

SEATTLE FIRE STATION 6

Seattle Design Commission Pre-Design Review

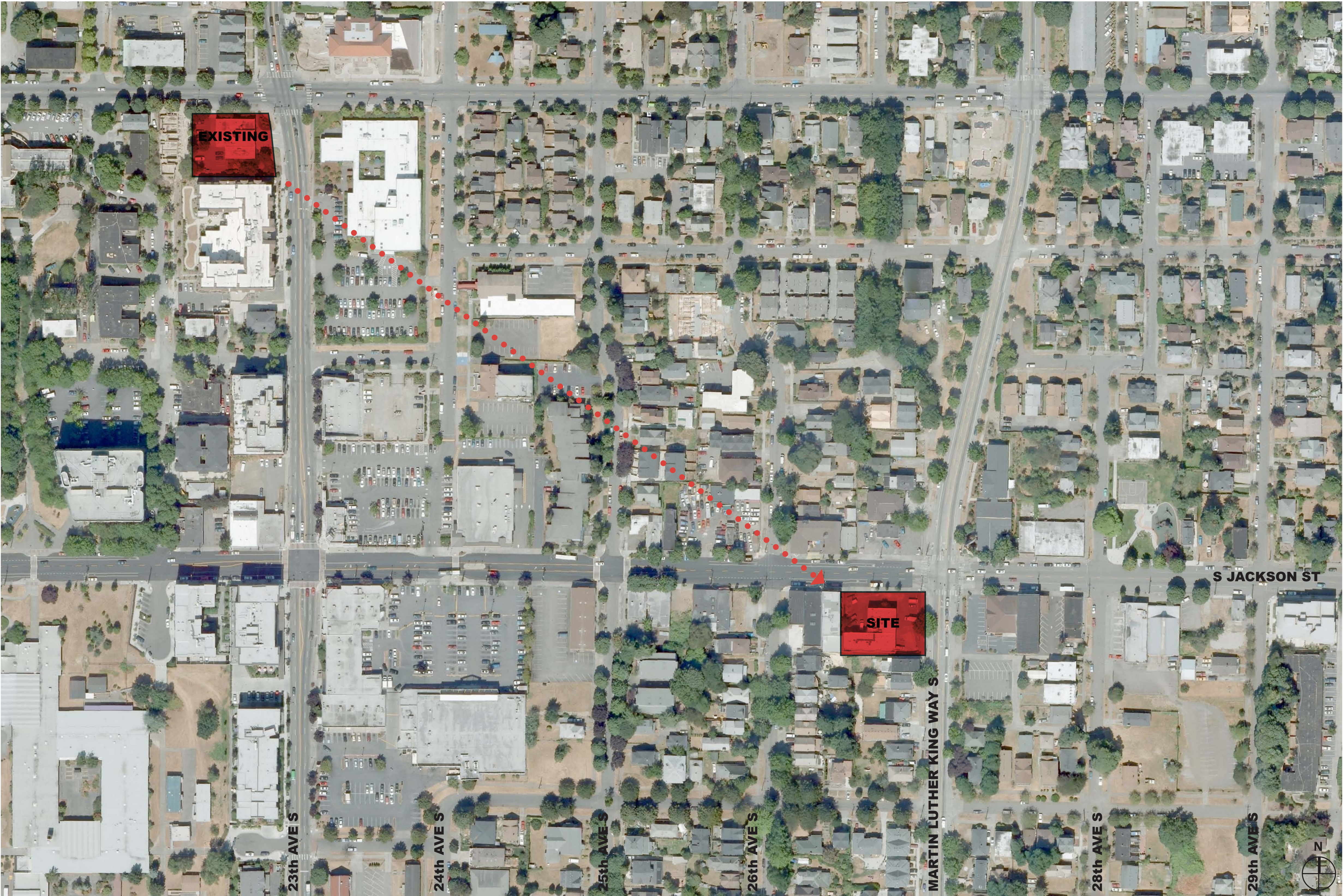
July 2, 2009

CITY OF SEATTLE

Project Manager, FFD/CPD: David L. Jackson
SFD Liason: Molly Douce
Public Art Project Manager: Jason Huff

DESIGN TEAM

| | |
|-----------------|--------------------------------|
| Architect: | Weinstein A U |
| Landscape: | Murase Associates |
| Structural: | Swenson Say Faget |
| Civil: | Magnusson Klemencic Associates |
| Mechanical: | Stantec |
| Electrical: | Travis Fitzmaurice |
| Sustainability: | Paladino & Co. |



PROJECT SCOPE

Relocation of Fire Station 6 from existing 7,000 SF (approx.) building on 23rd Avenue South & East Yesler Way to a new 11,400 SF (approx.) building on South Jackson Street & Martin Luther King Avenue South. New building will accomodate an engine truck and a ladder truck and eight on-duty personnel.

