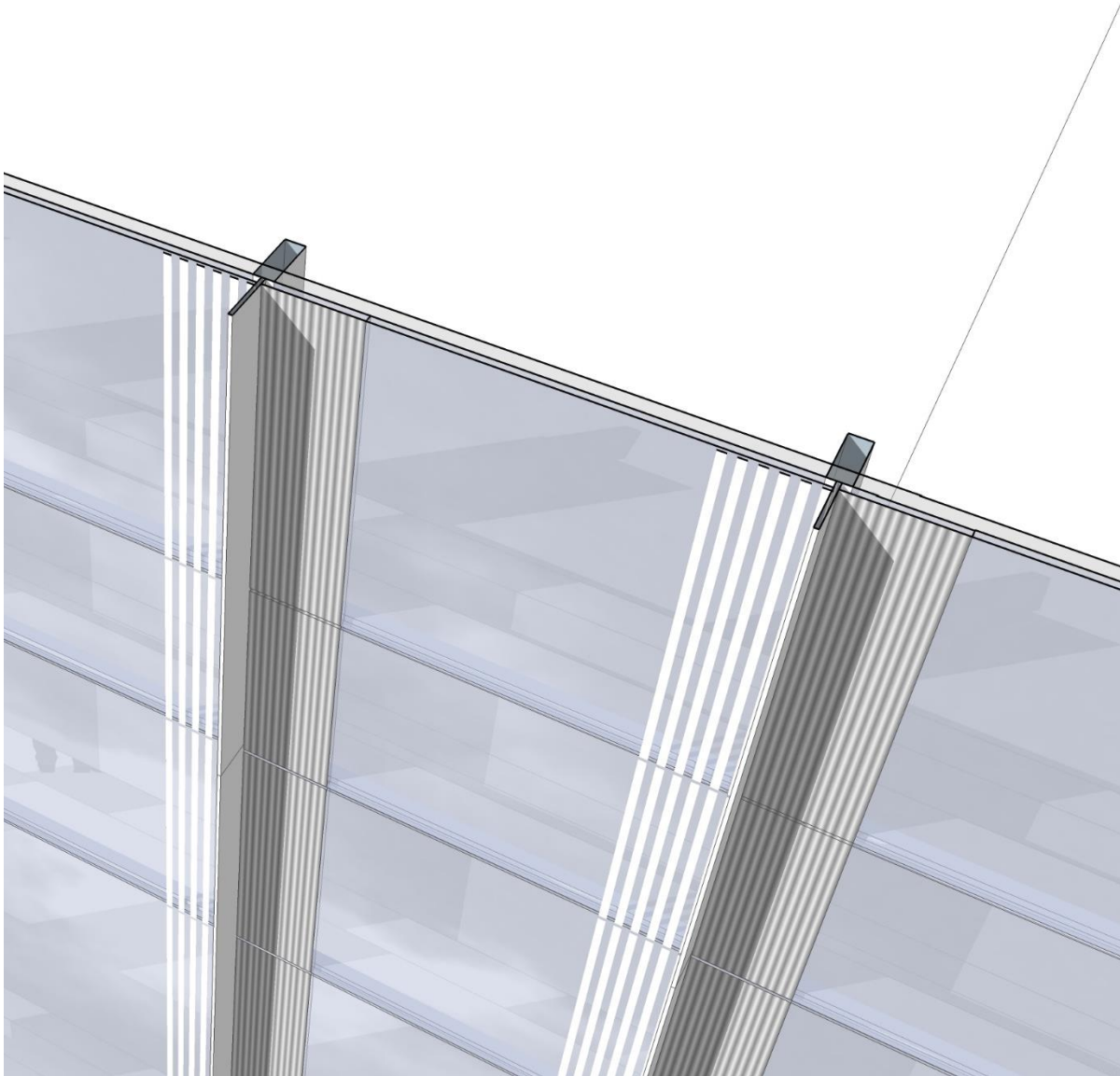


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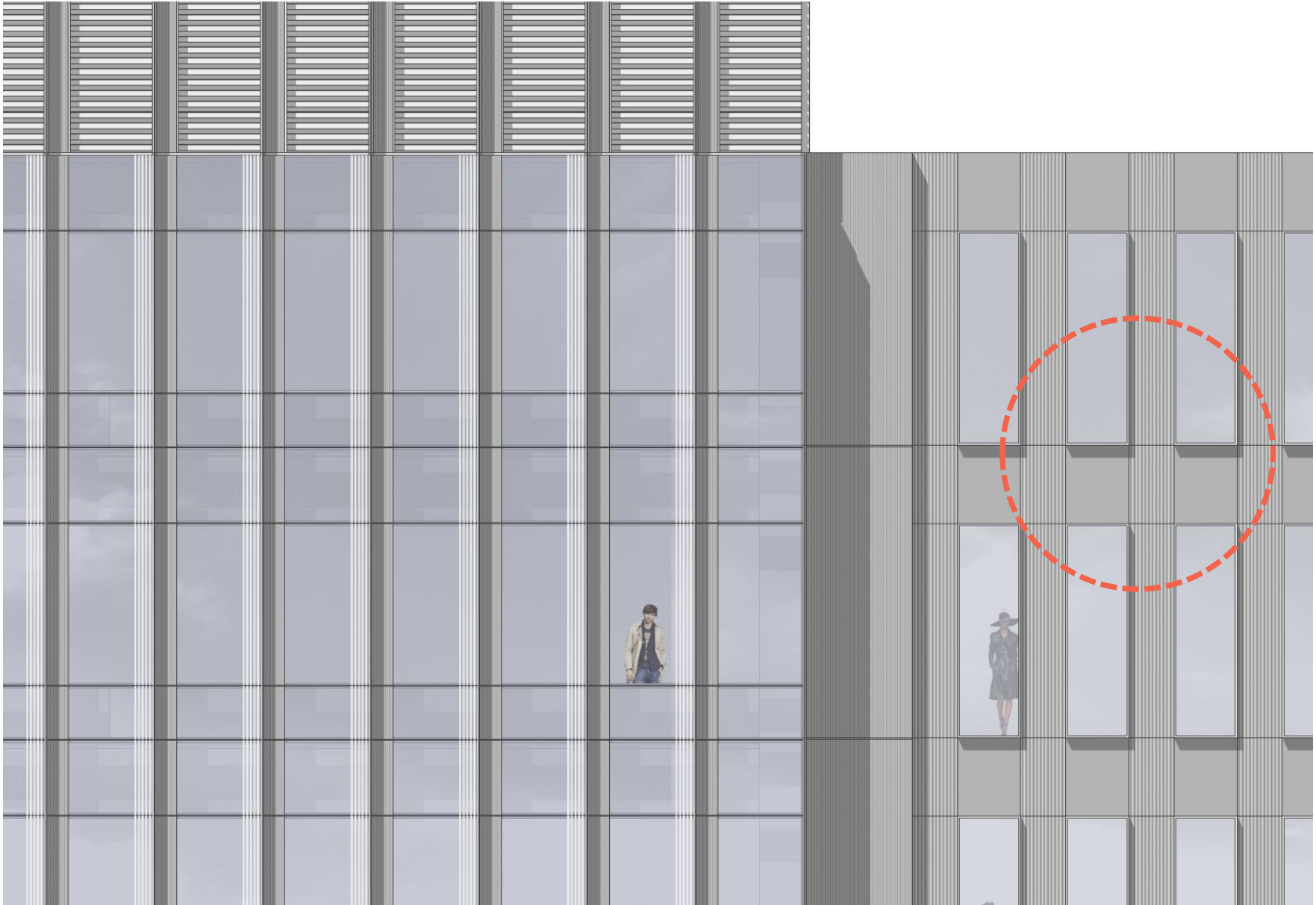


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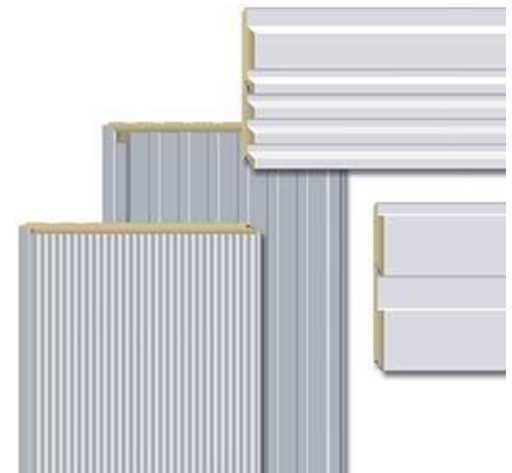
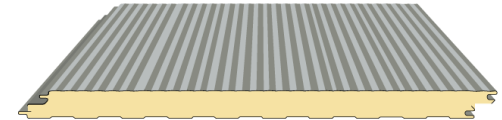
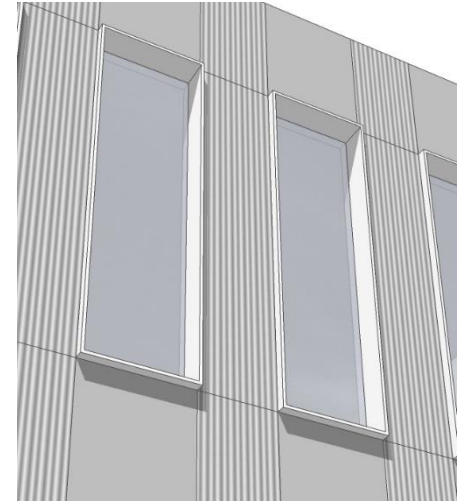
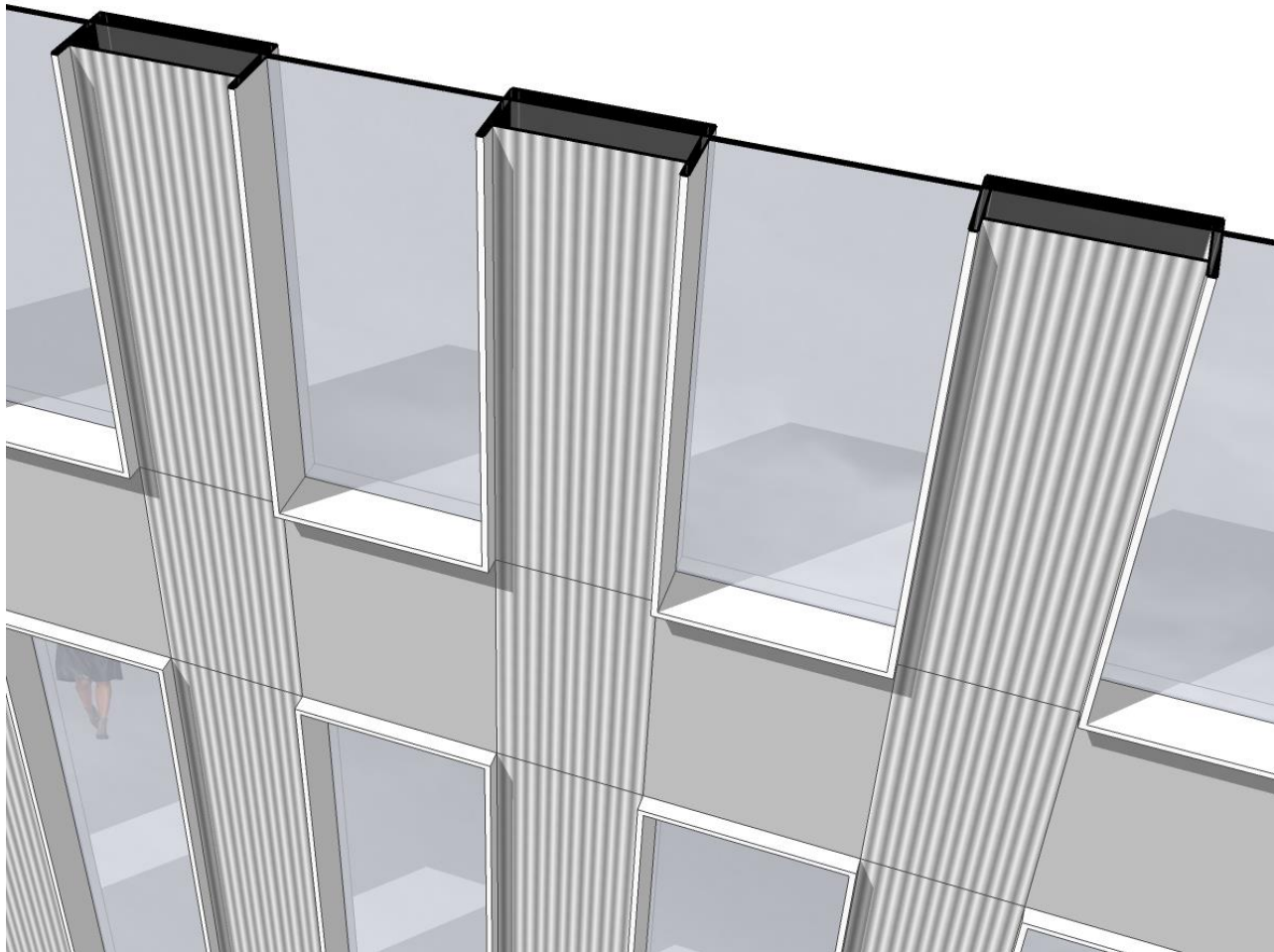




