

# SEATTLE ARENA

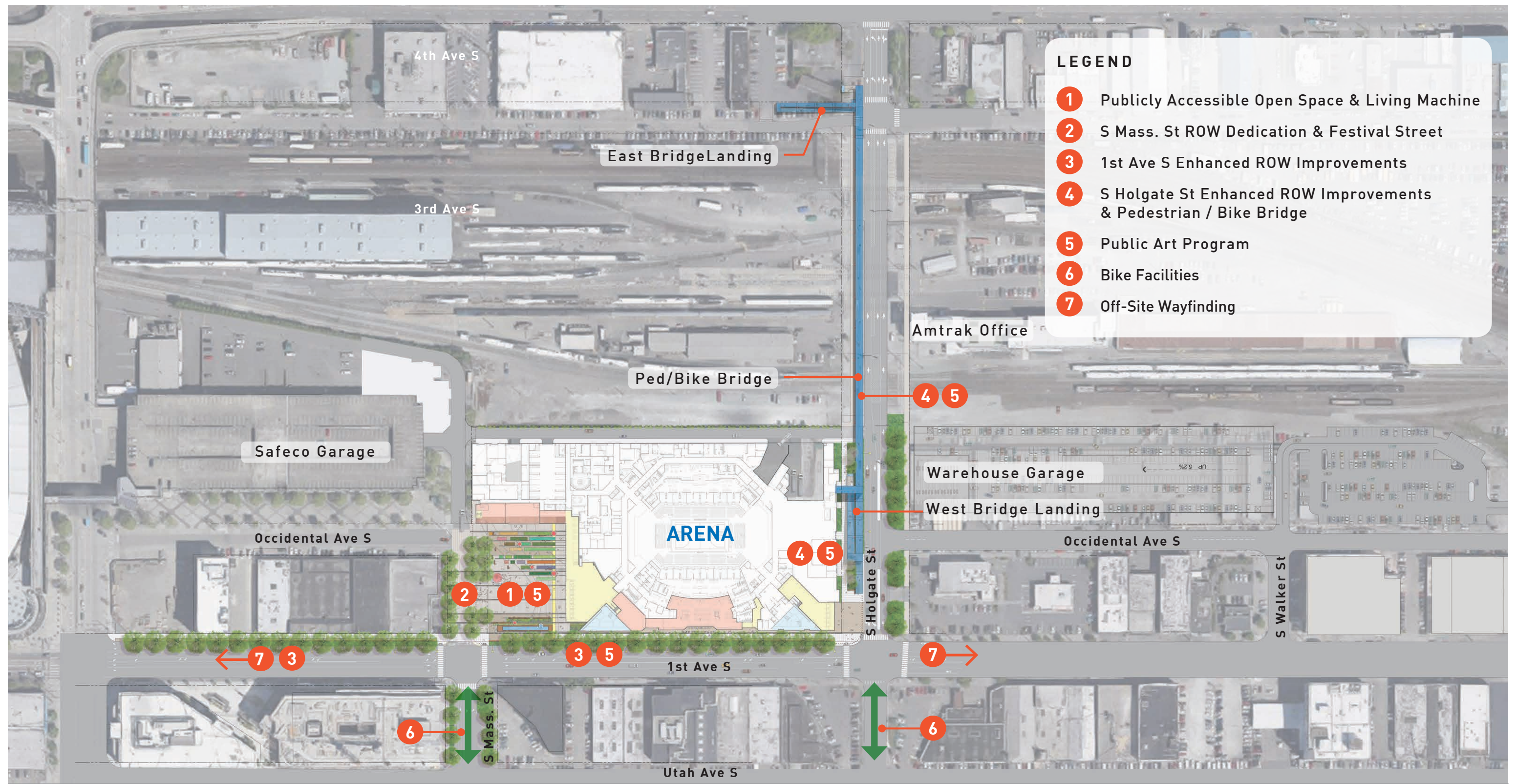
1700 FIRST AVENUE SOUTH

SEATTLE DESIGN COMMISSION | PUBLIC BENEFITS REVIEW | 2015 AUG 6



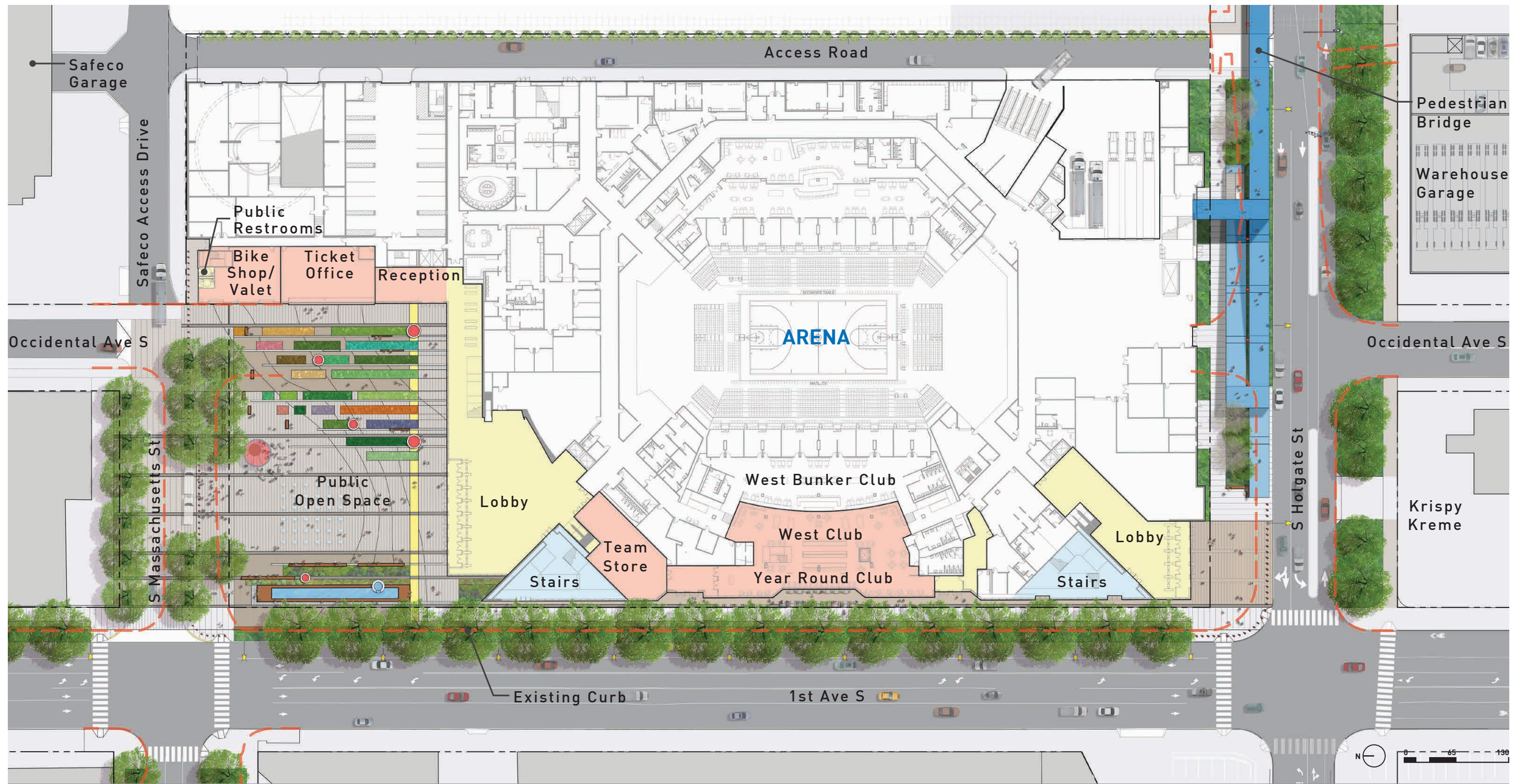


# PROPOSED PUBLIC BENEFITS OVERVIEW





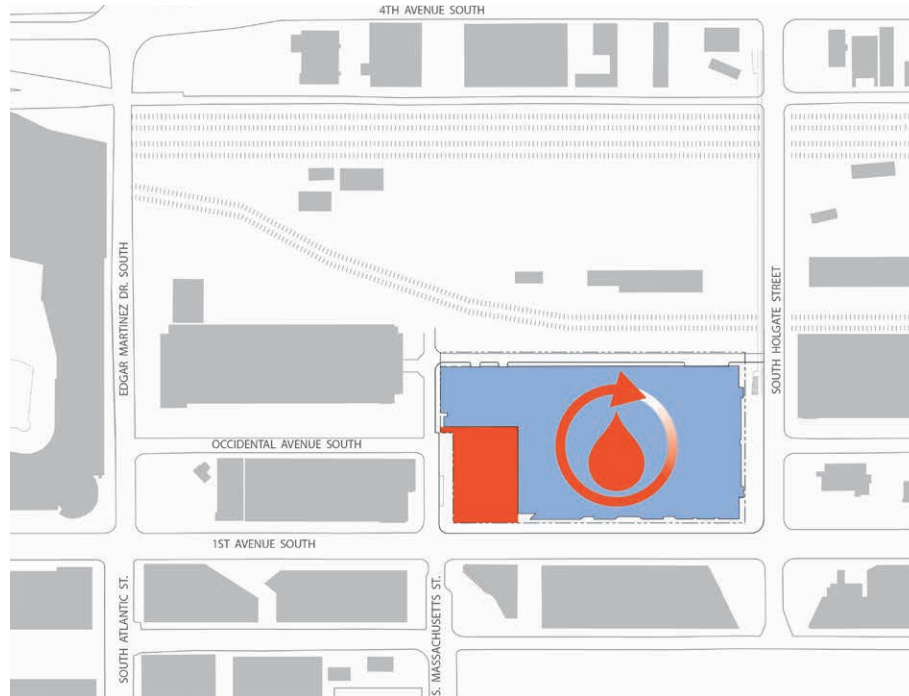
# PROPOSED PUBLIC BENEFITS OVERVIEW



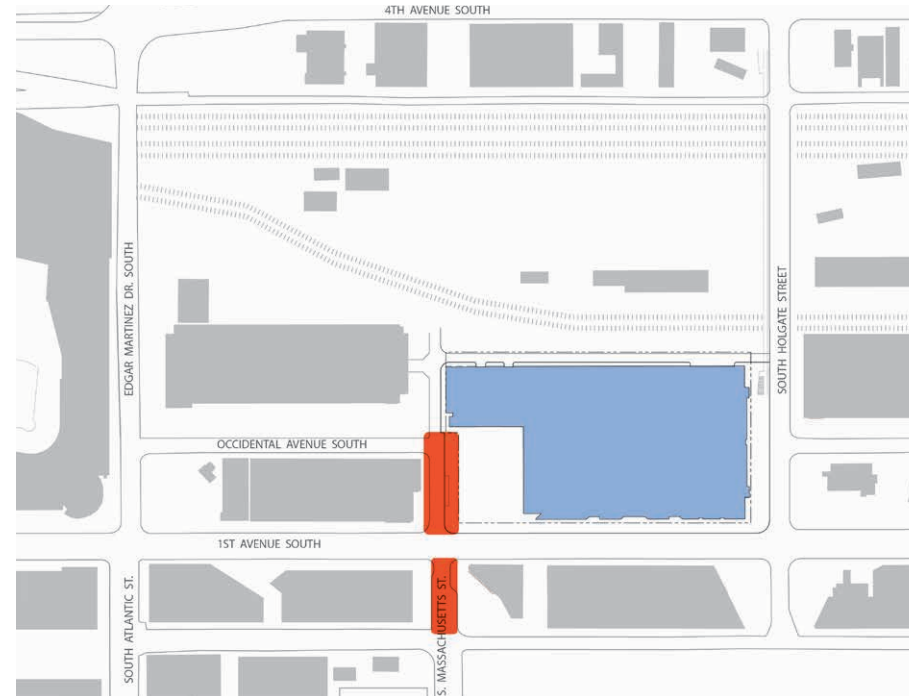


# PROPOSED PUBLIC BENEFITS

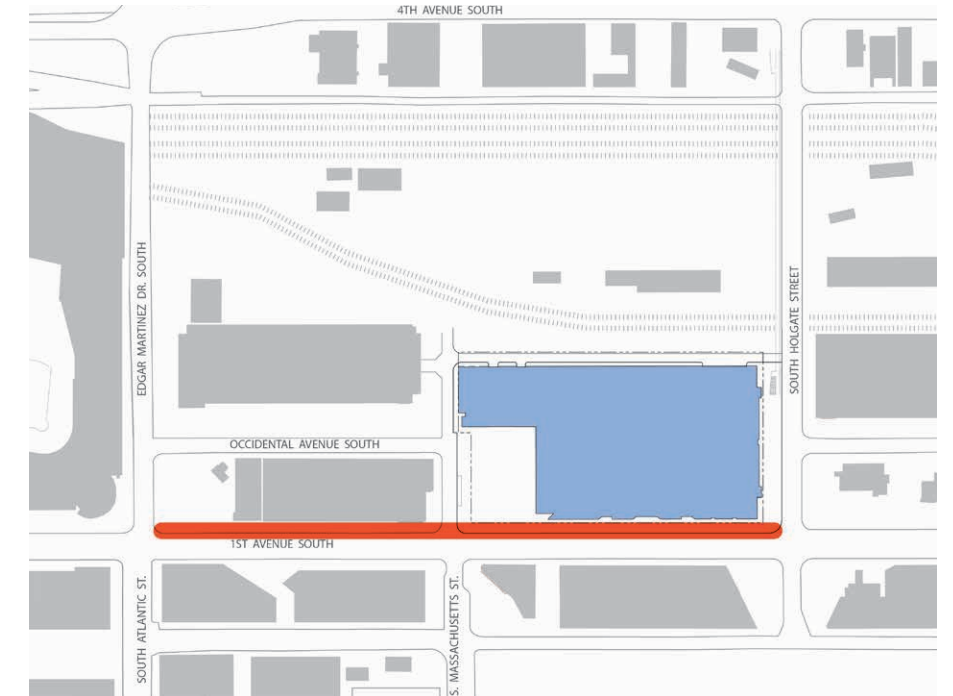
# ON-SITE / FRONTAGE IMPROVEMENTS



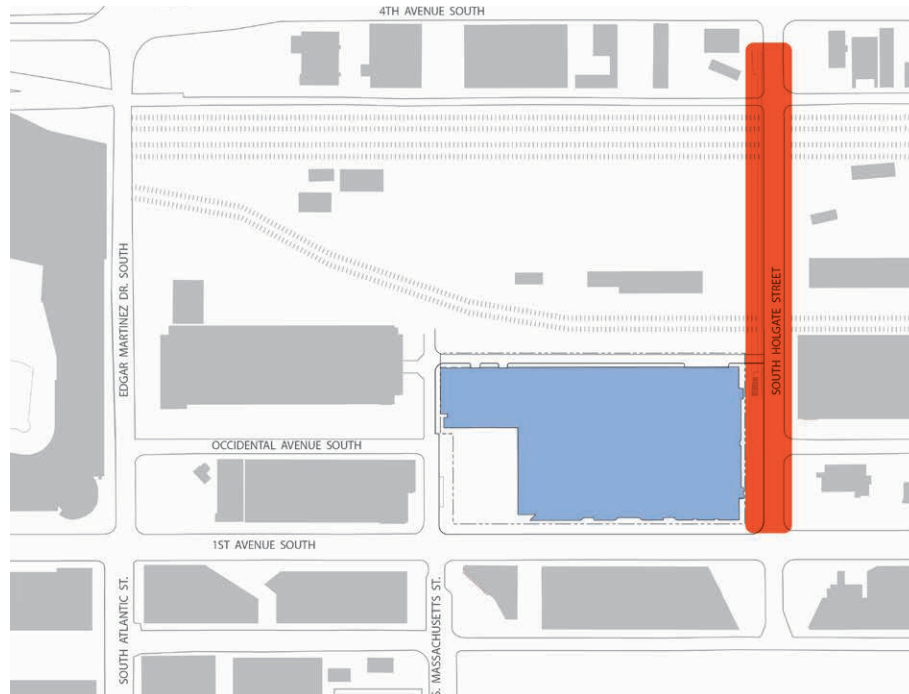
**1** Publicly Accessible Open Space & Living Machine



