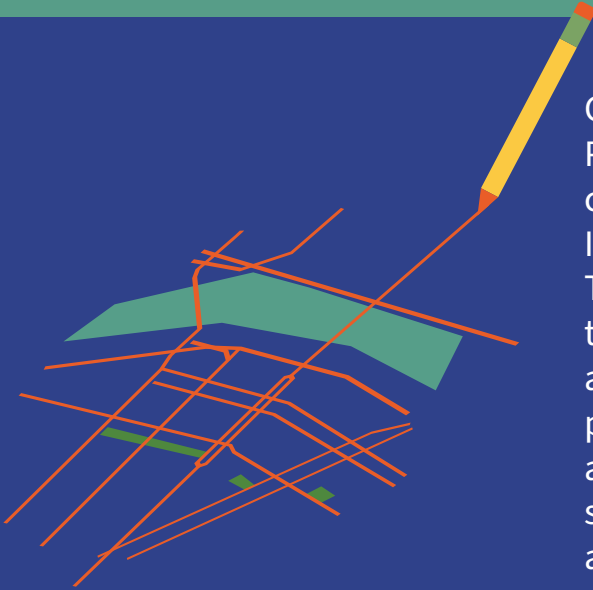


Graduate Planning Courses Project Portfolio

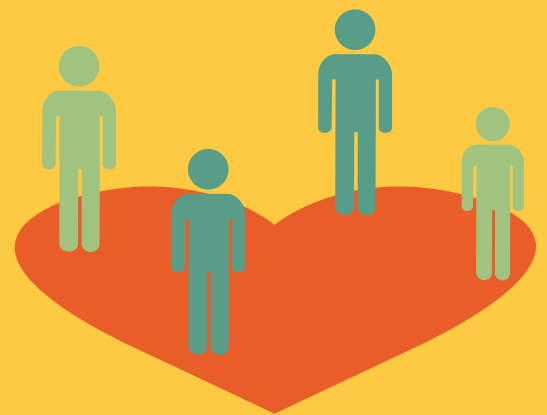
Graduate planning students begin their program working on SCYP projects in Oregon communities



Graduate planning students in the UO's School of Planning, Public Policy and Management, or PPPM, begin their curriculum with three dynamic courses—Planning Analysis, Introduction to Planning Practice, and Human Settlements. These students work on a common project over the 11-week term in collaboration with Sustainable City Year Program's annual partner. Students benefit from a hands-on, real-life project while SCYP partners benefit from creativity, capacity, and the political space to test concepts and implementation strategies. A lens of affordable housing, racial justice, and climate resilience adds a timeliness to outcomes and recommendations. A selected project portfolio follows.

What is the Sustainable City Year Program?

The Sustainable City Year Program is an innovative university-community partnership program founded by the Sustainable Cities Institute at the University of Oregon in 2009-10. In this unique model, existing courses, faculty, and students from across campus are purposefully directed toward a single Oregon community over an academic year to address vexing issues identified by the partner. SCYP and the students, faculty, and communities it engages with are an example of Oregon innovation, leadership, and how leveraging resources can contribute to meaningful, additional, and society-wide value. SCYP creates a conduit for translating knowledge into practice, and provides significant workforce development opportunities for students, adding 'hard' and 'soft' skills and hands-on experience to all levels of students' education.



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FALL 2024

Proposed Climate-Friendly Redevelopment Scenarios for Bend's Eastside

Partner: City of Bend

Instructors: Megan Banks, Anne Brown, Kaarin Knudson, Marc Schlossberg

Project Description: Student teams redesigned a 35-acre commercial site on Bend's east side, with each team applying a unique theme ranging from Walkability and Transportation; Climate Resilience; Public Placemaking; to Equitable Community. As a Climate Friendly Area (CFA) opportunity site, students focused on planning and design that contained a mix of housing, employment, businesses, and services within a short distance so that residents, workers, and visitors could walk, bike, or use public transportation, as well as have direct access to various public-space amenities and parks. Teams analyzed demographics, economics, and housing needs to inform their proposals, aiming for flexible, community-centered designs.