SITE INFORMATION

- Zoning: NC-40'
- 23rd & Union/Jackson Residential Village
- 15,400 SF
- Street Level Development Standards
- Green Factor

PROJECT DATE:
July 2, 2009

LOCATION:
Seattle, Washington

PARTNERS:



Seattle Fire Station 6

Seattle Design Commission: Pre-Design



EXISTING FIRE STATION 6

121 Stewart Street, Suite 200
Seattle, Washington 98101

Telephone 206 443 8606
Facsimile 206 443 1218

WEINSTEIN **AU** ARCHITECTS + URBAN DESIGNERS LLC

NEIGHBORHOOD II STATION PROGRAM

| Core & Operations Support | SF | Administration Area | SF | Crew Area | SF | Equipment & Circulation | SF |
|----------------------------------|-------|------------------------------|-------|------------------------------|-------|-------------------------|--------|
| GROUND FLOOR | | GROUND FLOOR | | GROUND OR UPPER FLOOR | | GROUND OR UPPER FLOOR | |
| Apparatus Bay - Engine | 1,340 | Public Lobby | 140 | Beanery | 496 | Electrical Room | 80 |
| Apparatus Bay - Ladder | 1,340 | Station Office | 315 | Day Room | 266 | Communication Room | 64 |
| Hose Dryer & Storage Alcove | 120 | Officer's Quarters (Engine) | 340 | Physical Training | 480 | Mechanical Room | 150 |
| Report Desk/Dispatch Counter | 24 | Officer's Quarters (Ladder) | 340 | | | General Storage | 130 |
| Battery Changing Alcove | 24 | Accessible Restroom (unisex) | 60 | # of Singles | 8 | | |
| Bunker Gear Cleaning Room | 130 | Janitor | 36 | Sleep Room - Single (126 sf) | 756 | | |
| Bunker Gear Room | 460 | | | | | | |
| Maintenance Area | 160 | | | # of Doubles | 1 | | |
| Compressor | 20 | | | Sleep Room - Double (144 sf) | 144 | | |
| EMS Storage | 110 | | | | | | |
| Apparatus Equip Storage - Ladder | 150 | | | # of Toilet/Shower Rooms | 4 | | |
| Apparatus Equip Storage - Engine | 100 | | | Toilet/Shower Rooms (81 sf) | 324 | | |
| Major Disaster Supply Storage | 160 | | | | | | |
| Receiving Area | 64 | | | Laundry/Utility | 90 | | |
| Decon/Wash Alcove | 175 | | | Janitor (second floor) | 36 | | |
| Apparatus Restroom (unisex) | 60 | | | | | | |
| | | | | | | | |
| | 4,437 | | 1,231 | | 2,592 | | 424 |
| (1,757 w/out apps bays) | | | | | | | |
| SUB-TOTAL | | | | | | | 8,684 |
| | | | | | | | |
| Circulation | | | | | | | 1,823 |
| Stairs | | | | | | | 720 |
| Elevator | | | | | | | 156 |
| TOTAL | | | | | | | 11,383 |

- PROJECT BUDGET
- To be determined through Pre-Design Phase
 - Total Project Budget: \$10,400,000, per Levy
 - Estimated Construction Budget: \$4,500,000
 - demolition of existing structure
 - new building construction
 - ROW improvements
 - site improvements

Seattle Fire Station 6

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NEIGHBORHOOD

23rd & Union/Jackson Residential Village in
Seattle's Central District. Mixed NC and L
zones, and SF 500 zones.