**2** S Massachusetts St ROW Dedication & Festival Street



**3** 1st Ave S ROW Improvements

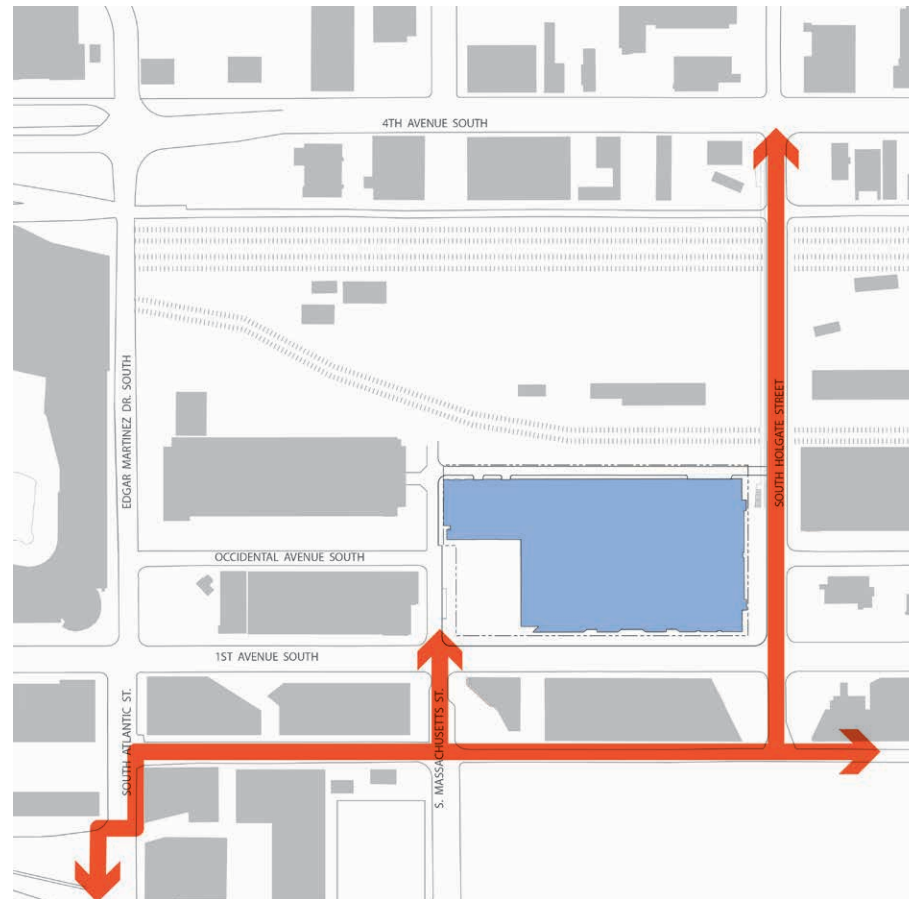


**4** S Holgate St ROW Improvements & Pedestrian Bridge

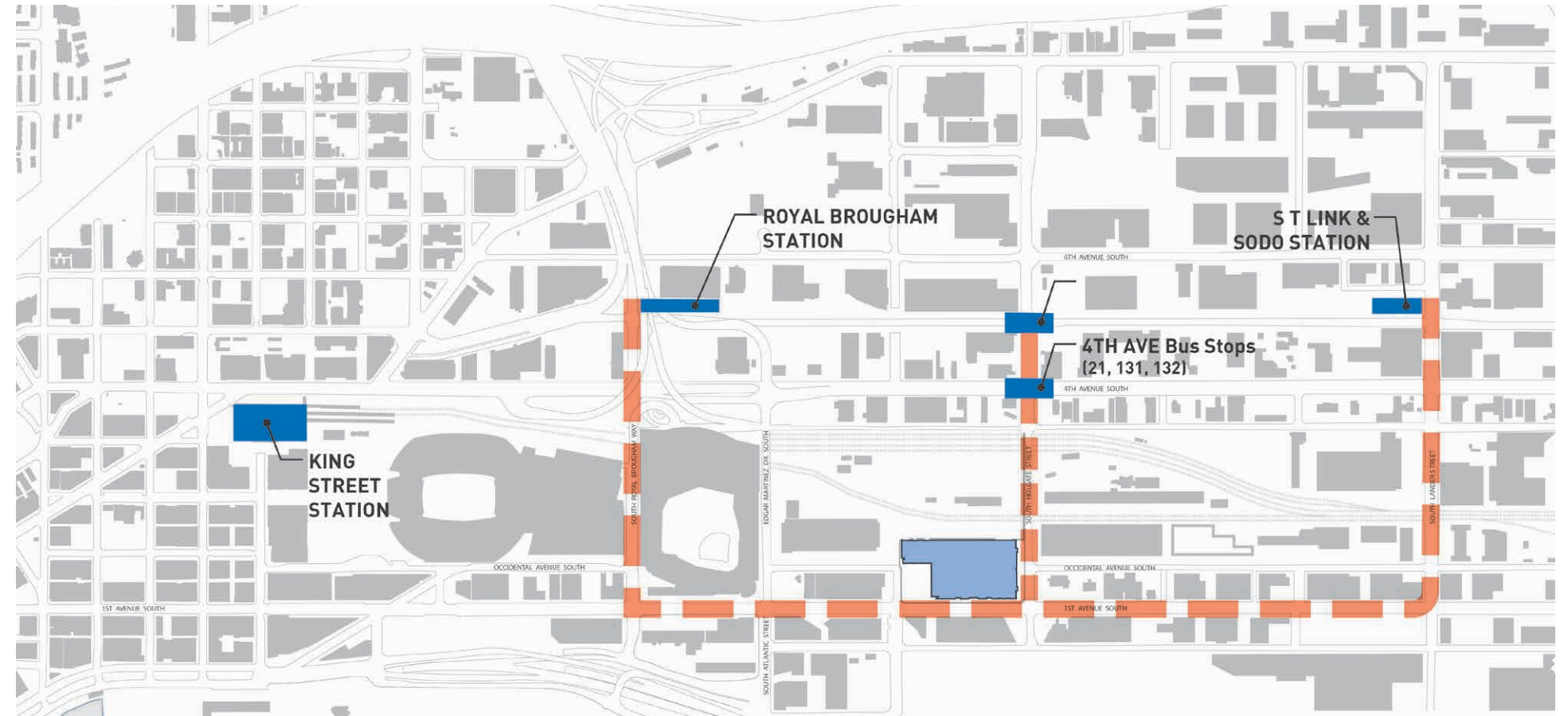


**5** Public Art Plan





6 Bike Facilities



7 Off-Site Wayfinding



# PROPOSED PUBLIC BENEFITS MATRIX

PUBLIC BENEFIT	DESCRIPTION	PROPOSED BENEFIT	CODE REQUIRED	EIS MITIGATION
1 Publicly Accessible Open Space & Living Machine	Flexible accessible plaza open space	31,800 sf	None	Ped safety & crowd control
	Living Machine: on-site waste water treatment and reuse	4m gal capacity		
	Seasonal programming (food trucks, movable seating, etc.)	4 months		
	Utility connections for public event use	3		
	Public restroom access	2		
	Public seating (permanent)	300+ LF		
	Water features	2		
	Drinking fountains	2		
	Pedestrian lighting (poles, bollards and surface lighting)	TBD		
2 S Massachusetts St ROW Dedication & Festival Street	Dedication of private property to public ROW	2,400 SF	New curb, sidewalk and street trees	None
	Realignment and improvement of curbless street between 1st & Occidental Ave	16,000 SF		
	Realignment and improvement of standard street between 1st & Utah Ave	12,500 SF		
	Pedestrian lighting			
	Seating	535 LF		
	Wayfinding signage	3		
3 1st Ave S Enhanced ROW Improvements	Improvements between Mass. and Holgate (seating, planting and rain garden area)	5,800 SF	New curb, sidewalk and street trees	Ped safety & crowd control
	Improvements between Mass. and E. Martinez (sidewalk, planting and seating)	14,000 SF		
	Pedestrian lighting (poles)	[qty]		
	Seating	LF		
	Planting / Rain Garden	SF		
4 S Holgate St Enhanced ROW Improvements & Pedestrian Bridge	Arena frontage improvements (seating, planting and rain garden area)	9,400 SF	New curb, sidewalk and street trees	Ped safety & crowd control
	Offsite improvements - 1st Ave to 4th Ave (realignment of Holgate + comp improvements)	134,000 SF		
	Sidewalk (11' width at Arena and 6' width for remainder of Holgate)	SF		
	Pedestrian lighting	[qty]		
	Seating	LF		
	Pedestrian Bridge - 14' Width			
	Length	770 LF		
	Area	10,780 SF		
	Ramps (ADA accessible ramps at east and west landing)	2		
	Stairs (east and west landing)	2		



PROPOSED PUBLIC BENEFITS

MATRIX

PUBLIC BENEFIT	DESCRIPTION	PROPOSED BENEFIT	CODE REQUIRED	EIS MITIGATION
5 Public Art Plan	Budget	1% Const Budget	None	None
	Public Art Program led by collaborating / lead artist			
	Plaza anchor artwork	1+		
	Integrated permanent artworks (interior, façade, site elements)	multiple		
	Temporary artworks (projections, screen savers, etc.)	multiple		
	Design excellence program (lighting, seating, bike racks, etc.)	multiple		
6 Bike Facilities	Bike facilities from existing waterfront trail to Arena site & Holgate pedestrian bridge		None	None
	Atlantic street multi-use trail	600 LF		
	Utah Ave greenway	1,400 LF		
	S. Massachusetts St. bike lanes	175 LF		
	S. Holgate St bike lanes	160 LF		
	Bike wayfinding signage	12+		
7 Off-site Wayfinding	Wayfinding signage per SDOT standard	5,800 SF	None	None
	Information kiosk per SDOT standard	14,000 SF		



# PROPOSED PUBLIC BENEFITS

## 1 Publicly Accessible Open Space & Living Machine

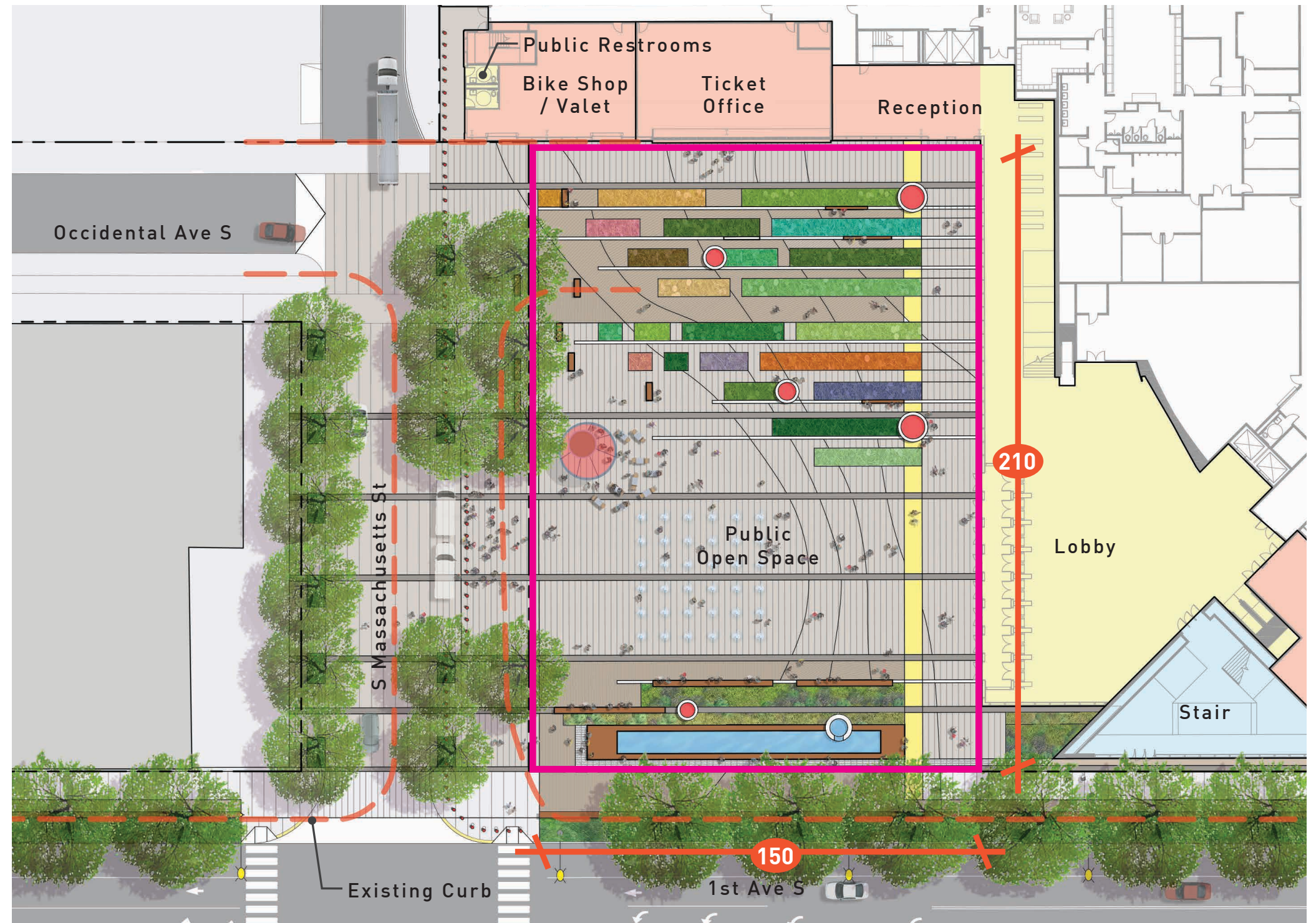
### Proposed EIS Mitigation

Pedestrian safety and crowd control

- Ingress: 10,800 patrons / 8,460 SF queue area
- Egress @ Plaza: 5,612 patrons / 22' plaza width

### Proposed Public Benefits

- 31,700sf of publically accessible open space
- Living machine as a working attraction with interpretive elements
- Seasonal programming to activate the space
- Utility connections for public event use
- Water features to activate the space
- Publicly accessible restrooms
- Site amenities: seating, drinking fountains, lighting







