PROGRAM  STUDENT RESIDENCE HALLS
View at Chandler Entry Plaza with Academic Building and Dining Hall

OSU - CASCADES
Residence Hall on Century Drive at Roundabout

OSU - CASCADES
OSU-Cascades Physical Campus Expansion

Site Selection

- Dec 2013 / Jul 2014

Proof of Concept

- Due diligence
- Compass
- SRG needs analysis
- RFI
- Commercial site options analysis
- Property negotiations
- OSBHE approval

2015 Footprint

- Fall 2015

Select Design Team

- Design Team
- INTO contract
- Program Plan
- Vision
- Site Concepts
- Building Systems
- Sustainability
- Goals

- Site Plan Application

Values, Goals

- Support total of 56-acres plan
- Pathways & connections
- Use of pit
- Sustainability of site

Master Plan Program

- Winter 2014

Master Plan Concepts

- Spring 2015

Master Plan Refinement

- up to Spring 2016

Campus Master Planning

- Hire Project Manager
- RFP
- Committee Review
- Select Design Team

Taskforce Committee Input

- RFP Committee Review
- Select Design Team

Public Presentations/Workshops
Campus Expansion Advisory Committee – Task Force Timeline

Mar
Transportation, Part I
Sustainability, Part I
Neighborhood Livability, Part I
Share learnings with the Planning Commission

Jun
Transportation, Part II
Sustainability, Part II
Neighborhood Livability, Part II
Housing, Part I
Health Care, Part I
OSU-Cascades Response to Recommendations (Phase 1 Plan)
Share learnings with the Planning Commission

Oct
Regional Collaboration
Education and Research Partnerships
Housing, Part II
Health Care, Part II
Share learnings with the Planning Commission

Dec, 2014
Child Care
OSU-Cascades Response to Recommendations (Master Plan)
Share learnings with the Planning Commission
NL Task Force – Public Safety Recommendations

3/13/2014
Presentation to OSU-Cascades Campus Expansion Advisory Committee

<table>
<thead>
<tr>
<th>#</th>
<th>Topic</th>
<th>Presenter</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Issues/Concerns</td>
<td>Bob Sanders</td>
</tr>
<tr>
<td>2</td>
<td>Town &amp; Gown Research</td>
<td>Bob Sanders</td>
</tr>
<tr>
<td>3</td>
<td>Analysis and Recommendations</td>
<td>Joe Richie</td>
</tr>
</tbody>
</table>
# 1 – Issues/Concerns

These are the Neighborhood Livability Task Force issues/concerns assigned to the Public Safety subgroup.

<table>
<thead>
<tr>
<th>Category</th>
<th>Issue/Concern</th>
<th>Neighborhood Livability</th>
<th>Transportation</th>
<th>Housing (on/off campus)</th>
<th>Issue/Concern Clarification and Comments</th>
</tr>
</thead>
<tbody>
<tr>
<td>Public Safety</td>
<td>Construction Noise</td>
<td>P</td>
<td>S</td>
<td></td>
<td>Any special restrictions given scale? Any special traffic guidance?</td>
</tr>
<tr>
<td></td>
<td>Nuisance Parties</td>
<td>S</td>
<td></td>
<td></td>
<td>Education and enforcement</td>
</tr>
<tr>
<td></td>
<td>Special Events</td>
<td>P</td>
<td>S</td>
<td></td>
<td>Traffic control and parking</td>
</tr>
<tr>
<td></td>
<td>Personal Safety</td>
<td>P</td>
<td></td>
<td></td>
<td>What are concerns of neighborhood?</td>
</tr>
<tr>
<td></td>
<td>Property Security</td>
<td>P</td>
<td></td>
<td></td>
<td>For example, trespassing in nearby neighborhoods</td>
</tr>
<tr>
<td></td>
<td>Police Capacity</td>
<td>P</td>
<td></td>
<td></td>
<td>Campus or city police. Overall capacity.</td>
</tr>
</tbody>
</table>

These are the Neighborhood Livability Task Force issues/concerns assigned to the Public Safety subgroup.
We targeted the top three tiers of the “benchmark” town & gown locations for our public safety research. Locations were ranked by: city size, ratio of city population to campus population, lifestyle, and campus distance to city downtown. The towns and universities we selected for in-depth research were:

<table>
<thead>
<tr>
<th>Tier #</th>
<th>Town</th>
<th>University</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Billings, MT</td>
<td>Montana State University</td>
</tr>
<tr>
<td>2</td>
<td>Bellingham, WA</td>
<td>Western Washington University</td>
</tr>
<tr>
<td>2</td>
<td>Flagstaff, AZ</td>
<td>Northern Arizona University</td>
</tr>
<tr>
<td>3</td>
<td>Fort Collins, CO</td>
<td>Colorado State University</td>
</tr>
<tr>
<td>3</td>
<td>Spokane, WA</td>
<td>Gonzaga University</td>
</tr>
<tr>
<td>3</td>
<td>Eugene, OR</td>
<td>University of Oregon</td>
</tr>
<tr>
<td>4</td>
<td>Bozeman, MT</td>
<td>Montana State University</td>
</tr>
<tr>
<td>4</td>
<td>Merced, CA</td>
<td>University of California, Merced</td>
</tr>
<tr>
<td>N.R.</td>
<td>Monterey Bay, CA</td>
<td>California State University, Monterey Bay</td>
</tr>
</tbody>
</table>
2 – Town & Gown Research

We developed separate questions for the university public safety department (23 questions) and the city police department (9 questions). We used phone interviews along with most respondents returning the questionnaires with comprehensive answers, supplemented with city and university web site research.

General Campus Information
1. Can you provide a brief history of the development of your campus and campus safety department?
2. When was your campus founded?
3. What is the physical size of the campus in acres?
4. How far is the campus from the downtown area?
5. Do you have a Rental Property Program?