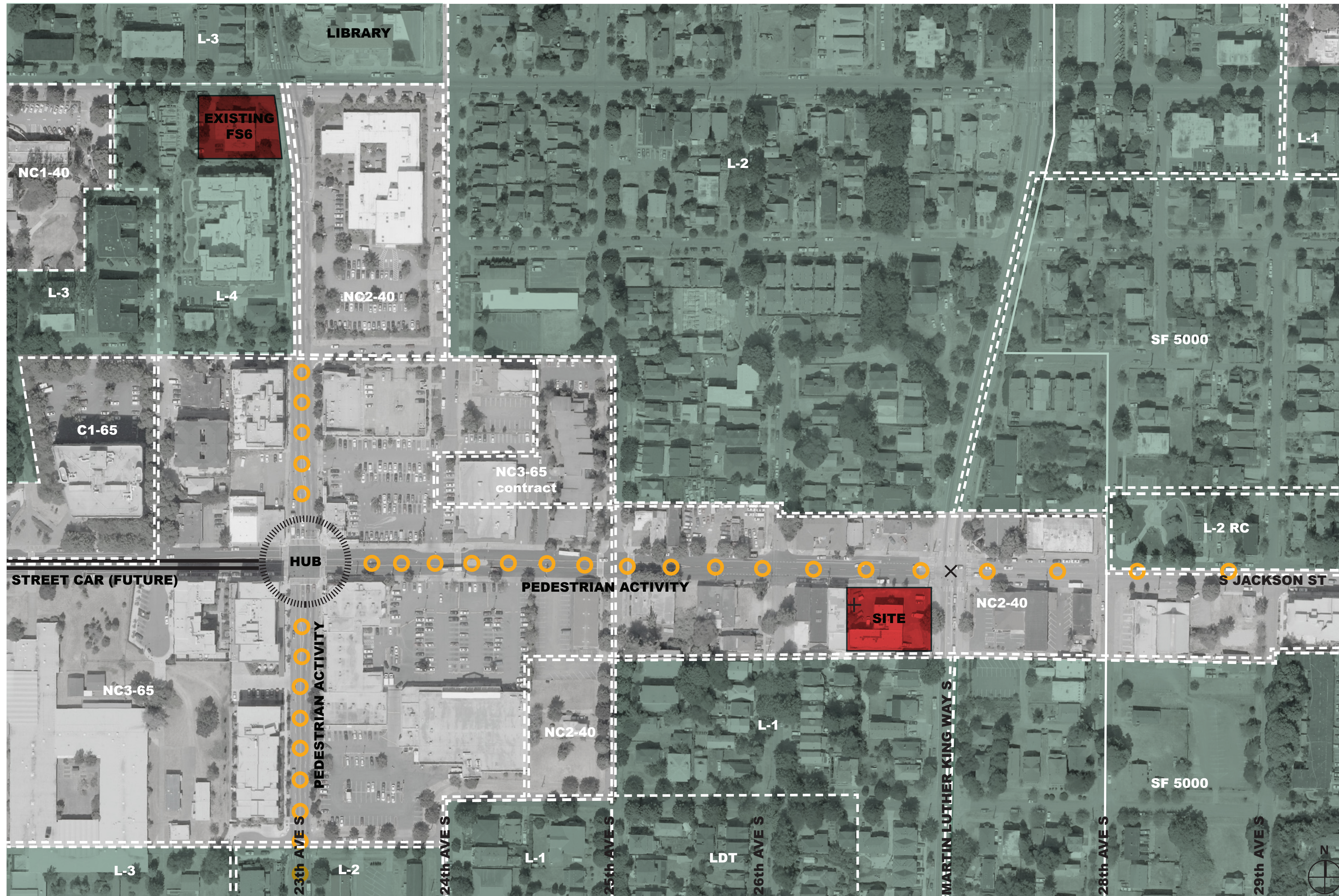
- NC2-40: 40' (Neighborhood Comm. 40')
- NC3-65: 65' (Neighborhood Comm. 65')
- C1-65: 65' (Commercial 1)
- L-1: 25' (Lowrise 1)
- L-2: 25' (Lowrise 2)
- L-3: 30' (Lowrise 3)
- L-4: 37' (Lowrise 4)
- LDT: 25' (Lowrise Duplex/Triplex)
- SF5000: (Single Family)

SITE INFORMATION

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- 23rd & Union/Jackson Residential Village
- Street Level Development Standards
- Green Factor

BUS SERVICE

- #14 (Downtown - Mount Baker)
- #8 (Seattle Center)
- #27 (Colman Park)
-



NEIGHBORHOOD ANALYSIS

121 Stewart Street, Suite 200
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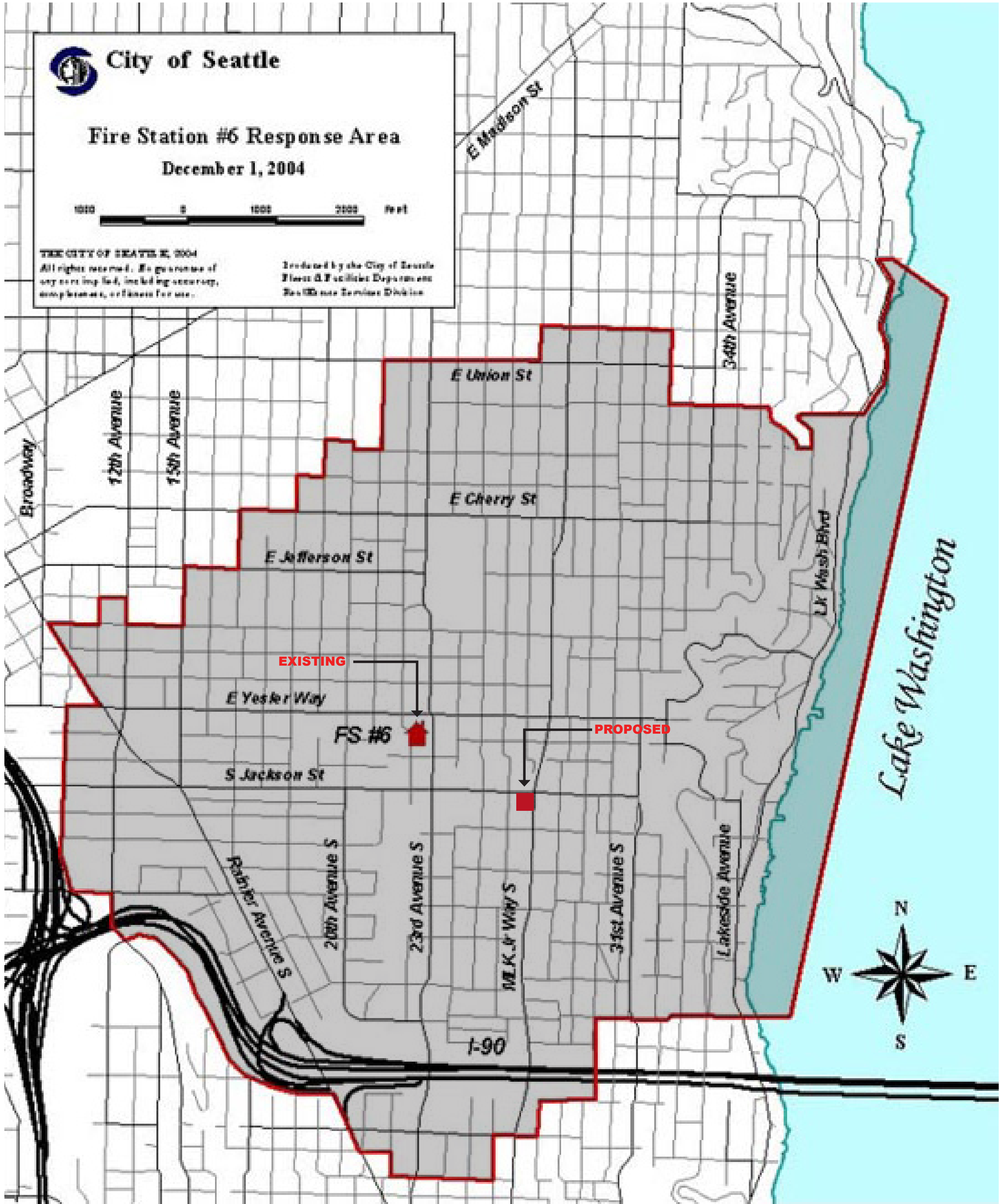
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2008 EMERGENCY RESPONSE TOTALS for FS6