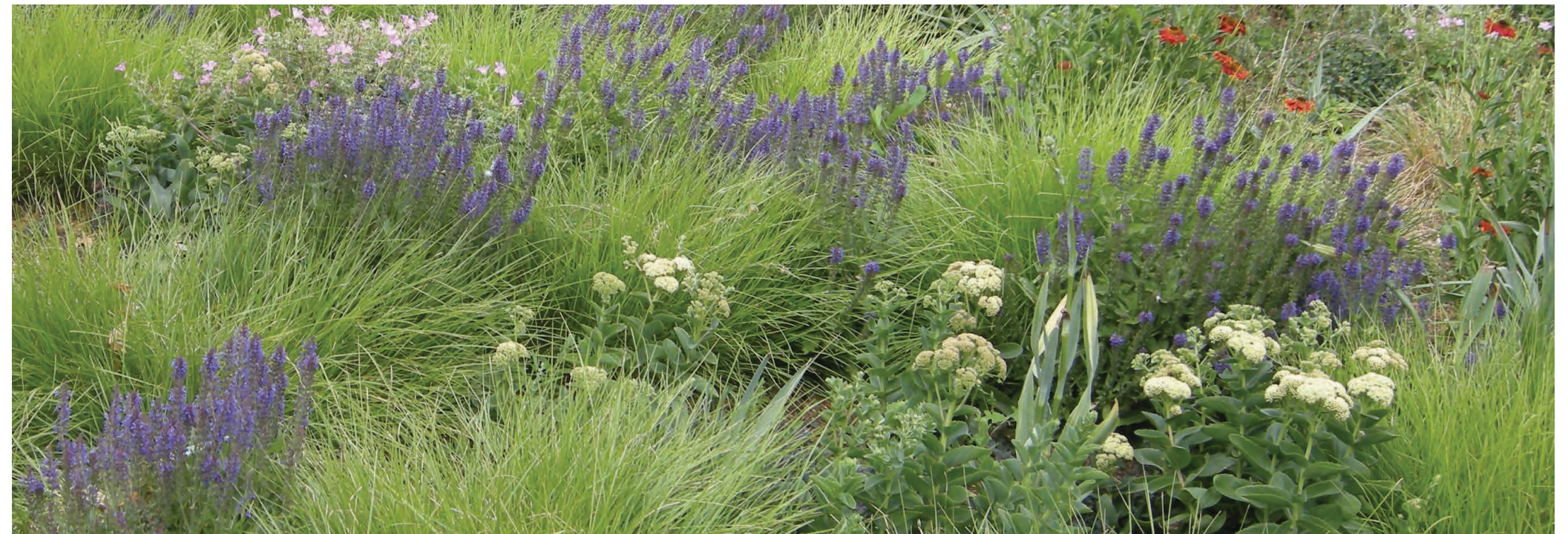




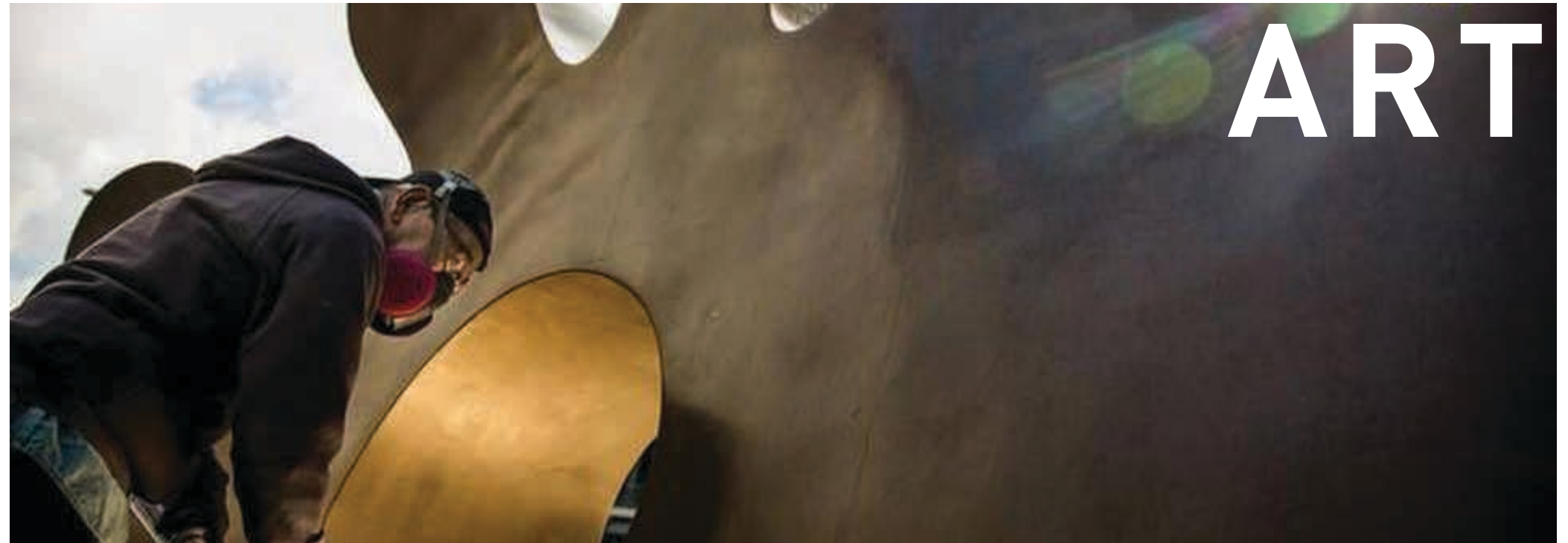
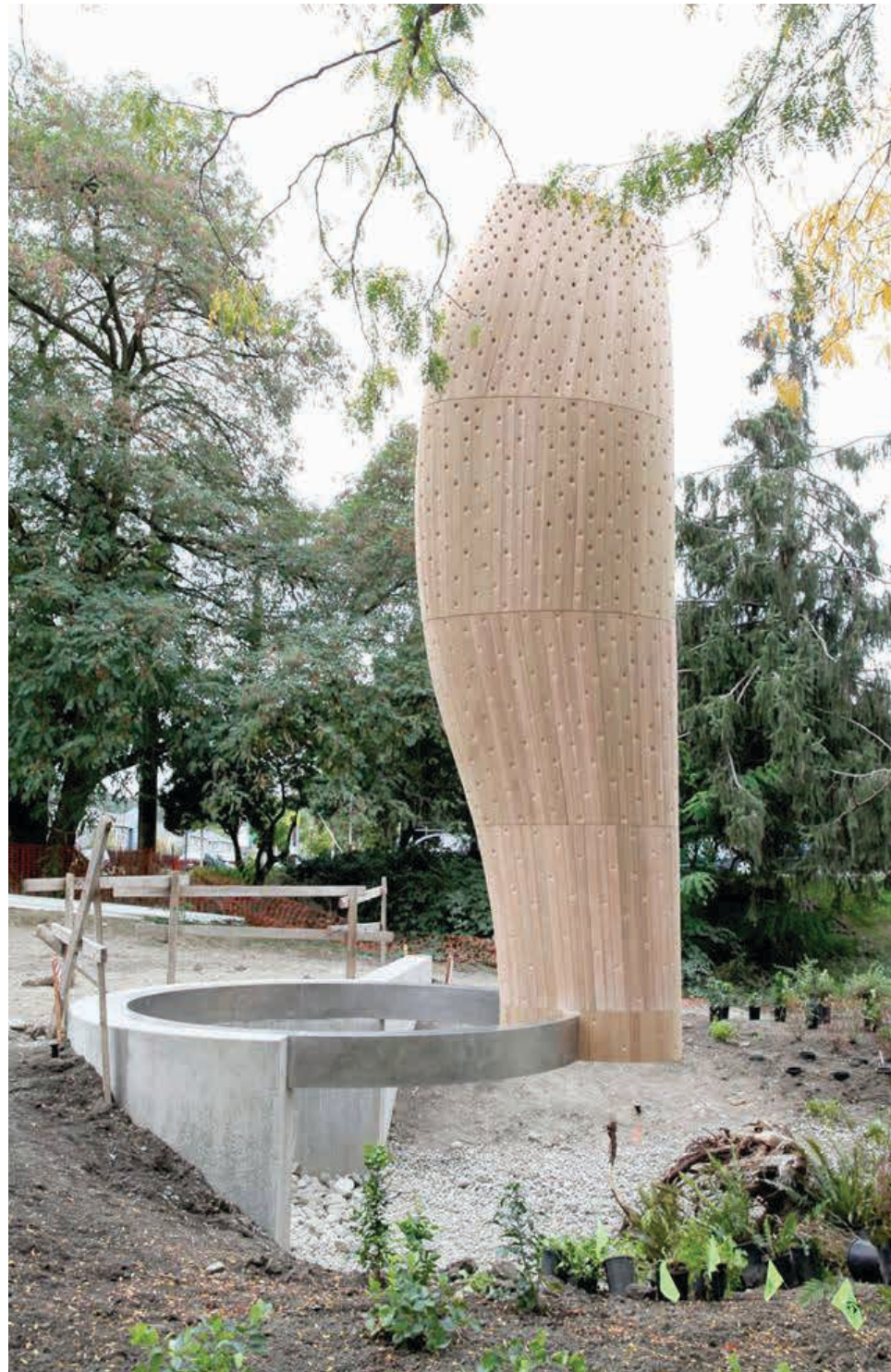




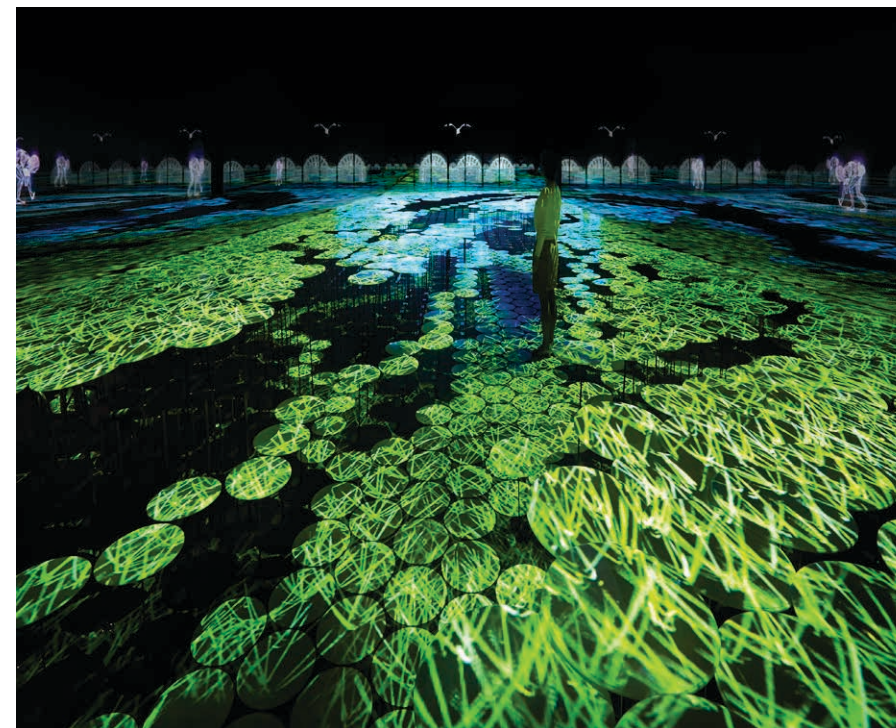




















# OCCIDENTAL PARK

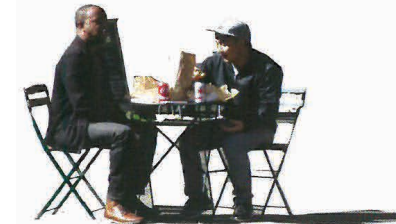
## Current Challenges

- Lack of greenery and floral
- Old planters
- Limited seating
- Lack of activities
- No recreational features
- No children's amenities
- Limited staffing
- Overall atmosphere is unwelcoming



\* Source: Downtown Seattle Association.

