

Waverley Woods Planning Commission Meeting

Walker Ventures LLC. | October 27th, 2020

CITY OF MILWAUKIE, OREGON

ARCHITECTURE/ENGINEERING DESIGN

YGH - Architecture/Planning

KPFF - Structural/Civil Engineering

Glumac - MEP Engineering

Mayer-Reed - Landscape Architecture

GRI - Geotech Engineering

Kittelson & Assoc. - Traffic Engineering

Teragan & Assoc. - Arborist

GENERAL CONTRACTOR

Precision Construction

WAVERLEY GREENS COMMUNITIES

LOOKING TOWARDS DOWNTOWN PORTLAND AND MOUNT ST. HELENS



WAVERLEY GREENS COMMUNITIES : WAVERLEY & STUART HALL



WAVERLEY WOODS COMMUNITIES : DUNDEE



WAVERLEY GREENS COMMUNITIES : BANBURY



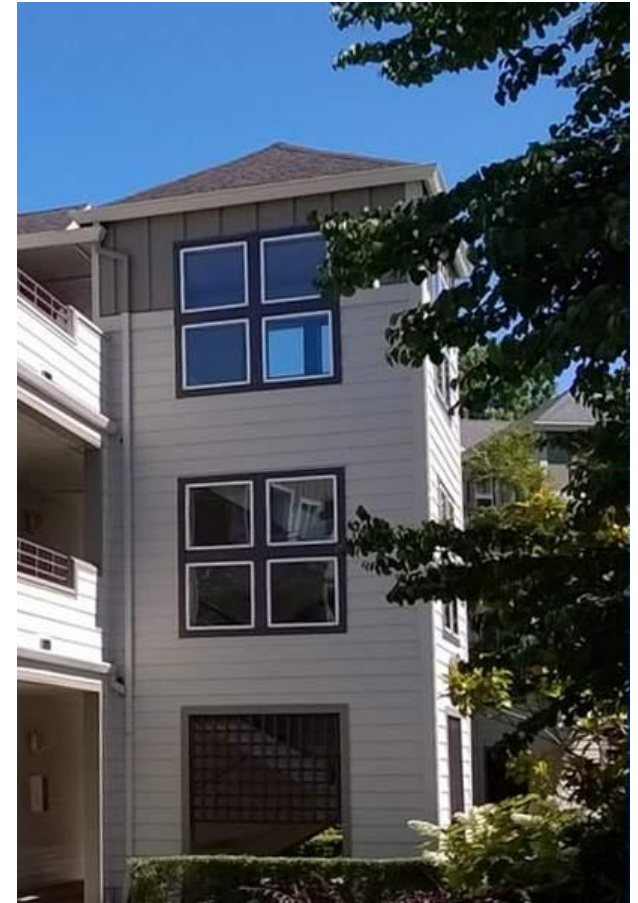
WAVERLEY GREENS COMMUNITIES: THE HIGHLANDS