Recommendations: Student recommendations focused on creating an equitable, accessible, and sustainable community while addressing the challenges of displacement and equity. Recommendations included a phased approach to establish funding, increase community support, and mitigate displacement in the redevelopment of Bend's CFA opportunity site focusing on:

- 1. Connectivity:** Prioritize multi-modal transportation options to reduce car reliance and promote healthier living.
- 2. Community Engagement:** Actively involve residents, especially those from underserved communities, to ensure diverse representation and address their needs.
- 3. Anti-Displacement Strategies:** Implement policies that minimize displacement and ensure redevelopment benefits are distributed fairly.
- 4. Public Infrastructure Investments:** Focus on foundational infrastructure to support a thriving community, with phased approaches for flexibility.
- 5. Equity and Sustainability:** Prioritize inclusive, adaptable urban planning that combines public and private investment to create a model for resilient redevelopment.



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FALL 2023

Corvallis 9th Street Urban Redesign

Partner: City of Corvallis

Instructors: Megan Banks, Kaarin Knudson, Alex Li, Marc Schlossberg

Project Description: Graduate students partnered with the City of Corvallis to reimagine the redevelopment of a 14-acre site along Corvallis' 9th Street commercial/mixed-use corridor. This project focused on how the site could be redeveloped under the city's new commercial mixed-use (CMU) zoning standards, with an emphasis on three themes: Equity, Walkability, and Climate Resilience. Student groups analyzed opportunities, challenges, and constraints of the site, utilizing the respective themes to inform their proposals. Common elements across all designs included creating pedestrian-friendly spaces, improving safety for bicyclists and pedestrians, increasing housing density (e.g., townhouses), integrating mixed-use developments, establishing community gathering areas, and enhancing green spaces and public transit access.

Recommendations: Student recommendations were categorized under three focus areas:

Walkability:

- Create pedestrian-friendly spaces with improved connectivity and safety features.
- Develop dedicated bus lanes and cycle tracks to promote alternative modes of travel.
- Incorporate mixed-use buildings, higher-density housing, and green spaces.
- Establish a central plaza as a community gathering area.

Equity:

- Design the site with universal design principles to accommodate diverse needs.
- Include affordable housing options through cooperative housing and community land trusts.
- Support small businesses with incubator programs and create flexible spaces adaptable to community needs.
- Prioritize access to green spaces and public transit.

Climate Resilience:

- Implement climate-resilient infrastructure, such as geothermal heating and cooling, solar power, and microgrids.
- Use green stormwater solutions and mass timber construction for sustainability.
- Design the site to withstand future climate impacts, with features like passive solar design and resilient green spaces.



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FALL 2022

A New Future for the Sisters Elementary School Site

Partner: City of Sisters

Instructors: Megan Banks, Anne Brown, Kaarin Knudson, Marc Schlossberg

Project Description: Students worked with the City of Sisters on a redevelopment proposal for the Sisters Elementary School and administration building. They focused on age-friendly neighborhoods, adaptive reuse, and a community center, while emphasizing community values like connection, livability, and accessibility. As Sisters continues to grow, this redevelopment aims to address housing shortages, preserve the town's character, and enhance green spaces and connectivity. With population growth projected through 2040, the project presents an opportunity to improve housing, community cohesion, and recreational access.

Recommendations: Students developed recommendations across the three main thematic areas:

- **Age-Friendly Design:** The Age-Friendly team recommended rezoning the site as Multifamily Residential (MFR) with a Master Planned Development designation to support mixed-use development. The team envisioned a phased approach: rezoning, infrastructure development, parcel division, and construction of housing and community amenities. Partnerships with local organizations were recommended to support community programs like childcare, sports, and educational initiatives.
- **Adaptive Reuse:** The Adaptive Reuse team focused on repurposing the existing school building into a community center with housing units. Phasing included interim community center programming, construction of housing units above the center, and additional commercial development along Cascade Avenue.
- **Recreation and Community Center:** The Recreation team proposed the development of the “Whychus Creek Recreation Center,” with sports fields and recreation facilities central to the design, and integrated workforce housing into the site. Connectivity was emphasized, with proposals for improved street design to ensure safe and easy access from across Sisters.

