



LCC Perimeter Master Plan

Framework Plan Update

Mark L. Gillem, PhD, AIA, AICP

Associate Professor
University of Oregon

Barry Gordon

MLA/MCP Candidate
University of Oregon

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Scope

Prepare a perimeter master plan for LCC that uses the land as a resource to support the educational mission of the institution.

Study Area

5

30th

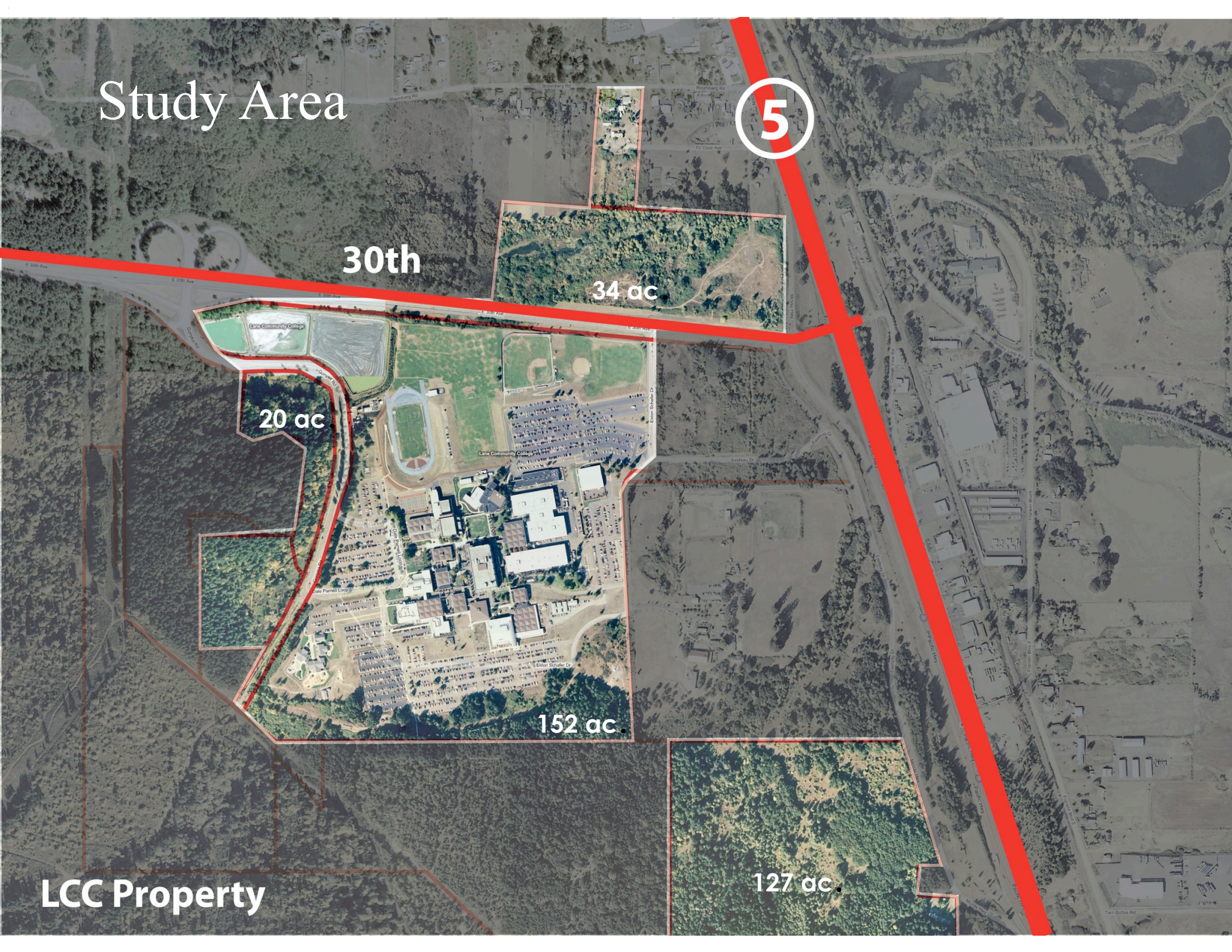