| | | |
|----|-------|----------------|
| E6 | 2,656 | 7.28 times/day |
| L3 | 1,098 | 3.01 times/day |



NEIGHBORHOOD AERIAL LOOKING WEST

121 Stewart Street, Suite 200
Seattle, Washington 98101

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Apartment to South of site, MLK looking South



Alley looking West



Alley looking East

NEIGHBORHOOD - IMMEDIATE CONTEXT

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WEINSTEIN **AU** ARCHITECTS + URBAN DESIGNERS LLC



Panorama, facing site and looking Southwest



Church of God Evangelistic Center at
SW corner of MLK & S Jackson



S Jackson, eastbound



MLK Ave. S, northbound



South Jackson, westbound

Panorama, standing on site and looking North

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looking North on MLK 1



looking West on Jackson 3



2 looking East on Jackson

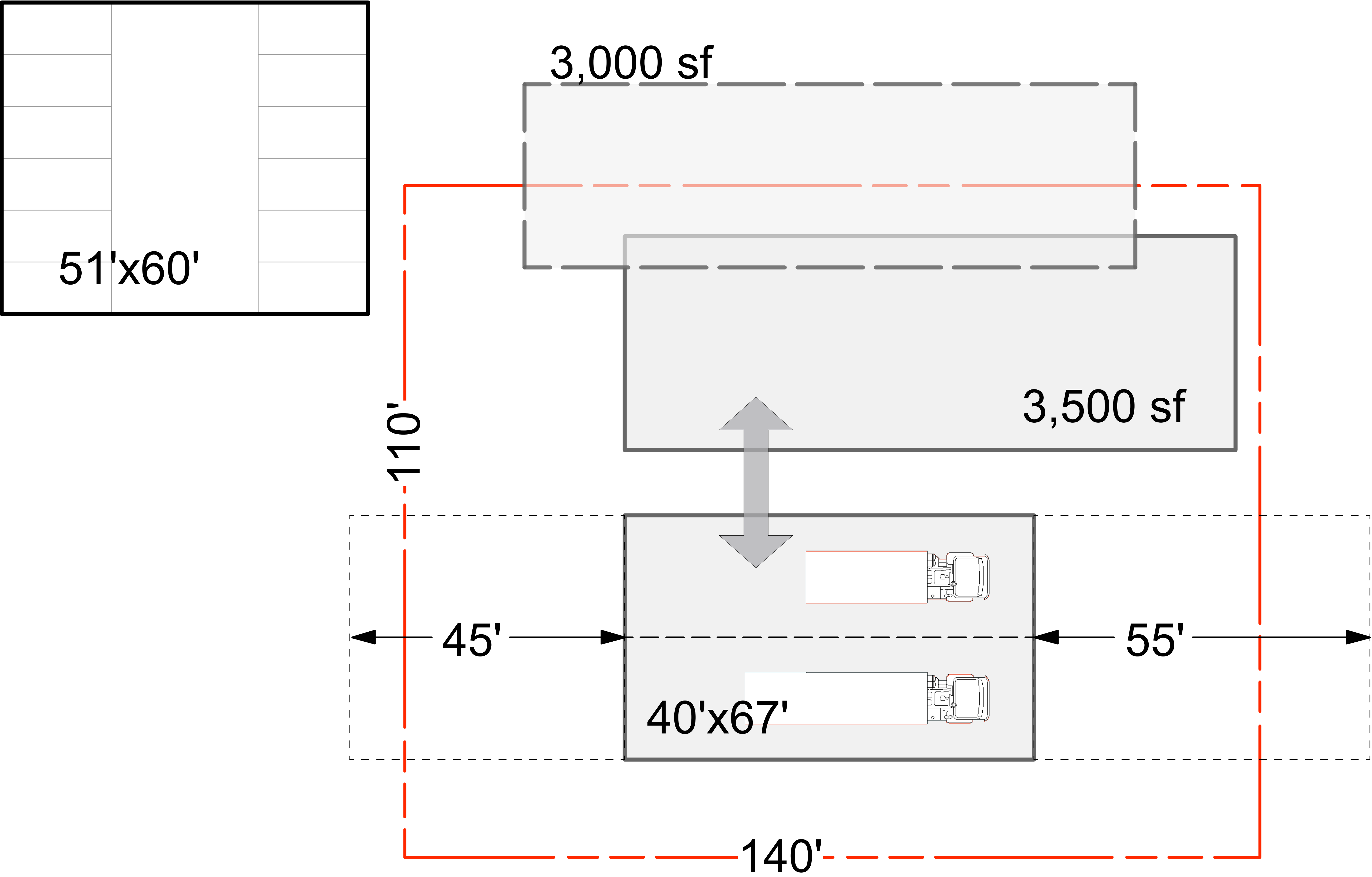


4 looking South on MLK

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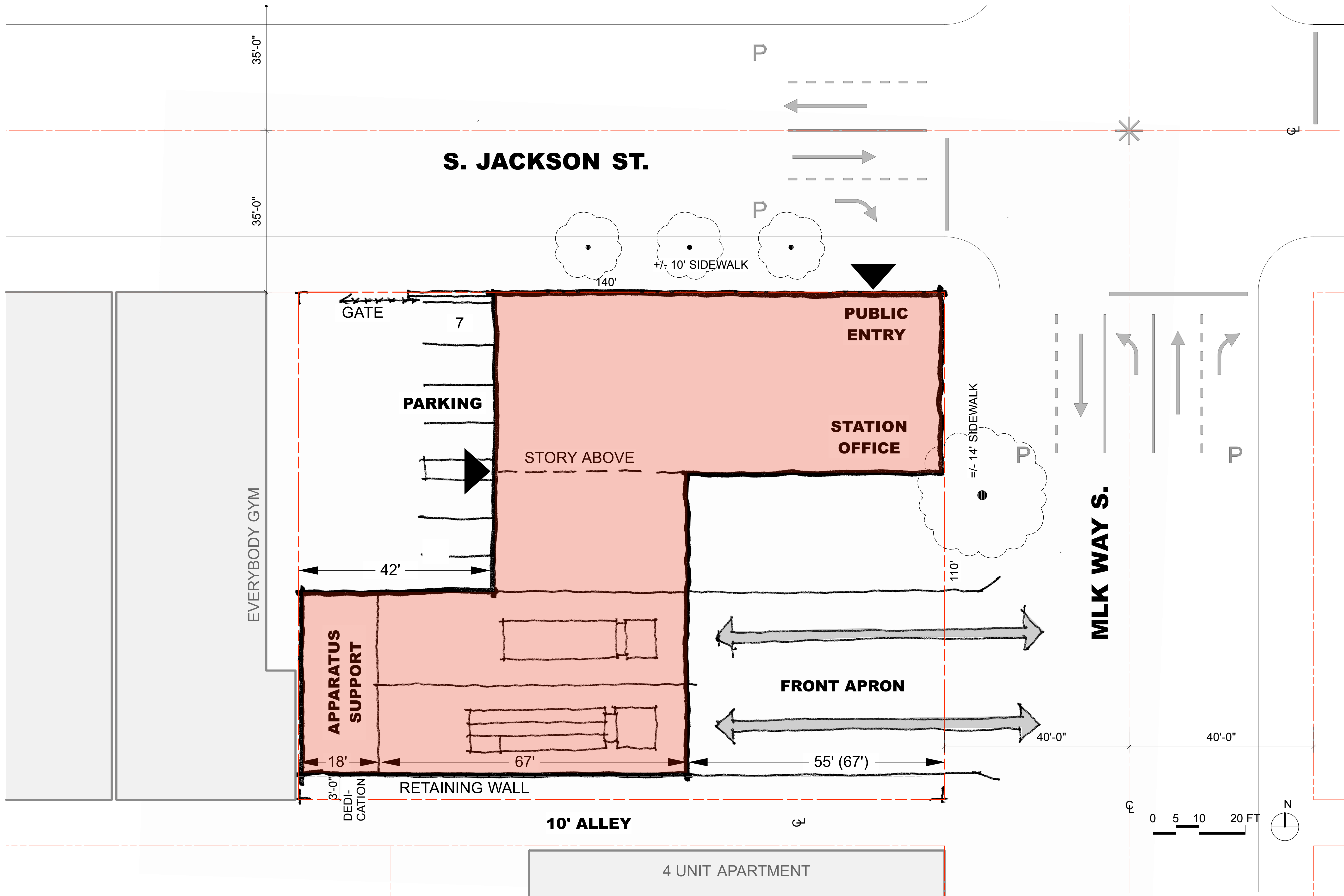