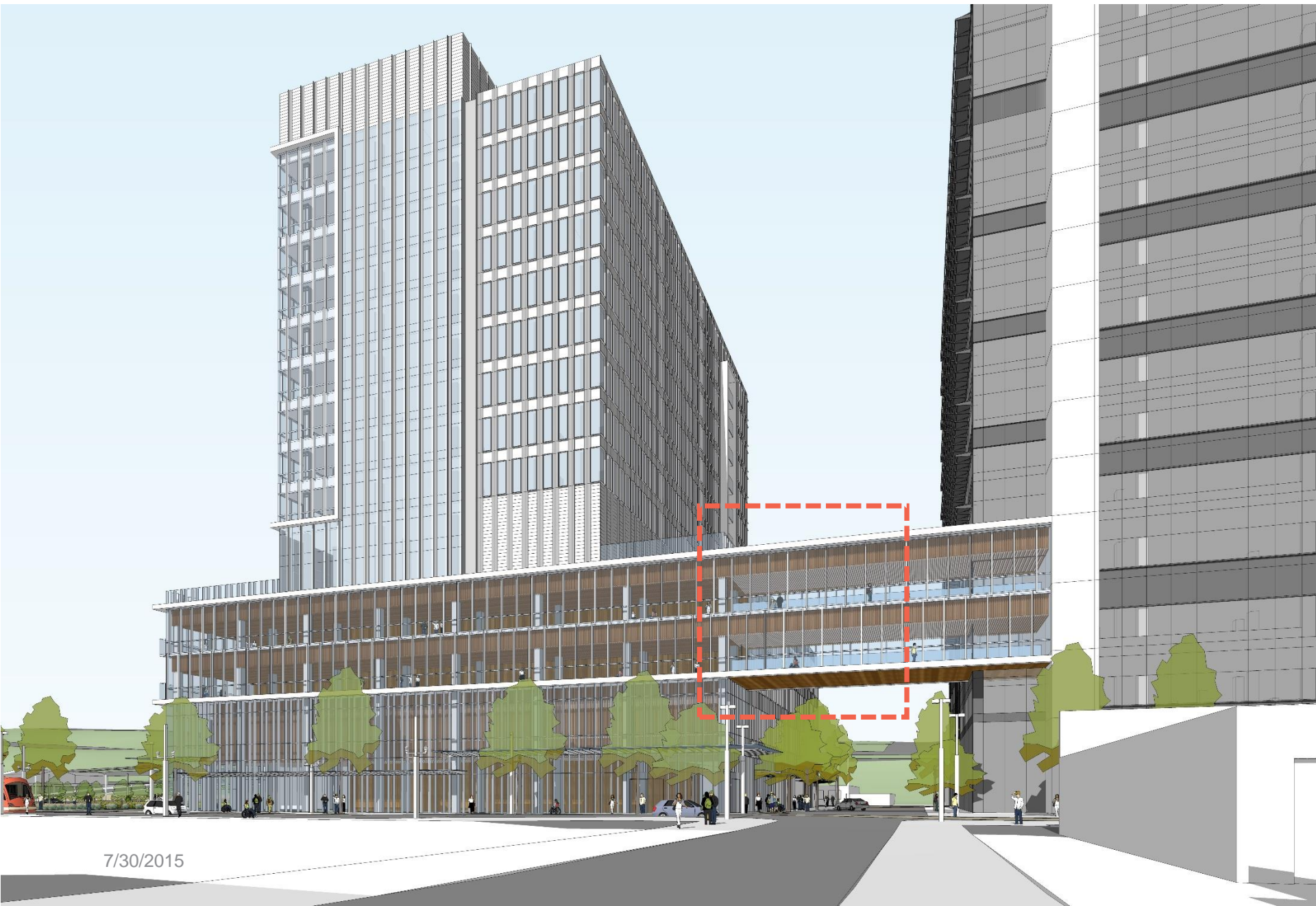
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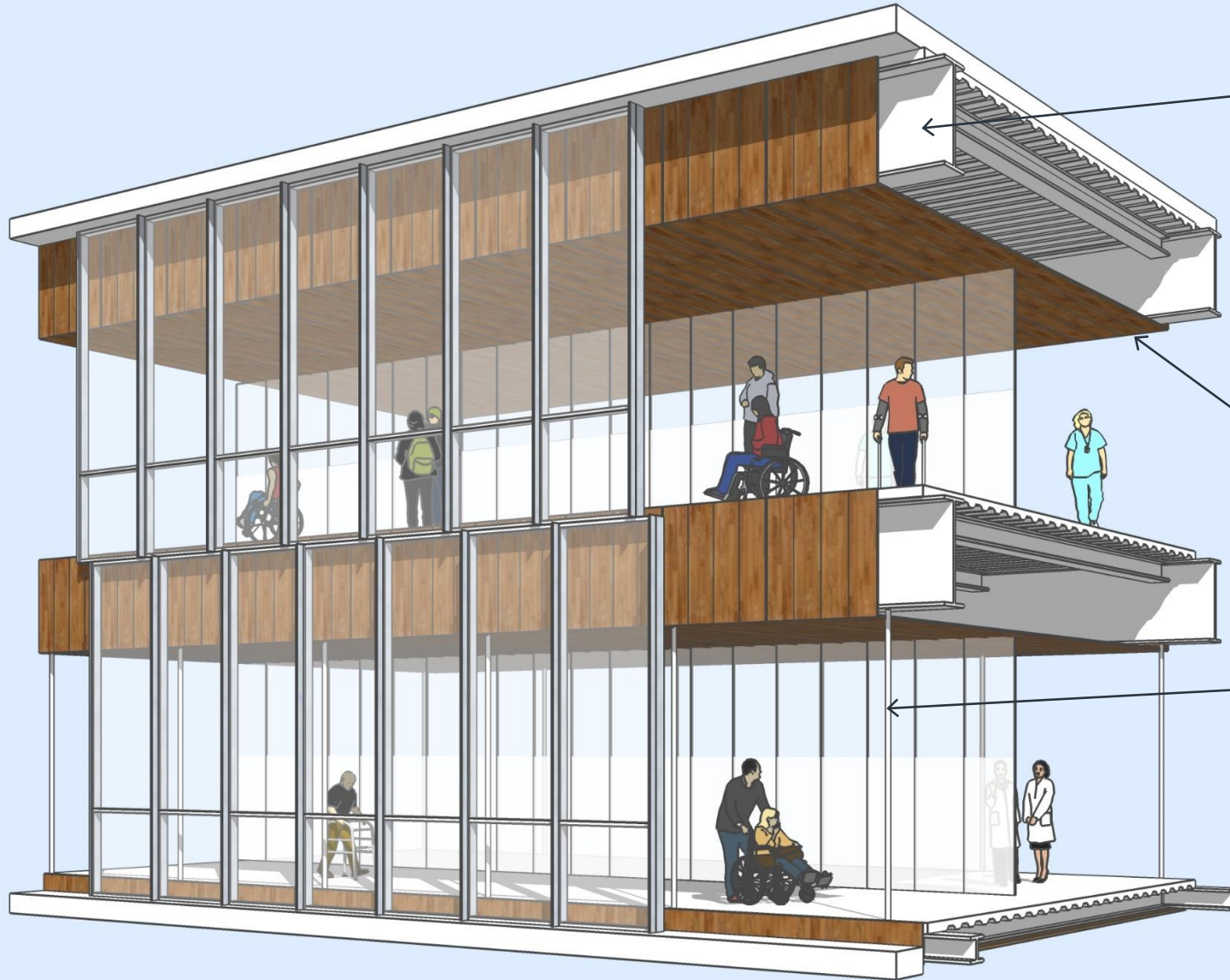