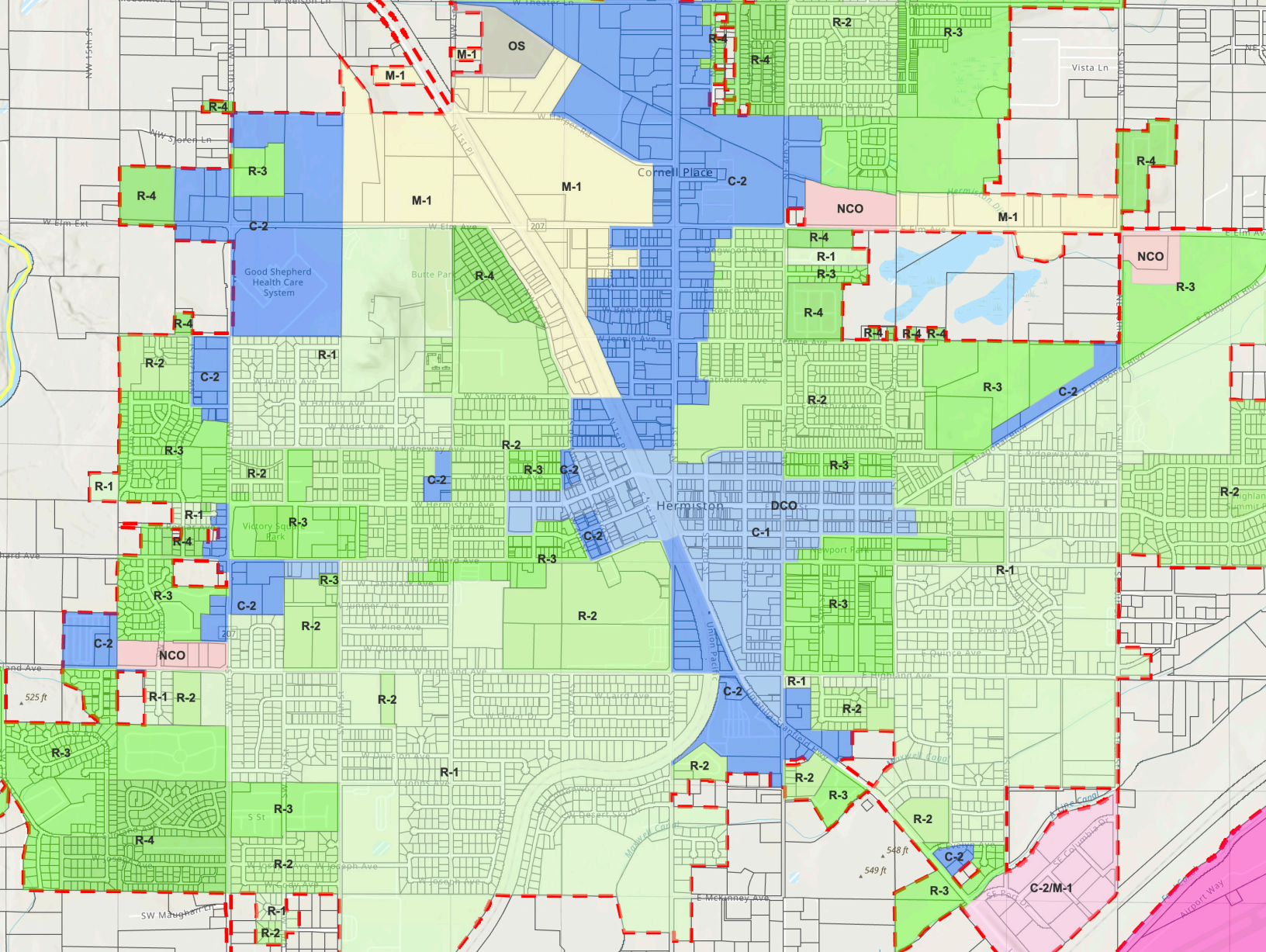


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FALL 2021

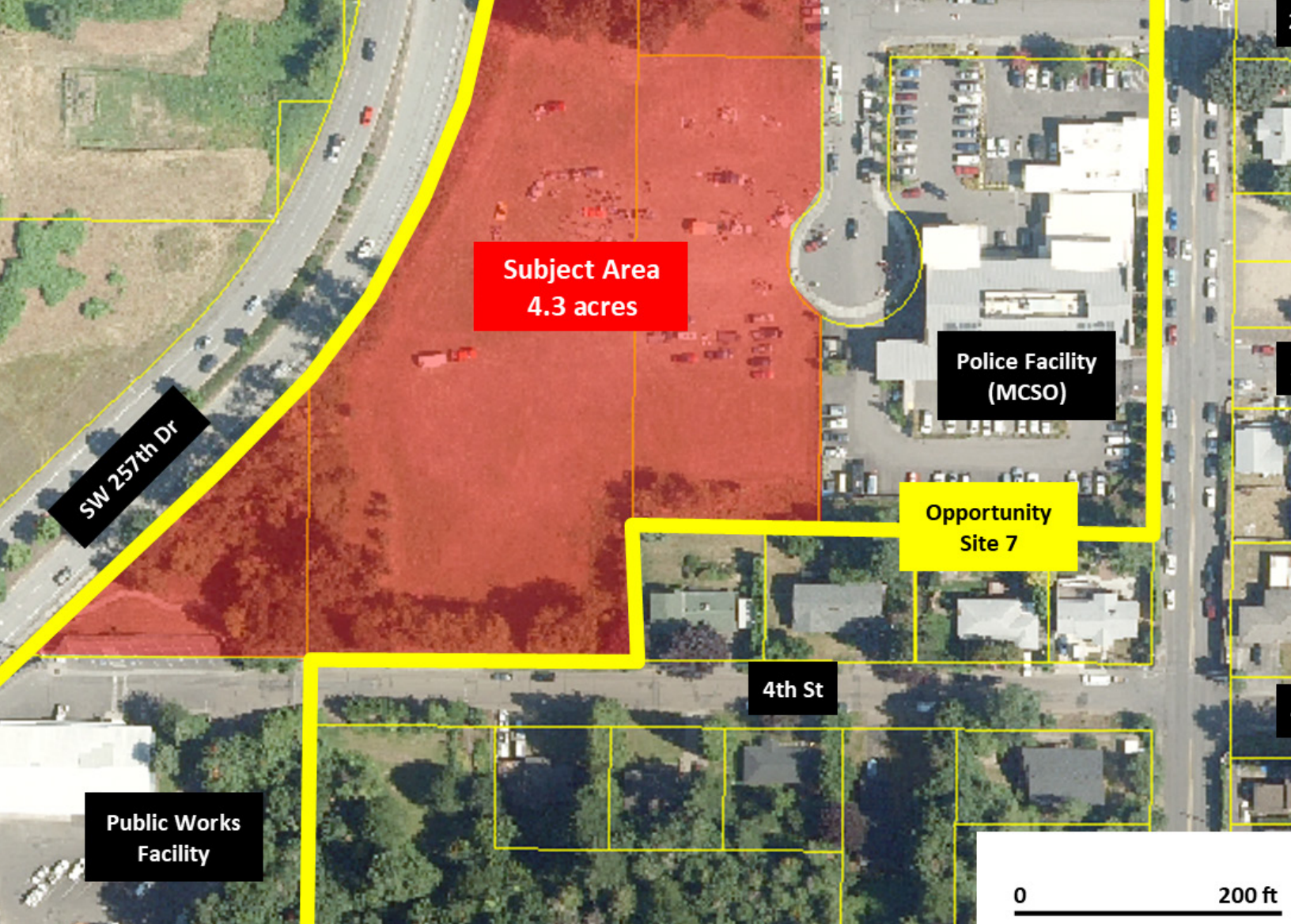
North Hermiston Land Use Planning and Design

Partner: City of Hermiston

Instructors: Anne Brown, John Arroyo, Gerard Sandoval, and Kaarin Knudson

Project Description: The City will be developing a North Hermiston Local Area Plan and hopes to enhance circulation, relieve congestion, and support a sustainable commercial node. Working individually and in teams, students will assess climate-friendly and equitable redevelopment scenarios for North Hermiston, analyzing potential opportunities and the challenges of revitalizing the site based on one of five key themes—Affordable Housing, Racial Justice, Climate Resilience, Rural Economic Development, and Sustainable Transportation. Each student team will also conduct research related to land use, transportation, history, economic development, and other planning areas. Students will present case study research from Oregon and Pacific Northwest cities that have similar context and characteristics as Hermiston.

Recommendations: The culminating final product will include an urban design proposal and redevelopment vision. Beyond spatial considerations, planning policy recommendations to support the students' site-based recommendations will be included.



FALL 2020

The Overlook: Affordable Housing in Downtown Troutdale

Partner: City of Troutdale

Instructors: Anne Brown, John Arroyo, Gerard Sandoval, and Kaarin Knudson

Project Description: The City is interested in revitalizing Opportunity Site #7 (the Overlook Tract), a critical 4.3-acre site identified in the recently approved Town Center Plan. Using three key themes—climate change, housing insecurity, and racial justice—students analyzed opportunities and challenges of revitalizing the site as affordable housing.