Campus Safety Information
1. What is the relationship between your Public Safety Department and the City or County in which your campus is located?
2. What model of campus safety department do you have: law enforcement officers, public safety officers, or combination of the two?
3. How many officers are employed?
4. How did your campus choose the campus safety department model you are using? What was the process or deciding factors?
5. Have you always had this model or have you transitioned to this model over time? (If transitioned, what caused the change?)
University Public Safety Department Questions - continued

Campus Safety Information
6. How is your department funded?
7. Is there any financial agreement between your campus and the local police department?
8. What are the top three crimes and/or calls for service that you experience: on-campus and off-campus (by students or others associated with the campus)?
9. Does your department do any neighborhood outreach with the surrounding communities: is this reactive or proactive? Is it based on specific incidences only, planned university events only, or a combination?

Student Housing Information
1. What is the college student population?
2. Does your campus have student housing? On-campus (residence halls)? Off-campus (Greek Life or Apartments?)
3. What percent of the students live on campus?
4. What was the impact in the surrounding community as the student enrollment increased?

Parking
1. How many parking spaces are on your campus?
2. What is the fee structure for parking on campus?

Emergency Services
1. How are Fire, EMT and Search/Rescue Services provided? (University, City or County?)
2. How are the fees for these services established? (Monthly, Flat Fee or a Per Call basis?)
3. How are these fees paid by the University?
City Police Department Questions

Campus Safety
1. What is the relationship between the police department and the campus security?
2. How would you categorize the relations in general between the police dept. and the university/college?
3. How many officers are in your police dept.?
4. Is there any financial agreement between your police dept. and the university/college? If so, please explain as much as possible.
5. What are the top three crimes and/or calls for service that you experience?
6. On-campus?
7. Off-Campus (by students or others associated with the campus?)
8. How many calls would you estimate you have for this group in a typical month? Is this more or less than for other population groups?
9. Does your police dept. have any ongoing outreach programs in dealing with your relations with the university/college?

Emergency Services
1. Do you know how emergency services, such as fire, EMT, and search and rescue, are provided to the university/college?
2. If any of these type services are provided to the university/college, do you know if any fees are paid for the service? If so, do you know what the fees are?
Of the concerns identified in original matrix, the top causes of tension between university students and existing neighborhood populations in benchmark communities are nuisance parties and parking.

Most frequent calls for service on or near universities are drug and alcohol abuse (often related to parties) and theft of student electronic gadgets.

Other universities are beyond initial construction and did not offer tips on handling construction noise.

Most benchmark universities used a combination of student orientation and website information (how to be a good neighbor or how to throw a party off campus), financial contributions to bus systems, and disciplinary actions to address the top issues.

Most communities have either a standing committee with multiple stakeholders (universities, police, community groups) or liaison officers to address issues as they arise and develop responses.

Eight of nine benchmark universities had their own police forces for their campuses 24/7 and all had mutual aid agreements with local cities and/or counties.
# 2 – Campus Safety Information

<table>
<thead>
<tr>
<th>Campus Safety</th>
<th>Cal-Monterey</th>
<th>MSU-Bozeman</th>
<th>Western WA Univ</th>
<th>N. AZ Univ</th>
<th>CO State Univ</th>
<th>Gonzaga</th>
<th>Cal-Merced</th>
<th>Univ. of Oregon</th>
<th>MSU Billings</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Monterey, CA</td>
<td>Bozeman, MT</td>
<td>Bellingham, WA</td>
<td>Flagstaff, AZ</td>
<td>Fort Collins, CO</td>
<td>Spokane, WA</td>
<td>Merced, CA</td>
<td>Eugene, OR</td>
<td>Billings, MT</td>
</tr>
</tbody>
</table>

What is the relationship between your Public Safety Department and the City or County in which your campus is located?
- Excellent
- Strong
- Mutual
- Good
- Excellent
- Cooperative
- Strong
- Improving

What model of campus safety department do you have?
- Law Enforcement Officers?
- X
- X
- X
- X
- X
- X
- X
- X

How many officers are employed (NIC support)?
- Univ.
  - 10
  - 21
  - 15
  - 19
  - 34
  - 10
  - 12
  - 8

- City
  - 60
  - 110
  - 114
  - 200
  - 84
  - 182
  - 142

How did your campus choose the campus safety department model you are using? What was the process or deciding factors?
- State law
- See response
- State law
- See response
- UK
- State Law
- See response
- UK

How is your department funded?
- Univ-State
- Univ-State
- Univ-State
- Univ-State
- Univ-State
- Univ-State
- Univ-State
- Univ-State

Is there any financial agreement between your campus and the local police department?
- No
- No
- No
- No
- No
- No
- Yes
- No

What are the top three crimes and/or calls for service that you experience?
- On-campus?
  - Loud parties
  - Alcohol
  - Alcohol
  - Alcohol
  - Theft
  - Alcohol
  - Medical
  - Alcohol

- Theft
- Drugs
- Drugs
- Burglary
- Drugs
- Drugs
- Theft
- Drugs

- Assaults
- Theft
- Burglary
- Burglary
- Alc-Drugs
- Theft
- Burglary

- Off-Campus (by students/others assoc w/the Univ.)
  - Alcohol
  - Theft
  - Disorderly
  - Alcohol
  - Theft
  - Theft

- Rowdiness
- Disorderly
- Assaults
- Loud Parties
- Violence
- Burglary

- Traffic

Does your department do any neighborhood outreach with the surrounding communities?
- Yes
- Good Neigh.
- Beginning
- Yes
- Yes
- Good
- Yes
- Yes

- Is this reactive or proactive?
  - Proactive
  - Committee
  - Both of each
  - Proactive
  - Neighbor
  - Proactive
  - Proactive

- Is it based on specific incidences only, planned university events only, or a combination?
  - Both
  - Beginnin of each term
  - Both
  - Policy
  - Both
  - Both
  - Both
  - Both