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# B29 Bridge Detail

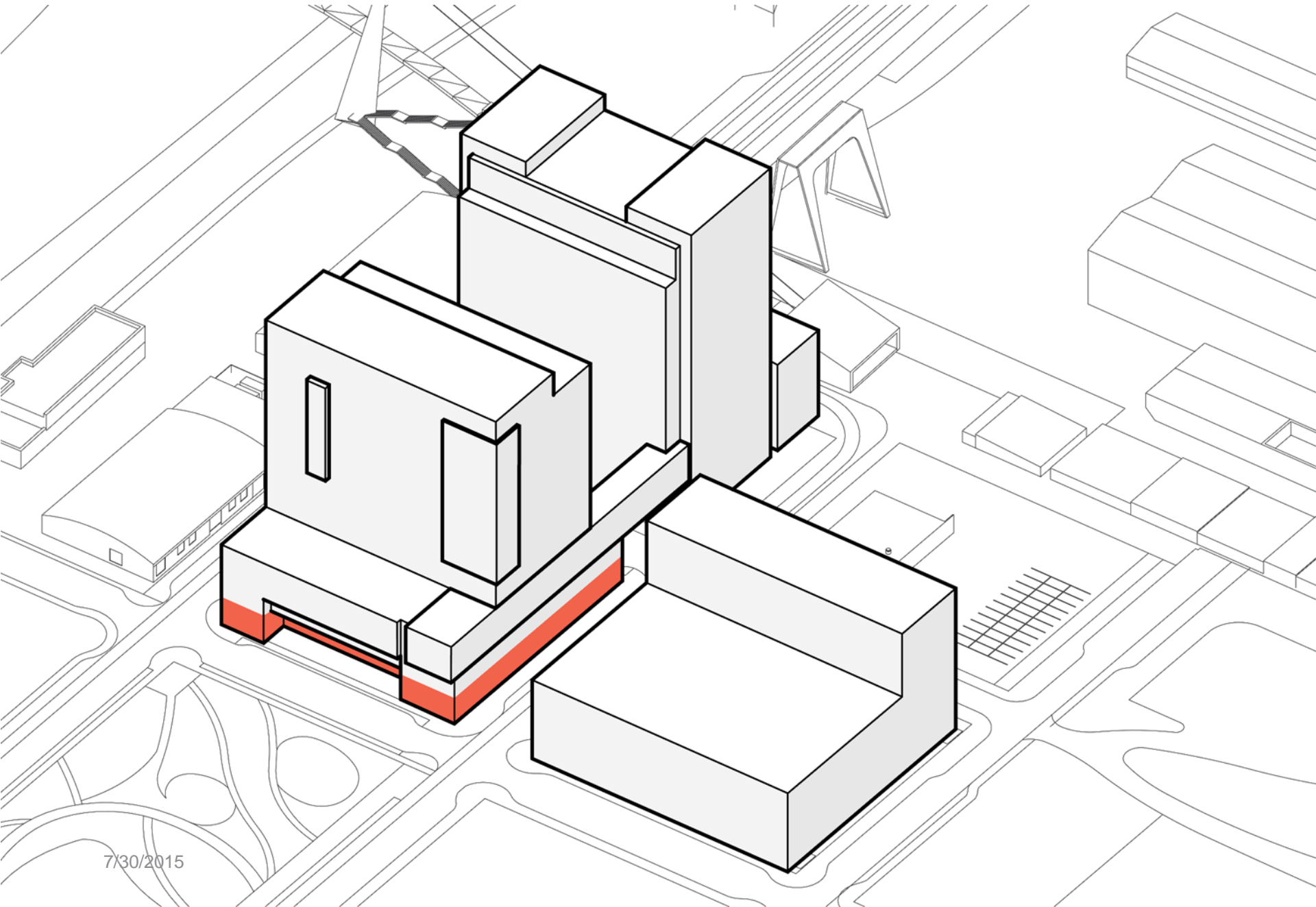
**CHHSOUTH**  
DAR 02 - LU# 15-123301

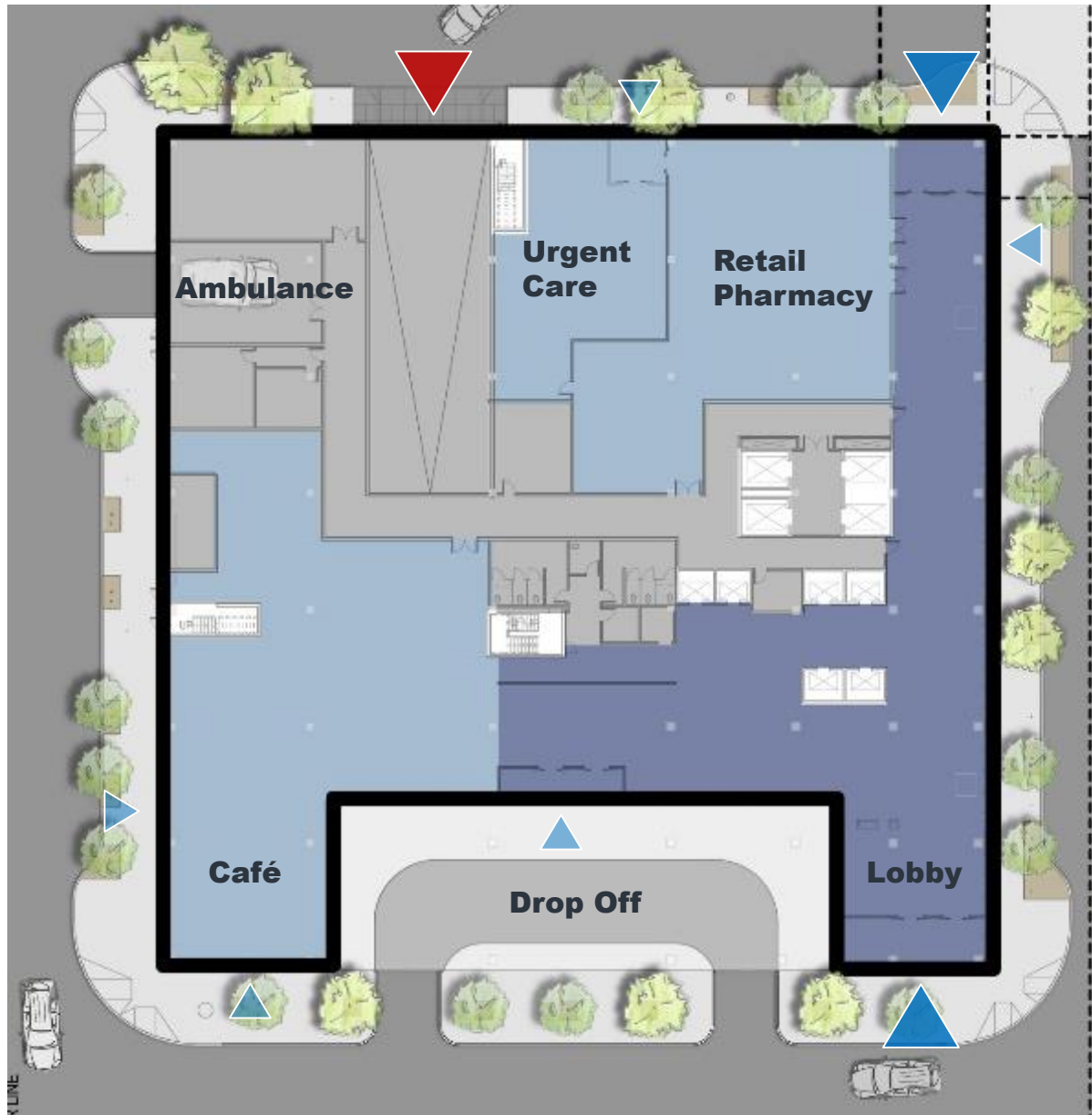


**48" deep plate girders, no columns**

**Wood ceiling and fascia**

**2" hang rods for floor 3 supports, no columns**

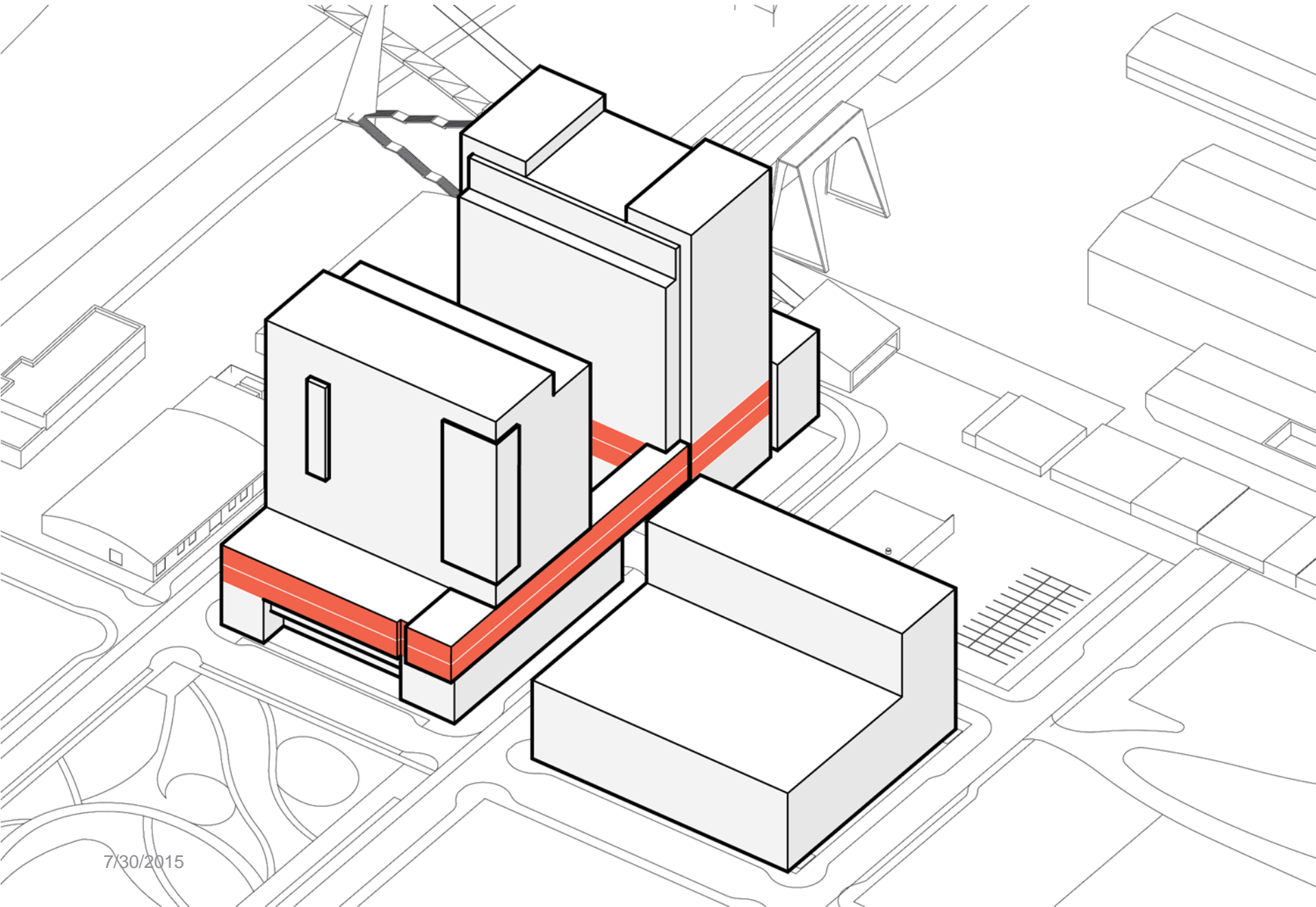




## FLOOR PLAN KEY ELEMENTS:

Lobby connection from existing  
Block 25 through to Caruthers Park

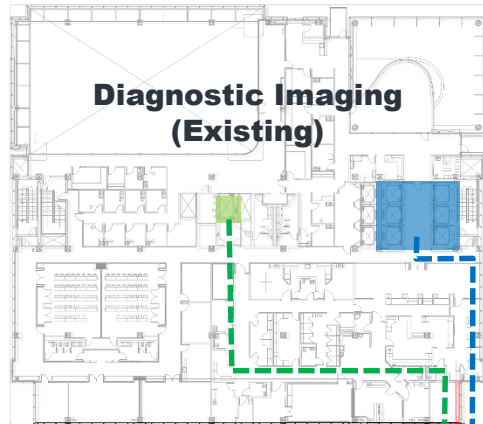
Café and Pedestrian entry  
on SW Curry





**CHH-North  
(Existing)**

## LEVEL 3



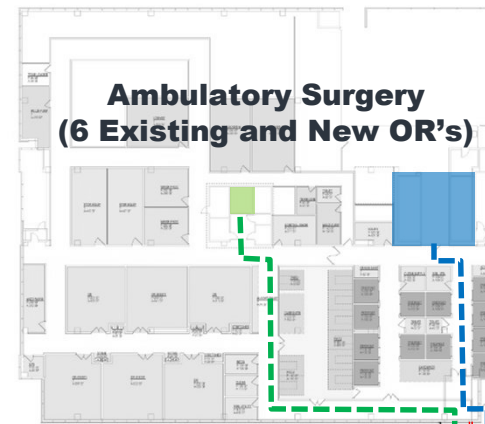
**WHITAKER ST.**

**Block 29**



**Image-guided Procedure**

## LEVEL 4



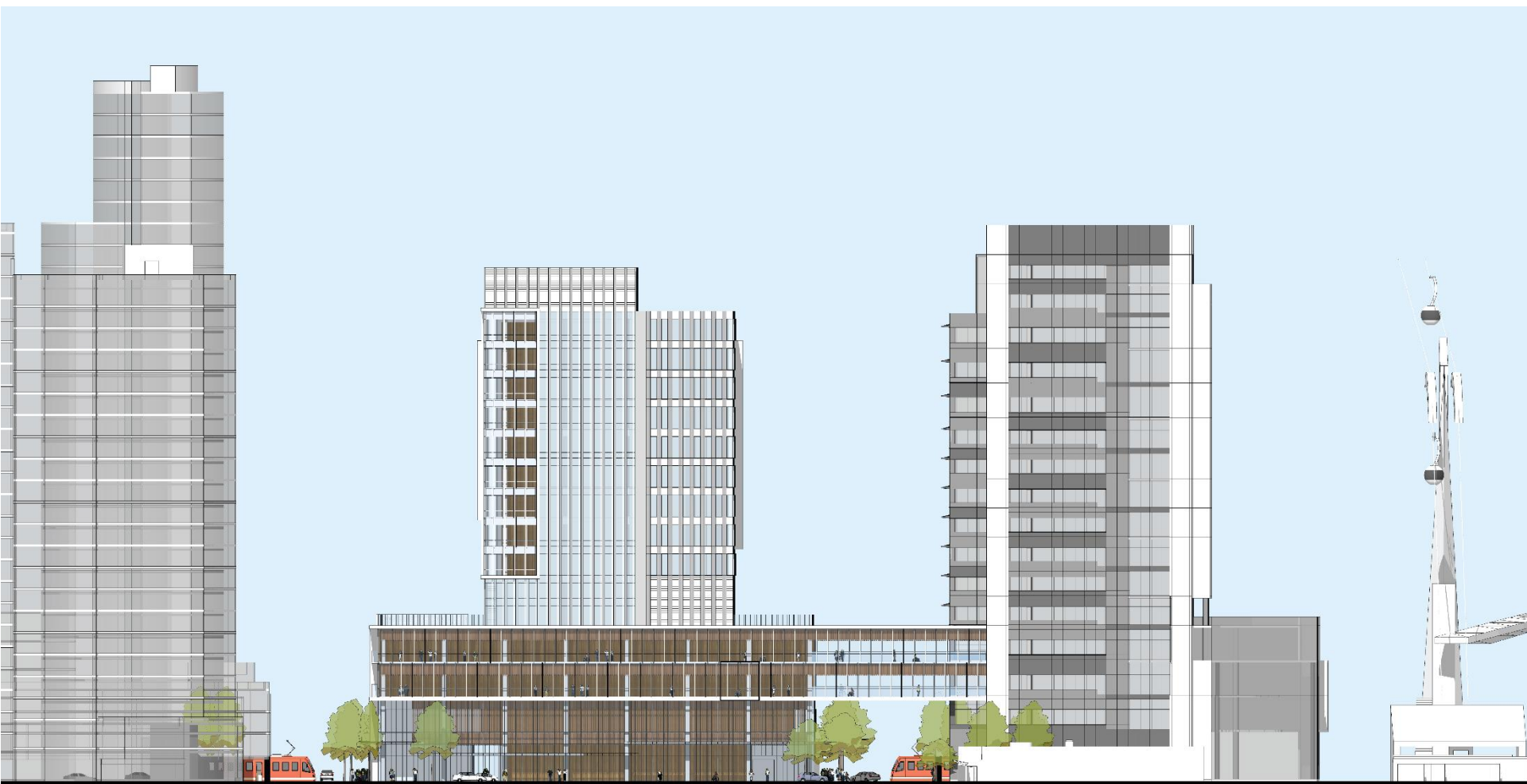