Recommendations: Each student team researched relevant land use, transportation, history, urban design, and economic development, among other important topics. Although each group recommended unique features specific to their focus area, common elements included:

- Utilizing open space within the development to support community activities, such as a community garden
- Providing first-floor commercial space to introduce jobs and amenities to the site since it is close to downtown
- Creating connections between existing infrastructure and the site, as well as downtown Troutdale neighborhoods
- Incorporating placemaking elements, such as public art and community centers, to reflect the cultural diversity of Troutdale's citizenry



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FALL 2019

Transit-Oriented Development on Historic River Road

Partner: Lane Transit District

Instructors: Bob Parker, Rich Margerum, and Kaarin Knudson

Project Description: Students approached this challenge by understanding the past, present, and future of the corridor – they reviewed planning documents, analyzed socioeconomic data, reviewed land use and buildable land inventory, and conducted site assessments. The students then participated in a design charrette with their peers to test conceptual ideas and refine their recommendations. The work products were developed by teams of students with each team focusing on a different segment of the corridor. Some teams developed their vision around transit-oriented development (TOD) occurring over the next 20 years. Others integrated transportation options into their recommendations, while focusing on community and social services that cater to families in nearby neighborhoods. Each team emphasized the need for long-term planning that would satisfy the needs of both current and future neighborhood residents.

Recommendations: Several common themes arose in the corridor-wide recommendations of all groups.

- **Equitable Access to Transit:** Not all neighborhoods have safe and easy access to transit. Future improvements should ensure that people of all ages and of all mobility levels have equitable access to transit. This could mean new or improved sidewalks and bike lanes or new connecting streets.
- **Missing Middle Housing:** “Missing middle” housing is lacking throughout the corridor and students recommended mixed-use buildings with a mix of housing be considered.
- **Placemaking:** In general, placemaking capitalizes on a local community’s assets, aspirations and culture, to create public spaces that promote people’s health, happiness, and well-being. Specific placemaking elements were recommended throughout the corridor to incorporate neighborhood culture and express community identity and pride.
- **Economic Development:** Students noted that most of the corridor is residential and lacks economic activity. Changes to the urban form, land use, transportation network, and incentive programs could be used to enhance the potential for economic development along River Road.
- **Community Engagement:** All teams recognized the need to engage the community, early and often, in meaningful and equitable participation in projects -- including imagining, developing, and making decisions about projects. All teams recommended that project sponsors take advantage of existing community organizations to inform communication strategies.



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FALL 2018

Development Opportunities in Downtown Springfield

Partner: Springfield

Instructors: Bob Parker, Rich Margerum, and Kaarin Knudson

Project Description: Downtown Springfield's revitalization has begun. Over the last 15 years, city leaders and advocates have facilitated many improvements and additions within the downtown area. These new developments help downtown feel active and vibrant. City leaders hope to continue this work in the years to come, creating a well-connected city that serves its residents and businesses.

The objective of this project is to inform the city of Springfield's development code refinement process and suggest strategies for public engagement to support this endeavor. Through the course of this report, we present our analysis and findings about the effectiveness of the proposed design standards in promoting and supporting the vision for downtown Springfield.

We supplement the history and context of downtown Springfield with a site analysis that focuses on identified opportunities and constraints, as well as a review and synthesis of several downtown plans. From that basis, we outline a vision for downtown Springfield that provides direction for the future and offer four public engagement strategies to encourage greater collaboration with community stakeholders.

Finally, we examine the structure of the proposed design standards in the development code, assessed the usability in its current state, and then tested the code through four projects in other Oregon cities. The process was guided by the desired outcome of the project, to garner a sense of effectiveness of the proposed design standards in promoting the vision for downtown Springfield.

Recommendations: This report examined the historic and current context of Springfield through review and synthesis of relevant data, planning documents, and a site analysis in order to offer visions for downtown Springfield, provide useful tools for community engagement, and evaluate the proposed design standards to build on the momentum driving downtown revitalization.

The analysis and tests of the current code showed that the proposed standards are effective at preventing buildings that neither meet the standards of downtown Springfield, nor represent the vision communicated by the planning initiatives. The public engagement tools informed the need for comprehensive and collaborative forms of community engagement and the ways in which Springfield's project team can interact with the public to inform the process needed to move this effort forward.



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FALL 2017

Walkability and Placemaking in Tigard

Partner: TriMet

Instructors: Elizabeth Goodman, Kaarin Knudson, Richard Margerum, Bob Parker, and Gerard Sandoval

Project Description: TriMet and the city of Tigard are planning for the possibility of extending light rail to the City. The four areas of focus were

- Affordable housing
- Placemaking in Downtown Tigard
- Placemaking in Tigard Triangle
- The Red Rock Creek Corridor

This report includes the methodology, findings, and recommendations to support growth in Tigard. In each section, the recommendations appear first, followed by research, data, and implementation details. Supplemental materials are found in the Appendix. This format follows the City staff recommendation to focus on innovative ideas that will spur community participation. These ideas include: addressing long-term affordable and stable housing, encouraging arts and events downtown, a Triangle Public Market, creek restoration opportunities, and meaningful public engagement methods.