## Site Improvements



Additional flexible seating/  
removal of old benches



New umbrellas



New planters with native plants



Decorative hanging baskets

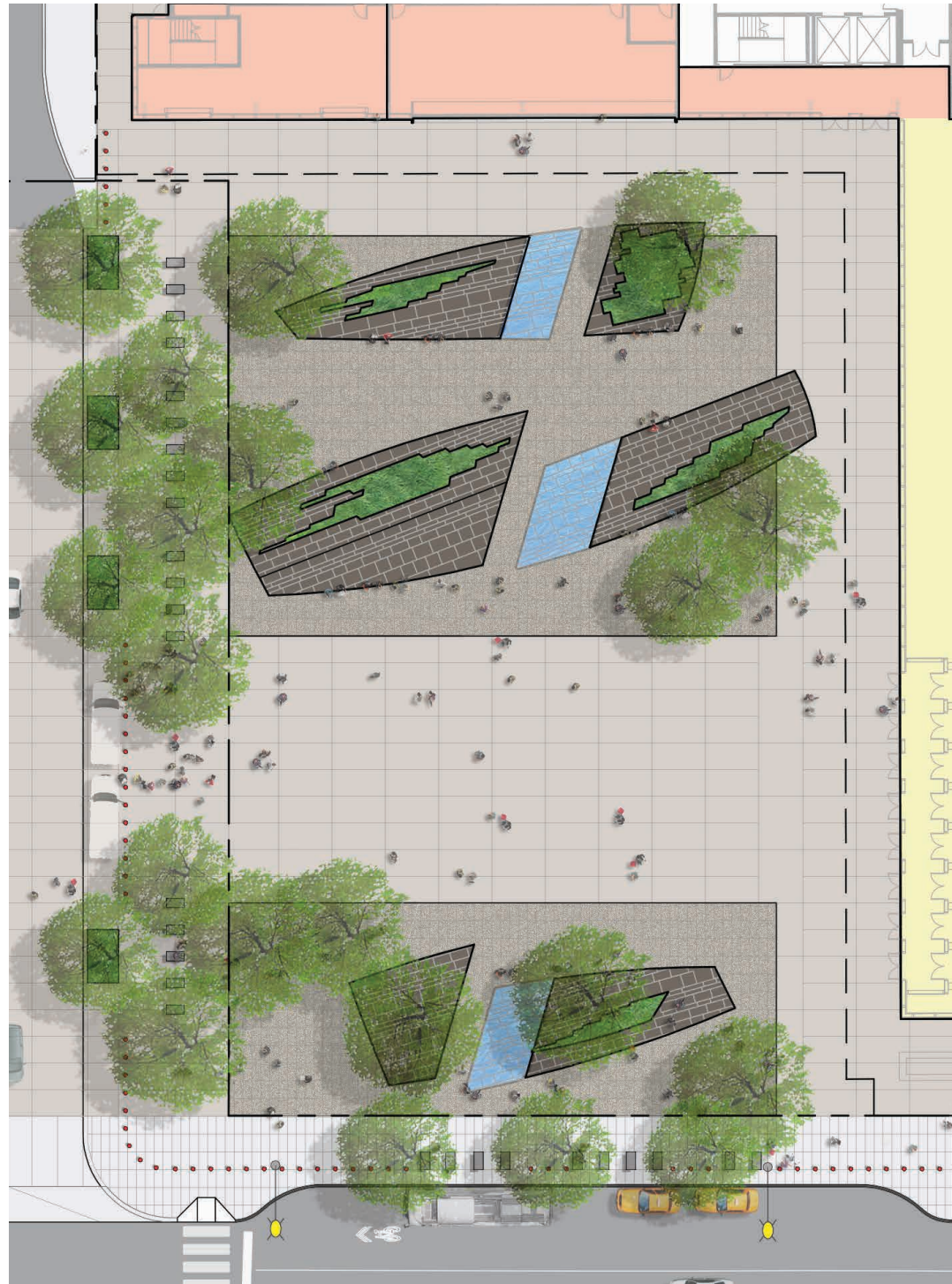


New colorful seating elements

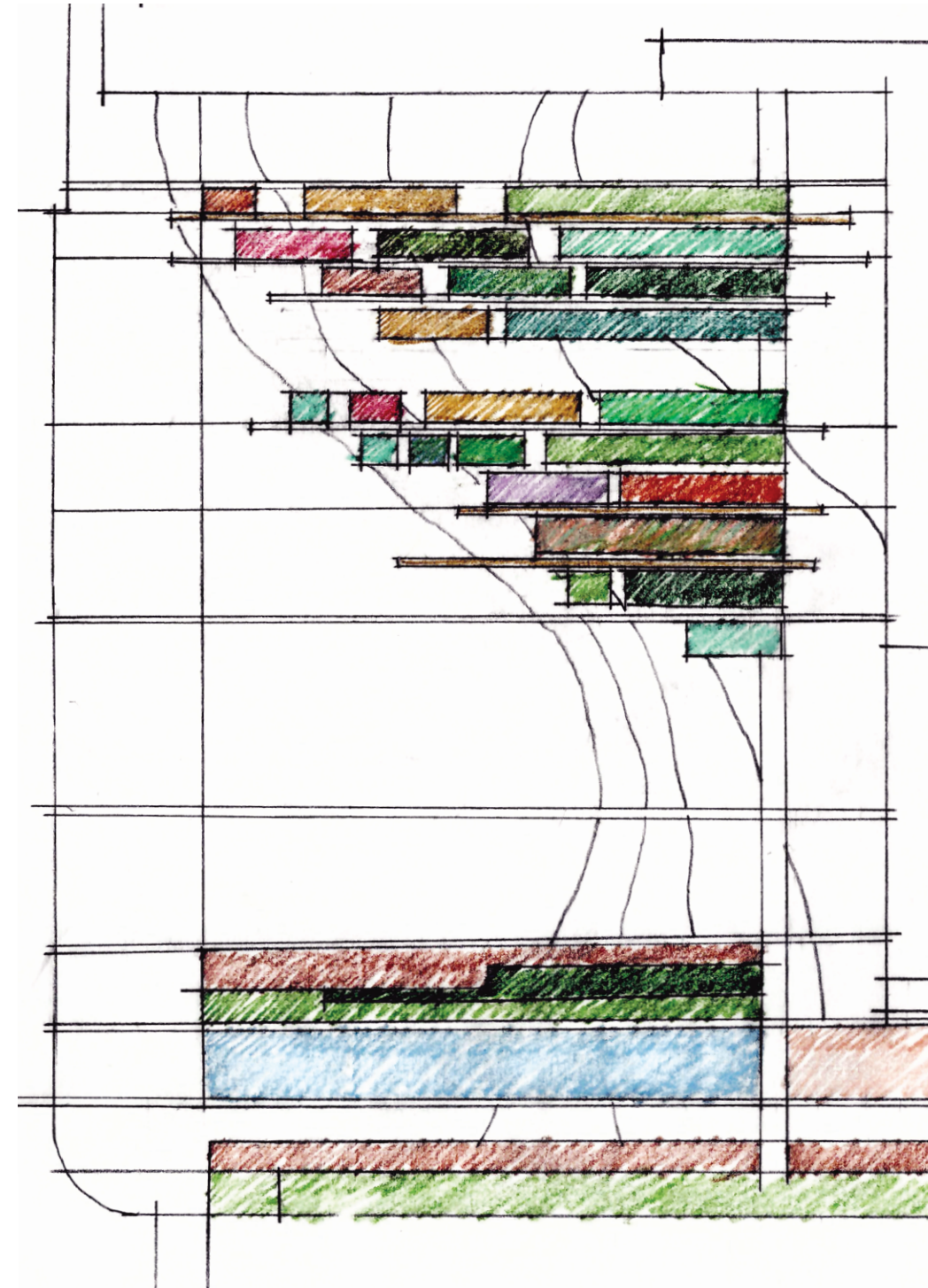


New play structures





Old Design



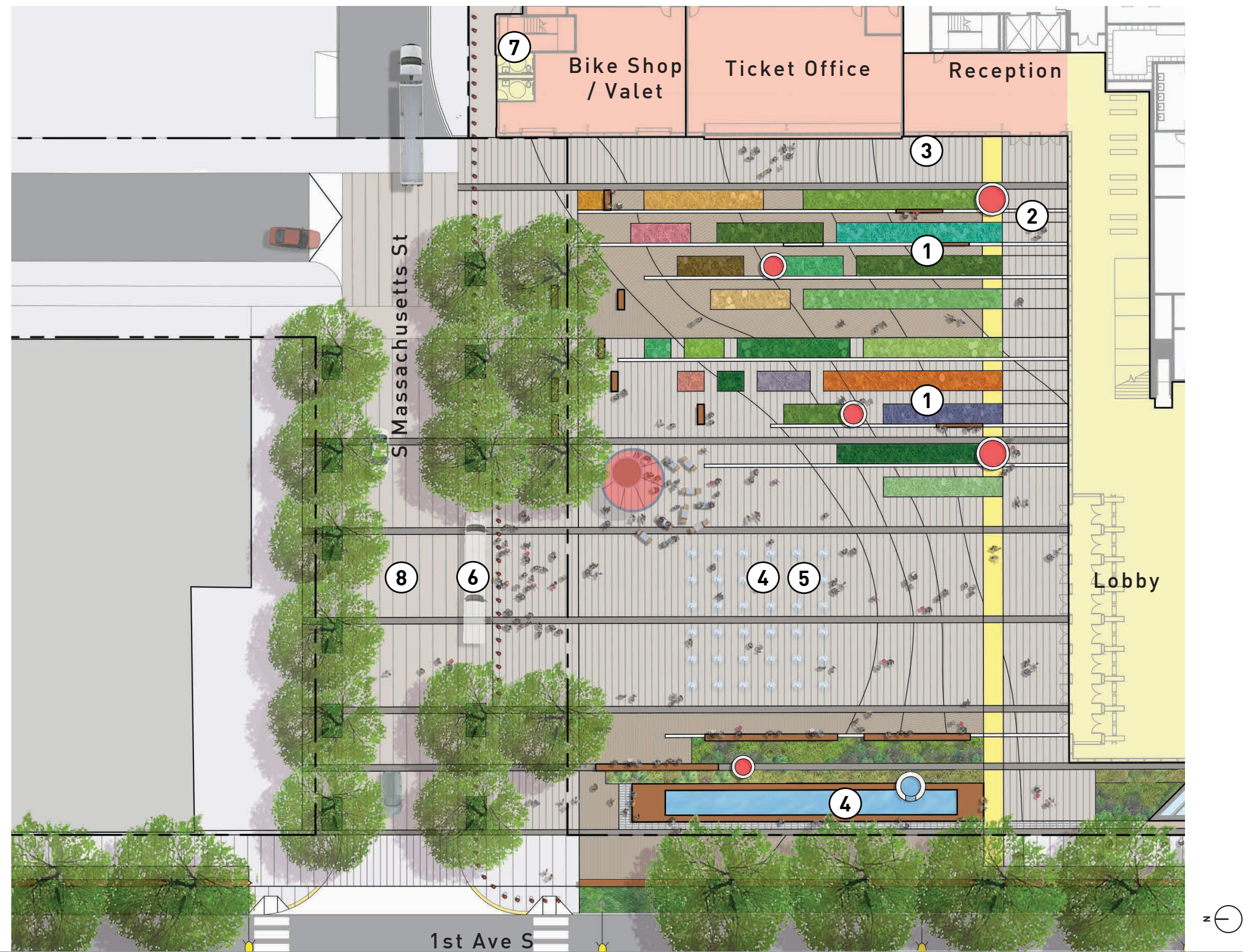
New Design



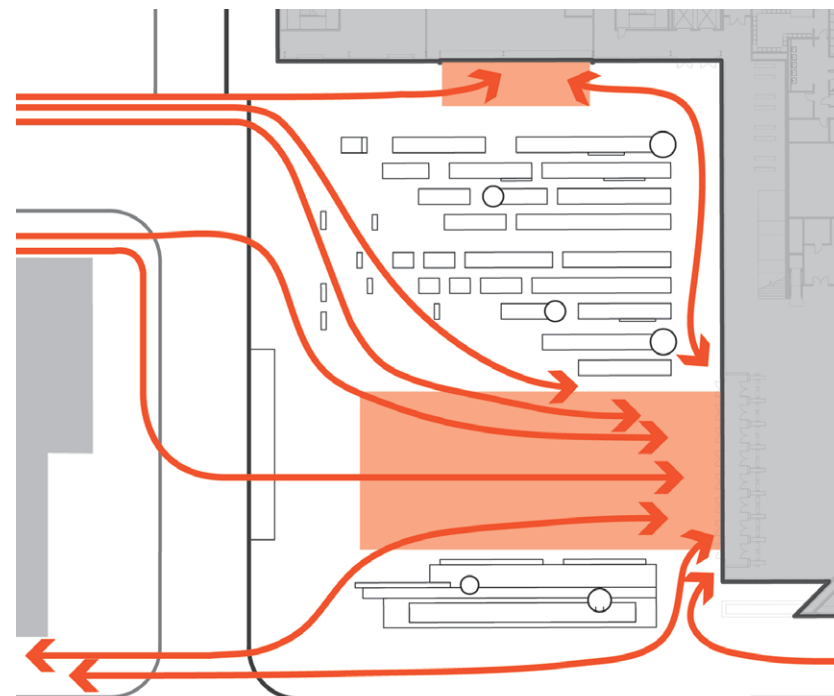


### LEGEND

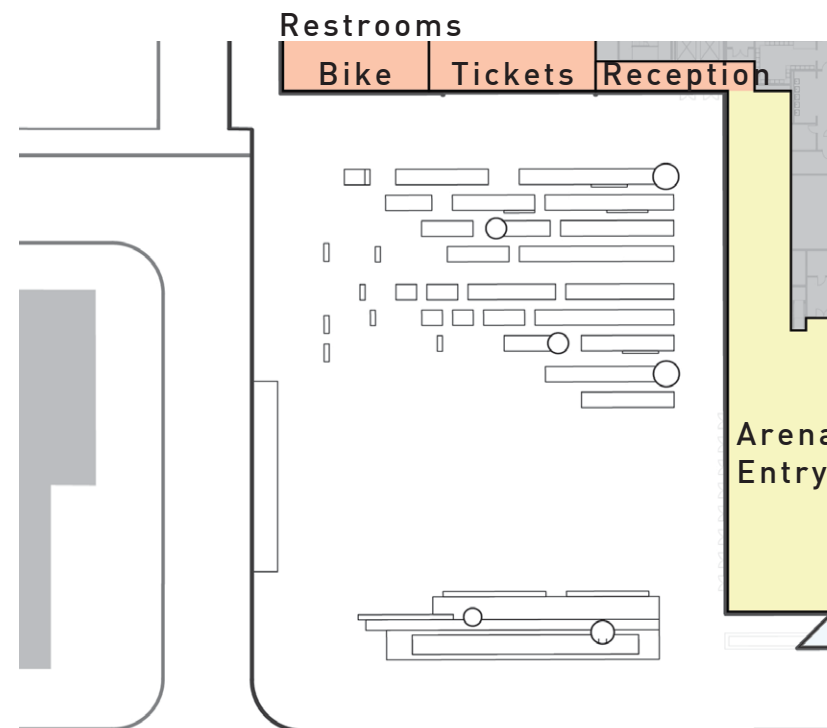
- ① Living Machine Gardens
- ② Living Machine Markers & Access Hatches
- ③ Interactive Display Panel
- ④ Water Features
- ⑤ Programmable Community Area w/ Interactive Water Feature
- ⑥ Vehicular Drop-Off
- ⑦ Public Restrooms
- ⑧ S. Mass. Festival Street