Public Safety subgroup 12
3/13/2014
# 3 – Student Housing Information

<table>
<thead>
<tr>
<th></th>
<th>Monterey, CA</th>
<th>Bozeman, MT</th>
<th>Bellingham, WA</th>
<th>Flagstaff, AZ</th>
<th>Fort Collins, CO</th>
<th>Spokane, WA</th>
<th>Merced, CA</th>
<th>Eugene, OR</th>
<th>Billings, MT</th>
</tr>
</thead>
<tbody>
<tr>
<td>What is the college student population?</td>
<td>5,732</td>
<td>15,294</td>
<td>14,950</td>
<td>19,320</td>
<td>30,647</td>
<td>7,605</td>
<td>6,200</td>
<td>24,500</td>
<td>3,661</td>
</tr>
<tr>
<td>Does your campus have student housing?</td>
<td>Yes</td>
<td>Yes</td>
<td>Yes</td>
<td>Yes</td>
<td>Yes</td>
<td>Yes</td>
<td>Yes</td>
<td>Yes</td>
<td>Yes</td>
</tr>
<tr>
<td>On-campus (residence halls)?</td>
<td>20 halls</td>
<td>8 halls</td>
<td>16 halls</td>
<td>23 halls</td>
<td>13 halls</td>
<td>17 halls</td>
<td>2,400 students</td>
<td>9 halls</td>
<td>2 halls</td>
</tr>
<tr>
<td>Off-campus (Greek Life or Apartments?)</td>
<td>Family apts.</td>
<td>2 apt. bldgs</td>
<td>130 apts.</td>
<td>908 apts</td>
<td>12 Houses</td>
<td>No</td>
<td>5 apt.</td>
<td>10 apts.</td>
<td>3 apt. bldgs</td>
</tr>
<tr>
<td>What percent of the students live on campus?</td>
<td>52%</td>
<td>25%</td>
<td>27%</td>
<td>44%</td>
<td>20%</td>
<td>39%</td>
<td>64%</td>
<td>25%</td>
<td>25%</td>
</tr>
<tr>
<td>What was the impact in the surrounding community as the student enrollment increased?</td>
<td>No near by communities</td>
<td>Parking</td>
<td>High rate of student alcohol</td>
<td>See #1 below</td>
<td>Increased traffic and noise</td>
<td>Parking</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1. CSU: A large number of privately owned single family residences and apartment complexes that surround the university are primarily occupied by students who commute to campus. The influx of students has, at times, had a negative impact on the local residents due to parking issues, loud parties, and other typical renter/landlord issues. A number of these issues are mitigated through the univ./community outreach programs.</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

## Comparable Metrics:

<table>
<thead>
<tr>
<th>Metric</th>
<th>Monterey, CA</th>
<th>Bozeman, MT</th>
<th>Bellingham, WA</th>
<th>Flagstaff, AZ</th>
<th>Fort Collins, CO</th>
<th>Spokane, WA</th>
<th>Merced, CA</th>
<th>Eugene, OR</th>
<th>Billings, MT</th>
</tr>
</thead>
<tbody>
<tr>
<td>Total student population</td>
<td>5,732</td>
<td>15,294</td>
<td>14,950</td>
<td>19,320</td>
<td>30,647</td>
<td>7,605</td>
<td>6,200</td>
<td>24,500</td>
<td>3,661</td>
</tr>
<tr>
<td>Percent live on campus</td>
<td>52%</td>
<td>25%</td>
<td>27%</td>
<td>44%</td>
<td>20%</td>
<td>39%</td>
<td>64%</td>
<td>25%</td>
<td>25%</td>
</tr>
<tr>
<td>On-campus population (residents)</td>
<td>2981</td>
<td>3824</td>
<td>4036</td>
<td>8501</td>
<td>6129</td>
<td>2966</td>
<td>3968</td>
<td>6125</td>
<td>915</td>
</tr>
<tr>
<td>Number of police officers</td>
<td>10</td>
<td>21</td>
<td>15</td>
<td>19</td>
<td>34</td>
<td>10</td>
<td>12</td>
<td>10</td>
<td>8</td>
</tr>
<tr>
<td>On-campus students per police officer</td>
<td>298</td>
<td>182</td>
<td>269</td>
<td>447</td>
<td>180</td>
<td>297</td>
<td>331</td>
<td>613</td>
<td>114</td>
</tr>
<tr>
<td>Police officers per 1000 on-campus students</td>
<td>3.4</td>
<td>5.5</td>
<td>3.8</td>
<td>2.2</td>
<td>5.5</td>
<td>3.4</td>
<td>3.1</td>
<td>1.6</td>
<td>8.7</td>
</tr>
</tbody>
</table>
## 4 – Parking Information

<table>
<thead>
<tr>
<th>Parking</th>
<th>Cal-Monterey</th>
<th>MSU-Bozeman</th>
<th>Western WA Univ</th>
<th>N. AZ Univ</th>
<th>CO State Univ</th>
<th>Gonzaga</th>
<th>Cal-Merced</th>
<th>Univ. of Oregon</th>
<th>MSU Billings</th>
</tr>
</thead>
<tbody>
<tr>
<td>Monterey Bay</td>
<td></td>
<td>Bozeman, MT</td>
<td>Bellingham, WA</td>
<td>Flagstaff, AZ</td>
<td>Fort Collins, CO</td>
<td>Spokane, WA</td>
<td>Merced, CA</td>
<td>Eugene, OR</td>
<td>Billings, MT</td>
</tr>
<tr>
<td>How many parking spaces are on your campus?</td>
<td>UK</td>
<td>10,000 +</td>
<td>3611</td>
<td>5,825</td>
<td>11,382</td>
<td>3,500</td>
<td>UK</td>
<td>2,000</td>
<td>1937</td>
</tr>
<tr>
<td>What is the fee structure for parking on campus?</td>
<td>See #1 below</td>
<td>Chart provided</td>
<td>See #3 below</td>
<td>Chart provided</td>
<td>See resp.</td>
<td>Chart provided</td>
<td>See #5 below</td>
<td>Chart provided</td>
<td>See #4 below</td>
</tr>
</tbody>
</table>

1. Cal at Monterey Bay parking fees: $4 daily; $12 monthly; $54 Semester; $108 for 2 semesters.

2. NAU parking fees (annual fee): $400 for employees; $440 for students; $530 for garage parking; $210 for evening parking only.