Recommendations: There are several moving parts to each section and set of recommendations. Student groups found that there are significant opportunities for the city of Tigard leverage using urban renewal funds. Ideas such as creative placemaking, pop-up events, and wayfinding will improve walkability and help foster a sense of community identity. Thoughtful approaches to housing and restoration will welcome new residents to the area and enhance livability.

Tigard aspires to be the most walkable city in the Pacific Northwest. Barriers to walkability in Tigard include lack of connectivity, significant parking availability, and scarce destinations. Student groups found that there are tremendous opportunities for this vision to be realized using forward thinking methodologies like transit-oriented development and wayfinding. Utilizing creative placemaking downtown and pop-up events in the Triangle will create destinations that will get people out of their cars and engaging with the community.

To begin to use the recommendations in this report, city staff should identify innovative opportunities to engage the community in conversation about housing, downtown, the Triangle, and Red Rock Creek. The research, suggestions, and implementation ideas for each focus area can serve as a jumping off point for elected officials, city staff, and residents to set projects in motion. Students hope that this report be a valuable resource to the city of Tigard in their efforts to become the most walkable city in the Pacific Northwest.



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FALL 2016

Albany Water Avenue Corridor Revitalization: Challenges and Opportunities

Partner: City of Albany

Instructors: Richard Margerum, Bob Parker, Stacy Rosenburg, and Kaarin Knudson

Project Description: The city of Albany wants to activate the Water Street corridor and to consider its connections to the downtown historic core through analysis and research of catalyst sites. This document summarizes the methodology, findings, and recommendations. These include: an entertainment complex, targeting the need for activity in the area; a historical walk, addressing the changing identity of the district; a parkway, addressing the need for connectivity in the site; an innovation district, diversifying the economy in the area; and a food hub, generating needed commercial synergy.

Recommendations: The goals of this project were to:

- Assess existing data and plans related to Water Avenue.
- Review best practices for activating downtown areas generally.
- Research applicable case studies.
- Identify key sites and opportunities for revitalization along Water Avenue.

Student groups found that the site was a key component of downtown's economic revitalization. The project area has features conducive to the creation of a commercial center, historic district, and more connected residential area.

To actualize any strategies described within this document, the city of Albany will first need to establish an action plan. Students hope that this report be a valuable resource to the city of Albany in their attempt to address the opportunities afforded by the Water Avenue location, to inspire creativity in the City's decisionmaking, and add specificity to the ways it chooses to realize the potential of the Water Avenue corridor.



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FALL 2015

Redmond's Midtown Neighborhood: Five Visions

Partner: City of Redmond

Instructors: Richard Margerum, Bob Parker, Gerard Sandoval, and Kaarin Knudson

Project Description: Graduate planning students at the University of Oregon developed concept plans for the Midtown Neighborhood in Redmond, Oregon. Redmond wanted ideas for revitalizing Midtown, an area adjacent to the City's revitalized downtown core. As part of this project, the City also asked the student teams to examine the neighborhood through the lens of its Great Neighborhood Planning Principles, a set of guidelines the City had adopted for new development, to see if there were ways the principles could be better adapted to existing neighborhoods.

Common elements such as background research, site analysis, and an overall analysis of the Great Neighborhood Principles are presented as a synthesis of the teams' findings. Each team's vision for the neighborhood is also presented.

Recommendations: Redmond's Midtown Neighborhood and the surrounding area presented a variety of opportunities to the teams, and the proposals all sought to highlight and take advantage of them in different ways. However, within the different proposals, certain themes emerged: location, underutilized homestead park, business incubation, space for housing, decoupling 5th and 6th Streets, east-west connectivity.