34 ac

20 ac

152 ac

127 ac

LCC Property



Adjacent Parcels

5

30th

Warren
Keller Wroth
Wikstrand

36 ac

Hoffman

LDS

Arlie & Co

EWEB

LCC

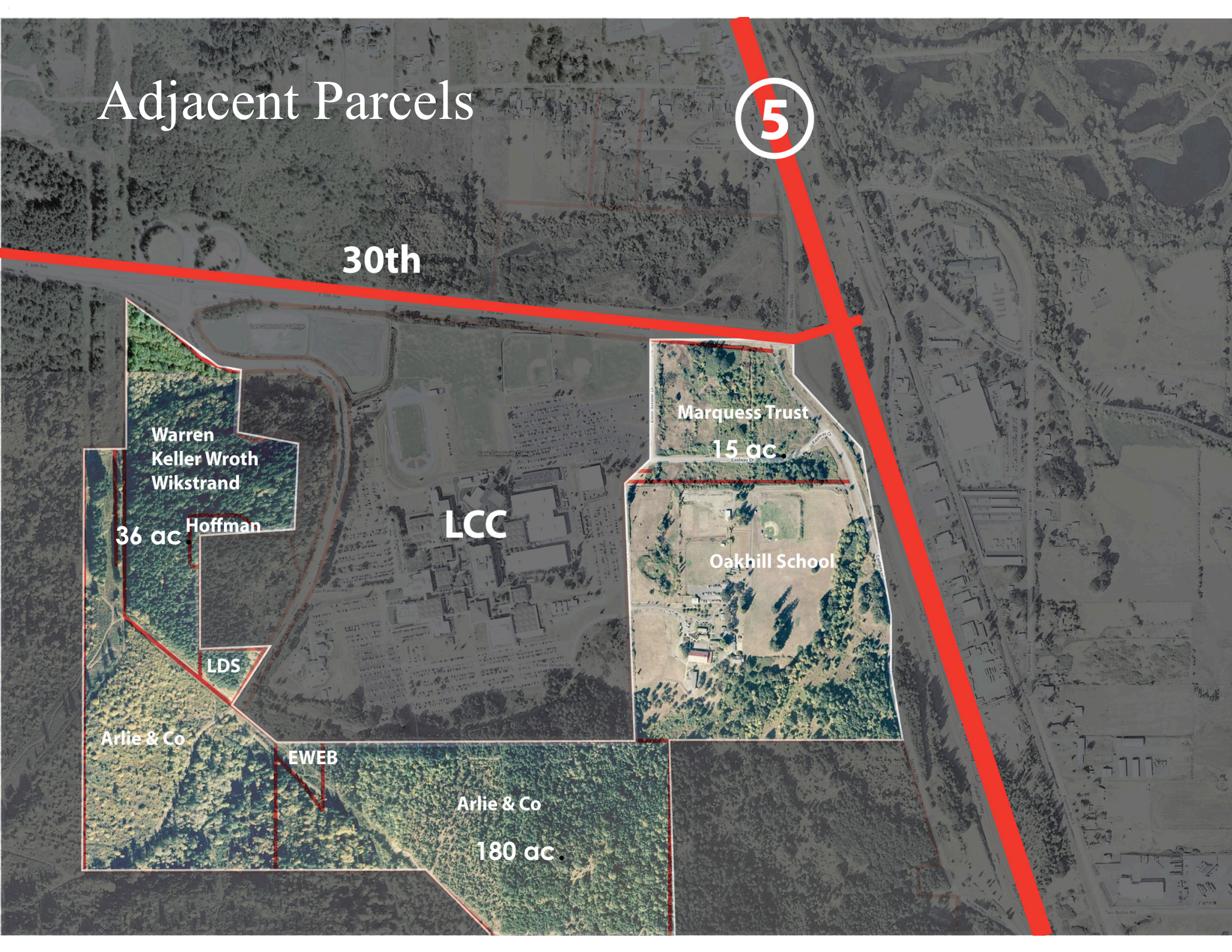
Marquess Trust

15 ac

Oakhill School

Arlie & Co

180 ac




Precedent Studies

Students traveled to community colleges in Washington, Oregon, and California to learn how other campuses use land and generate revenue.