**WHITAKER ST.**



**Ambulatory Surgery  
(10 OR's)**

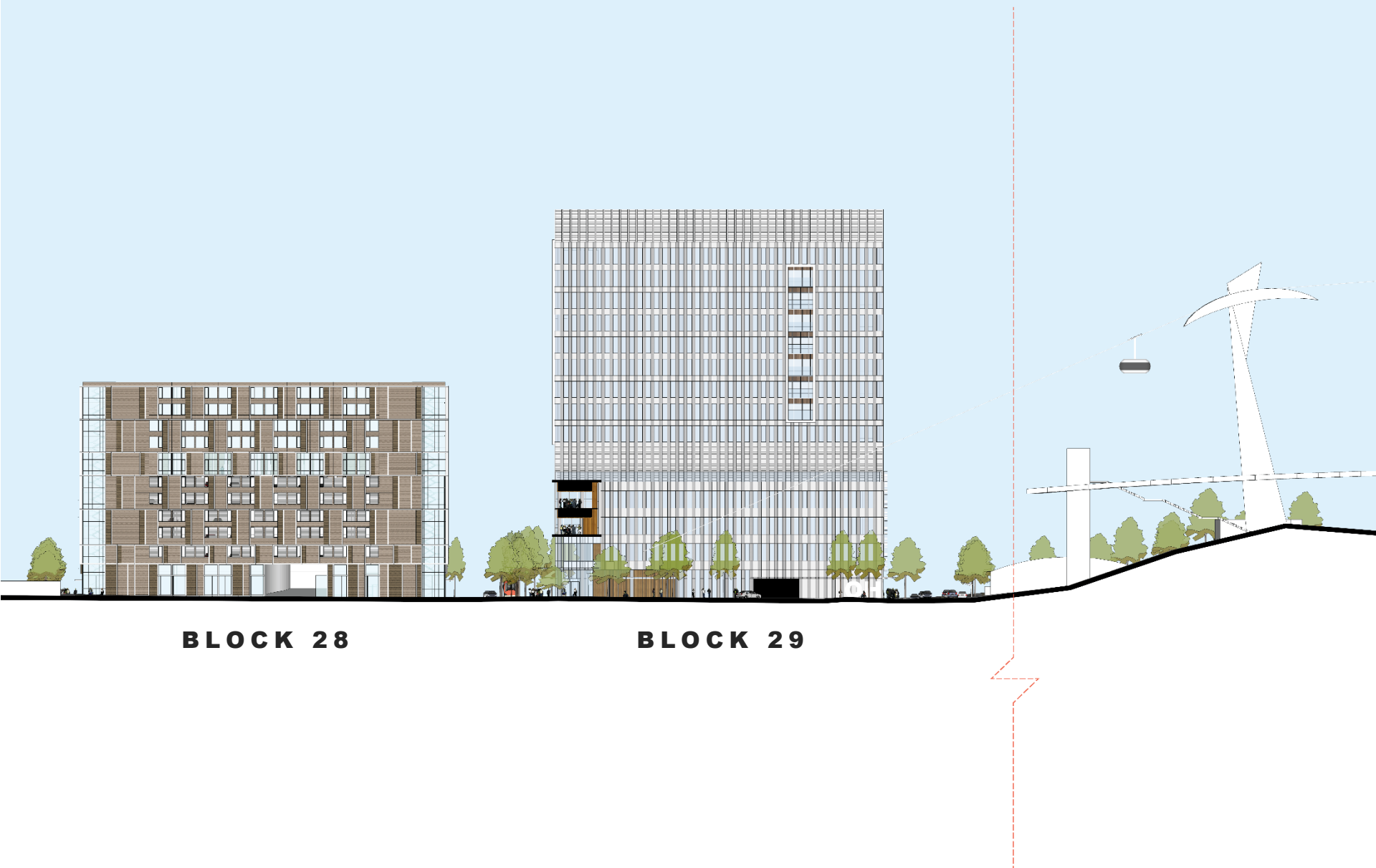
**Surgery &  
Procedural  
Connection**

**Clinics to  
Services  
Connection**



**BLOCK 29**

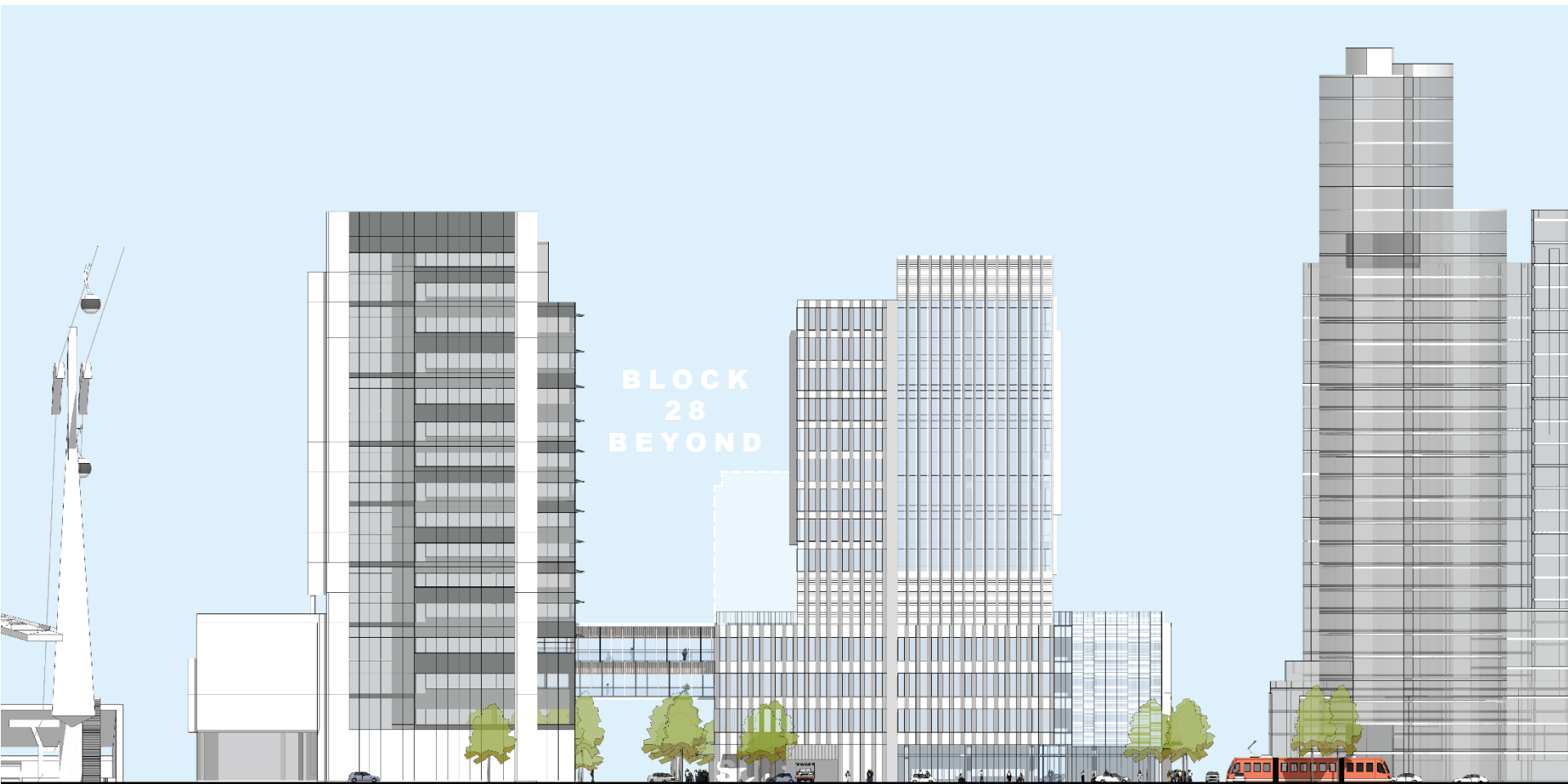
**CHH NORTH**



**BLOCK 28**

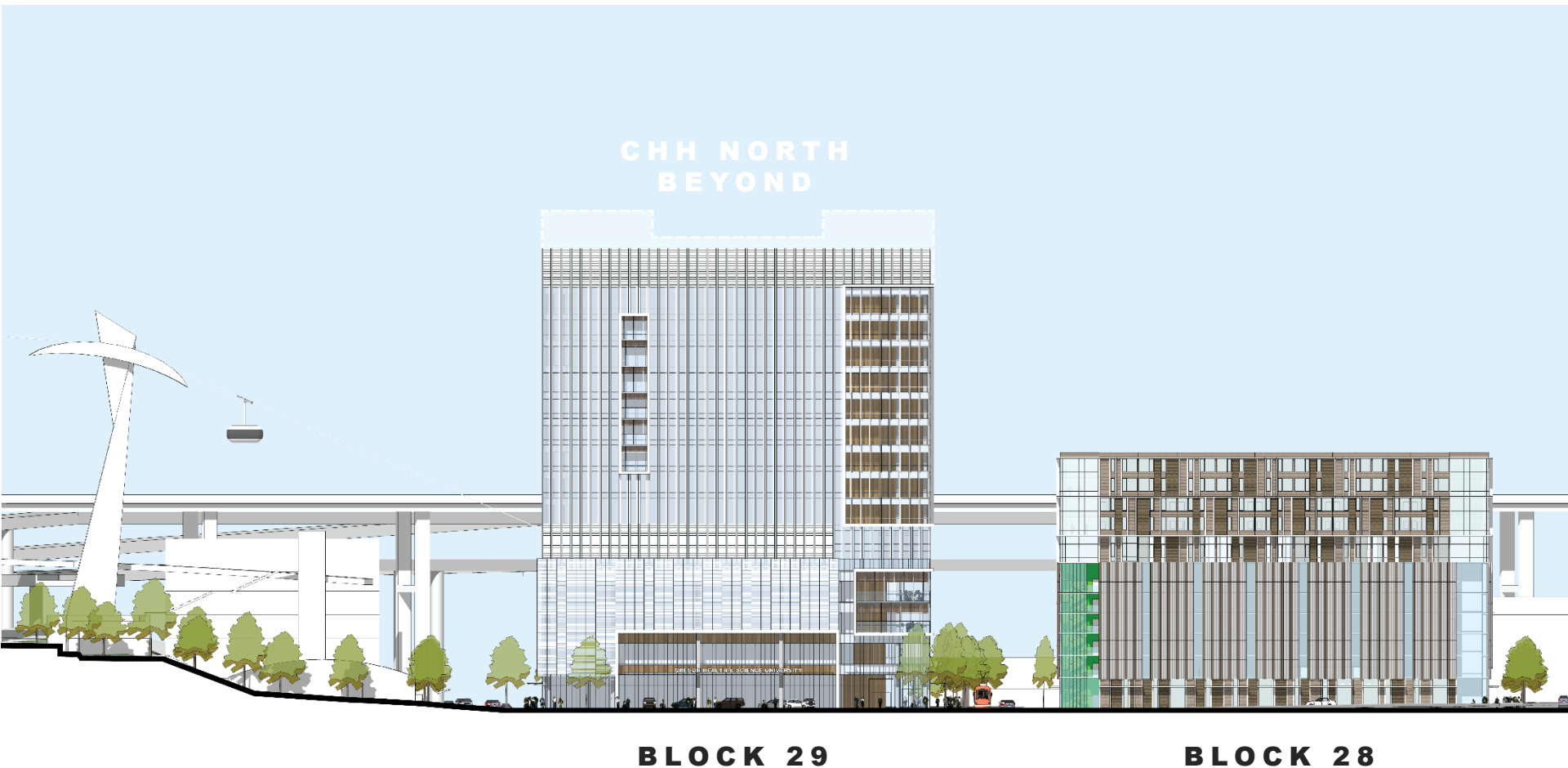
**BLOCK 29**





**CHH NORTH**

**BLOCK 29**

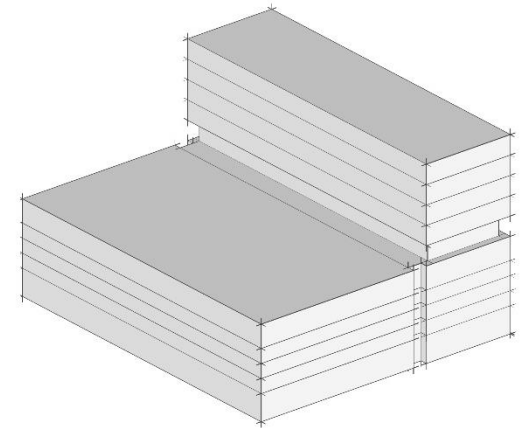
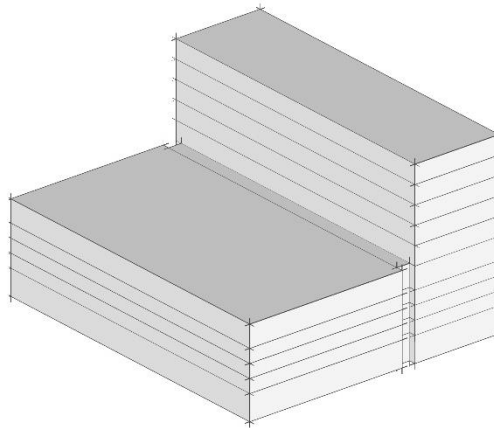
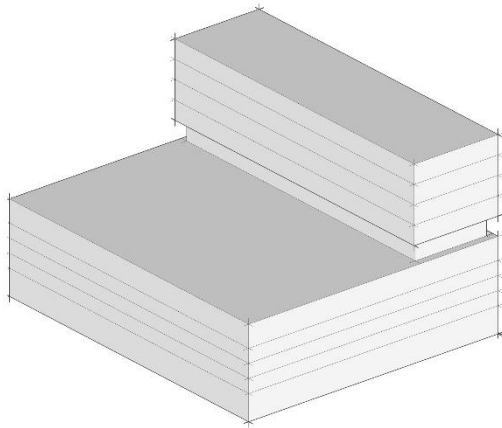
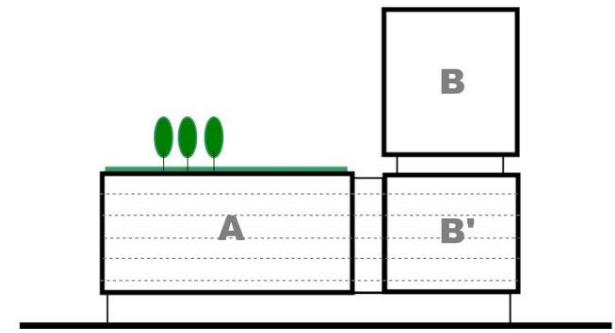
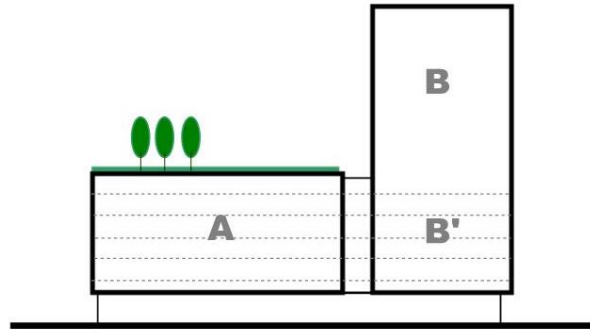
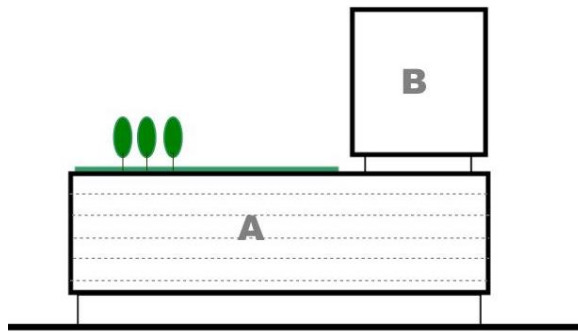


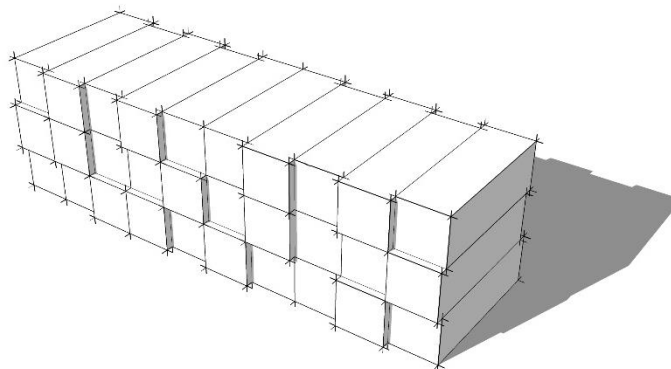
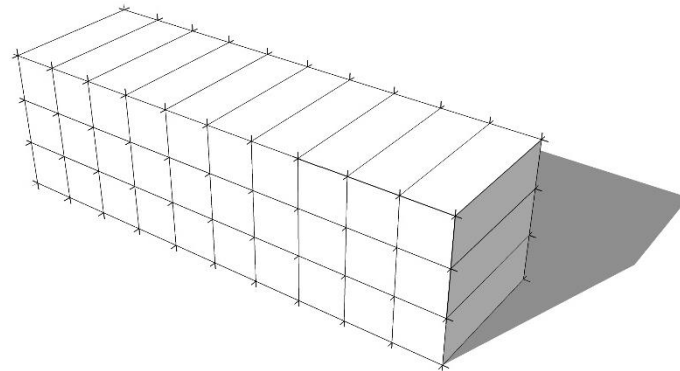
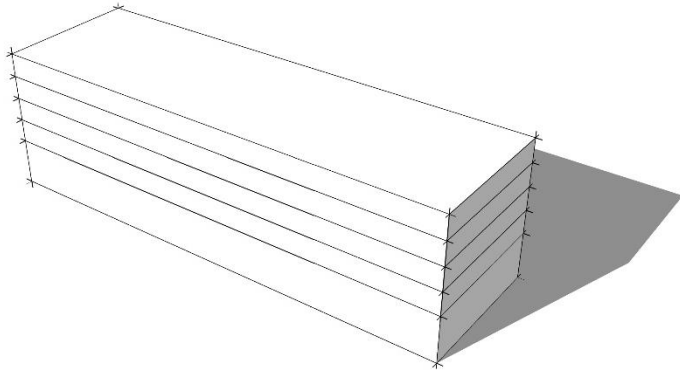
BLOCK 29