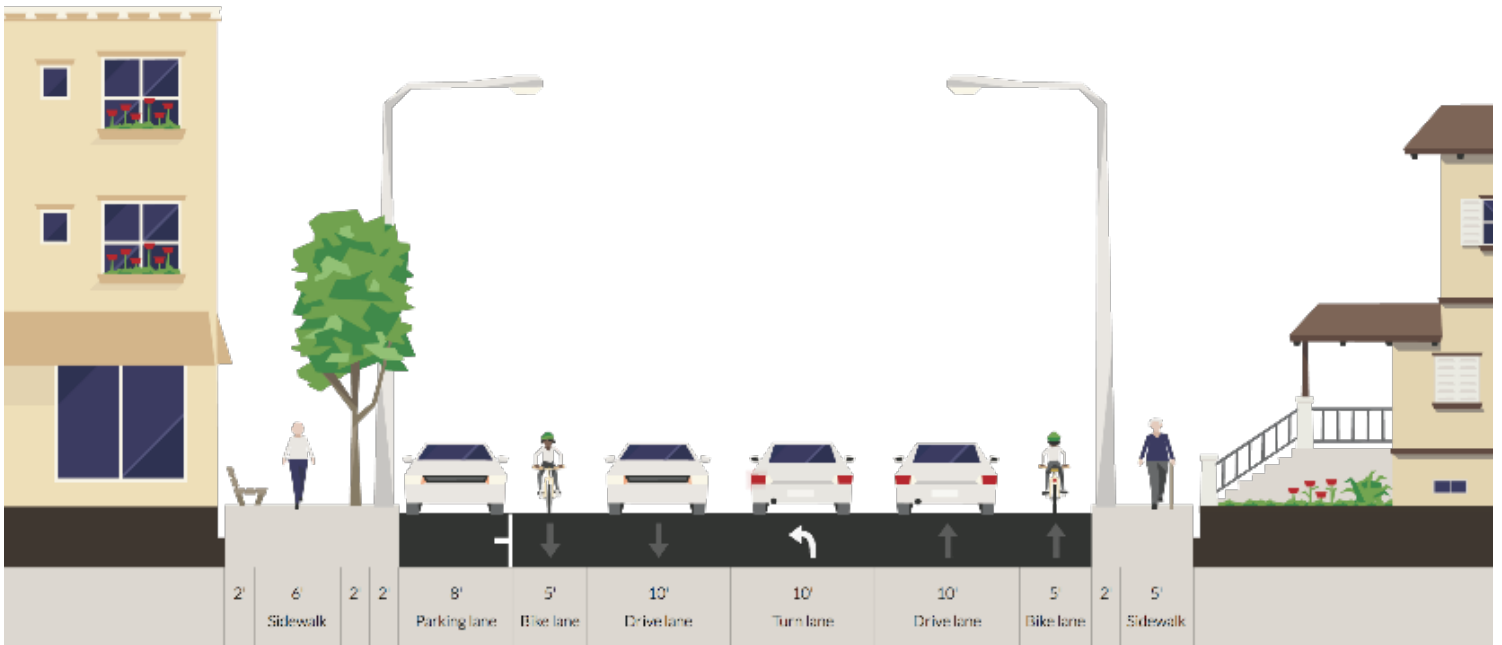
While the ideas highlighted here are ones that recurred throughout the proposals, other items worthy of consideration appeared in individual plans, in particular with how each plan related to a unique opportunity site. Combined with the above themes, these ideas present a vision for the future of Redmond's Midtown opportunity as a vital section of a growing city.



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FALL 2013

Four Visions for the Jackson County Health Site Redevelopment Plan

Partner: City of Medford

Instructors: Richard Margerum, Robert Parker, Rebecca Lewis

Project Description: Students developed concept plans for the Jackson County Health Site, referred to as the “Catalyst Site”, in Medford, Oregon. The goal was to create a long-term redevelopment plan to revitalize the East Main Neighborhood. The project involved land use, transportation, economic development, and urban design considerations, such as site layout, building use, and circulation. The students were divided into four teams, each tasked with creating recommendations. Common elements, like background research and site analysis, were synthesized from the teams’ findings, with attention to historical, environmental, and economic factors influencing the area.

Recommendations:

- **Team 1:** Proposed creating a vibrant neighborhood center that integrates office, commercial, residential, and community spaces. Their vision was to celebrate the area’s historic character while promoting smart growth and establishing a centralized activity hub.
- **Team 2:** Suggested transforming the Catalyst Site into a holistic health center combining traditional medical offices with preventative healthcare services. Their plan emphasized sustainable development and enhanced multi-modal transportation.
- **Team 3:** Focused on infill development and affordable housing, along with integrating residential, commercial, and public spaces. The aim was to improve accessibility, circulation, and public activity, supporting entrepreneurial efforts and long-term revitalization of the East Main corridor.
- **Team 4:** Recommended a mixed-use, residential destination that fits within the existing neighborhood context. Their plan envisioned a vibrant activity center that ties the neighborhood together and supports revitalization in East Medford.