- On-Campus Housing
- Curriculum-Related Businesses

Shasta College











-Redding, California






Shasta College, built in 1948, greatly embraces its natural habitat. Its large trees and shrubbery allow the brutalist architecture to blend in seamlessly. The campus is spread out with accessible pathways that weave from building to building. At the northern end there is an outdoor pool and basketball courts surrounding providing a variety physical activity. This college is located 2 miles out from town allowing great access to other alternative resources for students. Shasta College shares its variety in educational, cultural and recreational facilities to all of its surrounding county areas that is greater than 16,000 square miles of space. In just 2005 a \$1.5 million Early Childhood Educational child care center and instructional facility opened. Their latest project also includes a new Health Sciences and University Center Building with a total of 44,000 square feet was completed in the fall of 2007. Despite these different time frames, the buildings fit comfortably with its original surroundings.

The Rights and the Blights

Asphalt Parking Integrated Parking Buffer		Landmark Pedestrian Network Difficult Way Finding	
Open Community Space Greater space to extend facility building		Landmark Central Core No well defined entry points or perceived central core location	
Adequate ADA Accessibility Most ADA Accessible from main campus		Minimal Community Opportunities Poor Outdoor Seating Quality	
Connecting Natural and Built Environment Responding to Context		Adequate Entry Articulation Unwelcoming Campus Boundaries	
Natural Landscaping Provides an array of native plants to the site		Natural Resource Management Clear off roads to access habitat	

Unique Campus Features

Collaborative Workshops

KEY IDEAS

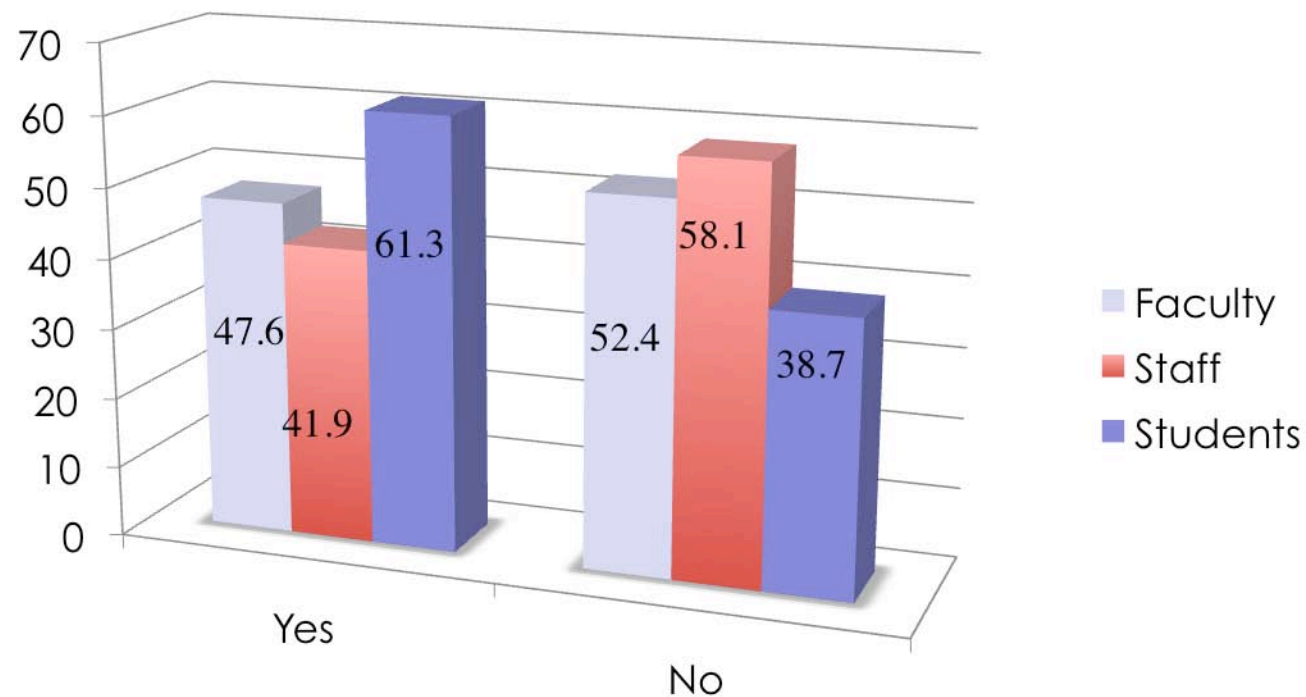
- Connect to other LCC parcels
- Develop along 30th Avenue
- Provide more campus green spaces
- Allow for housing of various types
- Improve wayfinding throughout campus
- Connect new facilities to educational program
- Look for alternative parking solutions
- Consider revisions to campus core that improve civic structure



Community Survey

Sent to 14,000 emails; 1,454 completed surveys

Would you consider living on or near campus?