WAVERLEY GREENS COMMUNITIES : DUNBAR WOODS



WAVERLEY GREENS COMMUNITIES: STONEHAVEN



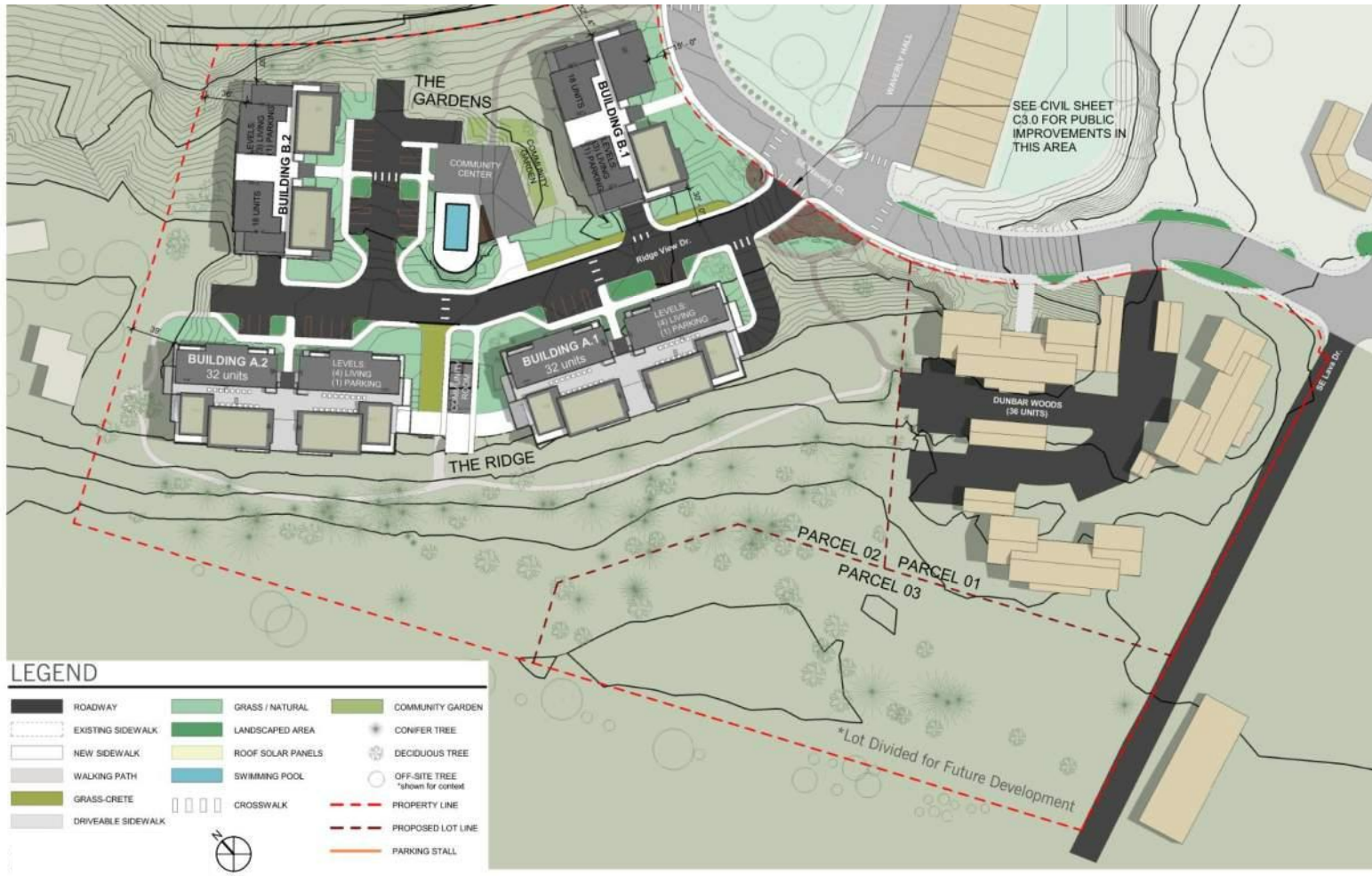
WAVERLEY GREENS COMMUNITY AMENITIES



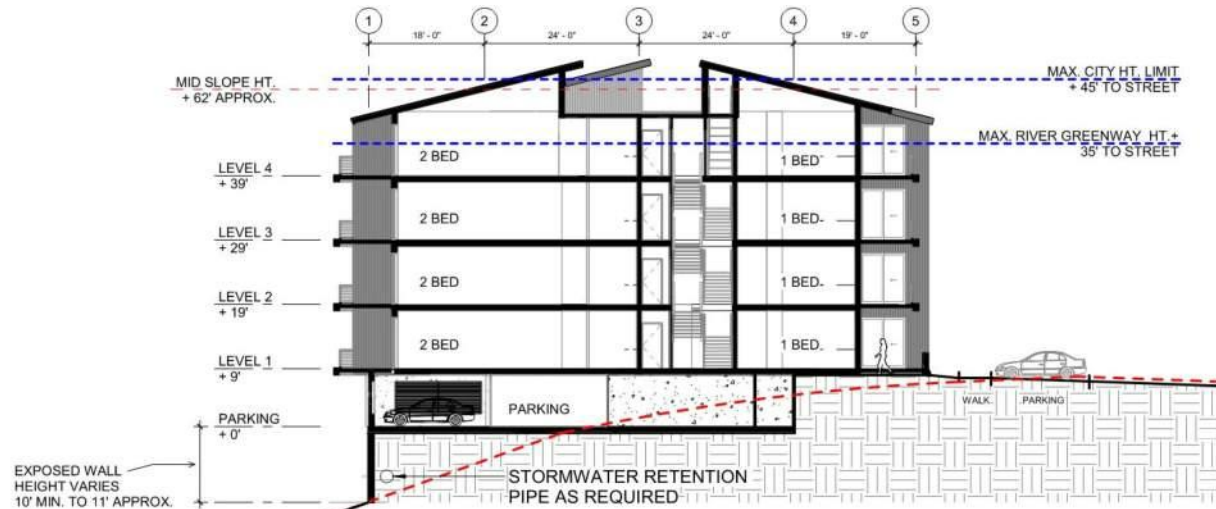
WAVERLEY GREENS COMMUNITY PLAN



SITE PLAN



SITE SECTIONS



1 BUILDING A.1 (A.2 SIM) - SECTION DIAGRAM
 --- EXISTING TOPOGRAPHY

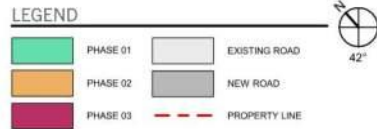


2 COMMUNITY FACILITIES SECTION

PHASING PLAN



1 PHASING PLAN
NTS



PHASE UNIT COUNTS