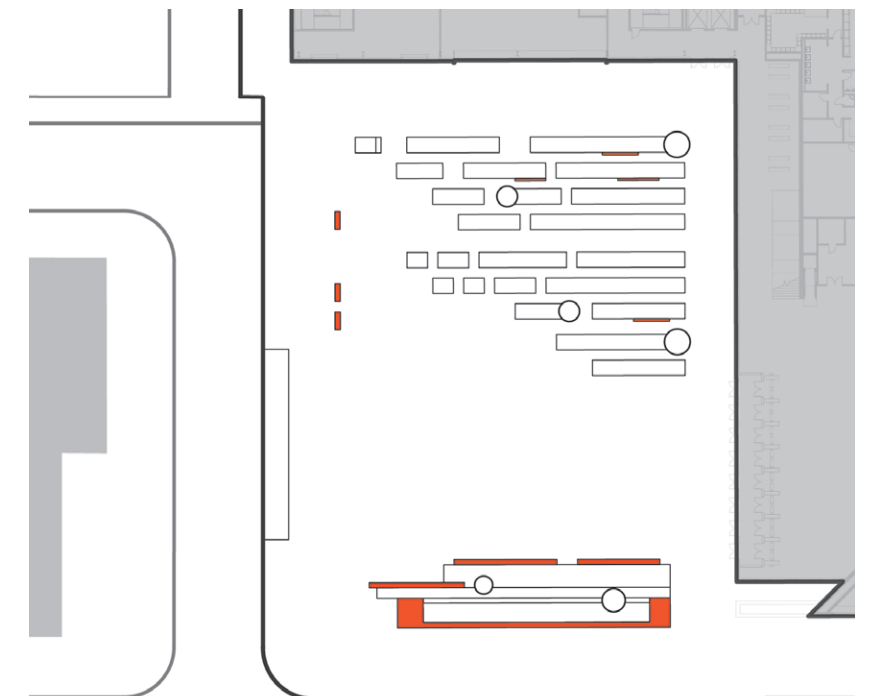




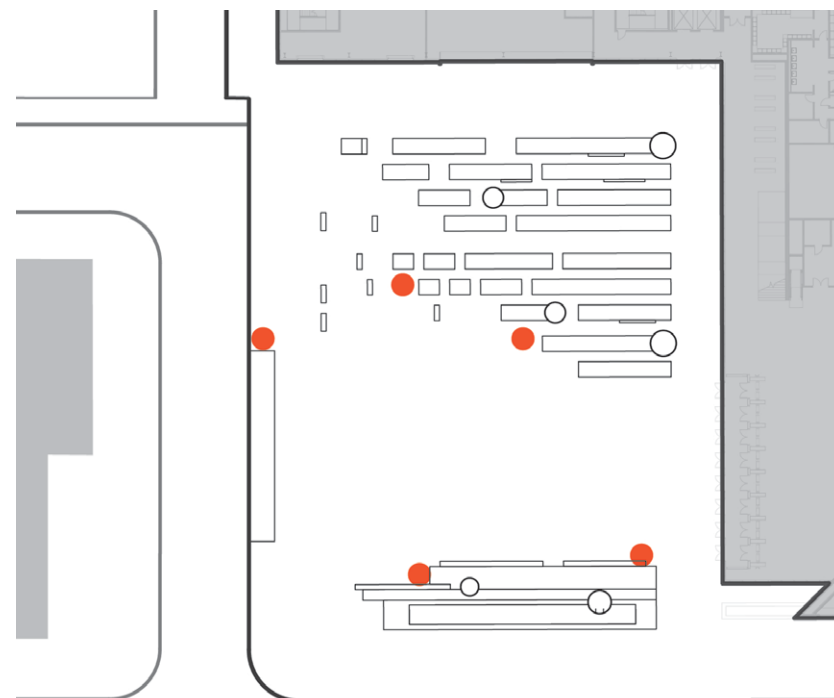
Circulation



Active Uses



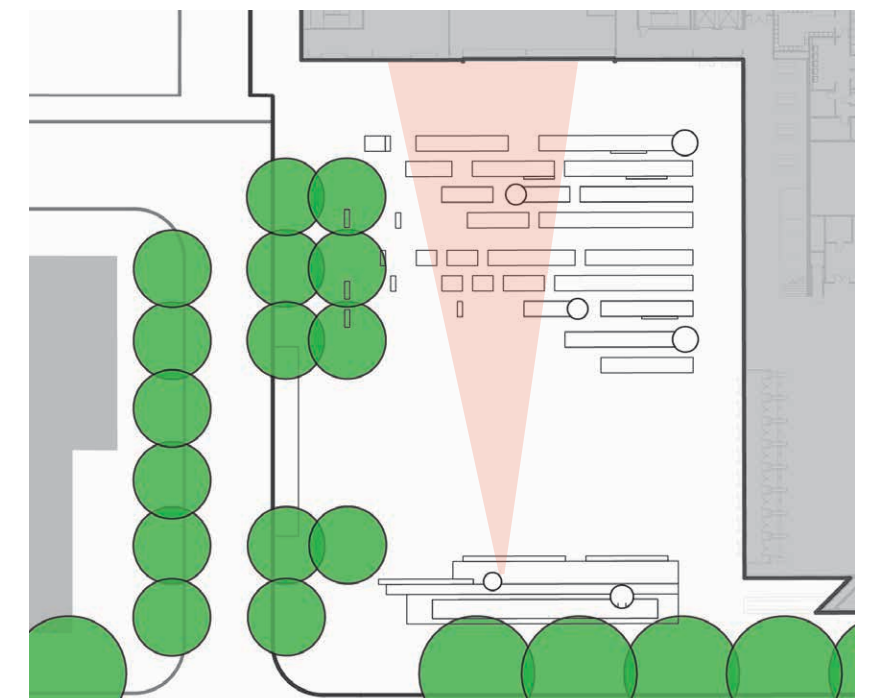
Fixed Seating



Event Utilities

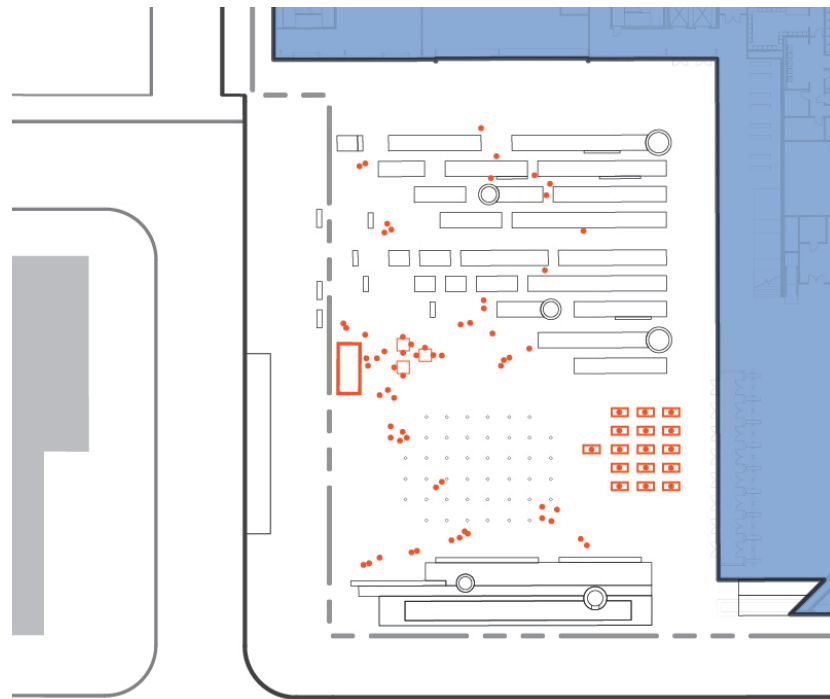


Planting

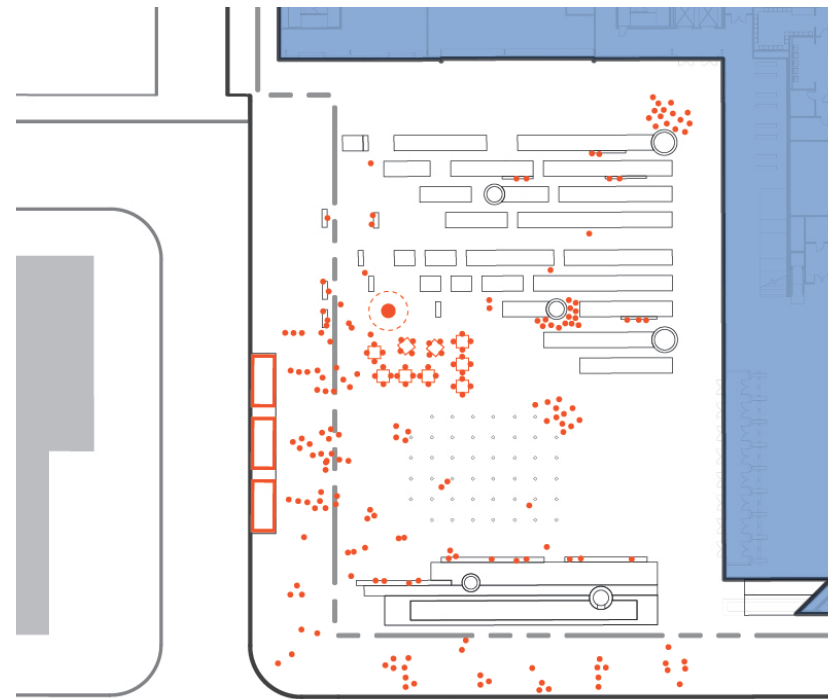


Tree Canopy

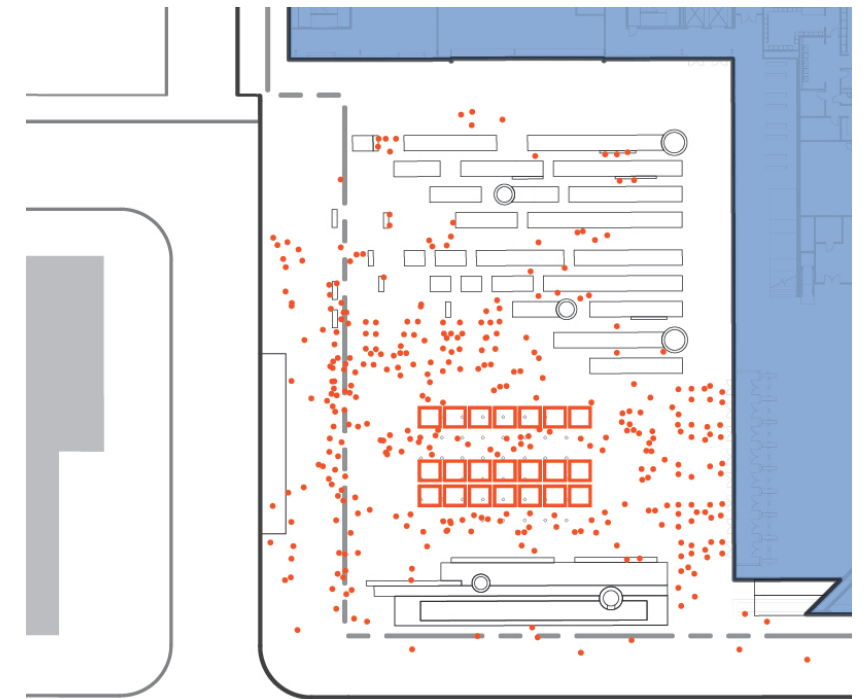




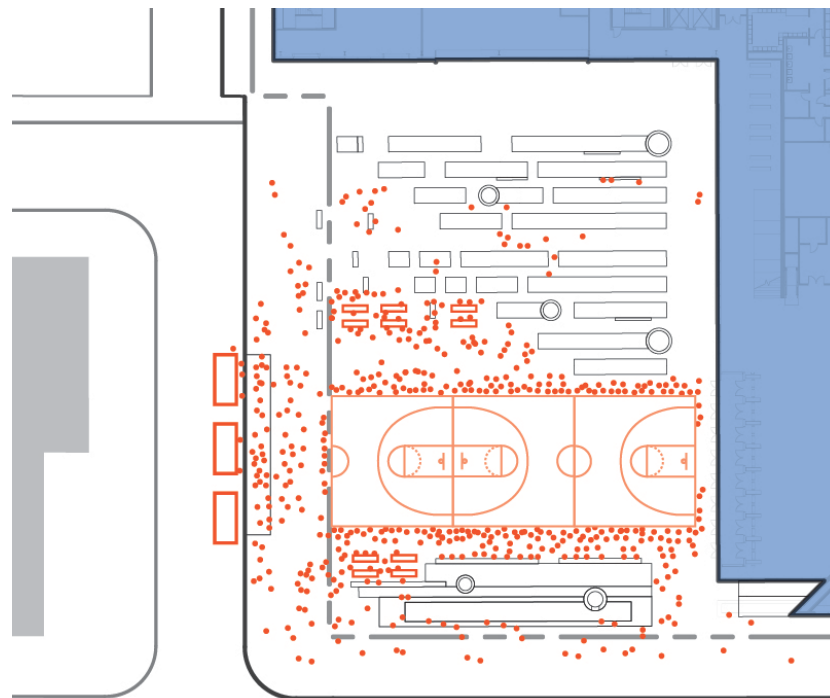
Daily Activities



Lunch /  
Food Truck



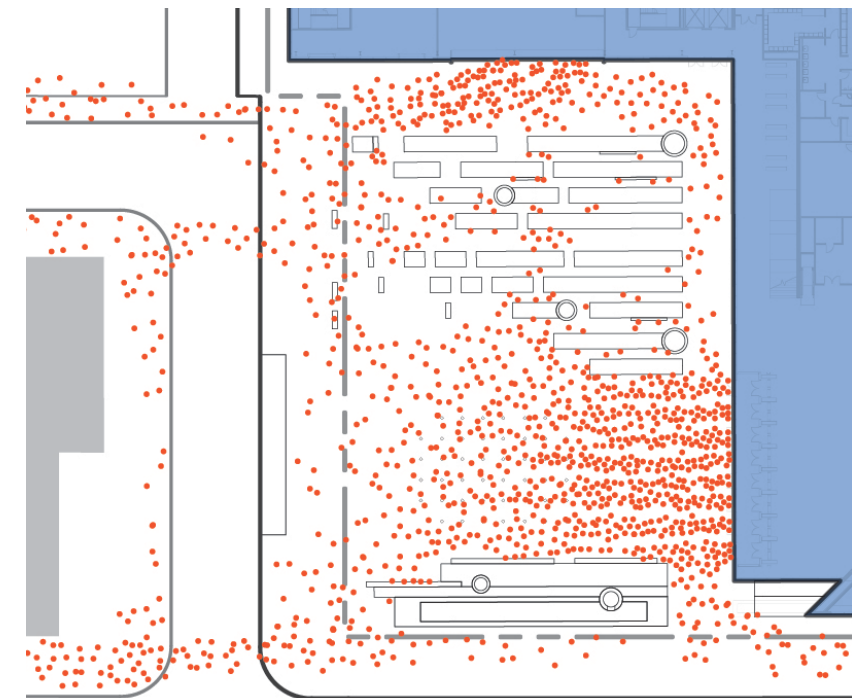
Farmer's  
Market



3 On 3 Tournament



Big Screen Event



Game Day



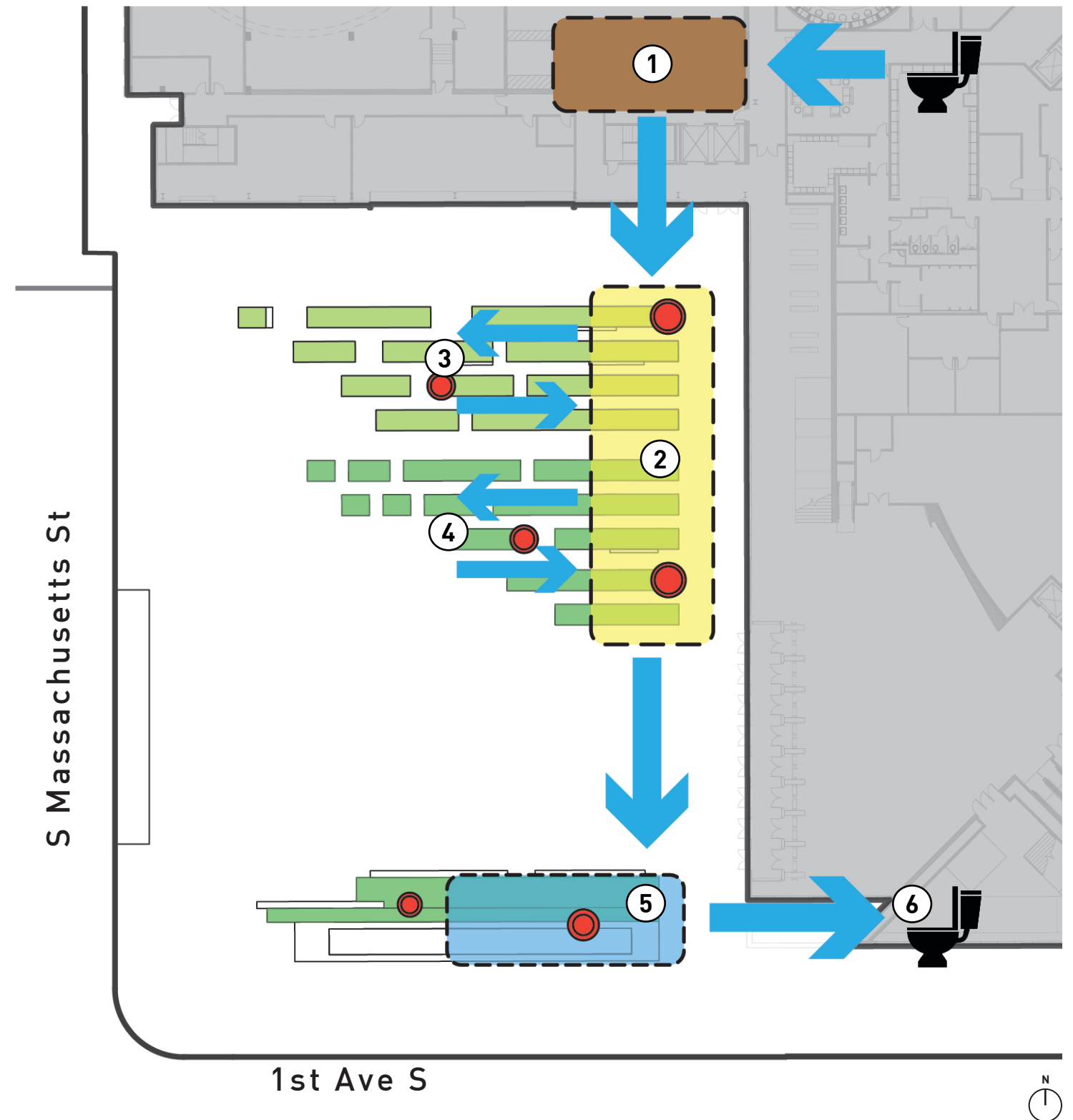
### Living Machine Description

The project proposes to treat all of its waste with an ecological sewage treatment facility called a Living Machine. A majority of the Living Machine will be located in the publically accessible open space for display and interpretation. Treated water will be re-used in the building for toilet flushing, landscape irrigation and other potential re-use. Key elements include:

- 99% reduction in wastewater
- Removing 4 million gallons of sewer each year from the overflowing combined sewer system (not required by code)
- Water capture and re-use
- District opportunity as the reclaimed water system is scalable to serve parcels to the north
- Educational opportunities

### LEGEND

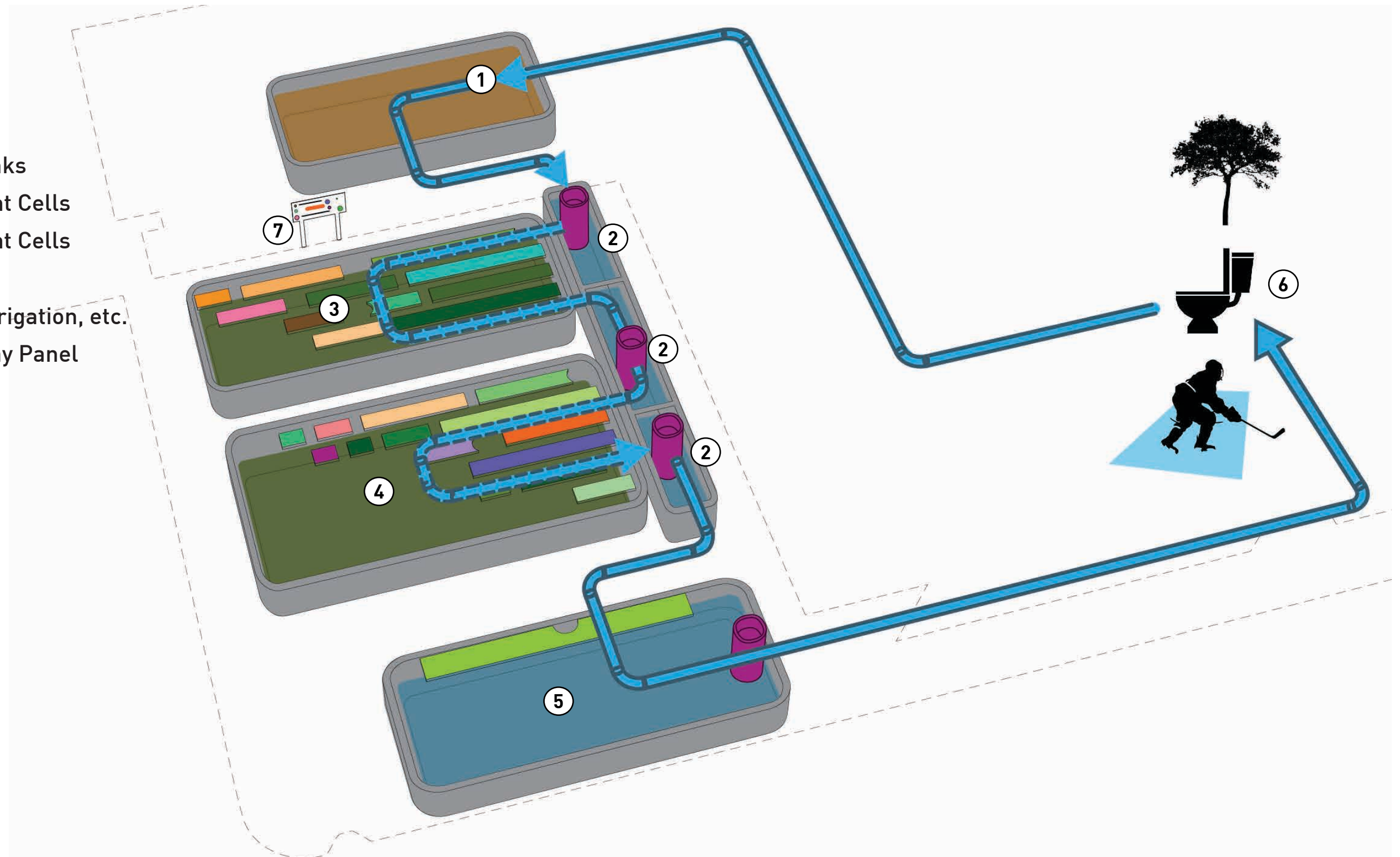
- ① Settling Tank
- ② Equalization & Recirculation Tank
- ③ Stage 1 Treatment Cells
- ④ Stage 2 Treatment Cells
- ⑤ Reuse Tank
- ⑥ Toilets, Irrigation & Hockey Rink



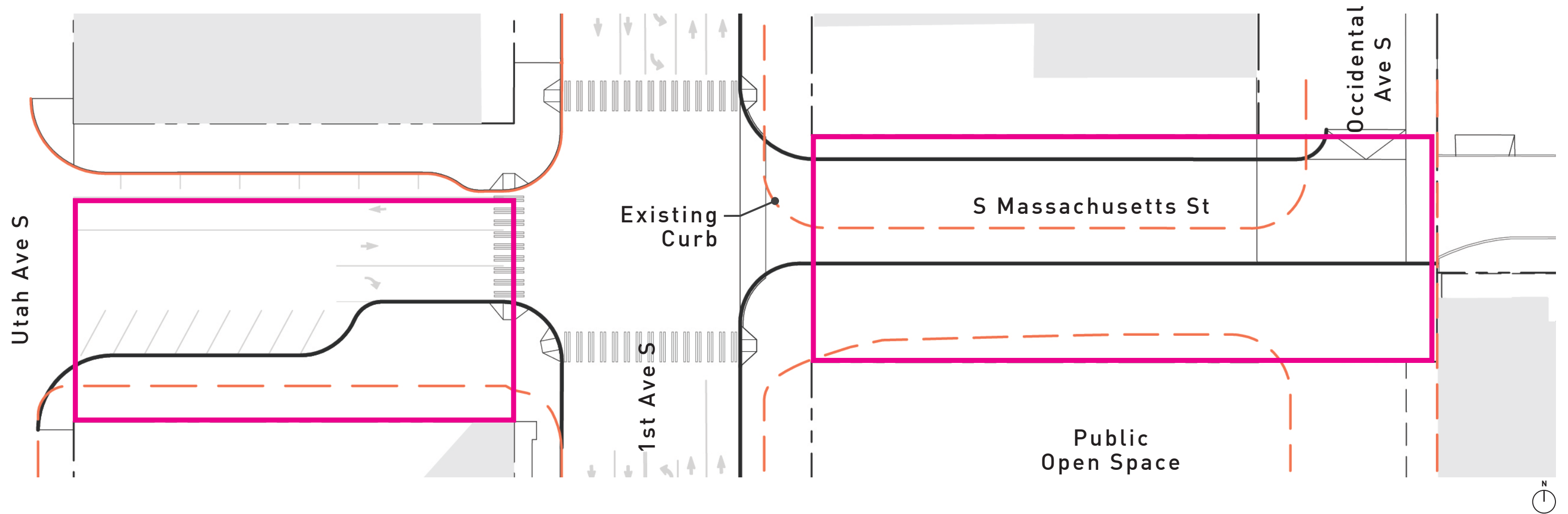


LEGEND

- ① Settling Tank
- ② Equalization & Recirculation Tanks
- ③ Stage 1 Treatment Cells
- ④ Stage 2 Treatment Cells
- ⑤ Reuse Tank
- ⑥ Reuse: Toilets, Irrigation, etc.
- ⑦ Interactive Display Panel







### Proposed EIS Mitigation

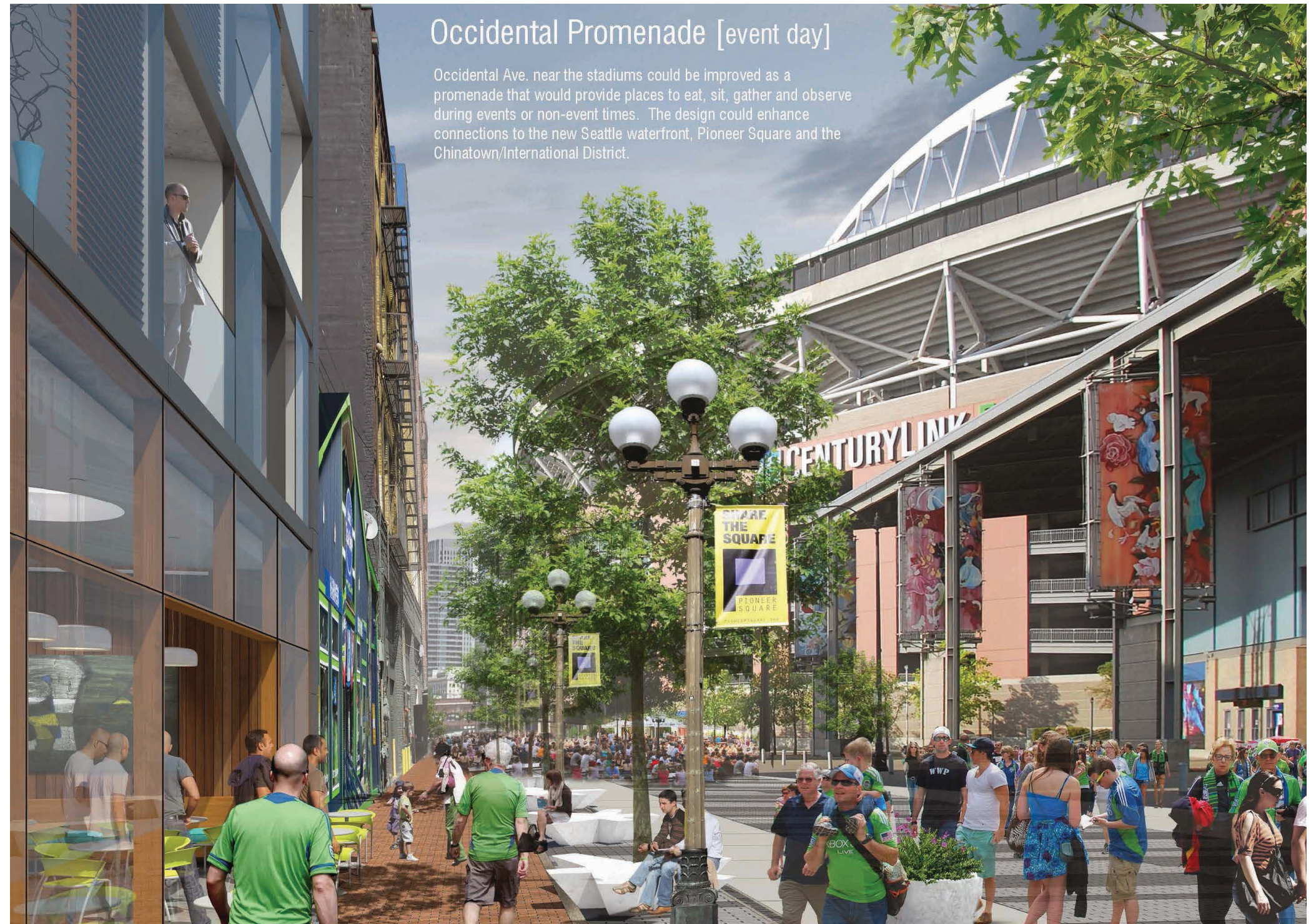
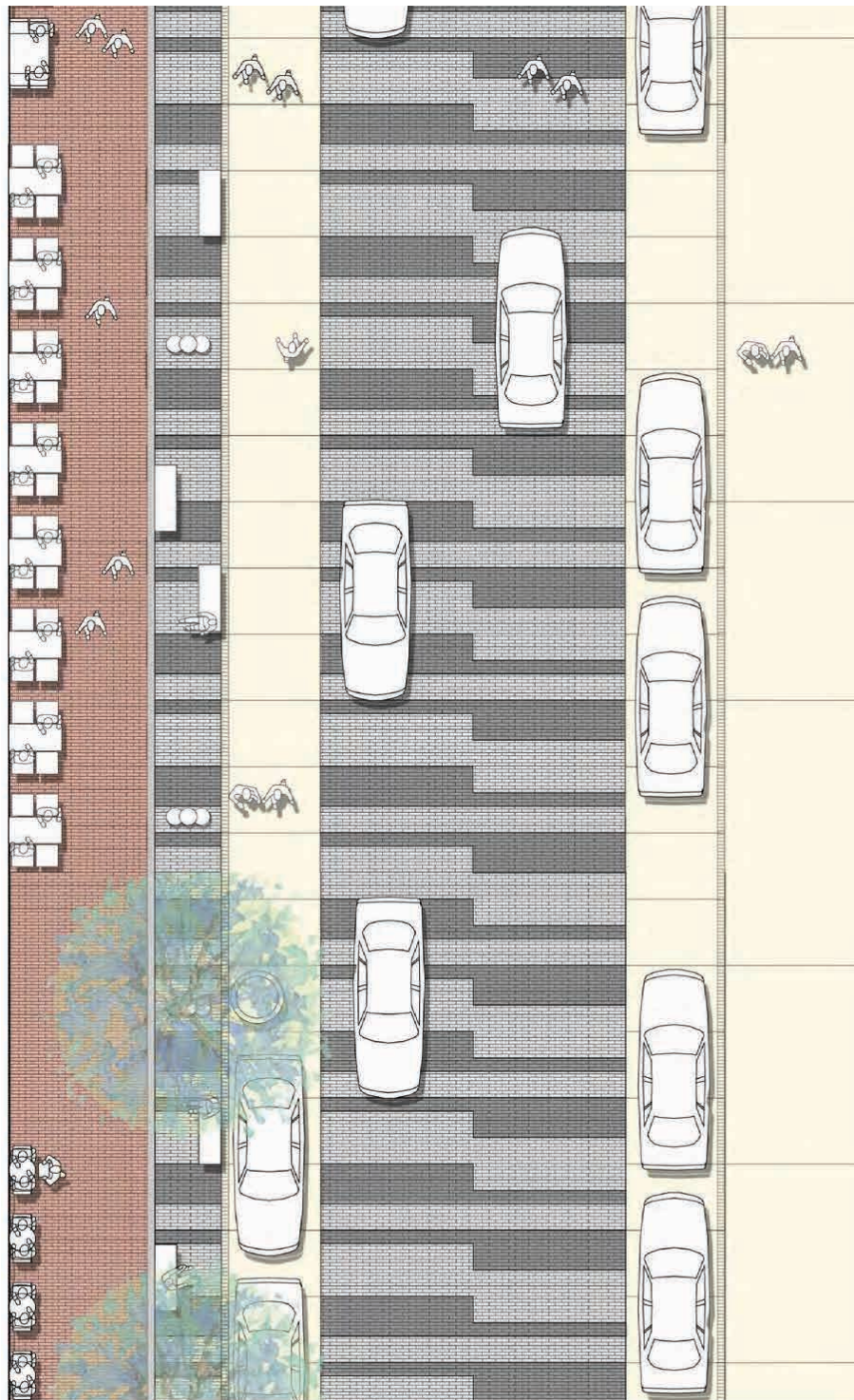
- None