Planning Vision

To create a campus that has **appropriate infrastructure** that fosters educational excellence through **sustainable building and landscape practices** organized around **equitable accessibility** contributing to a **complete community**.



0 800 1600

Framework Plan

Preserves Wetlands

WARREN,
KELLER,
WROTH,
WICKSTRAND
HOFFMAN

L.C.C.

MARQUETTE

OAKHILL SCHOOL

L.C.C.

ARLIE &
EWING

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10

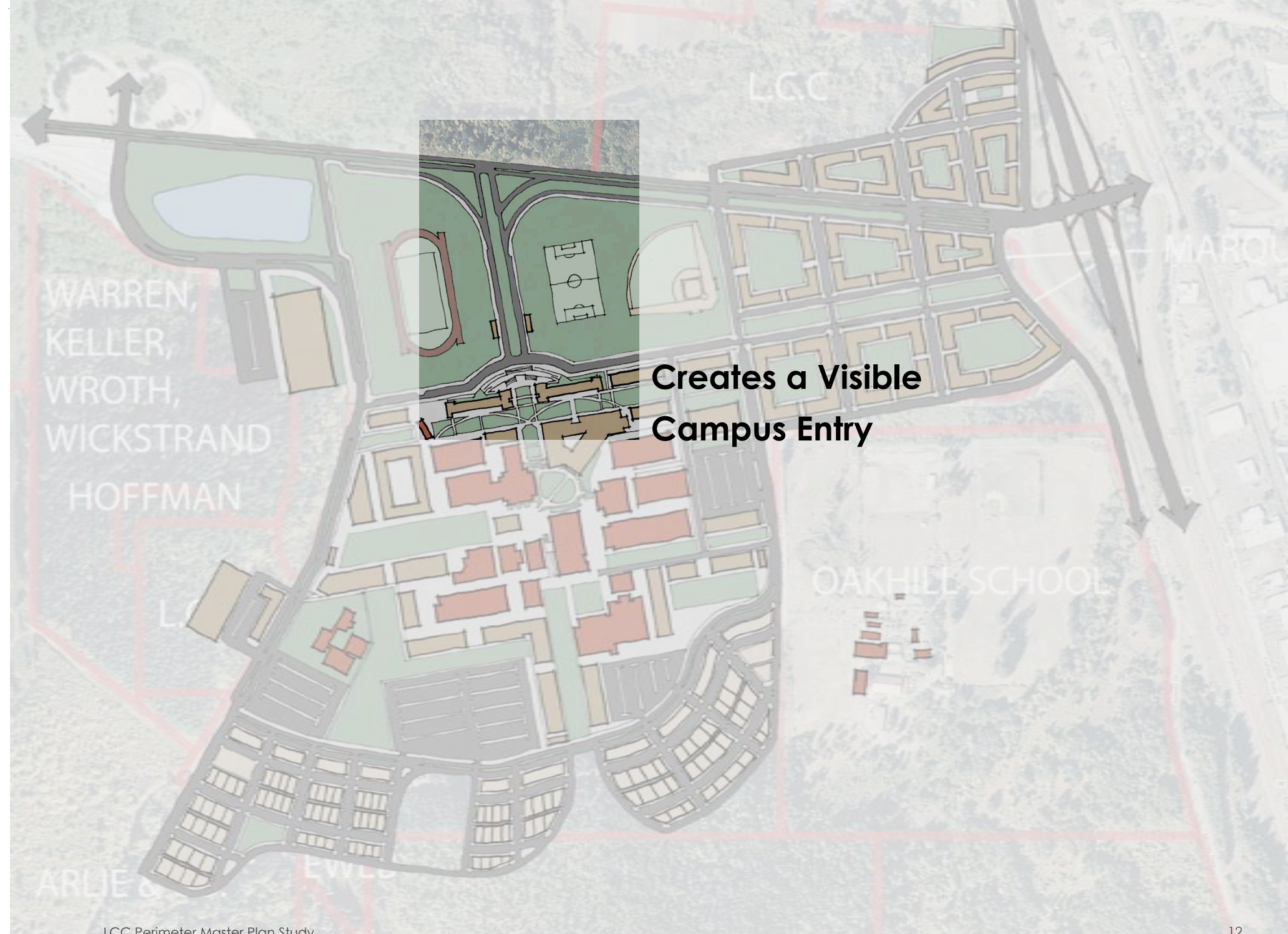


Framework Plan



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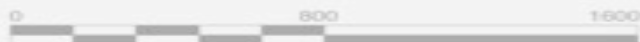
Framework Plan