3. WWU: $91 a quarter; $2 an hour for short term/visitors.

4. MSU Billings: $3 daily, $40 semester, $70 academic, $75 annual.

5. Merced: On campus residents $279 yr.; off campus students $225 yr.; faculty and staff $31 a month.

### Comparable Metrics:

<table>
<thead>
<tr>
<th>Metric</th>
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<th>Gonzaga</th>
<th>Cal-Merced</th>
<th>Univ. of Oregon</th>
<th>MSU Billings</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Parking spaces on campus</strong></td>
<td></td>
<td></td>
<td>10,000</td>
<td>3611</td>
<td>7,882</td>
<td>11,382</td>
<td>3,500</td>
<td>2,000</td>
<td>2437</td>
</tr>
<tr>
<td><strong>Total student population</strong></td>
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<td>19,320</td>
<td>30,647</td>
<td>7,605</td>
<td>6200</td>
<td>24,500</td>
<td>3,661</td>
</tr>
<tr>
<td><strong>On-campus population (residents)</strong></td>
<td>2,981</td>
<td>3,824</td>
<td>4,036</td>
<td>8,501</td>
<td>6,129</td>
<td>2,966</td>
<td>3968</td>
<td>6,125</td>
<td>915</td>
</tr>
<tr>
<td><strong>Parking spaces per total students</strong></td>
<td>0.00</td>
<td>0.65</td>
<td>0.24</td>
<td>0.41</td>
<td>0.37</td>
<td>0.46</td>
<td>0.43</td>
<td>0.08</td>
<td>0.66</td>
</tr>
<tr>
<td><strong>Parking spaces per on-campus students</strong></td>
<td>0.00</td>
<td>2.62</td>
<td>0.89</td>
<td>0.93</td>
<td>1.86</td>
<td>1.18</td>
<td>0.66</td>
<td>0.33</td>
<td>2.66</td>
</tr>
</tbody>
</table>
3 – Analysis & Recommendations

Each of the issue/concern recommendations is divided into a “supporting analysis” section and the “recommendation” section. Recommendations are targeted at: OSU-Cascades, City of Bend, and Local Neighborhoods. For some recommendations, we offer a recommended transition based on construction phases, number of on-campus students, etc.

<table>
<thead>
<tr>
<th>Category</th>
<th>Public Safety</th>
</tr>
</thead>
<tbody>
<tr>
<td>Issue/Concern</td>
<td>Construction Noise</td>
</tr>
<tr>
<td>Detail Description (if required)</td>
<td>Any special conditions given the scale of the projects? Any special traffic guidance?</td>
</tr>
<tr>
<td>Analytical Data</td>
<td>- City of Bend already has a Noise Code in place to regulate hours of operation (7am to 10pm), days of operation (seven days), and street restrictions (none, unless there is public comment during the land use application approval process).</td>
</tr>
<tr>
<td>Other Findings</td>
<td></td>
</tr>
</tbody>
</table>
### Issue/Concern: Construction Noise - continued

<table>
<thead>
<tr>
<th>Phase</th>
<th>OSU-Cascades</th>
<th>City of Bend</th>
<th>Local Neighborhoods</th>
</tr>
</thead>
</table>
| **Phase 1 (10 acres)** | - based on the west sides’ demographics, the hours and days of operation should be restricted.  
- there should be some consideration for conditions during the morning and afternoon school opening and closing times, especially along Mt. Washington.  
- identify “lessons learned” from local businesses and local neighborhoods to develop better practices for subsequent phases. | - need consistent enforcement of the restrictions.  
- develop “hotline” directly to OSU-Cascades to address construction related complaints. | - provide input during land use application approval process or some other venue. |
| **Phase 2 (46 acres)** | - same as Phase 1, but even more important if scale of construction is larger at any one time.  
- if for some reason a different construction firm is awarded phase 2, it may be necessary to educate them on any issues that were identified during phase 1. | - same as Phase 1. | |
## 3 – Analysis & Recommendations

### Issue/Concern: Nuisance Parties - continued

<table>
<thead>
<tr>
<th>Phase</th>
<th>OSU-Cascades</th>
<th>City of Bend</th>
<th>Local Neighborhoods</th>
</tr>
</thead>
</table>
| All   | - revise OSU student code of conduct to include both on-campus and off-campus behavior being subject to University sanctions.  
- develop a proactive series Good Neighbor and Bend Living 101 training programs for both on-campus and off-campus students.  
- create a public complaint process that connects directly to OSU.  
- coordinated off-campus visits to encourage Good Neighbor relations. It should include OSU, City of Bend, and neighborhood leaders. The visits should take place at the beginning of each school year.  
- develop periodic contact with property management companies regarding their role and responsibilities.  
- develop a resource “Who To Call” contact list. | - review and amend Noise Code as needed.  
- review and amend Chronic Nuisance Code as needed.  
- determine need for and adoption of an Unruly Gathering Code. | - participate in good neighbor programs. |
### Issue/Concern: Special Events - continued

<table>
<thead>
<tr>
<th>Phase</th>
<th>OSU-Cascades</th>
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</tr>
</thead>
</table>
| **Short term – while the number of on-campus resident students is low** | - hire extra security.  
- have proactive notification to city, surrounding neighborhoods, and local businesses.  
- provide thorough “due diligence” in the planning and execution of the special events. |              |                     |
| **Long term – when the number of on-campus resident students reaches 500 - 750** | - same as above, but:  
- hire students for traffic and parking control. |              |                     |
### 3 – Analysis & Recommendations