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WINTER 2011

Development Proposals for Three Targeted Sites in Salem, Oregon

Partner: City of Salem

Instructors: Mark Braseth, Nico Larco, Marc Schlossberg

Project Description: Students developed proposals for three key sites with a goal to evaluate potential redevelopment sites and provide sustainable, community-centered ideas for the chosen sites. Student groups conducted in-depth research similar to due diligence activities that a developer might undertake when evaluating a property. The groups investigated topics including identifying appropriate uses for the site, identifying the opportunities and site constraints, analyzing current zoning and transportation infrastructure, researching community needs, and proposing urban design modifications. Students drew upon classroom lessons, assigned readings, and personal research to inform their proposals.

Recommendations:

Second Street Corridor (West Salem):

- Revitalize commercial activity by encouraging mixed-use zoning.
- Improve walkability and bikeability with pedestrian-friendly infrastructure.
- Develop community gathering spaces, including a festival street and public park.
- Provide housing options for a range of income levels, including affordable housing, townhouses, and high-density apartments.
- Implement a phased development strategy starting with infrastructure improvements.

O'Brien Site (North Downtown):

- Introduce mixed-use development with diverse land uses (e.g., shops, restaurants, and housing).
- Encourage vertical and horizontal mixed-use spaces to create a vibrant, 24-hour community environment.
- Repurpose alleys to enable commercial frontage and improve pedestrian connectivity.

Epping Site (Northgate):

- Build upon local cultural identity by providing live/work units and spaces for food carts and entrepreneurial activities.
- Develop multi-family housing and provide community amenities such as parks and plazas.
- Encourage local businesses and services to improve economic opportunities.



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FALL 2011

Walmart Site Redevelopment Concept Plan

Partner: City of Springfield

Instructors: Richard Margerum, Bob Parker, and Robert F. Young

Project Description: With an overall goal of facilitating the revitalization of the Mohawk District, this concept plan provides goals and strategies for the redevelopment of the Mohawk District.

By evaluating existing conditions within the Mohawk District, six student teams developed a neighborhood profile including demographic and economic conditions and trends, land-use and area infrastructure, and neighborhood amenities. This profile informed the student groups of opportunities and constraints for redevelopment of the Walmart Site and the District as a whole.

From this profile, teams developed concepts for redevelopment of the Walmart Site based around three themes: affordable/mixed-income housing, medical-related, and light-industrial. In addition, teams developed concepts for improvements within the larger Mohawk District to support the overall goals of nodal development.

Recommendations: Student teams used Springfield's nodal development policy and smart growth principles to address the opportunities and constraints present in the community. The plans that the students developed were aimed at both the Walmart Site and the larger Mohawk District. Site-level plans were carefully designed to serve as catalysts for revitalizing the larger district. The teams developed a range of concepts for redevelopment. These concepts fell into three major categories: medical development, affordable housing, and light industrial. The concepts built mainly upon the existing economic strengths of the area, and sought to enhance the Mohawk District's strong sense of community. The teams collaborated with city officials, community groups, developers, and UO faculty to generate plans that were both creative and feasible.



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FALL 2010

Salem North Downtown Riverfront Redevelopment Concept Plan

Partner: City of Salem

Instructors: Richard Margerum, Robert Parker, Robert F Young

Project Description: Students developed a concept plan focused on restoring the ecology of Mill Creek and the Willamette River while transforming North Downtown Salem into a mixed-use neighborhood. It aimed to provide affordable housing, public transit, community amenities, retail, and gathering spaces. The plan also addressed connectivity and transportation challenges between the project site, downtown, and east and west Salem. The plan integrated Salem's Vision 2020, Comprehensive Plan (2009), Urban Renewal Plan, citizen input, historical and socioeconomic context, and expert advice.

Recommendations:

- **Housing:** Develop mixed-income neighborhoods with affordable and market-rate housing, focusing on high-density near transit hubs and medium-density housing for families.
- **Community Spaces:** Create vibrant public areas like a Public Market, community gardens, and Salmon Celebration Park to foster social interaction and celebrate local culture.
- **Sustainable Transportation:** Promote biking, walking, and public transit through a new Transportation Hub, bike paths, and pedestrian-friendly streets.
- **Ecological Restoration:** Improve water quality by restoring Mill Creek and the Willamette River using green infrastructure like bioswales and permeable surfaces.
- **Coordinated Development:** Implement Form-Based Codes to ensure consistent, community-focused development that aligns with Salem's long-term vision.



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