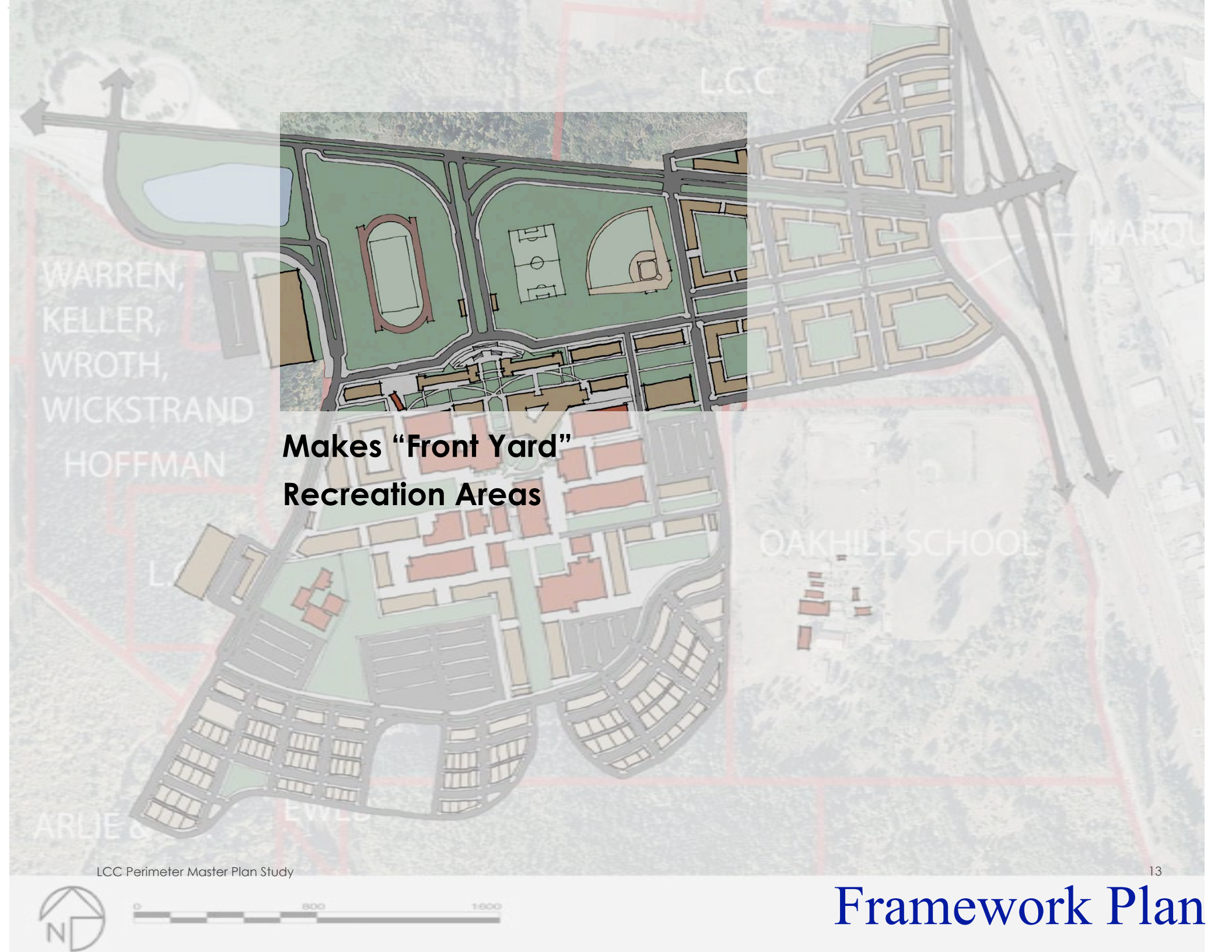
**Creates a Visible
Campus Entry**

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**Makes “Front Yard”
Recreation Areas**



