University Housing Central Kitchen and Woodshop Project Summary
February 19, 2013

Project Overview: University Housing has been given approval by the president and provost to begin the design of a Central Kitchen/Woodshop that will create 25,000 gross square feet of new space to accommodate kitchen and related storage facilities currently located in Carson Hall and Bean Hall and woodshop space currently scattered throughout University Housing facilities including on the proposed project site. The current plan anticipates that the Central Kitchen/Woodshop will be completed and operational by winter 2015.

Location: The preferred location for the facility is on university-owned land between 17th and 19th Avenues and Moss and Columbia Streets, which currently is occupied by housing units rented to students and managed by University Housing. The land was purchased by the university several decades ago and has been intended for use by university functions not related to academic instruction. The location and function are consistent with the 2003 Development Policy for the East Campus Area, the 2005 Campus Plan, and the relevant City of Eugene plans including the Fairmount/University of Oregon Special Area Study.

Additional sites were analyzed against criteria including distance to Barnhart Residence Hall being farthest from campus, access to the campus core via small service vehicles, access from Franklin Boulevard for deliveries, matching building size with development height potentials based on zoning, and room for expansion. Sites north of 17th Avenue are not available for this project since they are reserved for larger housing projects currently awaiting legislative approval. The preferred location removes truck traffic from heavily used pedestrian areas of the campus, enhancing the safety of students, faculty, and staff, and moves non-instructional functions from the center of the campus closer to the campus’s edge. Delivery trucks will access and depart from the facility using Agate Street, 17th Avenue, Moss Alley, and Columbia Street, keeping traffic away from the streets in the low-density housing areas to the west and south of the campus boundary.

Funding: University Housing will fund the $8.5 million project cost with current cash reserves. No bonding or general fund resources will be used in this project. The new facility will allow housing to combine kitchen operations and woodshop operations, resulting in a minimum savings of approximately $500,000 per year.

Next Steps: The next steps for University Housing’s Central Kitchen/Woodshop project include gaining approval from the Oregon University System’s Board; hiring a design-build (architect/contractor) team; following university project procedures outlined in the Campus Plan, which includes meeting with the Campus Planning Committee and completing an open-space framework plan for the preferred location; completing a Site Review application with the City of Eugene as required by the site’s current zoning code; and continuing communications with nearby neighbors throughout the design and construction process.

For More Information: http://uplan.uoregon.edu/projects/projects.html
Campus Planning and Real Estate
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