### Proposed Public Benefits

- Dedication of 2,400 SF of ArenaCo property to enable street realignment
- Curbless festival street between 1st and Occidental with higher level of finish
- Standard SDOT improvements between 1st and Utah (south side)
- Site amenities: seating, lighting, wayfinding

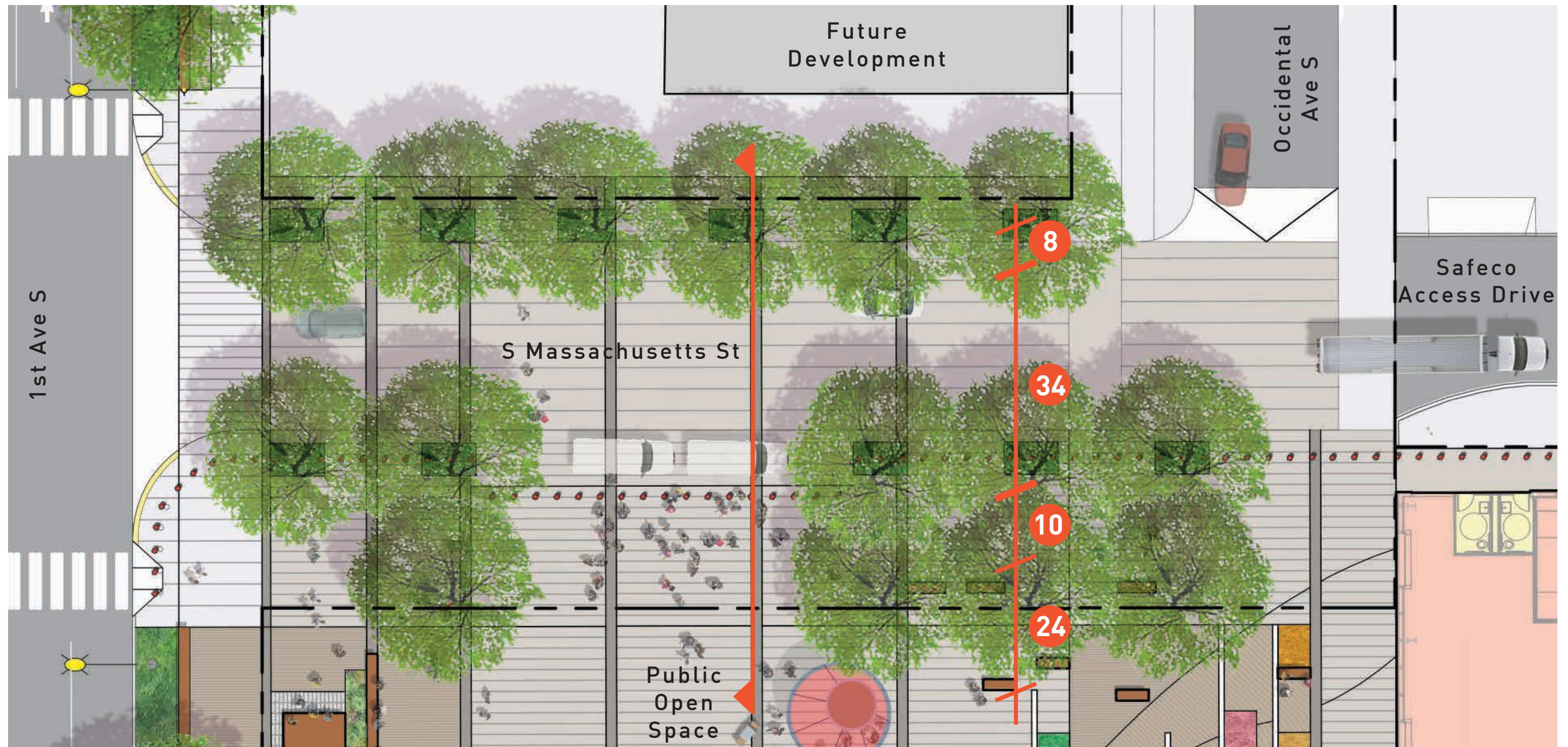


Typical Streetscape Elements - Occidental Ave



\* Source: SDOT Street Design Concept Plan.

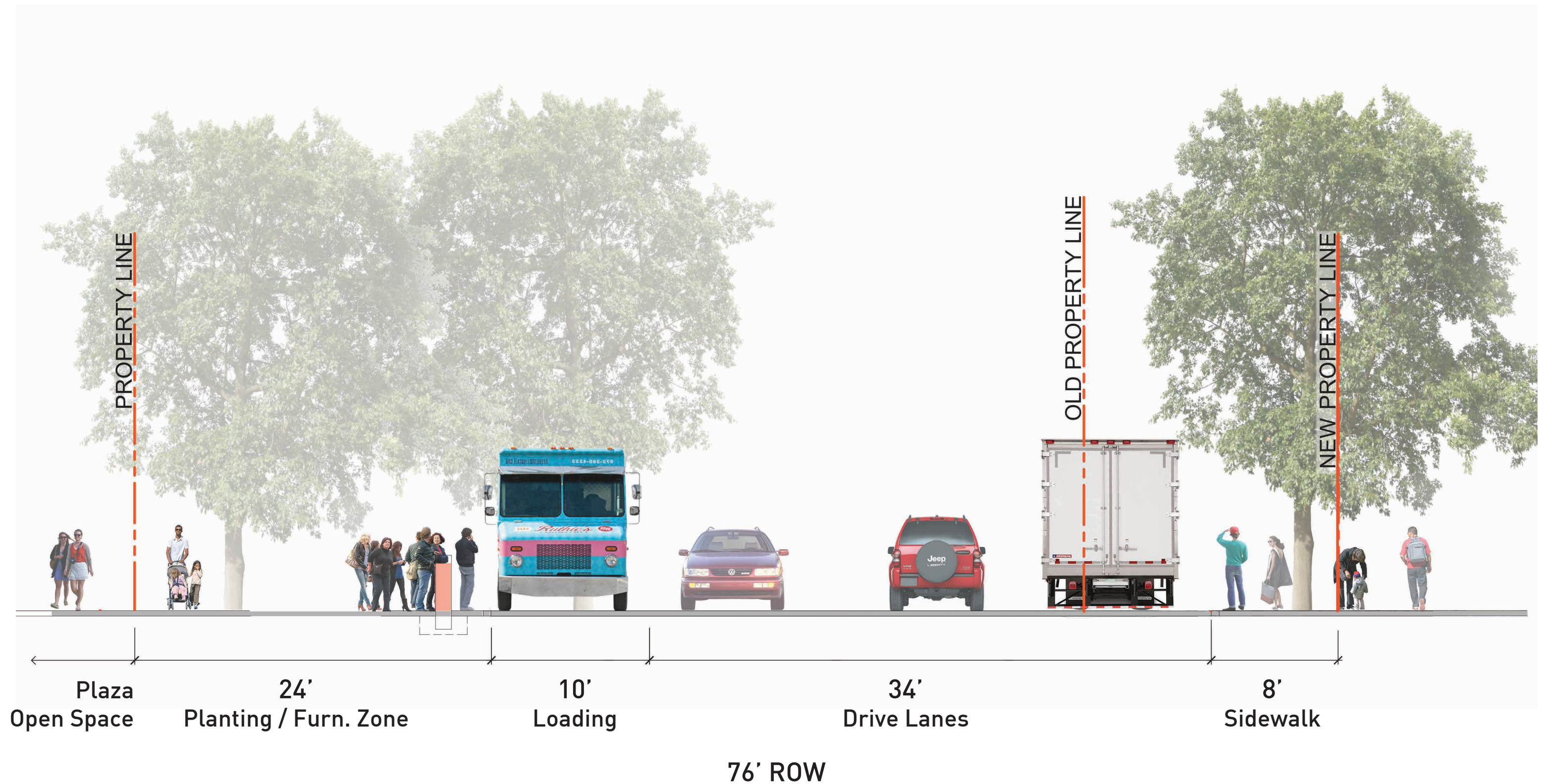




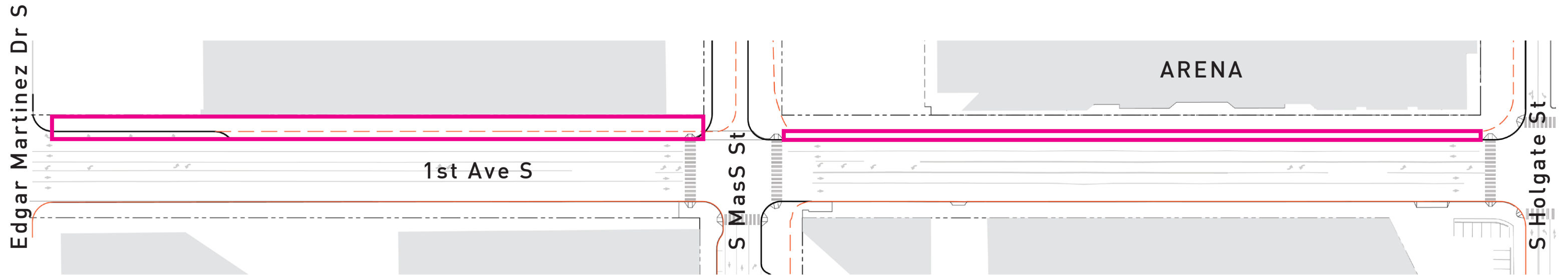












### Proposed EIS Mitigation

Pedestrian safety and crowd control for Arena frontage only

Ingress: 10,800 patrons / 8,460 SF queue area

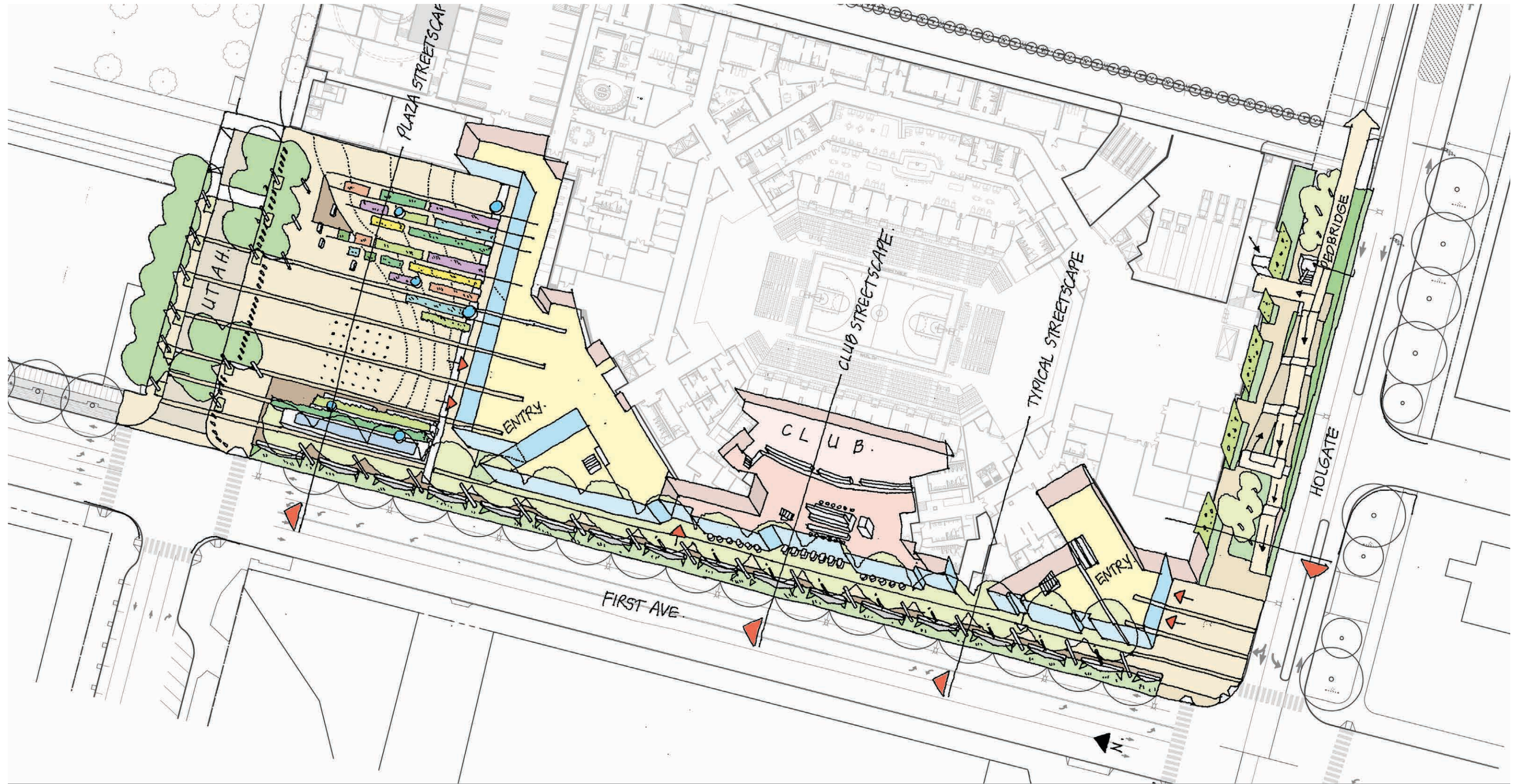
Egress: 1st Ave @ Plaza = 4,100 patrons / 16' sidewalk width

