Reestablishing the historic links between the UO campus and downtown is a central pillar of the City of Eugene Planning Departments’ Envision Eugene process. The primary physical threshold of that link is at the juncture of East 13th Avenue and the university, where the UO Duck Store is planning a future building project that aims to optimize the development potential of the current store site plus adjacent properties to the west.

Our studio will explore mixed use options that include housing, offices, and ground floor retail. We will study building form at various scales with site options ranging from the quarter block where the Duck Store is currently located, to the whole block bounded by 12th, 13th, Alder and Kinkaid. We will envision alternatives that test the maximum density defined by current zoning ordinances, and increased density that the future may allow. The intent of the studio is to conduct research for the owner, while addressing the public interest in the future form of this special place that defines an important connection between the city and the university. We will participate in meetings with city staff and developers, and take tours of local precedents.

We will focus on the following learning objectives:

- developing site and precedent analysis skills
- understanding zoning and building regulations
- programming for diverse needs and opportunities
- integrating sustainability criteria into building and block design
- using sketches and physical models in the design process