PHASING OPTION 01:				
	1 BR.	2 BR.	3 BR.	TOTAL
PHASE 01	8	24	-	32
PHASE 02*	8	24	-	32
PHASE 03*	-	36	-	36
TOTAL	16	84	0	100

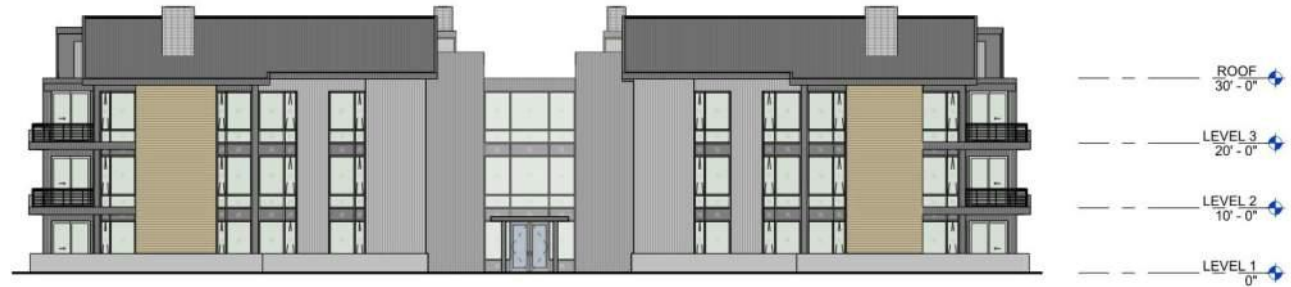
* = ADDITION OF COMMUNITY CENTER WITHIN PHASE

BUILDING UNIT COUNTS

BUILDING TYPE A.1 (4 stories)					BUILDING TYPE A.2 (4 stories)				
	1 BR.	2 BR.	3 BR.	TOTAL		1 BR.	2 BR.	3 BR.	TOTAL
L4	2	6	-	8	L4	2	6	-	8
L3	2	6	-	8	L3	2	6	-	8
L2	2	6	-	8	L2	2	6	-	8
L1	2	6	-	8	L1	2	6	-	8
TOTAL	8	24	0	32	TOTAL	8	24	0	32