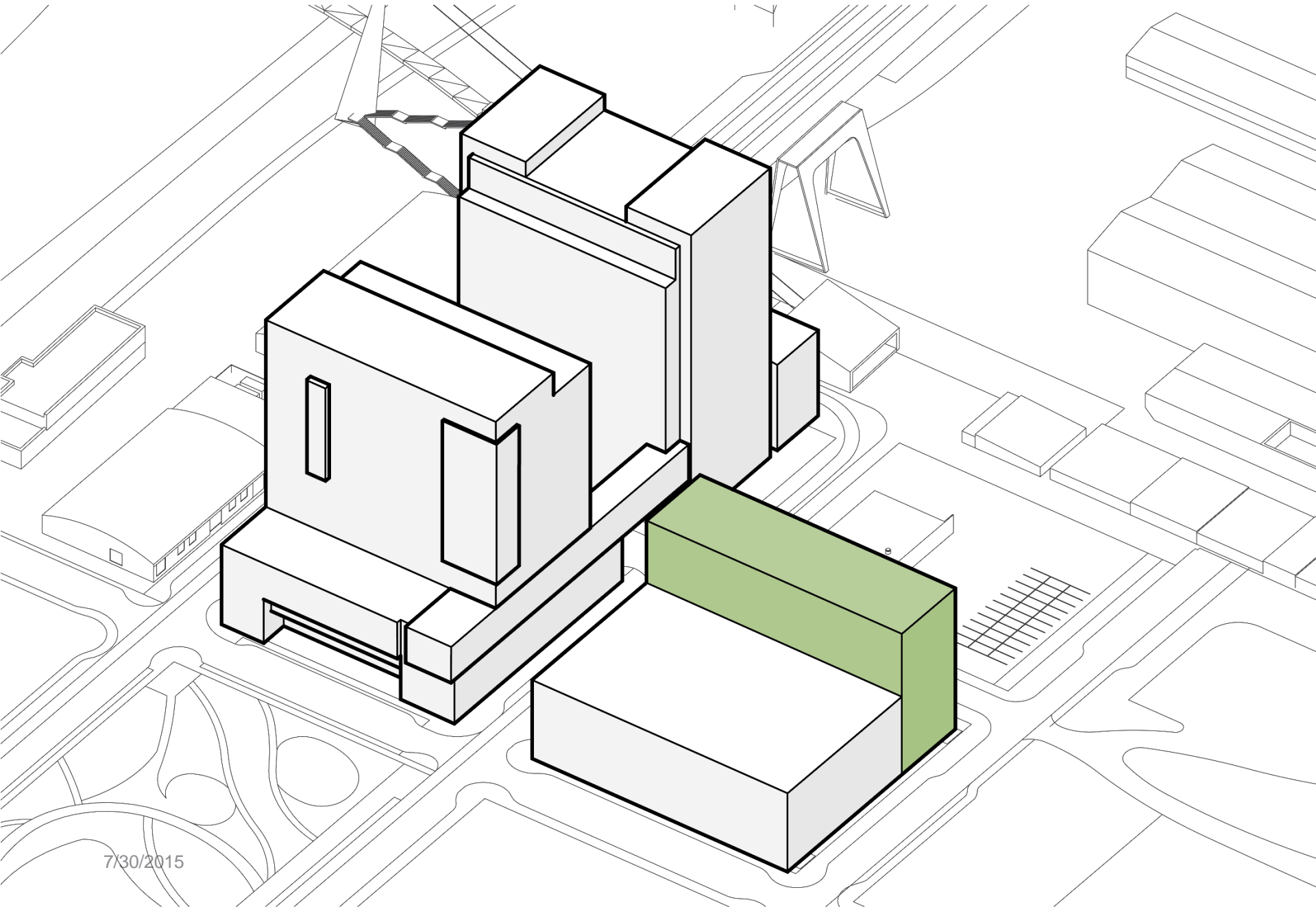
BLOCK 28

# Block 28 Design



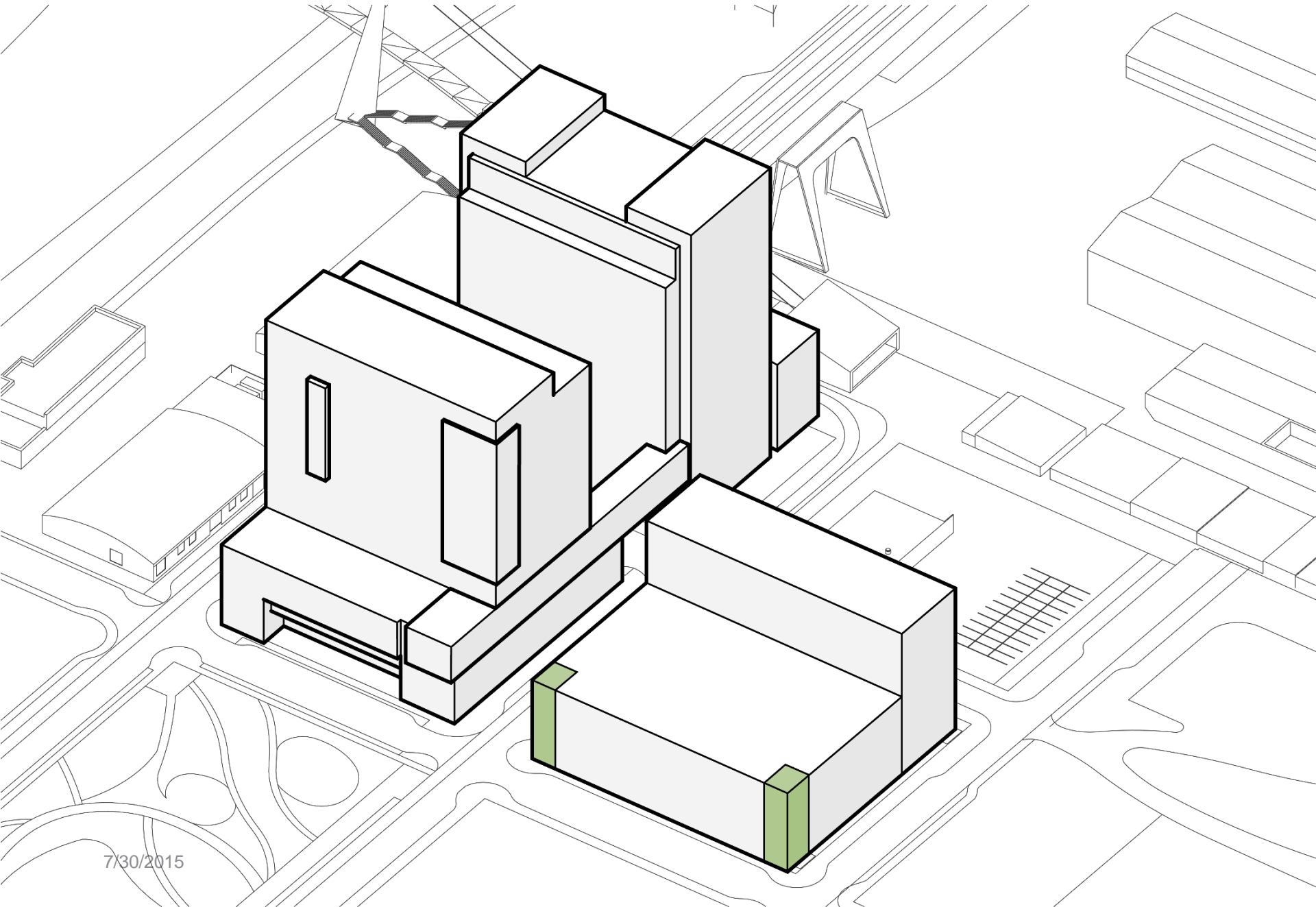




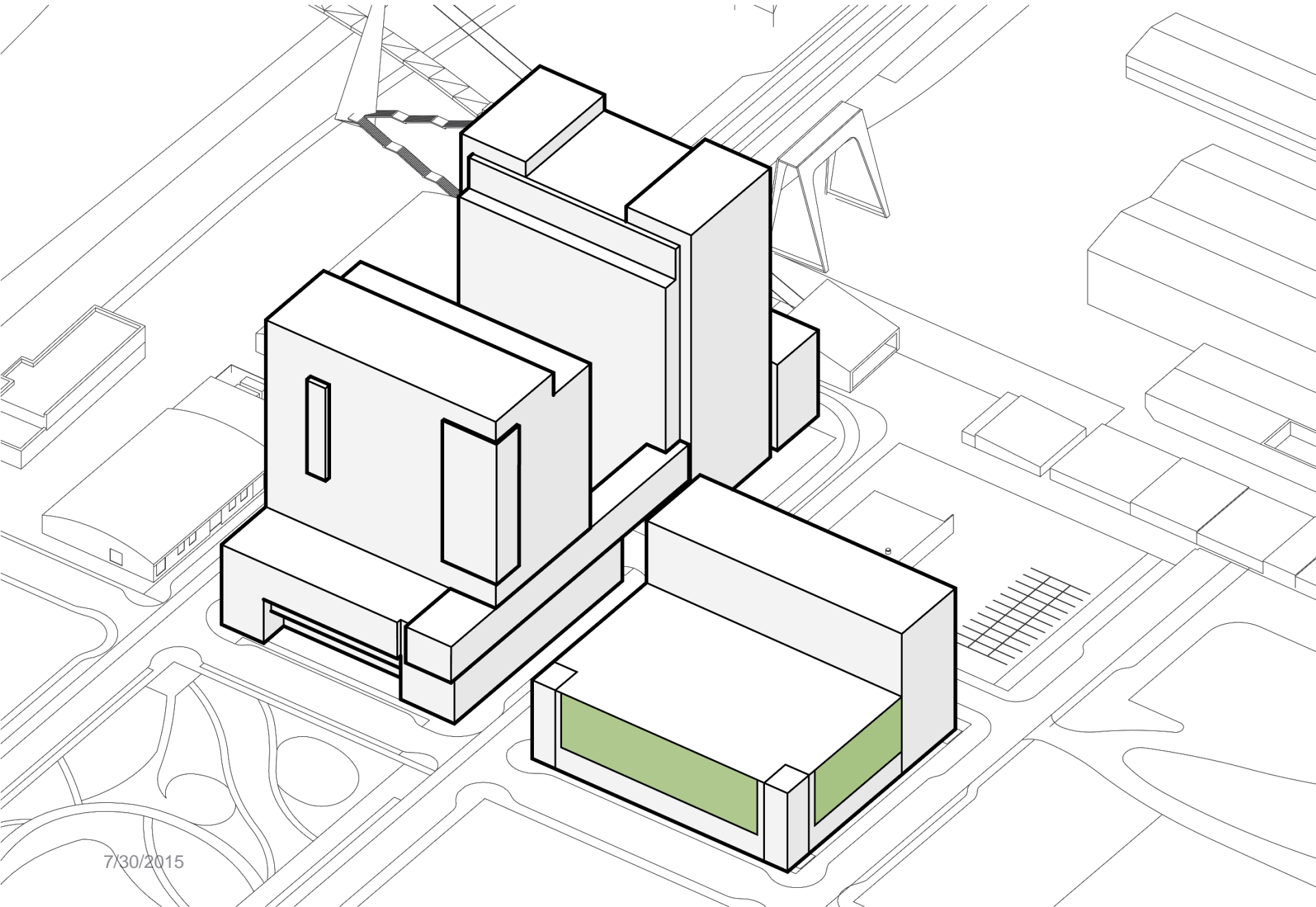


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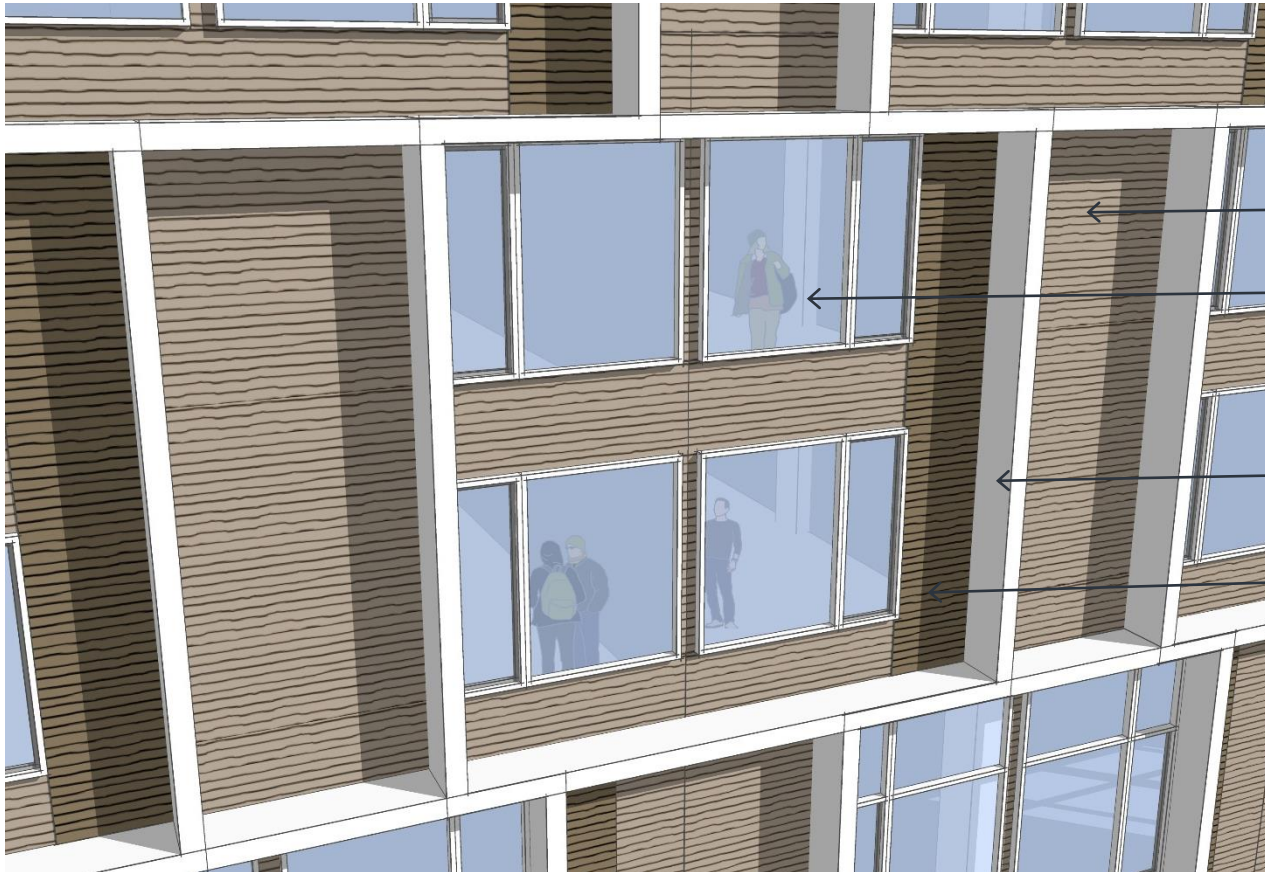








7/30/2015



**METAL SIDING - LIGHT**

**WINDOWS**

**METAL FRAMES**

**METAL SIDING - DARK**

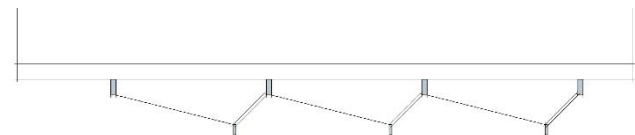
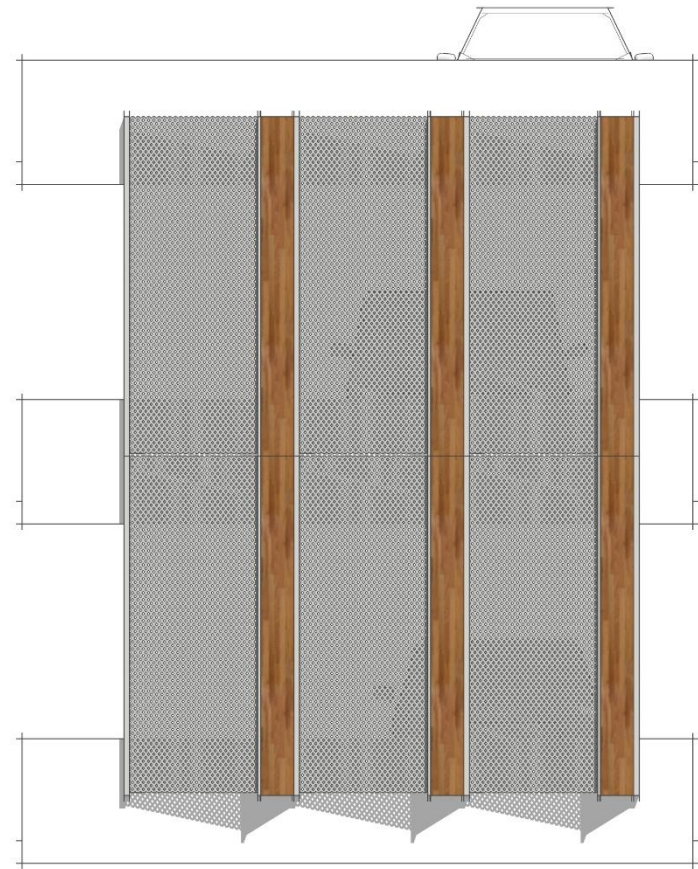
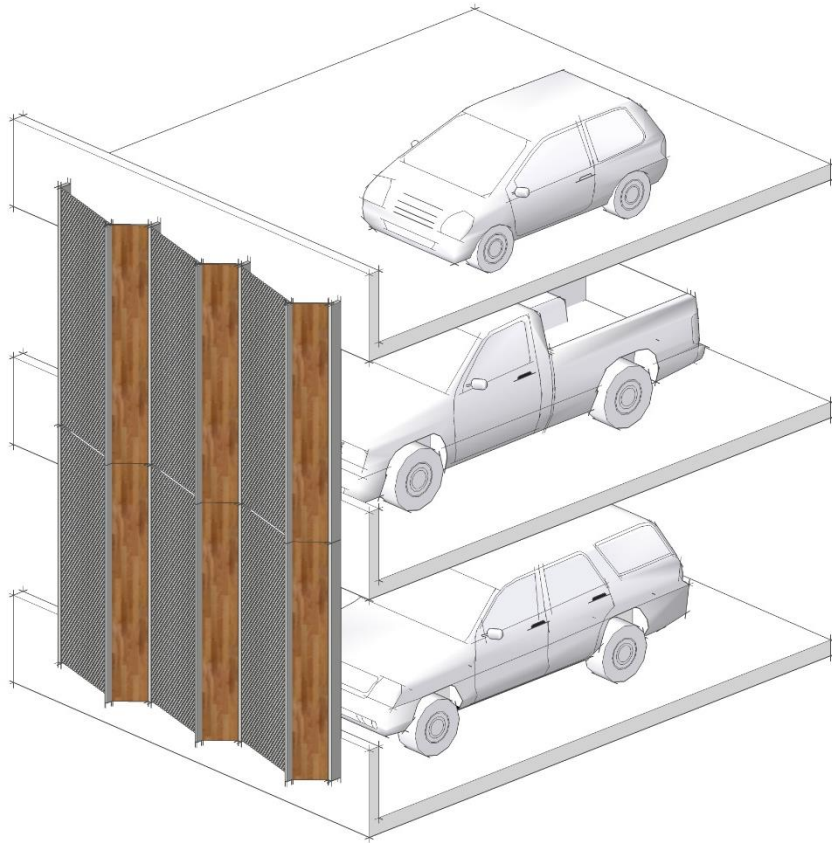
