DIAGRAM 1 - BACK-IN

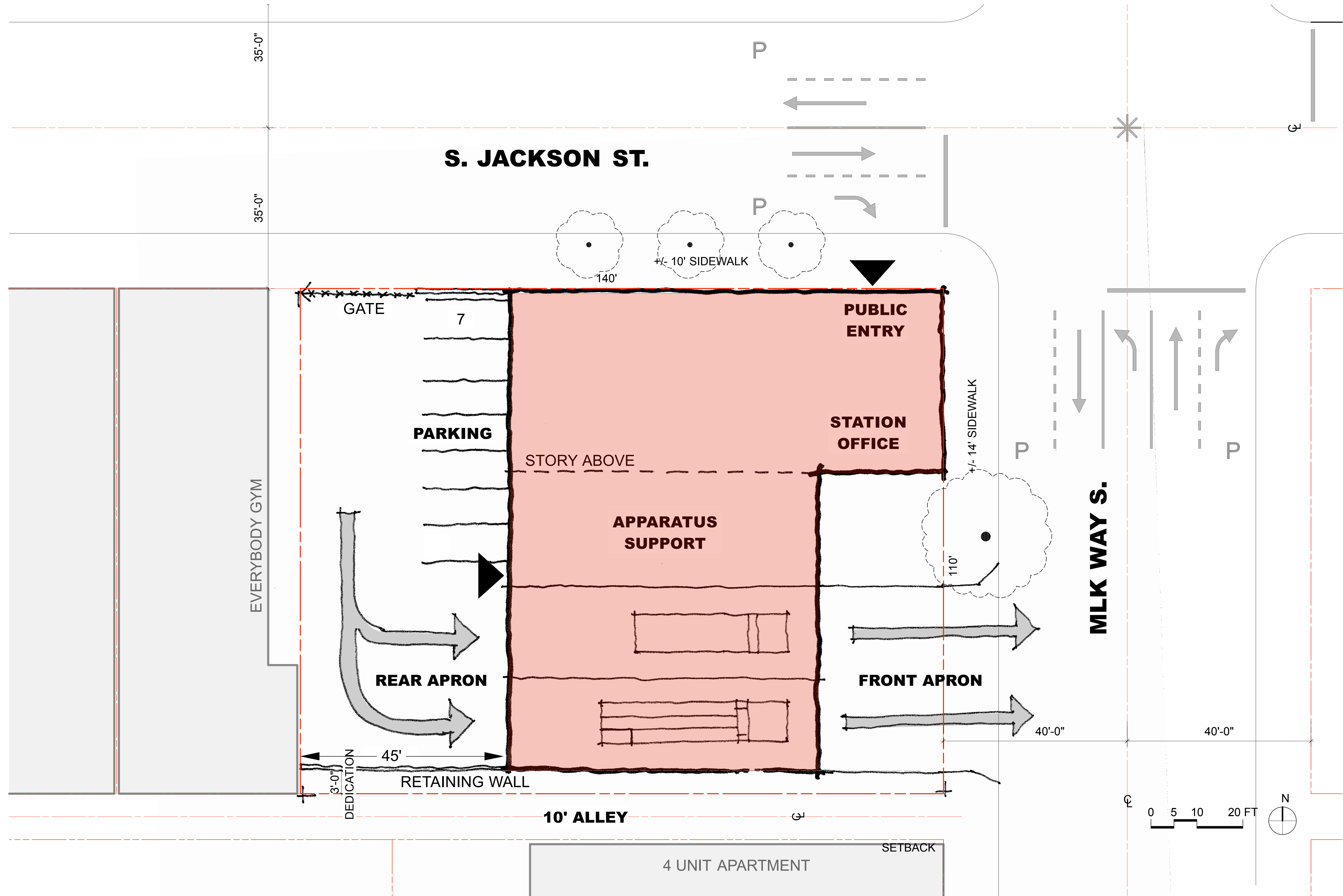


DIAGRAM 2 - DRIVE-THRU AT SOUTH OF SITE