**Locates New Housing on
South Side**

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14

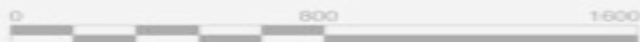


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15



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**Maintains Perimeter
Parking**



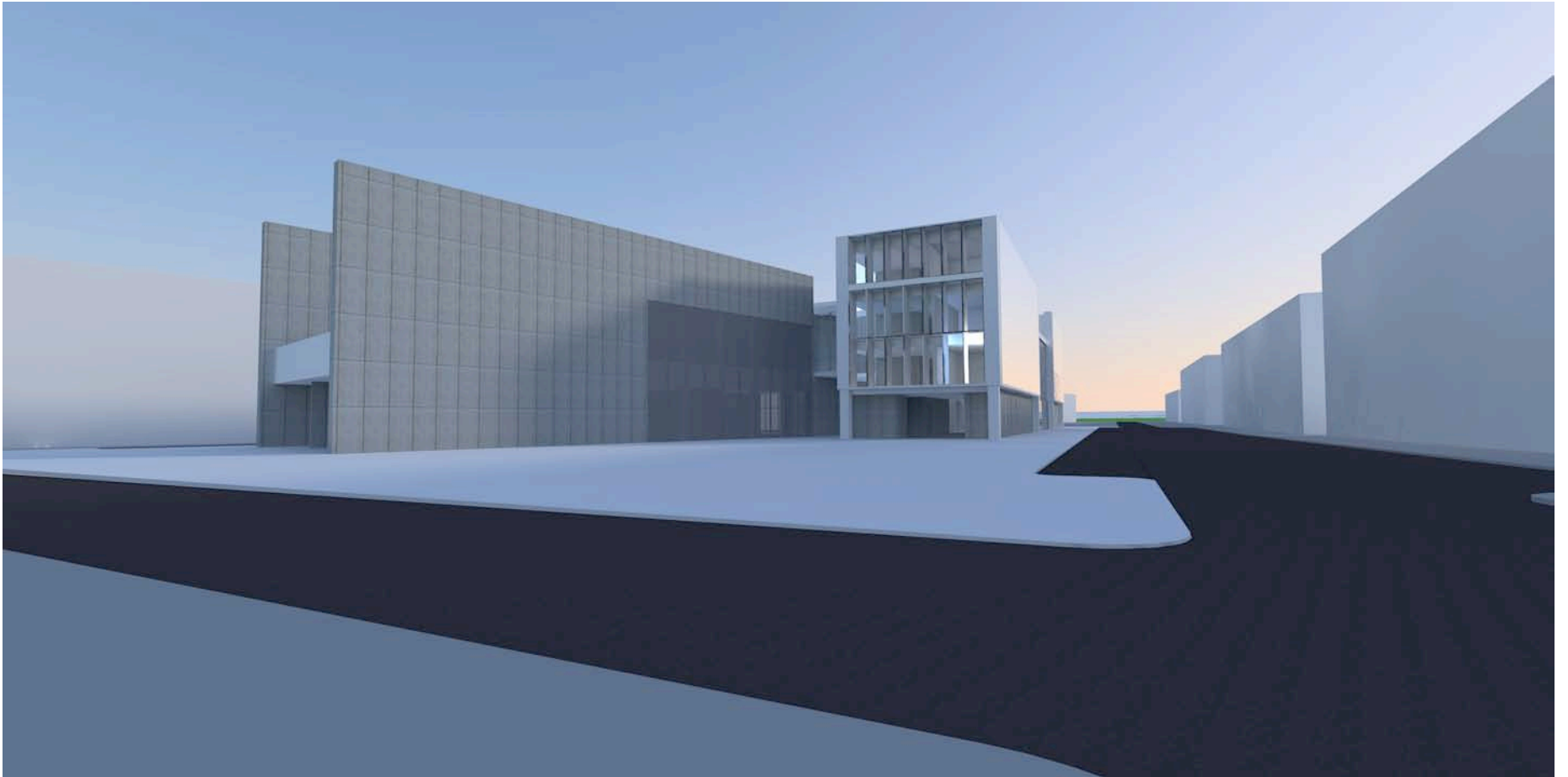


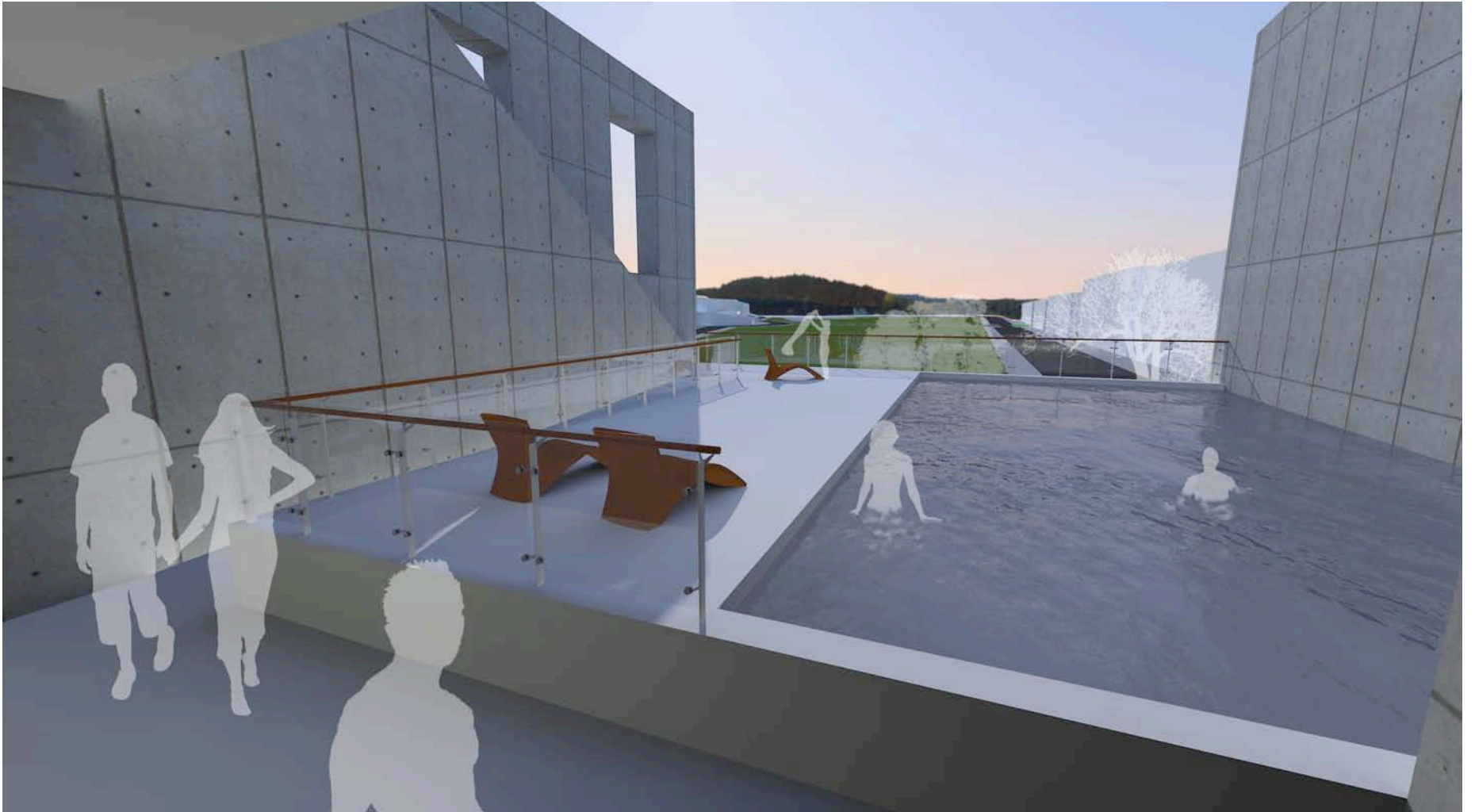
**Supports Eastside Infill
Development and Room
for a New Interchange**