1st Ave @ Arena = 3,300 patrons / 13' width

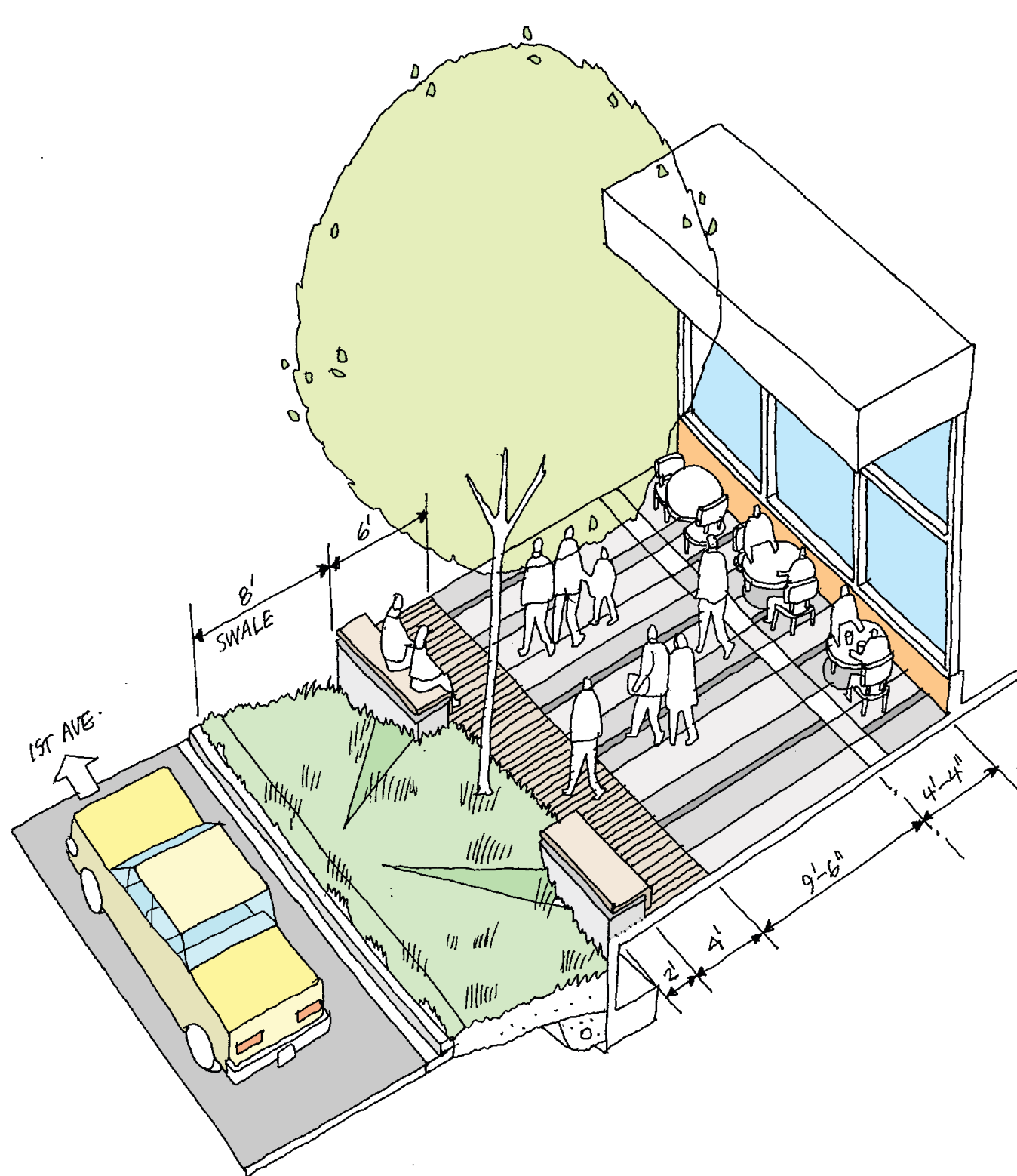
### Proposed Public Benefits

- Massachusetts to Holgate: extend curb line out to existing parking lane and improve with seating, ped lighting and rain garden area
- Massachusetts to E. Martinez: extend curb line out to existing parking lane and improve with new sidewalk, seating, ped lighting and rain garden area

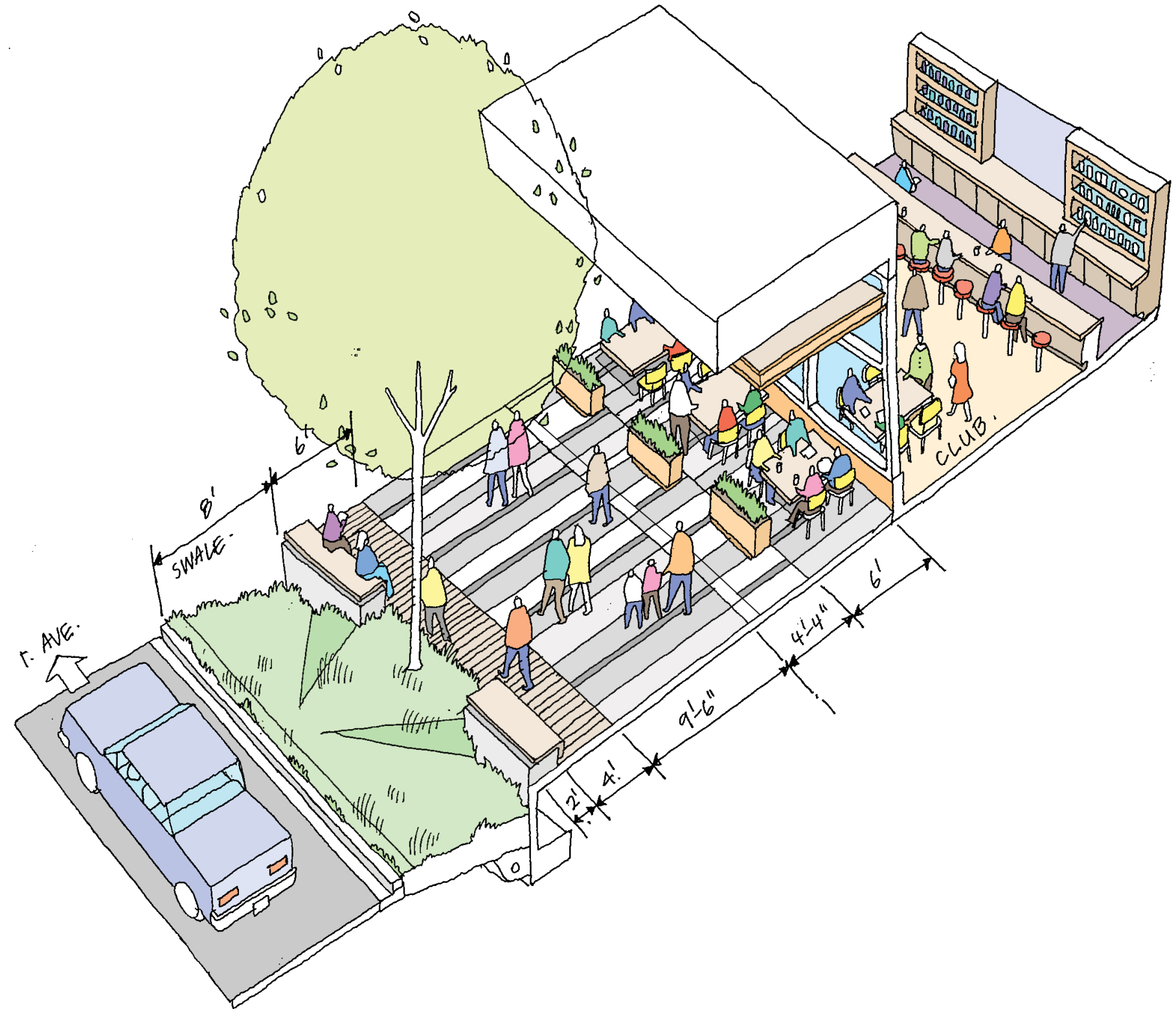






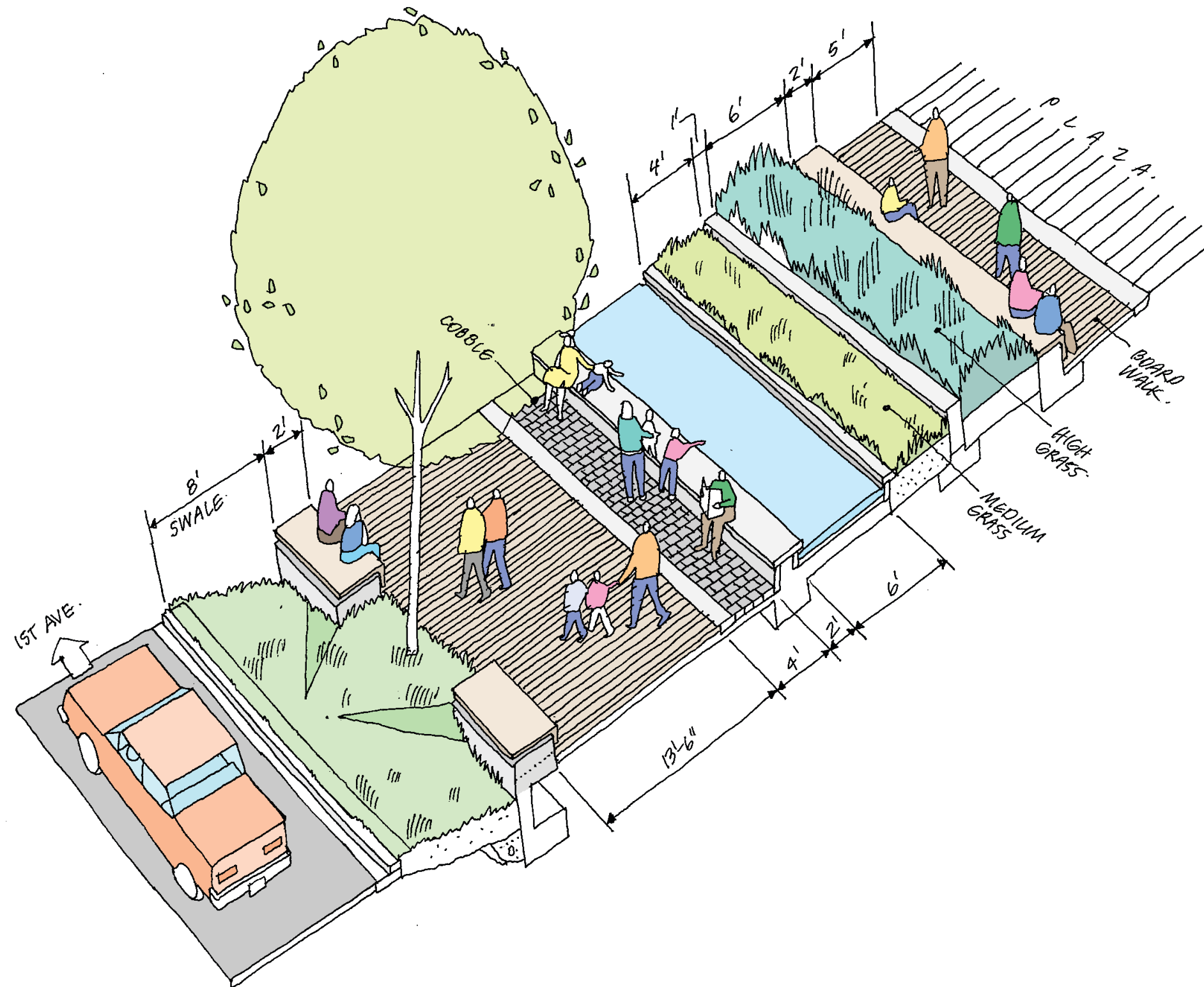


Typical Section at Arena



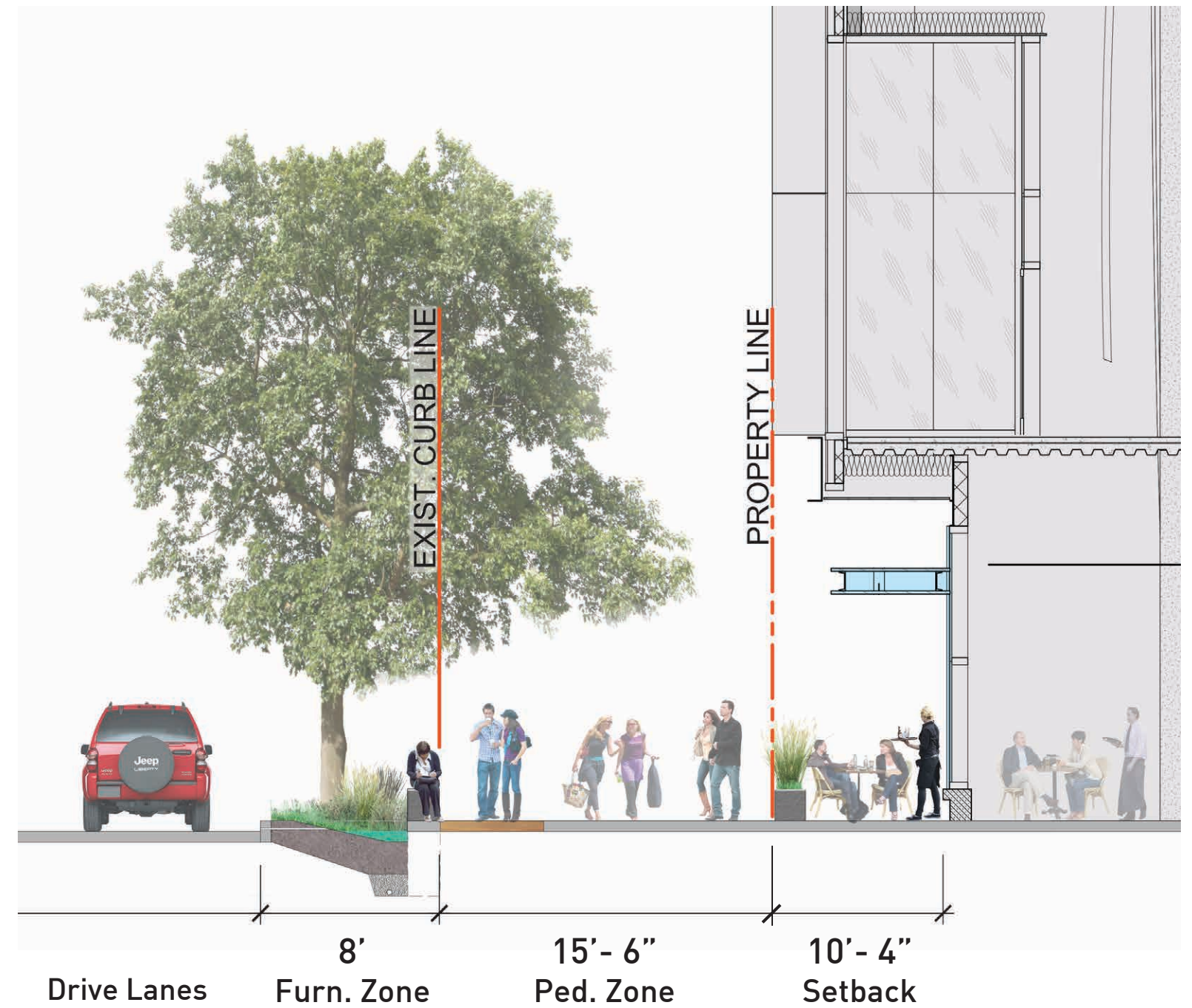
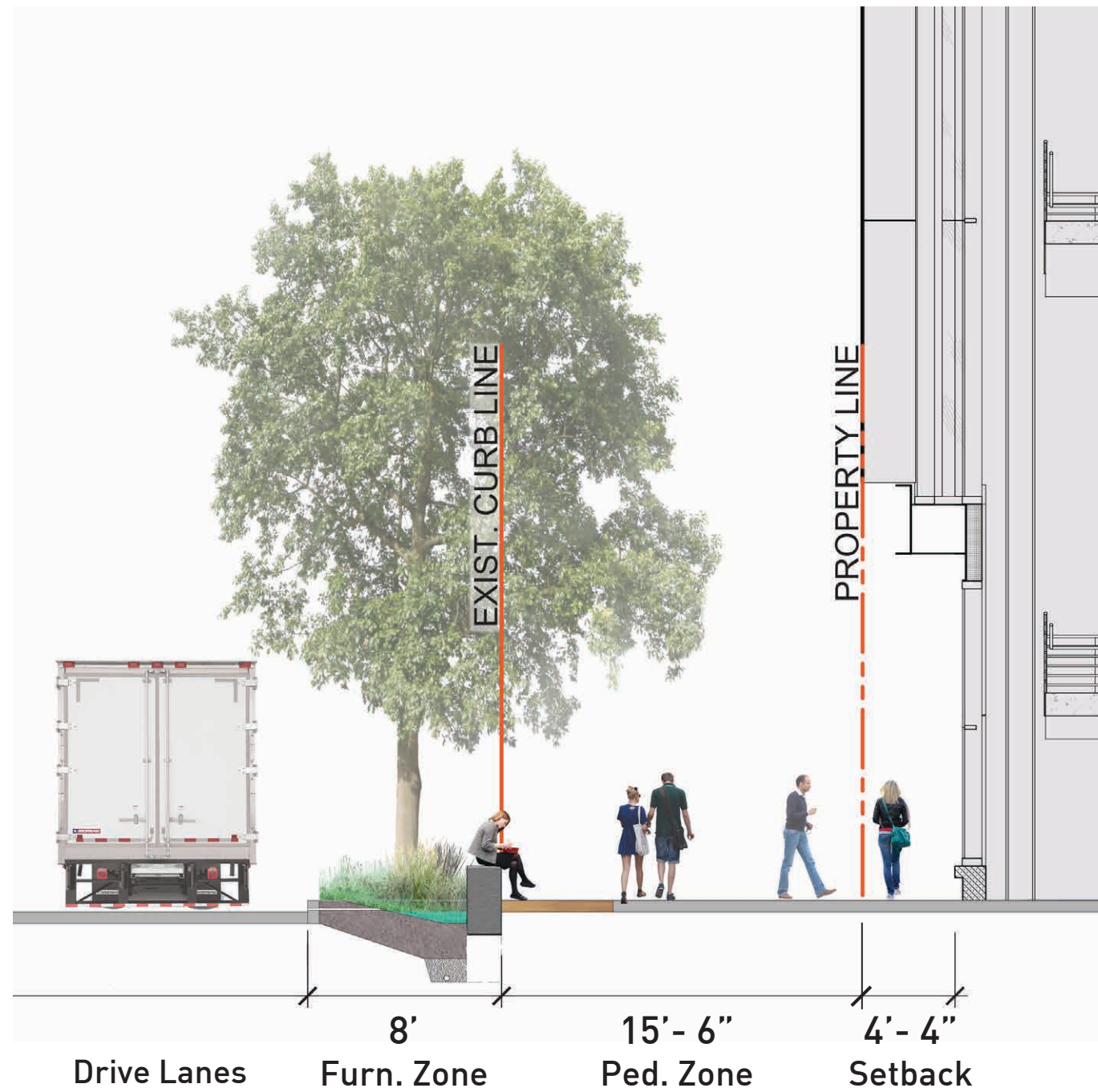
Section at Year Round Club