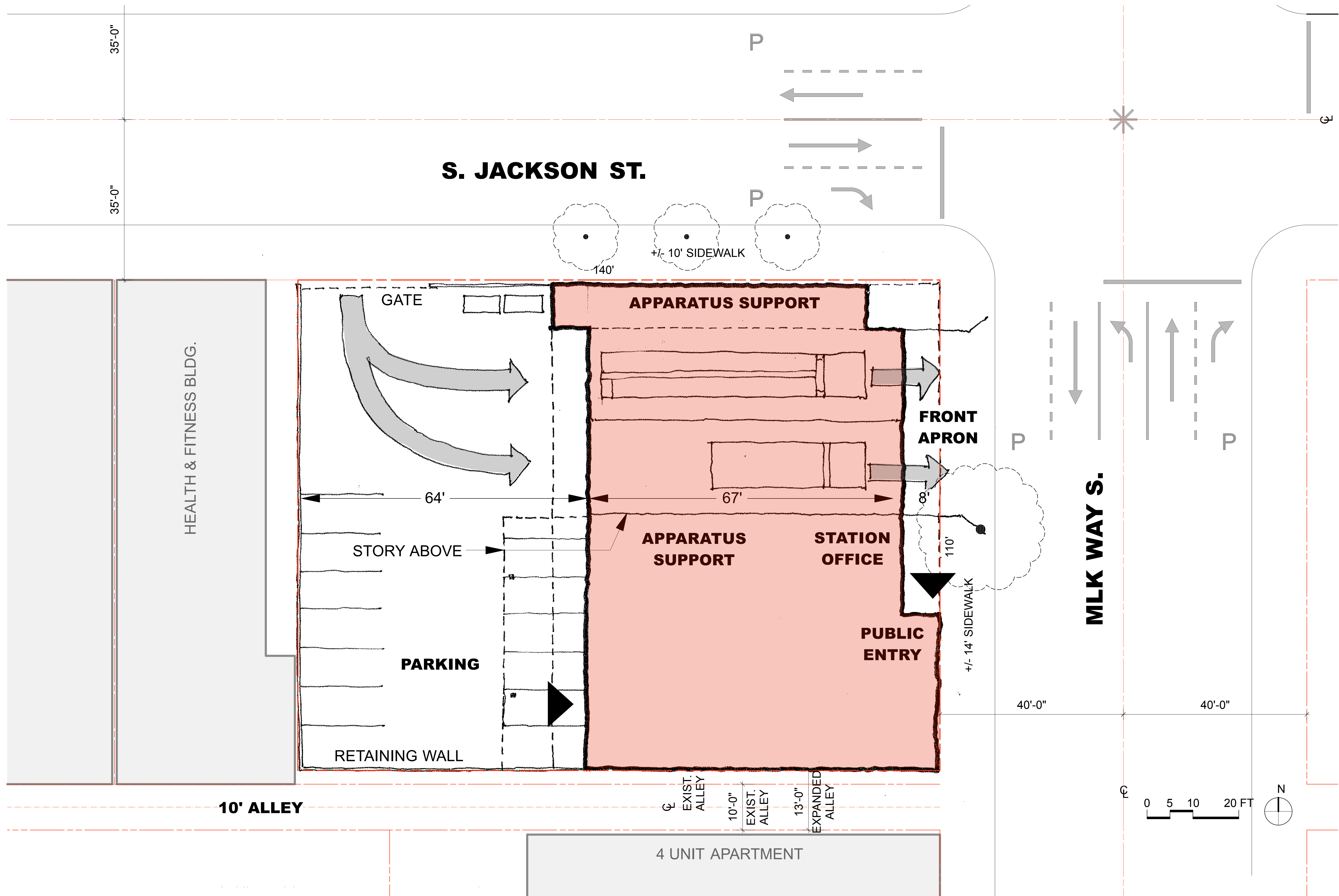
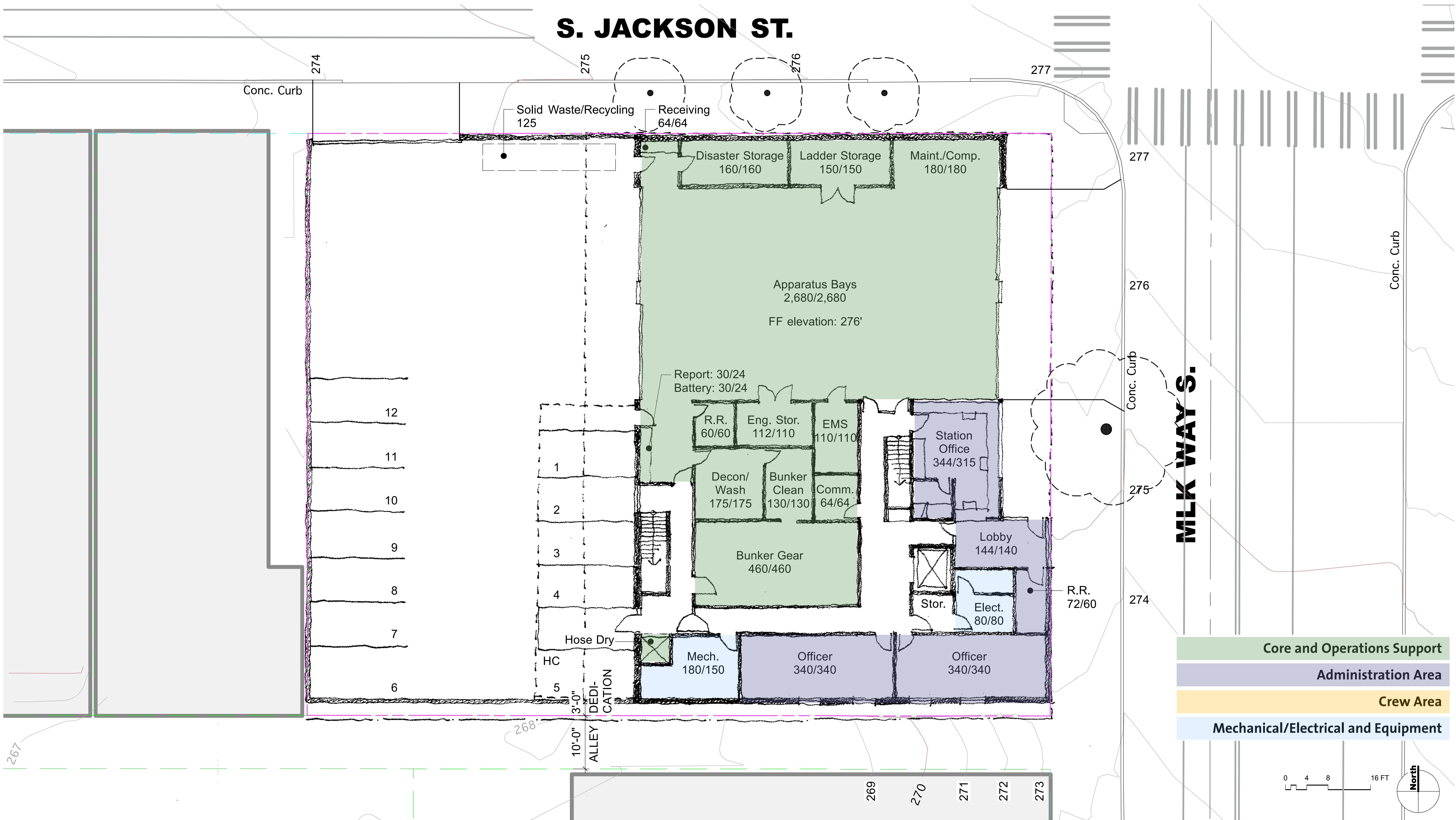