#### Issue/Concern: Personal Safety - continued

<table>
<thead>
<tr>
<th>Phase</th>
<th>OSU-Cascades</th>
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</tr>
</thead>
<tbody>
<tr>
<td>Phase 1 (10 acre)</td>
<td>- call boxes for emergencies or requesting escort.</td>
<td>- improve lighting in surrounding neighborhoods consistent with dark skies objective.</td>
<td></td>
</tr>
<tr>
<td></td>
<td>- sufficient pathway and parking lot lighting for security.</td>
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<td></td>
<td>- removal of any vegetation providing intruder hiding places.</td>
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<td></td>
<td>- offer crime prevention &amp; awareness classes for students.</td>
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<td></td>
<td>- periodically conduct walkability audits of campus pathways.</td>
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<td></td>
<td>- continue on-campus residence hall advisor program.</td>
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<tr>
<td></td>
<td>- for on-campus students, create a “residence hall watch” program.</td>
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<tr>
<td></td>
<td>- provide “safety” van(s) to pick up students who are too impaired to drive.</td>
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<tr>
<td></td>
<td>- determine proper hours of operation for the various portions of the campus.</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Phase 2 (46 acre)</td>
<td>- same as above</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>
3 – Analysis & Recommendations

Issue/Concern: Property Safety - continued

<table>
<thead>
<tr>
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</tr>
</thead>
</table>
| All   | - sufficient pathway and parking lot lighting for security.  
       - for on-campus students, create a “residence hall watch” program.  
       - for off-campus students, offer a “vacant” house check during holiday breaks.  
       - develop off-campus housing program modeled after Rental Property Program (Eugene PD) and/or Off-Campus Housing Excellence Program (Ohio State University).  
       - offer “safety check” program for both on and off campus students. | - improve lighting in surrounding neighborhoods consistent with dark skies objective.  
       - utilize current vacation house check program during holiday breaks. | - develop neighborhood watch programs. |
## Issue/Concern: Campus Public Safety Department - continued

<table>
<thead>
<tr>
<th>Phase</th>
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</tr>
</thead>
</table>
| **Phase 1 (10 acres)** | - M.O.U. with City of Bend to create a new patrol district with a dedicated officer and substation on the OSU campus.  
- contract with security company to handle building security and on-campus parking.  
- hire OSU/City of Bend liaison director to develop positive relationships between students, City of Bend, and surrounding neighborhoods. Position to be jointly funded by OSU and the City of Bend.  
- [job description from CSU – Fort Collins available upon request.]
- developing a protocol to handle extreme crime situations, like a student or person with a gun on campus or hostage situation. | - M.O.U. with OSU to create a new patrol district with a dedicated officer.  
- hire OSU/City of Bend liaison director to develop positive relationships between students, City of Bend, and surrounding neighborhoods. Position to be jointly funded by OSU and the City of Bend. |  |
| **Phase 2 (46 acres) with < 500 on-campus student residents** | - establish the “command” staff for a dedicated law enforcement officer department on campus.  
- develop the public safety department’s strategic plan and manpower requirements based on OSU projected student population growth. | - provide input on feasibility and practicality of OSU-Cascades police force vs. providing additional funding to the City of Bend Police Dept. |  |
| **Phase 2 and beyond with > 500 on-campus student residents** | - transition to dedicated OSU public safety department with law enforcement officers.  
- enter into “mutual aid” agreements with the City of Bend and Deschutes County.  
- develop coordinated training programs with the City of Bend and Deschutes County. | - City of Bend dedicated officer position would be discontinued.  
- enter into “mutual aid” agreements with OSU.  
- develop coordinated training programs with OSU and Deschutes County. |  |
### 4 – Summary

<table>
<thead>
<tr>
<th><strong>Issues/Concerns</strong></th>
<th>• Identified 6 of the 25 Neighborhood Livability issues/concerns that relate to Public Safety</th>
</tr>
</thead>
</table>
| **Market Research** | • Described the process for selection of “benchmark” town/gown locations  
• Described the process for actual research work  
• Reviewed the extent of the research questions  
• Reviewed the key findings |
| **Recommendations** | • Identified “best practices” from the town/gown research  
• Targeted recommendations at OSU-Cascades, City of Bend, and local neighborhoods  
• Described “phased-in” approach for certain recommendations |
| **Acknowledgement** | • Want to thank the other members of the Public Safety subgroup who worked on the research and recommendations:  
  o Sandie Franklin – OSU-Cascades  
  o James Goff – City of Bend  
  o Ken Schofield – CWNA |
NL Task Force - Housing Recommendations

3/13/2014
Neighborhood Livability Task Force – Housing Recommendations

Introduction
This recommendation of the Neighborhood Livability Task Force (NLTF) document is intended to serve as a reference for the Housing Task Force for preserving Neighborhood Livability in the OSU-Cascades transition to a four-year campus. The NLTF has identified a series of issues, with recommendations for addressing those issues.

Vision
The NLTF envisions a new campus in Bend that is seamlessly integrated with the surrounding neighborhoods, and where the campus is welcoming to the community and the community is welcoming to the students, faculty, and staff.