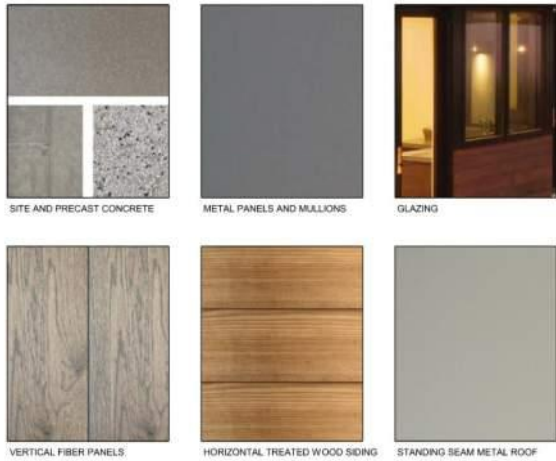
BUILDING TYPE B.1 (3 stories)					BUILDING TYPE B.2 (3 stories)				
	1 BR.	2 BR.	3 BR.	TOTAL		1 BR.	2 BR.	3 BR.	TOTAL
L3	-	6	-	6	L3	-	6	-	6
L2	-	6	-	6	L2	-	6	-	6
L1	-	6	-	6	L1	-	6	-	6
TOTAL	0	18	0	18	TOTAL	0	18	0	18

