

**BLRB** architects

# Commercial Services



Bend • Portland • Tacoma • Spokane



# About Us

Founded in 1953 and with four Northwest offices, we've completed more than 1,000 building projects of every scope and scale, worth approximately \$4 billion in aggregate construction value. We believe that the foundation of our longevity and regional success lies in our commitment to creative excellence in architectural

design that is tailored to the uniquely individual needs of each of our clients. Recognized for excellence with nearly 200 awards from both peer groups and industry associations, our designs rest at the balanced intersection of aesthetics, functionality, durability and cost-efficiency.



Our designs for commercial office, retail and healthcare services are as individual as our clients.



Our hospitality portfolio includes recreational, hotel, restaurant, pub, brewery and distillery projects among others.



## Memberships & Affiliations

Our firm and staff are active with, and in many cases certified by, professional associations through which we stay current on trends and best practices in all elements of architectural design, project development and delivery.

## Environmental Stewardship

Energy Trust of Oregon  
U.S. Green Building Council  
Green Global Energy Systems  
Earth Advantage Institute  
Living Building Challenge  
Enterprise Green Communities

## Other Affiliations

American Institute of Architects  
Construction Specifications Institute  
High Desert Design Council  
International Interior Design Assoc.  
National Council of  
Architectural Registration Boards  
National Council for  
Interior Design Qualification



# A Tailored Approach

Our commercial planning and design services encompass the unique needs of developers, owners and tenants, each of whom has a distinct point of view and goal for project outcomes. Accordingly, our approach to every project is personalized and tailored to the specific needs of each of our clients.

Whether new construction, building rehabilitation, adaptive reuse, master planning, expansion or tenant improvement, we have the experience to address the needs, challenges and opportunities inherent to each. In all that we do, we strive to deliver spaces that enhance the public domain and elevate the daily experience of the people they serve.



We are a team of committed professionals who work, live and play in the communities we serve.



Our housing portfolio includes mixed use, multi-family, affordable and assisted living projects.



## Committed to Your Success

Whether delivering a brand new enterprise or modernizing and enhancing an existing investment, we are committed to maximizing budgets, meeting all needs and exceeding expectations. Our key areas of expertise include those at right.

### Commercial

- Office Buildings & Mixed Use
- Tenant Improvements
- Building Rehabs & Adaptive Reuse
- Retail
- Light Industrial

### Housing

- Apartments & Condominiums
- Affordable Housing
- Assisted Living
- Planned Communities

### Hospitality

- Hotels & Motels
- Restaurants & Pubs
- Breweries & Distilleries

### Healthcare

- Medical & Dental Office/Clinic
- Pharmacies

### Recreation

- Athletic Clubs & Gymnasiums
- Swimming Pools & Aquatic Facilities
- Splash Pads & Spray Parks



# Committed to Excellence

The success and satisfaction of each of our clients is the overarching driver for every project we undertake. The breadth of our experience, backed by the considerable resources of a multi-office regional firm, provides a deep well of specialized expertise on which to draw for a wide variety of project types, needs and unique amenities. We emphasize a collaborative, team

approach through every project phase, and work with clients, contractors and consultants to deliver buildings and interiors that offer exceptional functionality, enhanced project value and long-term cost-efficiency. Perhaps most importantly to our clients' long-term satisfaction with our work, in all that we do, at every stage of project development, we listen.



Our master planning and conceptual design services help owners and developers bring vision to life.



Environmental stewardship and life-cycle cost-efficiency are key elements of our design approach.



## Architectural Services

### Planning

- Building Evaluation
- Site Analysis
- Feasibility Studies
- Master Site & Project Planning
- Facility Programming
- Sustainability Planning
- Agency Coordination

Our services for commercial project planning and design encompass every element of development and delivery.

### Architecture

- Conceptual Design
- Design
- Value Engineering
- Life-Cycle Cost Analysis
- Constructability Review
- Construction Administration
- Historic Preservation & Adaptive Reuse

### Interiors

- Space Planning
- Branding, Wayfinding & Environmental Graphics
- Furnishings, Fixtures and Equipment Selection
- Material and Finish Selection
- Indoor & Outdoor Art Selection



Let us know how we can be of service on your next project!

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