Mission
The mission of the NLTF Housing subgroup is to cooperate in the development of student, faculty, and staff housing on and off campus that is safe, affordable, desirable, and compatible with University neighbors.
# 1 – NL Housing
Safety and security for students, faculty, staff, and the community

<table>
<thead>
<tr>
<th>Phase</th>
<th>OSU-Cascades</th>
<th>City of Bend</th>
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</tr>
</thead>
<tbody>
<tr>
<td>2015</td>
<td>Collaboration with University to address issues typically found with student housing (Including, but not limited to noise, late-night parties, and alcohol consumption).</td>
<td>Collaboration with City to address issues typically found with student housing (including, but not limited to noise, late-night parties, and alcohol consumption).</td>
<td>Collaboration with NAs, HOAs, homeowners to address issues typically found with student housing (including, but not limited to noise, late-night parties, and alcohol consumption).</td>
</tr>
<tr>
<td>2015</td>
<td>Develop, monitor, and enforce housing policies that support harmonious living on and off campus.</td>
<td>Enforce existing codes and develop and monitor any new codes deemed necessary to support harmonious living on and off campus.</td>
<td></td>
</tr>
</tbody>
</table>
### Analytical Data

<table>
<thead>
<tr>
<th>Other Findings</th>
</tr>
</thead>
<tbody>
<tr>
<td>The aggressive goal for on-campus housing in the recommendation below is also supported by the correlation between academic success and living on campus. For reference, see the following:</td>
</tr>
<tr>
<td><a href="http://housing.sdsu.edu/housing/top10.aspx">http://housing.sdsu.edu/housing/top10.aspx</a></td>
</tr>
<tr>
<td><a href="https://housing.uncc.edu/future-residents/why-live-campus">https://housing.uncc.edu/future-residents/why-live-campus</a></td>
</tr>
<tr>
<td><a href="http://oregonstate.edu/uhds/benefits">http://oregonstate.edu/uhds/benefits</a></td>
</tr>
<tr>
<td><a href="http://www.kent.edu/housing/halls/benefits.cfm">http://www.kent.edu/housing/halls/benefits.cfm</a></td>
</tr>
<tr>
<td><a href="http://colleges.usnews.rankingsandreviews.com/best-colleges/rankings/most-on-campus?src=stats">http://colleges.usnews.rankingsandreviews.com/best-colleges/rankings/most-on-campus?src=stats</a></td>
</tr>
</tbody>
</table>
### 2 – NL Housing
Affordability of on and off-campus housing

<table>
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<tbody>
<tr>
<td>2015</td>
<td>Provide on campus amenities (e.g., retail) that are integral and supportive of the students on campus experience. Set a goal of 75% of students to be housed on campus by 2025.</td>
<td>Encourage creation of new, high-density multi-family housing opportunities easily accessible to campus in areas deemed appropriate.</td>
<td></td>
</tr>
<tr>
<td>2025</td>
<td>Achieve the goal of having 75% of students residing on campus.</td>
<td>Encourage development of amenities near housing that are integral to and supportive of student life.</td>
<td></td>
</tr>
</tbody>
</table>
## 3 – NL Housing
Effects of new housing on property values & rental prices

<table>
<thead>
<tr>
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<tbody>
<tr>
<td>2015+</td>
<td>Work with rental owners to establish appropriate rental agreements for student housing.</td>
<td></td>
<td>Encourage HOAs and NAs to examine their CC&amp;Rs with an eye toward maintaining the kind of neighborhood they wish to live in.</td>
</tr>
</tbody>
</table>
### 4 – NL Housing
Desire for a village/community atmosphere

<table>
<thead>
<tr>
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<tbody>
<tr>
<td>2015+</td>
<td>Establish on campus housing that is situated to support multi-modal travel, including walking, biking, public transportation. Establish amenities such as retail and recreation so that they are easily accessible to student travel without automobiles. Set a goal of 75% of students to be housed on campus by 2025.</td>
<td>Encourage creation of new, high-density multi-family housing opportunities easily accessible to campus in areas deemed appropriate.</td>
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<tr>
<td>2025</td>
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</table>
### 5 – NL Housing

**Neighborhood sensitivity**

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<tbody>
<tr>
<td>2015</td>
<td>Establishment of University policies and educational programs to enhance student sensitivity to the surrounding community. Establish periodic reviews of these policies and programs to ensure that they remain timely and effective.</td>
<td>Collaboration with City to address issues typically found with student housing (including, but not limited to noise, late-night parties, and alcohol consumption) on an ongoing basis.</td>
<td>Collaboration with NAs, HOAs, homeowners to address issues typically found with student housing (including, but not limited to noise, late-night parties, and alcohol consumption).</td>
</tr>
</tbody>
</table>
6 – NL Housing
Impacts of housing on traffic and parking

<table>
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<tr>
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<td></td>
</tr>
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</table>
# 7 – NL Housing

Off-campus housing planning in terms of location and density

*Necessary to achieve the goal of having a large portion of the university population living on or near campus, lessening neighborhood impacts.*

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<td>Encourage creation of new, high-density multi-family housing opportunities easily accessible to campus in areas deemed appropriate.</td>
<td></td>
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<tr>
<td>2025</td>
<td>Achieve the goal of having 75% of students residing on campus.</td>
<td>Encourage creation of off-campus housing that is walking, biking, public transportation, and parking friendly to amenities such as retail, recreation, etc.</td>
<td></td>
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</tbody>
</table>
### 8 – NL Housing
Student/faculty/staff-appropriate off-campus housing

<table>
<thead>
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<tr>
<td>2015+</td>
<td></td>
<td>Encourage creation of new, high-density multi-family housing opportunities easily accessible to campus in areas deemed appropriate.</td>
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</tr>
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</table>
9 – NL Housing
Sustainability practices consistent with the community we are trying to create

<table>
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<td>2015+</td>
<td>Establish on campus housing that is situated to support multi-modal travel, including walking, biking, public transportation. Establish amenities such as retail and recreation so that they are easily accessible to student travel without automobiles. Set a goal of 75% of students to be housed on campus by 2025.</td>
<td>Encourage creation of off-campus housing that is walking, biking, public transportation, and parking friendly to amenities such as retail, recreation, etc.</td>
<td></td>
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<tr>
<td>2025</td>
<td>Achieve the goal of having 75% of students residing on campus.</td>
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</table>
## 10 – NL Housing

Property management/rental issues, such as noise, trash, maintenance, etc.