## FLOOR PLAN KEY ELEMENTS:

Lobby connection to Block 29  
across SW Bond Ave

Public Conference Center  
on SW Curry

Loading dock on SW River Pkwy













CHH NORTH  
SHOWN FOR  
SCALE









# Drop Off



	CHHn (Actual)	Block 29 (CHHs) (Estimated)	Block 29 Totals (2x for pick up)
<b>Patient Drop Offs:</b>		(1.25 Multiplier)	
Medical shuttle	17	21	42
Patient car	112	140	280
Taxi	18	22	44
Tri-met lift	15	19	38
<b>Total</b>	<b>162</b>	<b>202.5</b>	<b>405<sup>1</sup></b>
<b>Mobility Challenged:</b>			
Valet	60	75	
Self park	20-30	37.5	
Drop off	30-40	50	
<b>Total:</b>	<b>120-130</b>	<b>162.5</b>	

## **PUBLIC HEALTH DIVISION**

### **NEW CONSTRUCTION AND ALTERATIONS OF EXISTING HOSPITALS**

#### **Building Requirements for General Hospitals**

##### **333-535-0085**

##### **Hospital Licensed Urgent Care Facilities**

This section applies to immediate care and minor emergency facilities that are physically separate from the Emergency Department and do not possess a trauma level designation as defined by OAR 333-200-0080. Such services may be located within an inpatient facility or in a satellite location as defined by 333-500-0025, that is under direct control of a general hospital and is licensed as a part of the general hospital. The following elements shall be provided:

(1) Administration and public areas:

(a) Entrance. Located at grade level or accessible by ramp, sheltered from weather, and disabled accessible.

##### **333-535-0190**

##### **Administration and Public Areas**

The following areas shall be provided:

(1) Entrance at grade level, sheltered from the weather, and able to accommodate wheelchairs.



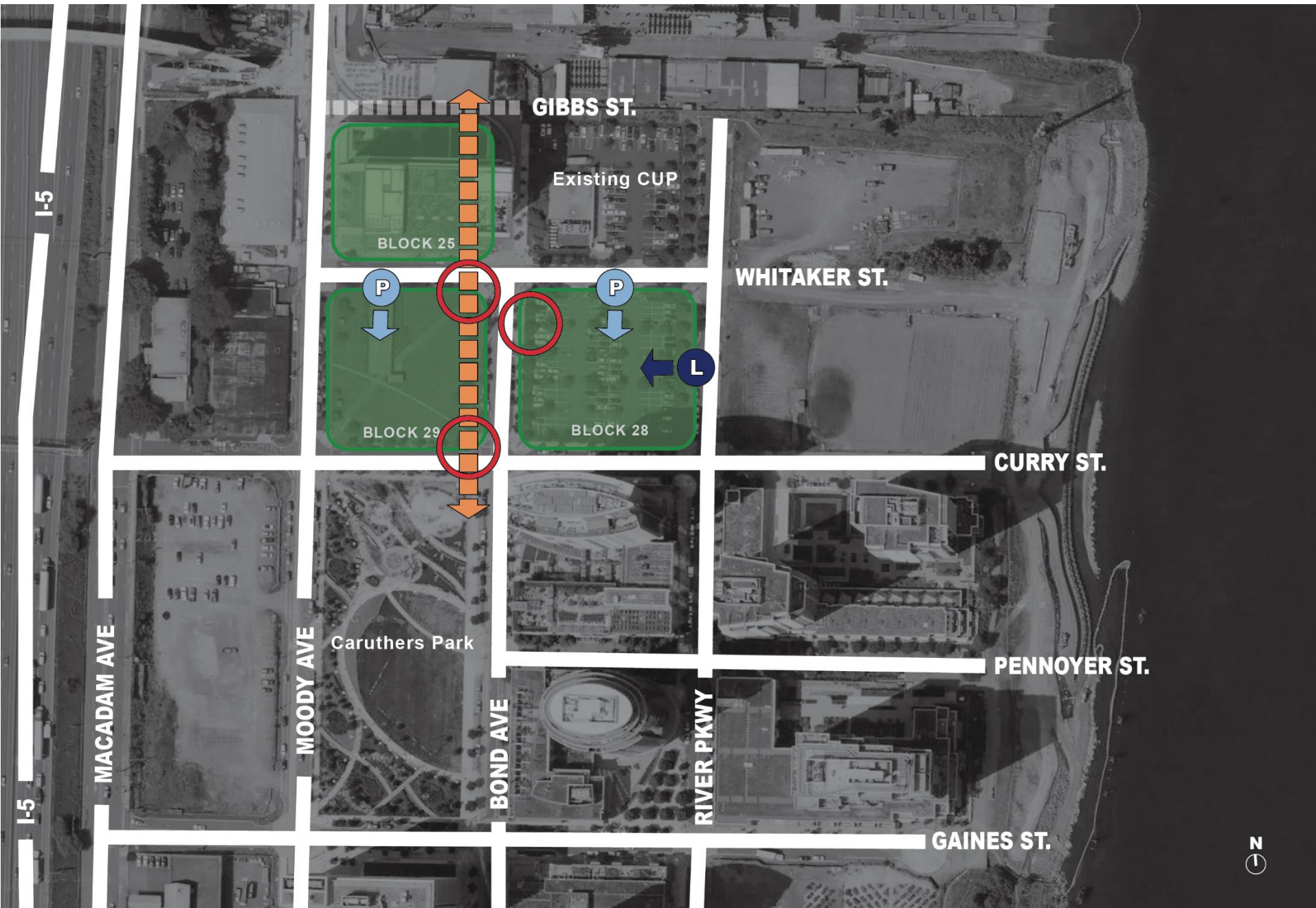














**ONE WAY ALONG WHITAKER ST.**  
**TO DROP OFF**

**GIBBS ST.**

**BLOCK 25**

**BLOCK 29**

**BLOCK 28**

**WHITAKER ST.**

**CURRY ST.**

**PENNOYER ST.**

**GAINES ST.**

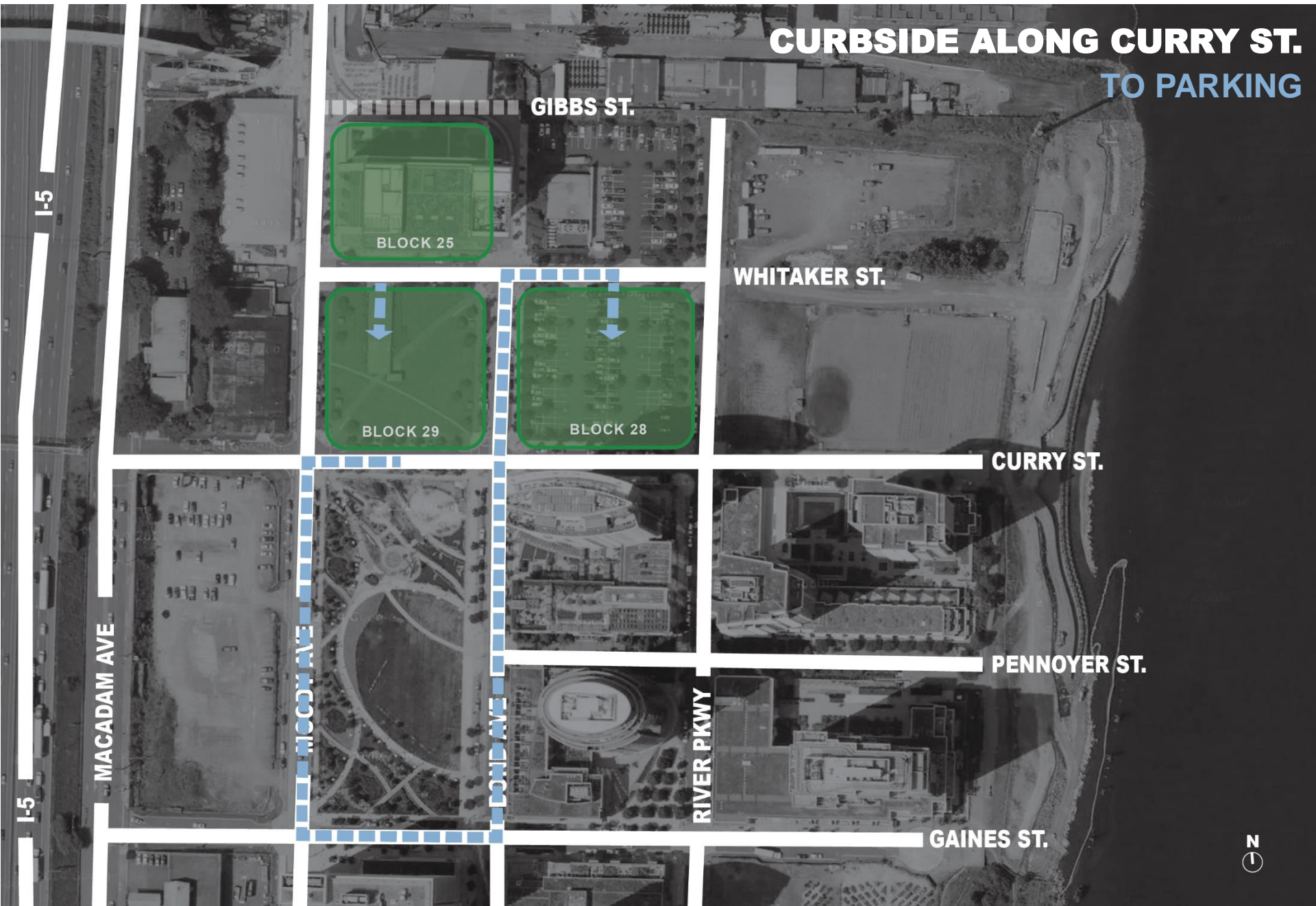
















**TWO WAY WHITAKER ST.**  
**TO DROP OFF**

BLOCK 25

BLOCK 29

BLOCK 28

WHITAKER ST.

CURRY ST.

PENNOYER ST.

GAINES ST.

