BUILDING ELEVATIONS



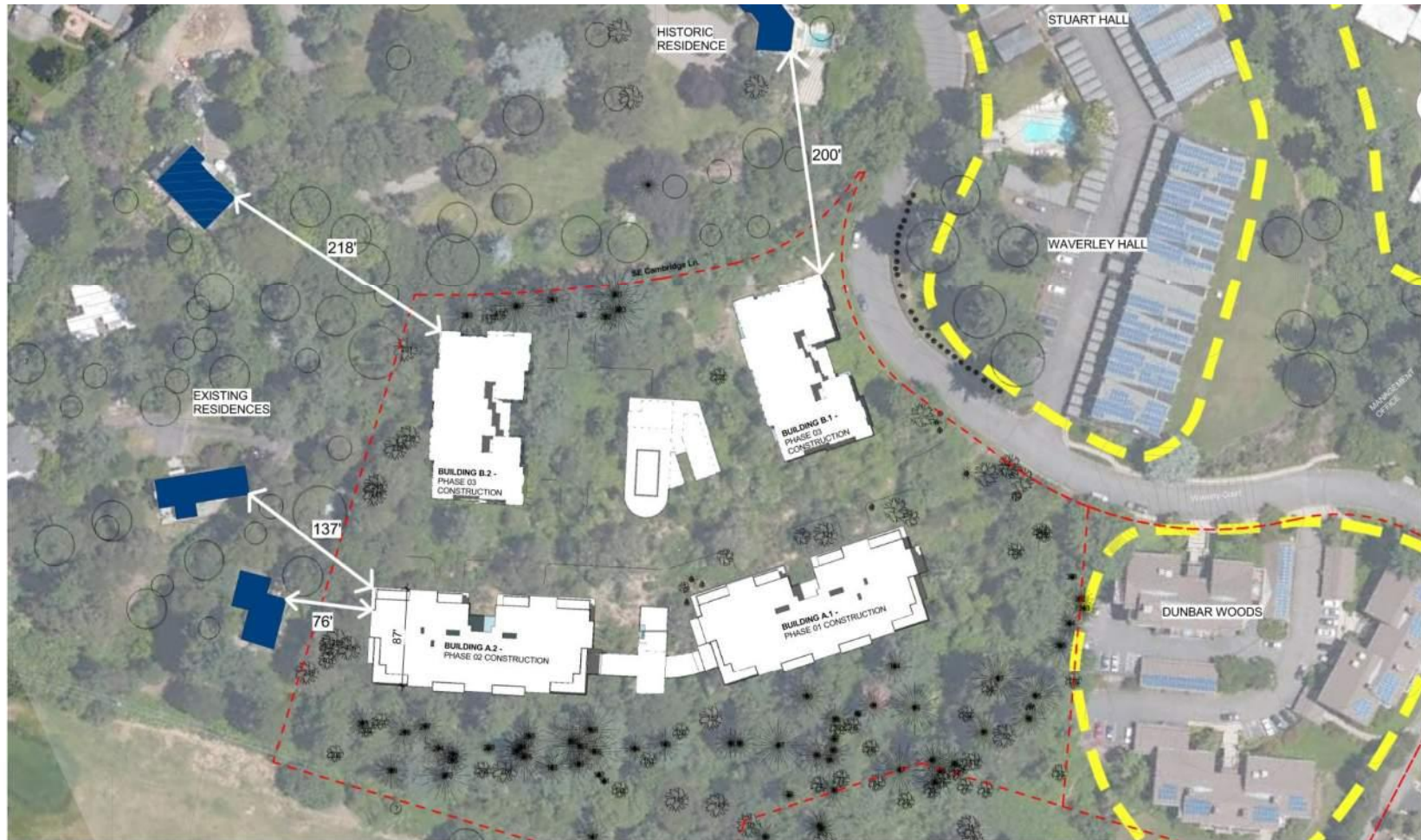
1 SOUTH ELEVATION

PRELIMINARY MATERIALS AND COLORS

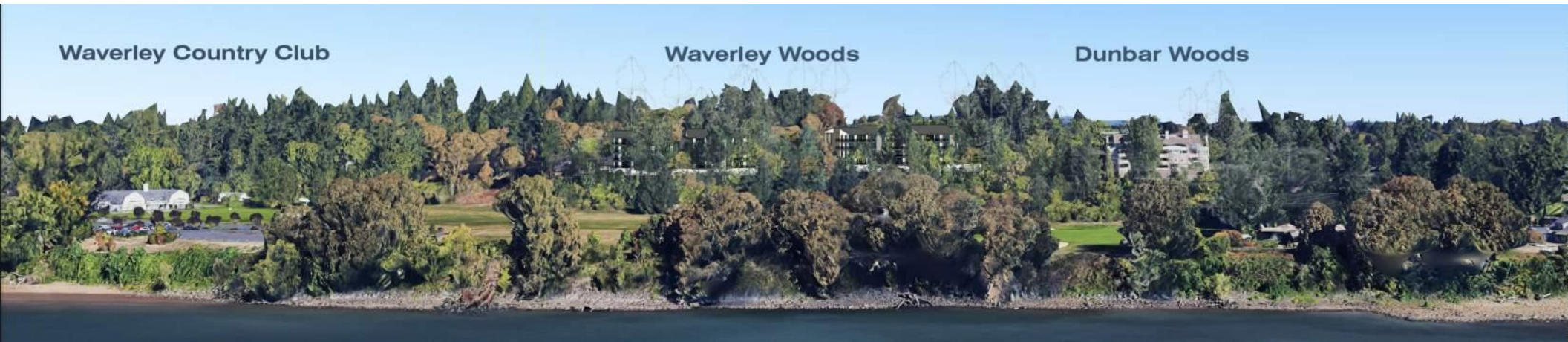


2 WEST ELEVATION

NEIGHBORING HOUSING SETBACKS



VIEWS FROM RIVER



VIEWS LOOKING EAST ACROSS RIVER TO SITE SHOWING MINIMAL PROJECT VISIBILITY



VIEWS LOOKING NORTH DOWN RIVER TO SITE SHOWING MINIMAL PROJECT VISIBILITY