<table>
<thead>
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<tr>
<td>2015</td>
<td>Establishment of University policies and educational programs to enhance student sensitivity to the surrounding community.</td>
<td></td>
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<tr>
<td>2015+</td>
<td>Work with rental owners to establish appropriate rental agreements for student housing.</td>
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</tbody>
</table>
## 11 – NL Housing
### Aesthetics/Design

<table>
<thead>
<tr>
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<th>Local Neighborhoods</th>
</tr>
</thead>
<tbody>
<tr>
<td>2015+</td>
<td>Create on campus housing that is attractive and consistent with Central Oregon aesthetics.</td>
<td>Encourage creation of off campus housing that is attractive and consistent with Central Oregon aesthetics. Do so through the creation and adoption of design standards in the Bend Development Code.</td>
<td></td>
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</tbody>
</table>
# Analysis & Recommendations
## Multi-Modal Emphasis

<table>
<thead>
<tr>
<th>Phase</th>
<th>OSU-Cascades</th>
<th>City of Bend/Other Agencies</th>
<th>Local Neighborhoods</th>
</tr>
</thead>
<tbody>
<tr>
<td>All phases</td>
<td>Provide robust bicycle parking supply ranging from simple racks to secure storage lockers.</td>
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<tr>
<td>All phases</td>
<td>Offer a place to shower, change &amp; store gear for those commuting by bicycle.</td>
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</tr>
<tr>
<td>All phases</td>
<td>Construct onsite transit facilities that are well lit, sheltered &amp; provide amenities (wifi &amp; electronic schedule info).</td>
<td>Bend MPO &amp; CET should amend Transit Plan to provide direct access between OSU-C &amp; COCC.</td>
<td></td>
</tr>
<tr>
<td>All phases</td>
<td>Provide transit passes to students, employees &amp; faculty.</td>
<td>CET</td>
<td></td>
</tr>
<tr>
<td>All phases</td>
<td>Increase access to safe, convenient &amp; comfortable infrastructure for bicycling &amp; walking – both on &amp; off campus.</td>
<td>Gaps in the City’s system are being identified by the City. Filling gaps will require cooperation between OSU-C, City &amp; Bend Park &amp; Recreation District.</td>
<td></td>
</tr>
<tr>
<td>All phases</td>
<td>Establish a shuttle to ensure timely travel to &amp; from campus to off-site parking.</td>
<td>May require working with CET.</td>
<td></td>
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</tbody>
</table>
2 – Analysis & Recommendations
Parking Management

<table>
<thead>
<tr>
<th>Category</th>
<th>Parking Management</th>
</tr>
</thead>
<tbody>
<tr>
<td>Issue/Concern</td>
<td>Provide sufficient parking while minimizing impacts on the surrounding neighborhoods, reducing auto-dependency at the campus, and decreasing traffic impacts on the surrounding street system.</td>
</tr>
<tr>
<td>Detail Description (if required)</td>
<td>Develop, implement &amp; monitor a Parking Management Plan.</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Phase</th>
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<th>City of Bend/Other Agencies</th>
<th>Local Neighborhoods</th>
</tr>
</thead>
<tbody>
<tr>
<td>All phases</td>
<td>OSU-C will work with City to define a parking district.</td>
<td>City should create a parking district that includes the surrounding area.</td>
<td>Affected neighborhoods should be part of the planning effort.</td>
</tr>
<tr>
<td>All phases</td>
<td>Charge higher prices for on site close-in spaces &amp; lower prices for off-site spaces</td>
<td></td>
<td></td>
</tr>
<tr>
<td>All phases</td>
<td>Require staff &amp; employees to park off-site, freeing on-site spaces for visitors, car-poolers, &amp; students.</td>
<td></td>
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</tr>
<tr>
<td>All phases</td>
<td>Create priority carpool spaces/prices</td>
<td></td>
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</tr>
<tr>
<td>All phases</td>
<td>OSU-C should participate in parking management of on-street parking through education, incentives and disincentives, and potentially by using students to help with enforcement.</td>
<td>On-street parking on adjacent street should be controlled by requiring a permit, pricing, and/or time-limiting (including an enforcement element).</td>
<td>A process should be set up that encourages open communications with surrounding neighbors.</td>
</tr>
<tr>
<td>All phases</td>
<td>Monitor on-site parking performance over time, &amp; establish trigger points for pre-identified mitigation measures.</td>
<td></td>
<td></td>
</tr>
<tr>
<td>All phases</td>
<td>Require campus residents to store personal vehicles at an OSU-provided off-site parking lot.</td>
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</tbody>
</table>
### 2 – Analysis & Recommendations

#### Transportation Demand Management

<table>
<thead>
<tr>
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</tr>
</thead>
<tbody>
<tr>
<td>All phases</td>
<td>Adapt work &amp; class schedules to reduce peak-period commute trips to the campus so that they do not coincide with peak trips on the existing transportation system</td>
<td>City can provide peak traffic demand statistics.</td>
<td></td>
</tr>
<tr>
<td>All phases</td>
<td>Participate in Commute Options ridesharing program, or develop a campus-specific rideshare program. Rideshare vehicles should have access to less expensive &amp; more convenient parking spots.</td>
<td>Commute Options has established RideShare program.</td>
<td></td>
</tr>
<tr>
<td>All phases</td>
<td>Create a convenient drop-off site for students who ride-share with others who do not have the campus as a final destination.</td>
<td></td>
<td></td>
</tr>
<tr>
<td>All phases</td>
<td>Establish a flex vehicle program.</td>
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</tr>
<tr>
<td>All phases</td>
<td>Develop Information &amp; Outreach on transportation options by teaming with Commute Options or forming a campus-specific program.</td>
<td>Commute Options has an established Information &amp; Outreach program.</td>
<td></td>
</tr>
</tbody>
</table>
Sustainability Task Force Recommendations

3/13/2014
Sustainability Task Force Recommendations

2011 OSU-Cascades Sustainability Plan Mission:

*OSU-Cascades will demonstrate an unwavering commitment to shaping a future that is socially, economically and ecologically sustainable.*