**OFF STREET ALONG CURRY ST.  
TO DROP OFF**

**GIBBS ST.**

**BLOCK 25**

**BLOCK 29**

**BLOCK 28**

**WHITAKER ST.**

**CURRY ST.**

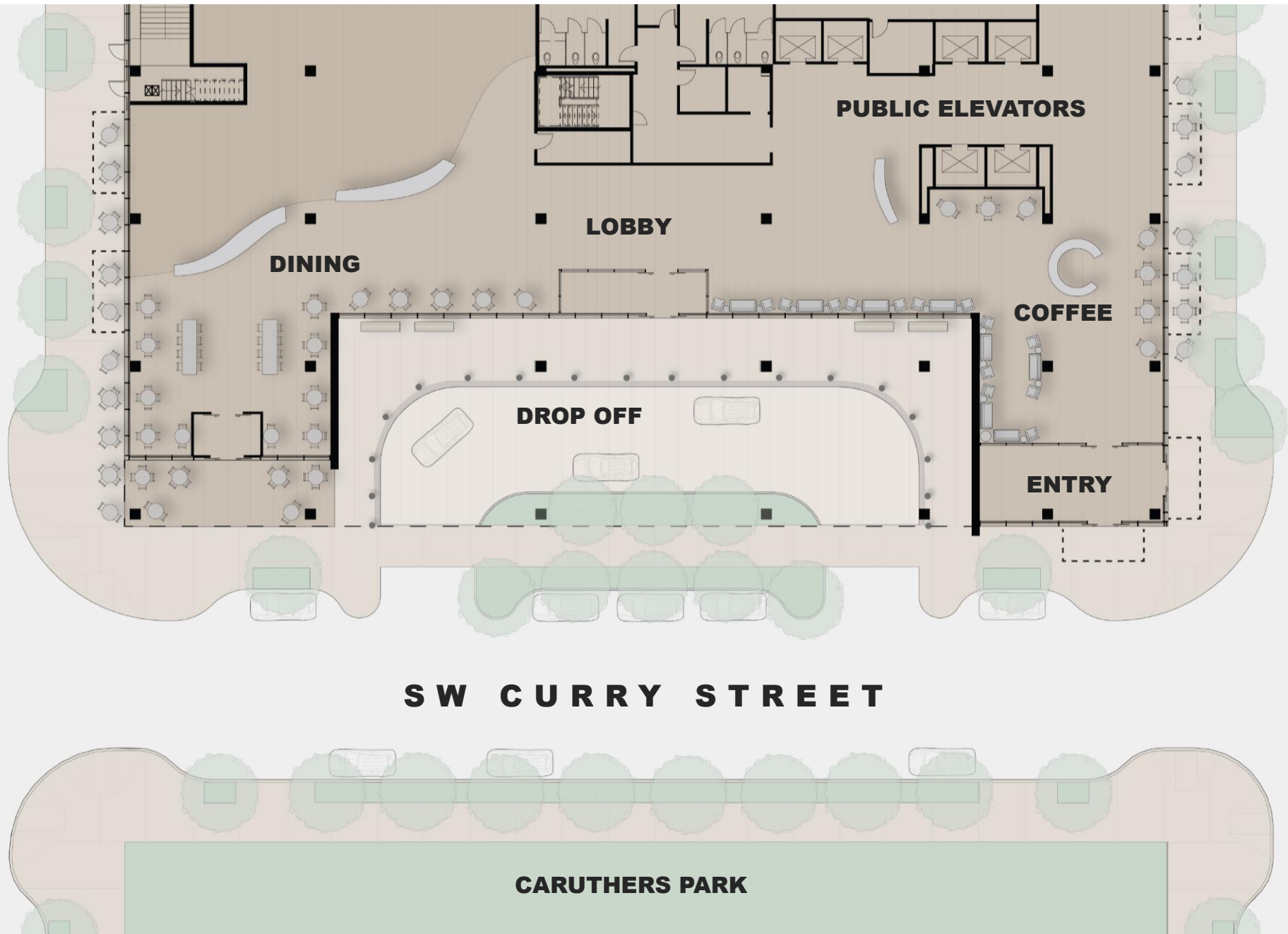
**PENNOYER ST.**

**GAINES ST.**

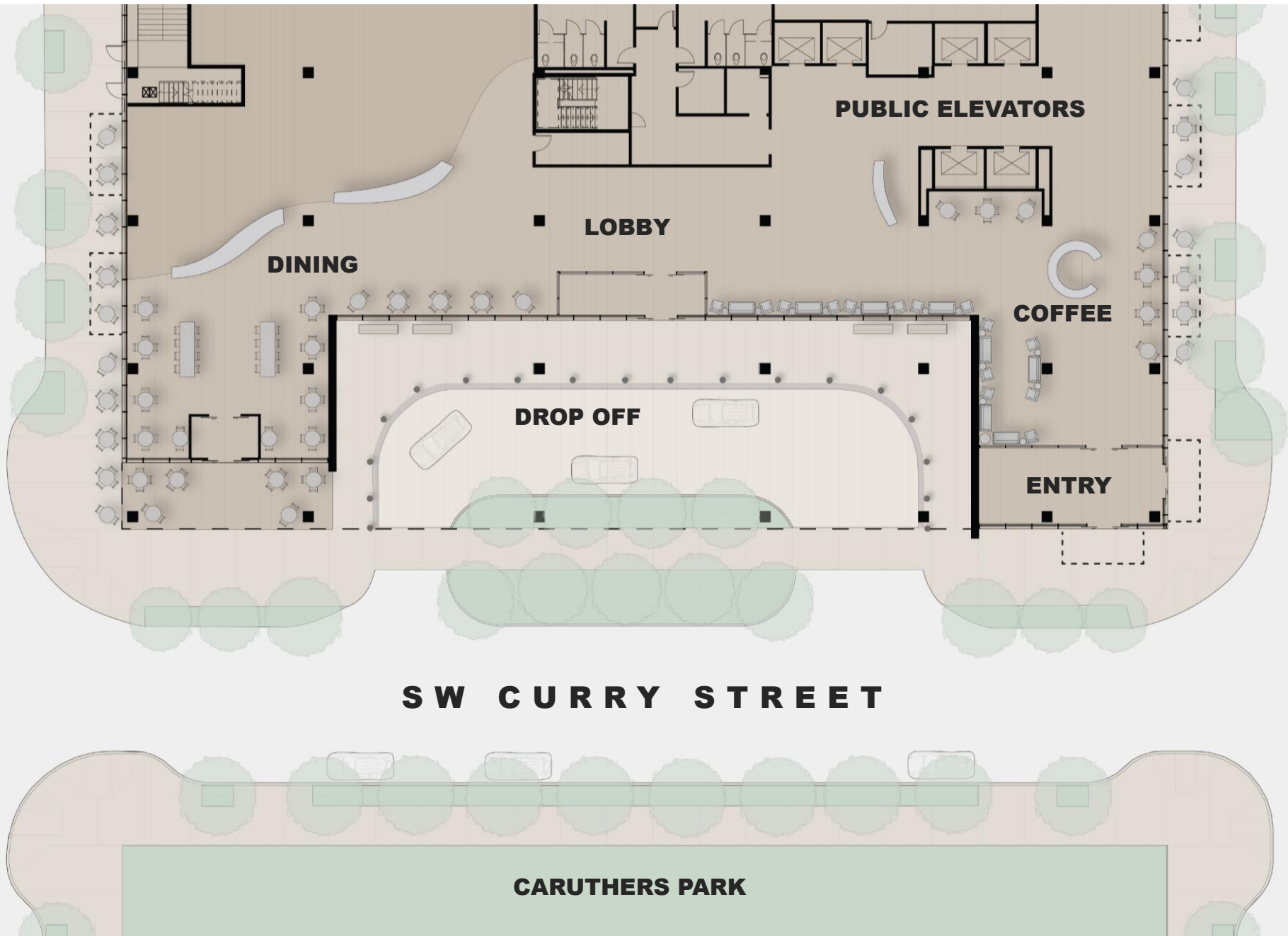




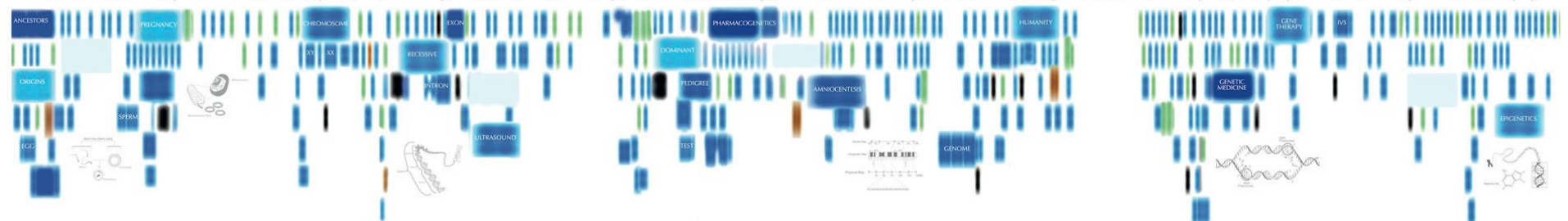








**CHHSOUTH** 92  
DAR 02 - LU# 15-123301









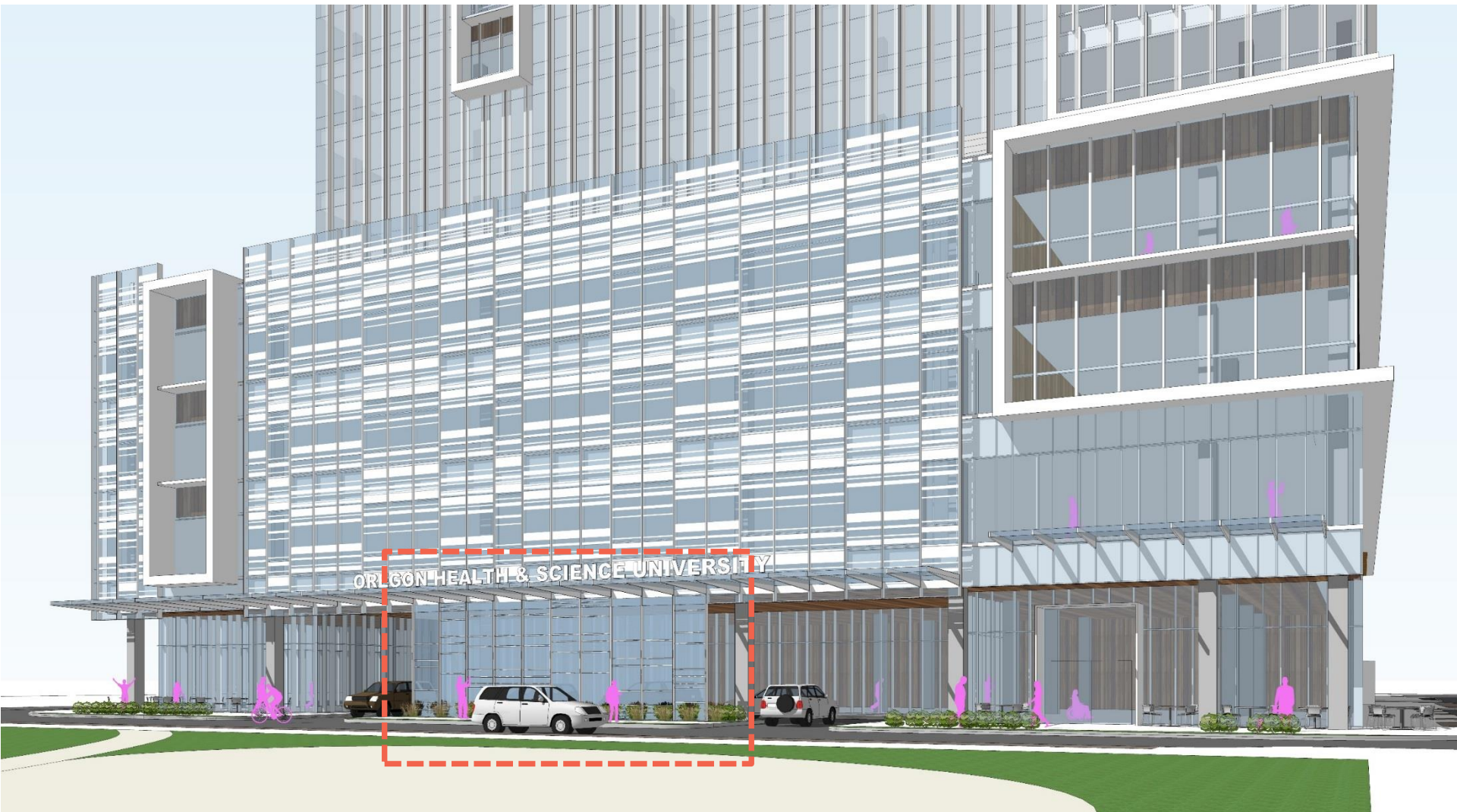








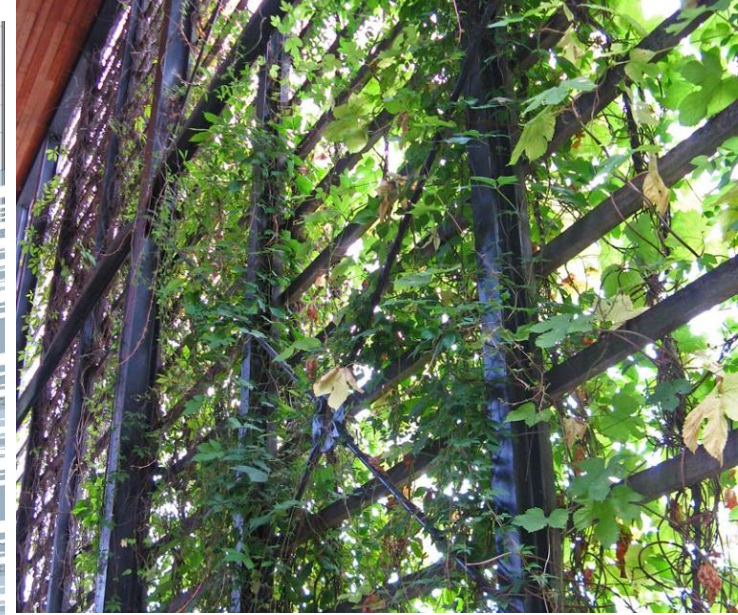
















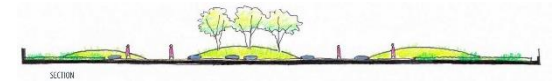




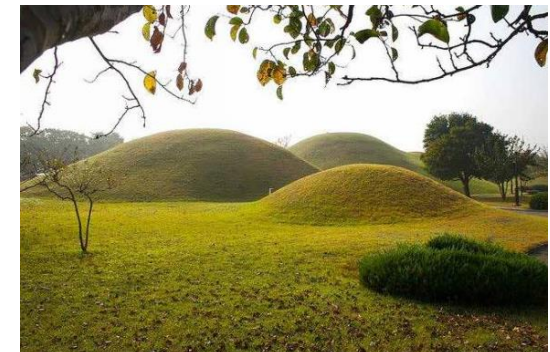
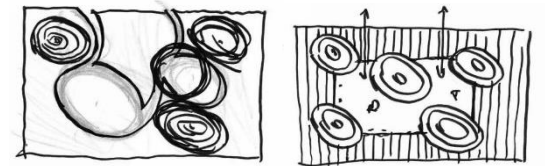
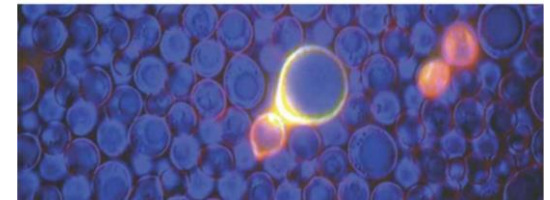
# Terraces



# Terrace Roof Plan Options



## CONCEPT: RIVER STONES



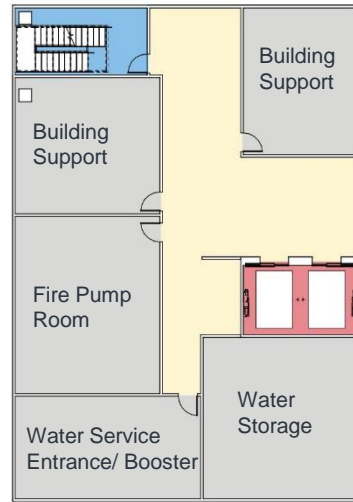
# Appendix

A word cloud background on a green gradient. The words are in various sizes, orientations, and shades of green. The most prominent word is 'WELCOMING' in large, bold, white letters. Other visible words include 'FUNCTIONAL', 'ORIENTED', 'INNOVATIVE', 'HARMONIOUS', 'INTEGRATED', 'SUSTAINABLE', 'FRIENDLY', 'PACIFIC NORTHWEST', 'BRAND', 'ADAPTABLE', 'FISCALLY', 'MODERN', 'FUTURE', 'VISIONARY', 'PERSONAL', 'PATIENT', 'TEAM', 'GROWTH', 'LIGHT', 'USER', 'BRIGHT', and 'BRANDED'.