Testing the Plan

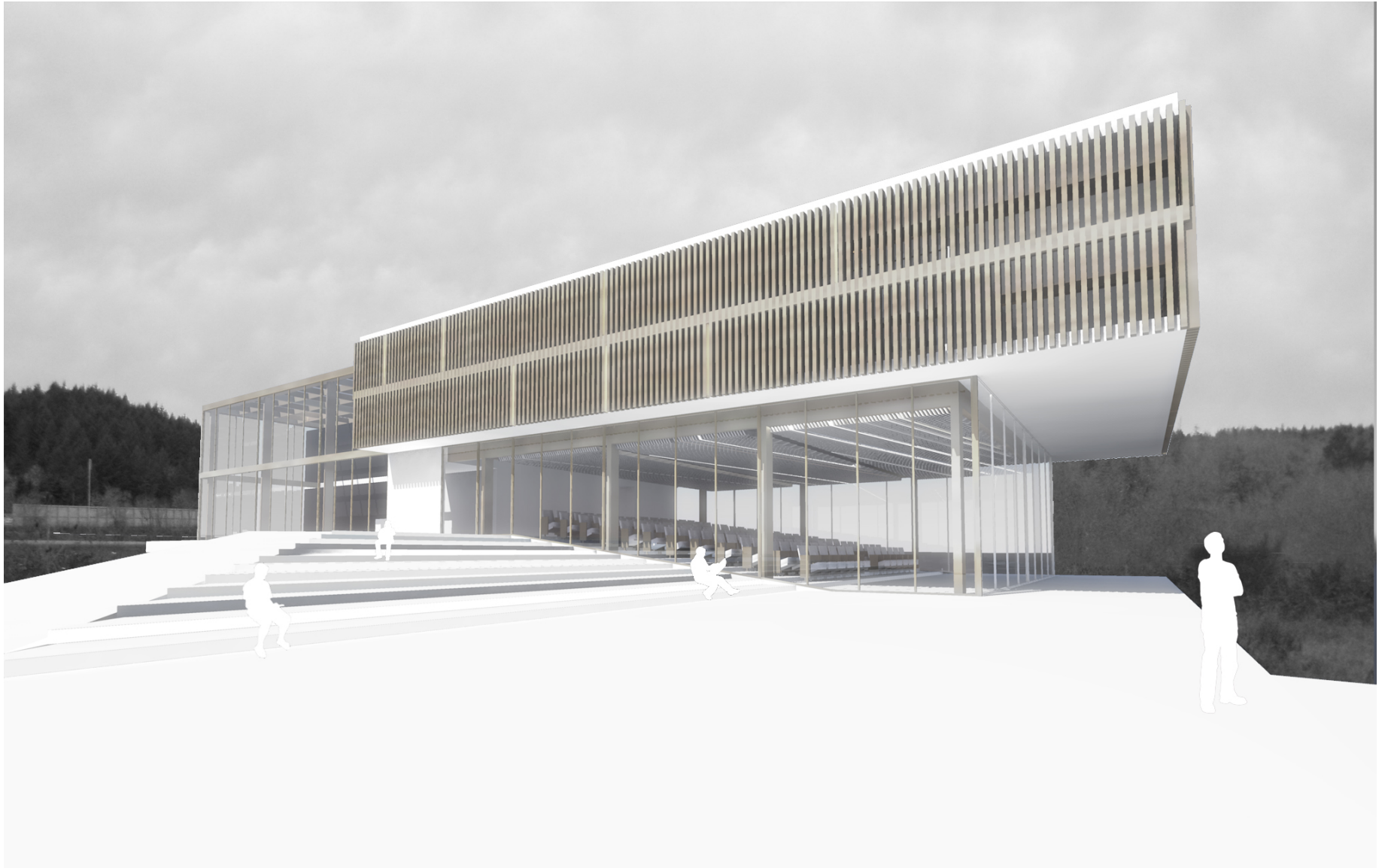












- **Campus quads improve wayfinding and accessibility**
- **On-campus housing reduces parking needs on campus**
- **Could reduce carbon emissions by over 1M pounds per year**
- **Up to 5.1 million sq. ft. of new buildings and over 2,000 new parking spaces**
- **Medians in roads and bioswales in parking lots allow paved surfaces to mitigate the stormwater they create**

NEXT STEPS

- 1. Formally adopt the framework plan**
- 2. Develop a public notice process (website, emails, etc.)**
- 3. Appoint a Master Plan Team**
- 4. Review short-term (bond) projects and resolve gaps**
- 5. Reopen public process with campus community**
- 6. Refine the preferred alternative**
- 7. Prepare Draft Master Plan report**
- 8. Prepare Prefinal Master Plan**
- 9. Prepare Final Master Plan**
- 10. Formally adopt the Final Master Plan**



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