The 3-legged stool of sustainability – a.k.a. Triple Bottom Line:

- social sustainability
- economic sustainability
- ecologically sustainability
<table>
<thead>
<tr>
<th>ISSUE</th>
<th>RECOMMENDATION(S)</th>
<th>TIMEFRAME</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>SUSTAINABILITY VISION:</strong> The new campus needs a high bar, aspirational vision to demonstrate its commitment to innovation and sustainability; to inspire and attract high quality students, faculty and staff; to guide campus planning and development over the short and long-term; and to maximize its potential to secure external funding to support campus development and growth.</td>
<td>Adopt a high bar, aspirational sustainability vision.</td>
<td>May 1, 2014. Working draft attached; task force needs 2 to 3 more meetings to finalize.</td>
</tr>
</tbody>
</table>
Sustainability Vision Statement:

Goals

1. **Design a campus** that is of the natural and human Central Oregon community.

2. **Build a campus** that demonstrates innovation and leadership in energy and resource use, community integration, distributive justice, social equity and outstanding learning experiences for students in a financially viable manner.

3. **Design learning environments** that emphasize and encourage new learning models.

4. **Design and operate a campus** that is transformative for visitors, faculty, staff, students and the community.

5. **Design and operate a campus** that firmly establishes a new transportation paradigm, de-emphasizing the single occupancy motor vehicle.

6. **Implement policy and curricula** that prepares students to understand global discourses of sustainability and how the local contributes.
Sustainability
Vision Statement:
Objectives

1. **Become the nation’s first** net zero energy, net zero waste, and net zero water university campus.

2. **Connect the campus** to existing multi-modal transportation systems and become the impetus for expansion of current community connectivity.

3. **Invite private sector entities** to the campus for the specific purpose of providing amenities that will retain the campus population and entice the community at large to visit.

4. **Integrate important components** of local and regional culture, from both the present and the past into every building and the campus landscape.

5. **Implement social policies** that promote healthy lifestyles, social equity, distributive justice and empowerment.
<table>
<thead>
<tr>
<th>ISSUE</th>
<th>RECOMMENDATION(S)</th>
<th>TIMEFRAME</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>SPECIFIC GUIDANCE NEEDED FOR BUILT ENVIRONMENT ASAP:</strong> More detailed guidance on a range of sustainability issues is needed ASAP to inform planning and design of the built environment for the initial 10 acre site as well as the master planning process for the second 46 acre site.</td>
<td>Adopt task force recommendations for key design elements.</td>
<td>Immediately.</td>
</tr>
</tbody>
</table>
Sustainability
Built Environment:

Look and Feel

1. **Materials** should honor the distinct place-setting of the area and emphasize Oregon wood products wherever possible.

2. **Sourcing** of building materials should be consistent with the Living Building Challenge to the greatest extent possible.

3. **Architectural style** shall reflect Central Oregon’s past but also set the tone for the future.

4. **Landscaping** shall utilize Potential Natural Vegetation for the site according to the plant list for the Ponderosa Pine-Bitterbrush-Fescue community of the Central Oregon Pumice Zone.

5. **Site development** shall proceed under a guideline of minimal disturbance and restoration.
7. **Plant materials** to be removed shall be reused elsewhere on site where/when possible.

8. **Integrate buildings** into the landscape where possible.

9. **Buildings and landscaping** shall serve as interpretive elements in a coordinated living/learning experience.

10. **Site planning** shall integrate campus buildings and open areas into existing commercial areas and travel corridors.

11. **Site planning** shall balance building density with preservation/restoration of significant natural features. Campus density shall match or exceed surrounding densities.
1. **Passive solar design** with high performance building shell and HVAC systems

2. **Innovative use** of wood produces

3. **HVAC systems** (heating and cooling) for all buildings should be compatible with multiple energy sources and systems (heating and cooling)

4. **Innovative use** of water management and strategies for potable, grey and black water systems

5. **Community Integration**

6. **Green Building Certifications**

7. **Energy Monitoring and Management systems**

8. **Solar Energy Systems** (Electric and Thermal)

9. **Campus environment** as an education experience.
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<th>ISSUE</th>
<th>RECOMMENDATION(S)</th>
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<td><strong>SOCIAL EQUITY:</strong> The social equity component of sustainability could be easily overlooked or given only cursory attention unless it is called out as a campus priority from the start.</td>
<td>Adopt a social equity action plan.</td>
<td>May 31, 2014. (?) Working draft attached; task force needs 3 meetings to finalize</td>
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1. Human and Community Well-Being
   • Human-centric infrastructure and human-centric policies that focus on metrics of well-being.

2. Democratic Governance
   • Transparent decision making processes and the promotion of democratic governance within the university.

3. Distributive Justice
   • Just allocation of benefits created by the campus
   • Just allocation of burdens created by the campus

4. Empowerment
   • Awareness, protections and/or opportunities for marginalized groups and minorities.

5. Local and Cultural Knowledge
   • Respect for long tenured wisdom and historical context that exists in the community.
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<td><strong>COMMUNITY INTEGRATION AND COLLABORATION:</strong> Achieving a high bar vision will require effective integration of the campus into nearby neighborhoods, which in turn will require proactive collaboration and governance among OSU and its local government and community stakeholders on planning for, funding and implementing changes to land use and public infrastructure.</td>
<td>Initiate a collaborative EcoDistrict project for the campus and surrounding neighborhoods, in partnership with the City of Bend and other key local governmental and community stakeholders. Incorporate the EcoDistrict into the master plan request for proposals and planning process.</td>
<td>Spring/Summer 2014</td>
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<td>PERFORMANCE MEASUREMENT: A mechanism is needed to ensure the campus follows through on its vision. This could also be an effective tool to engage faculty and staff in campus sustainability from day one and over the long-term.</td>
<td>Adopt a sustainability performance measurement system and action plan.</td>
<td>Integrated with the larger campus master plan process.</td>
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