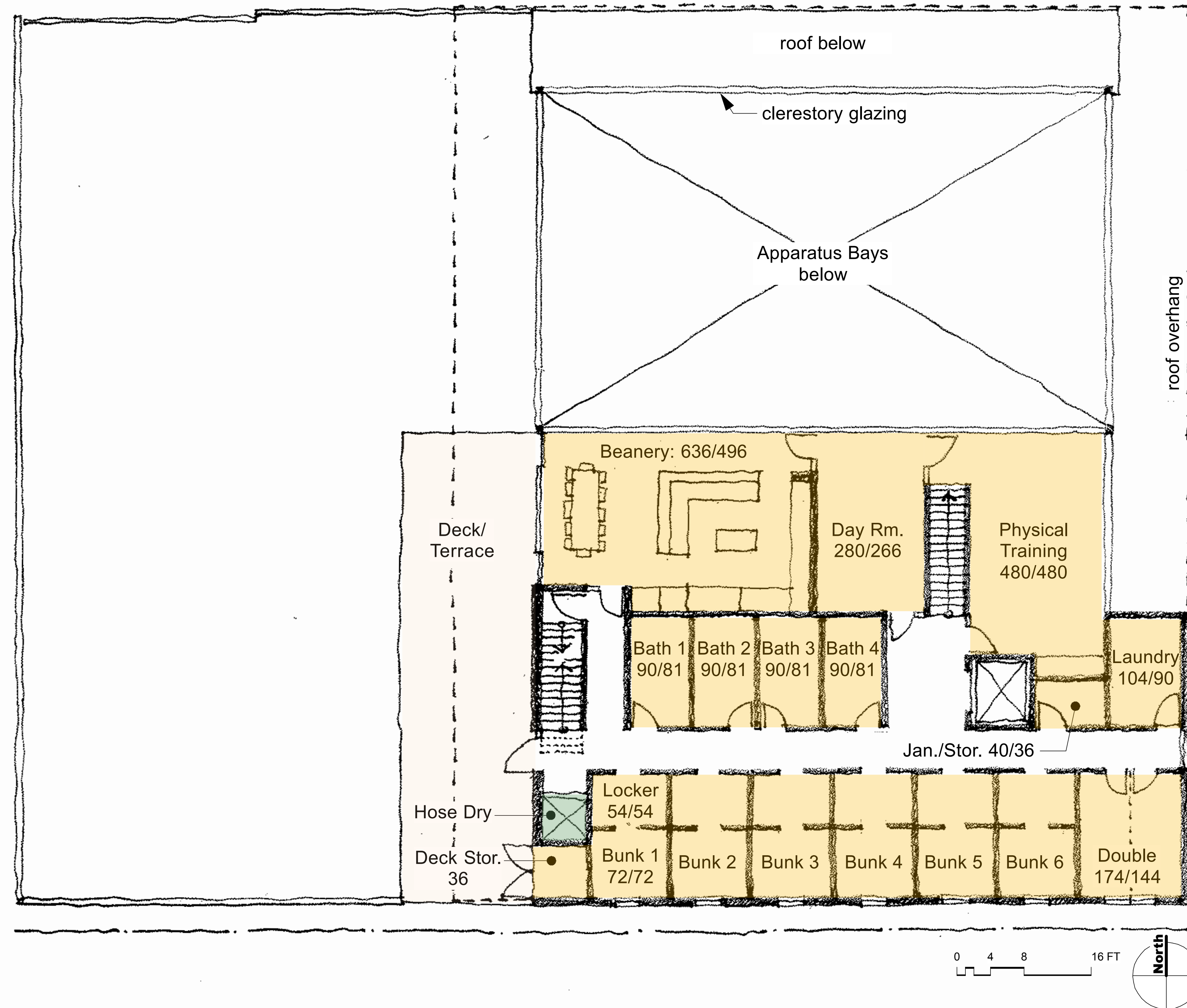
DIAGRAM 3 - DRIVE-THRU AT NORTH OF SITE



LEVEL ONE STACKING DIAGRAM

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| |
|-------------------------------------|
| Core and Operations Support |
| Administration Area |
| Crew Area |
| Mechanical/Electrical and Equipment |

LEVEL TWO STACKING DIAGRAM

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