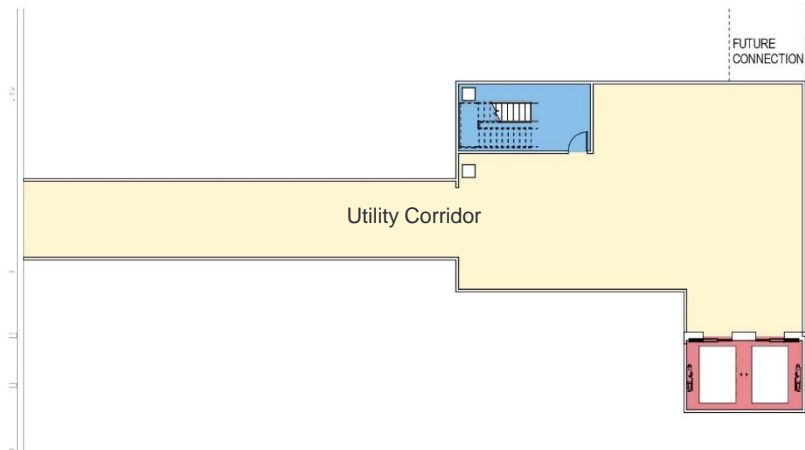
# Project Population Numbers

BUILDING POPULATION	CHHn	Block 29 (CHHs)	Block 28	TOTAL
Patients	1,912	1,438	706	4,056
Staff	2,000	1,098	54	3,152
Total	3,912	2,536	760	7,208
DROP OFFS (actual)	CHHn (Actual)*	Block 29 (CHHs) (Estimated)	Block 29 Totals (2x for pick up)	
Patient drop offs:		(1.25 multiplier)		
Medical shuttle	17	21	42	
Patient car	112	140	280	
Taxi	18	22	44	
Tri-met lift	15	19	38	
Total	162	202.5	405 <sup>1</sup>	
MOBILITY CHALLENGED	CHHN (Actual)	Block 29 (CHHs) (1.25 multiplier)		
Valet	60	75		
Self Park	20-30	37.5		
Drop Off	30-40	50		
Total	120-130	162.5		
PARKING DISTRIBUTION	Block 28	Block 29 (CHHs)	TOTAL	
Patient Parking	100	546	646	
Staff Parking	432	0	432	
Patient Housing	152	0	152	
Sub Total	684	546	1,230	





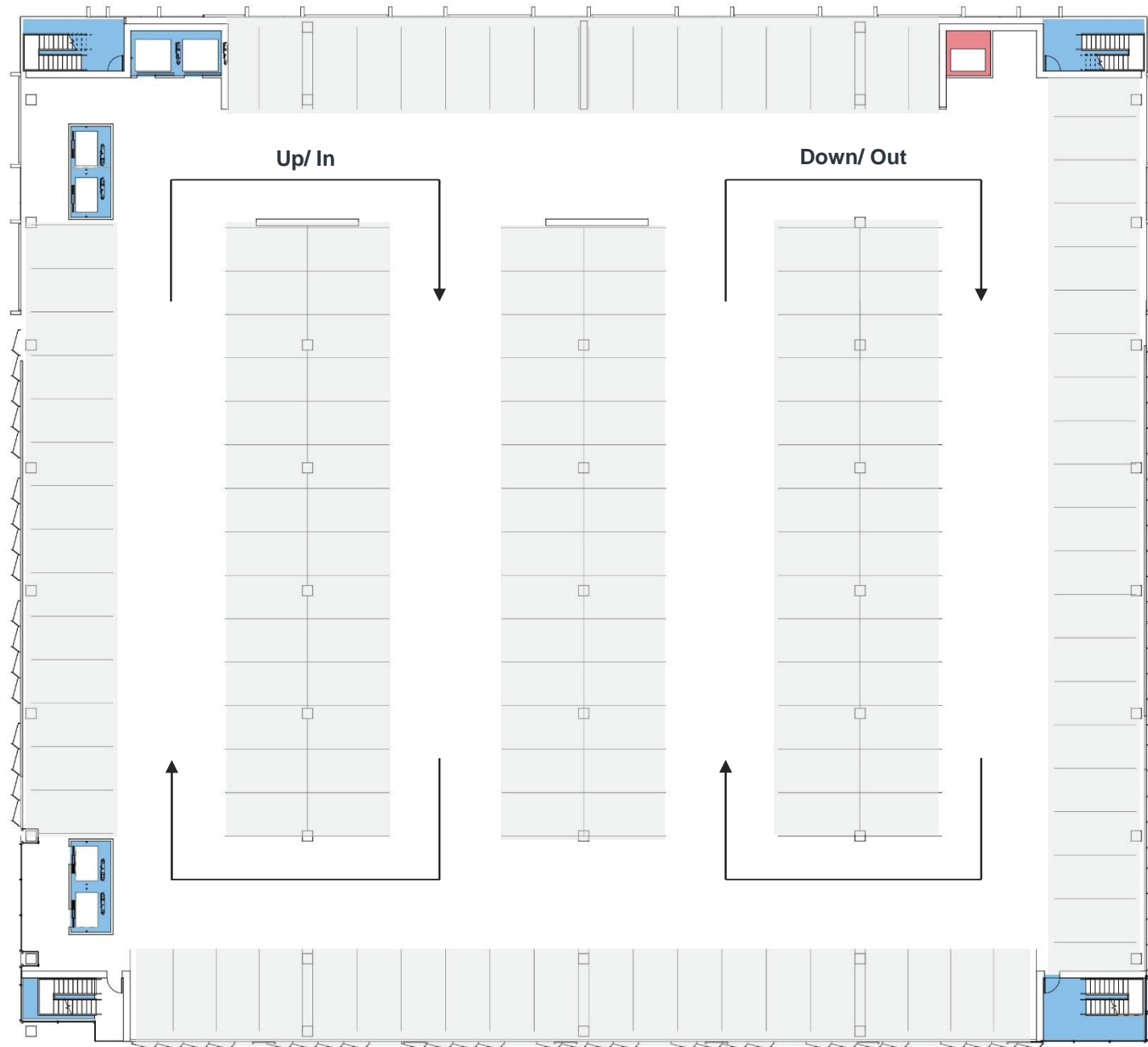
**P1 Level**



**P2 Level**



# Block 28 Typical Parking Plan

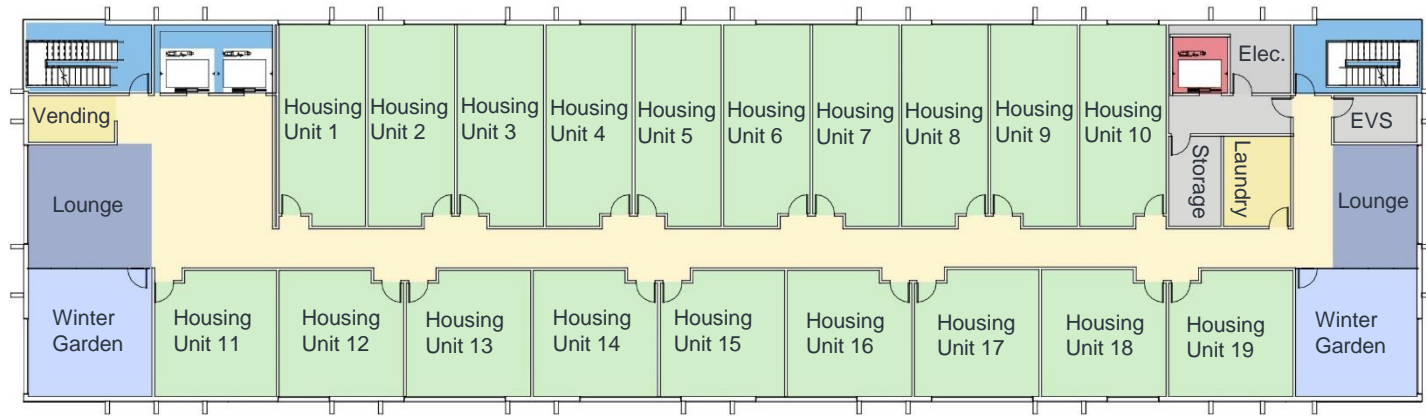




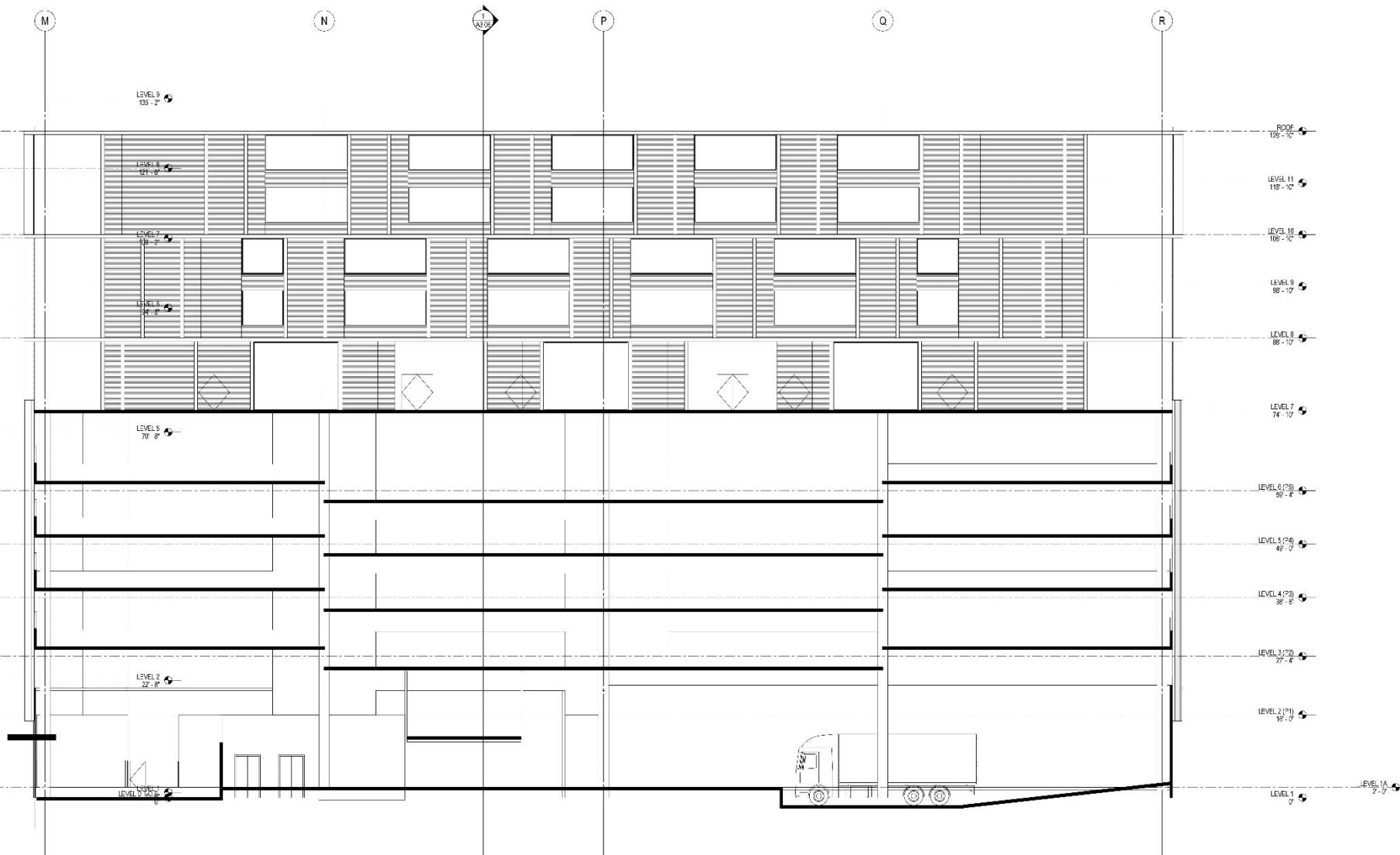
# Block 28 Communal Level



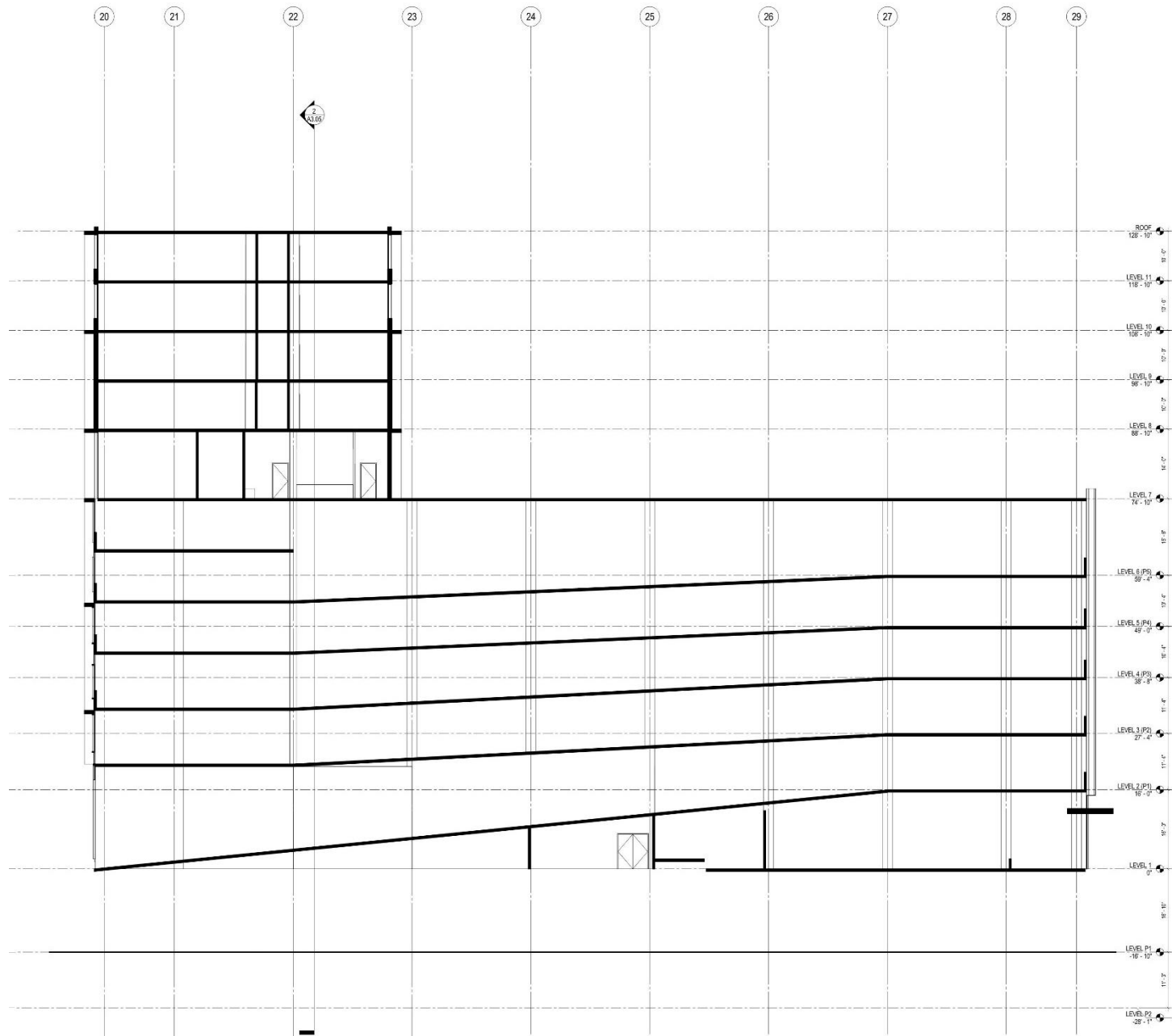
# Block 28 Typical Guest Level



**CHHSOUTH** 111  
DAR 02 - LU# 15-123301







7/30/2015