## Section at Plaza

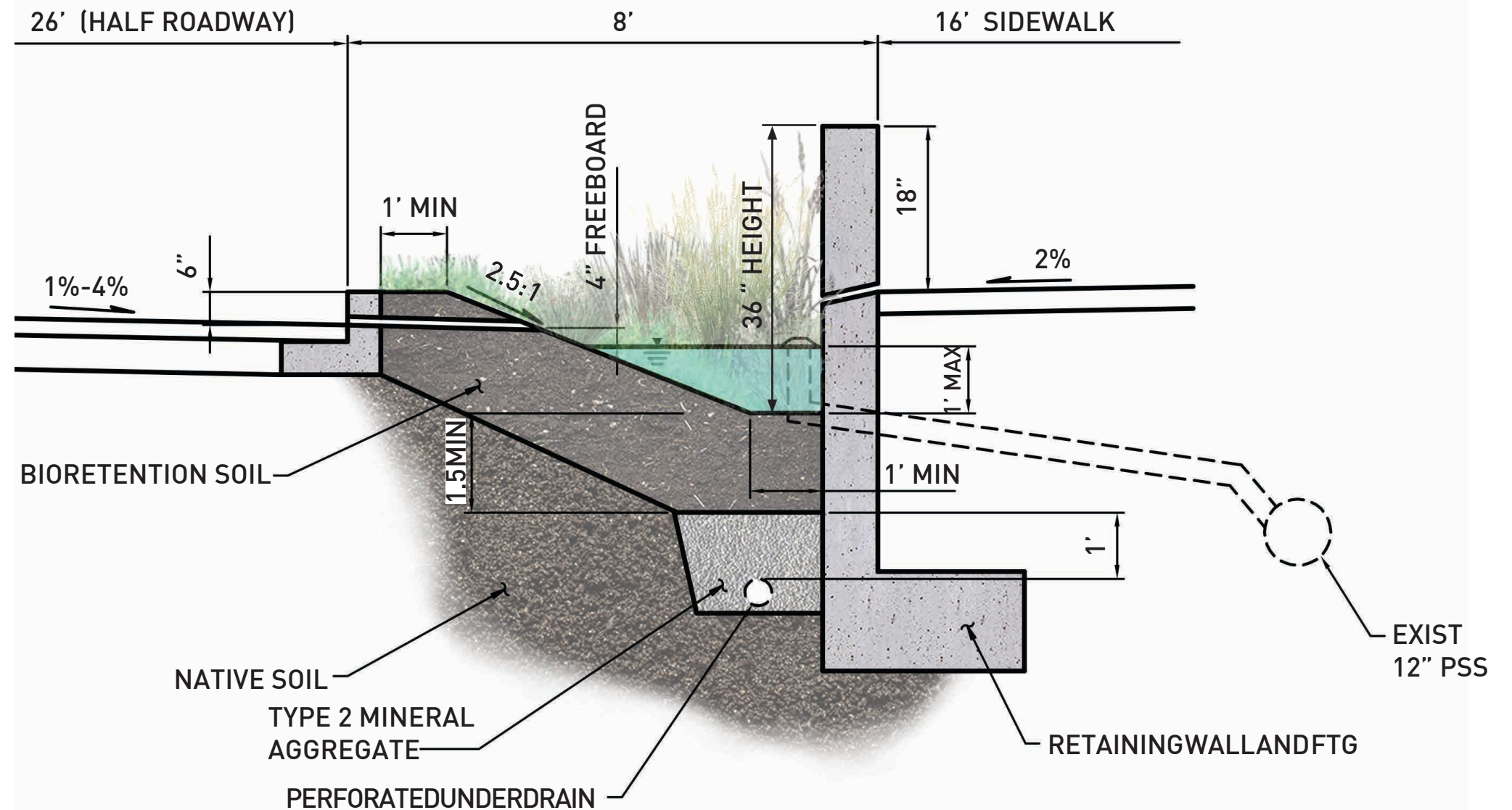




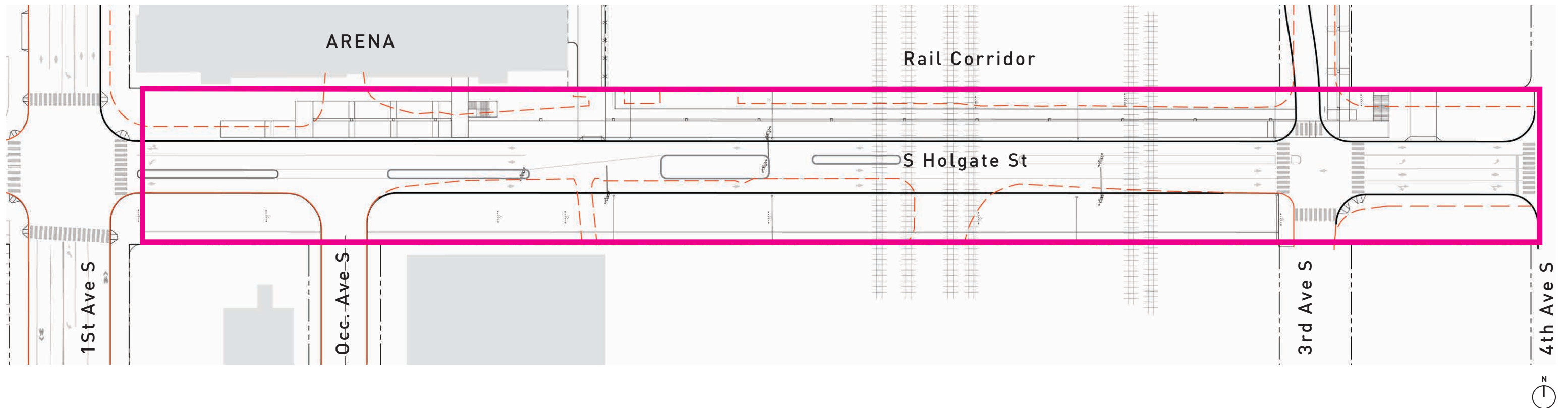


### NOTES:

1. Infiltrates/treats 33,800 SF of combined roadway and sidewalk run-off
2. Swale length assumed to be 650+ feet and would be sub-divided into (7) cells to limit contributing area to 5,000 SF maximum per drainage code requirements







### Proposed EIS Mitigation

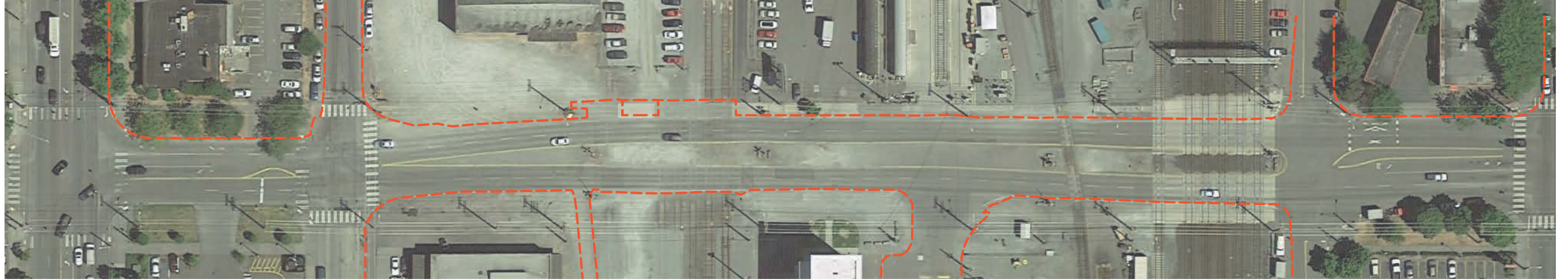
#### Pedestrian / bike bridge:

- north side alignment
- 14' width
- 24' clearance
- ramps and stairs at each landing
- open 24/7.

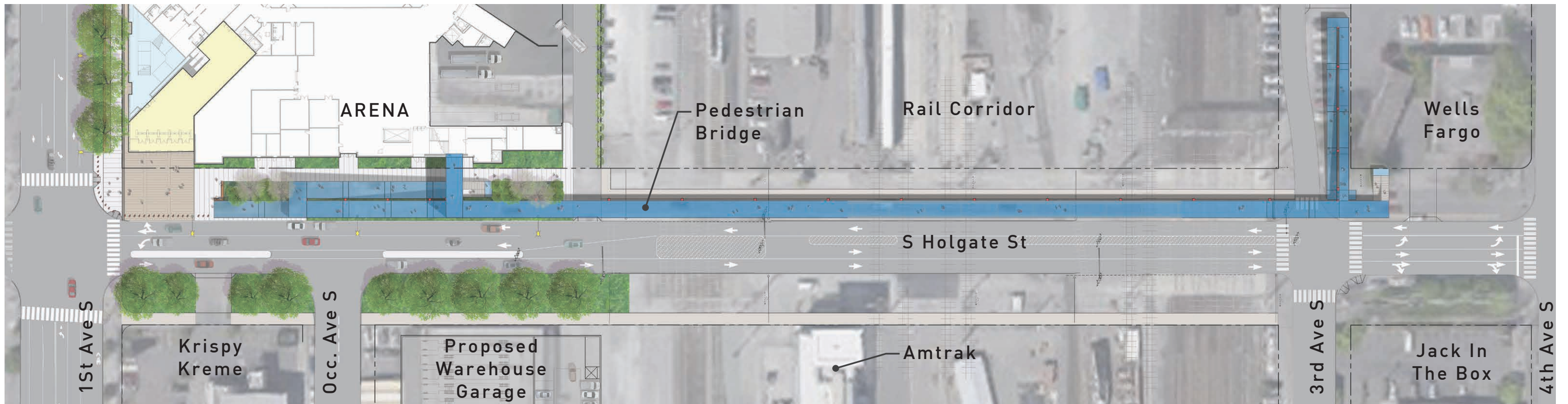
### Proposed Public Benefits

- Arena frontage: extend curb line per street realignment and improve with seating, ped lighting and rain garden area
- Offsite – 1st Ave S to 4th Ave S: comprehensive realignment and street improvements include street paving, sidewalks, planting
- Pedestrian / bike bridge: visual enhancements



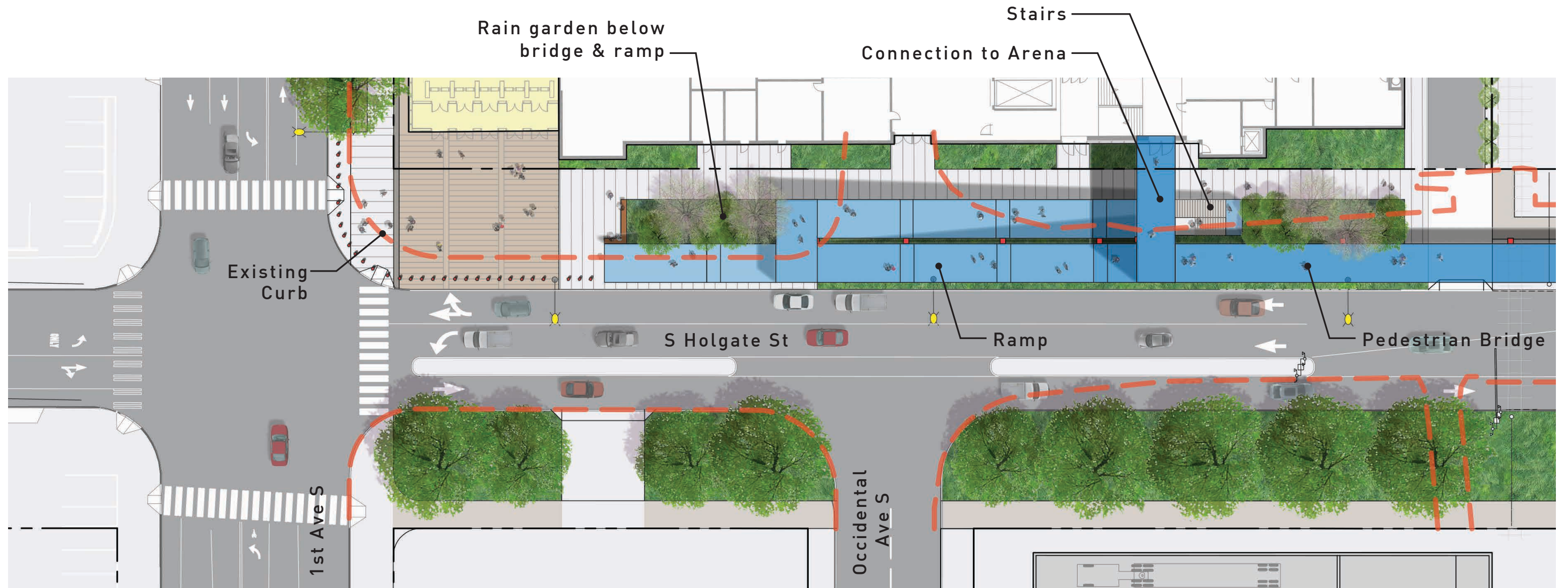


Existing Condition

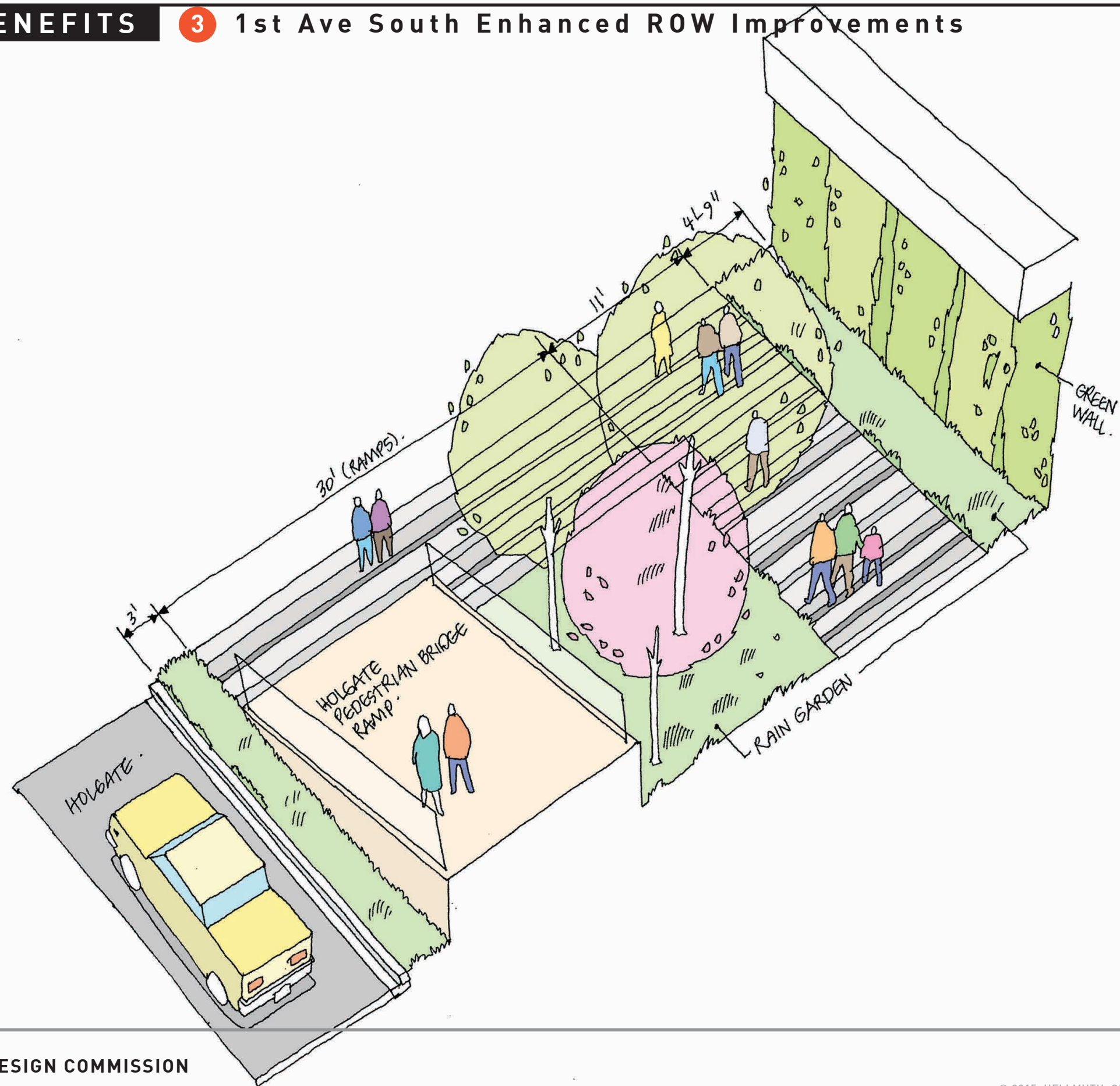


Proposed Street Alignment and Improvements

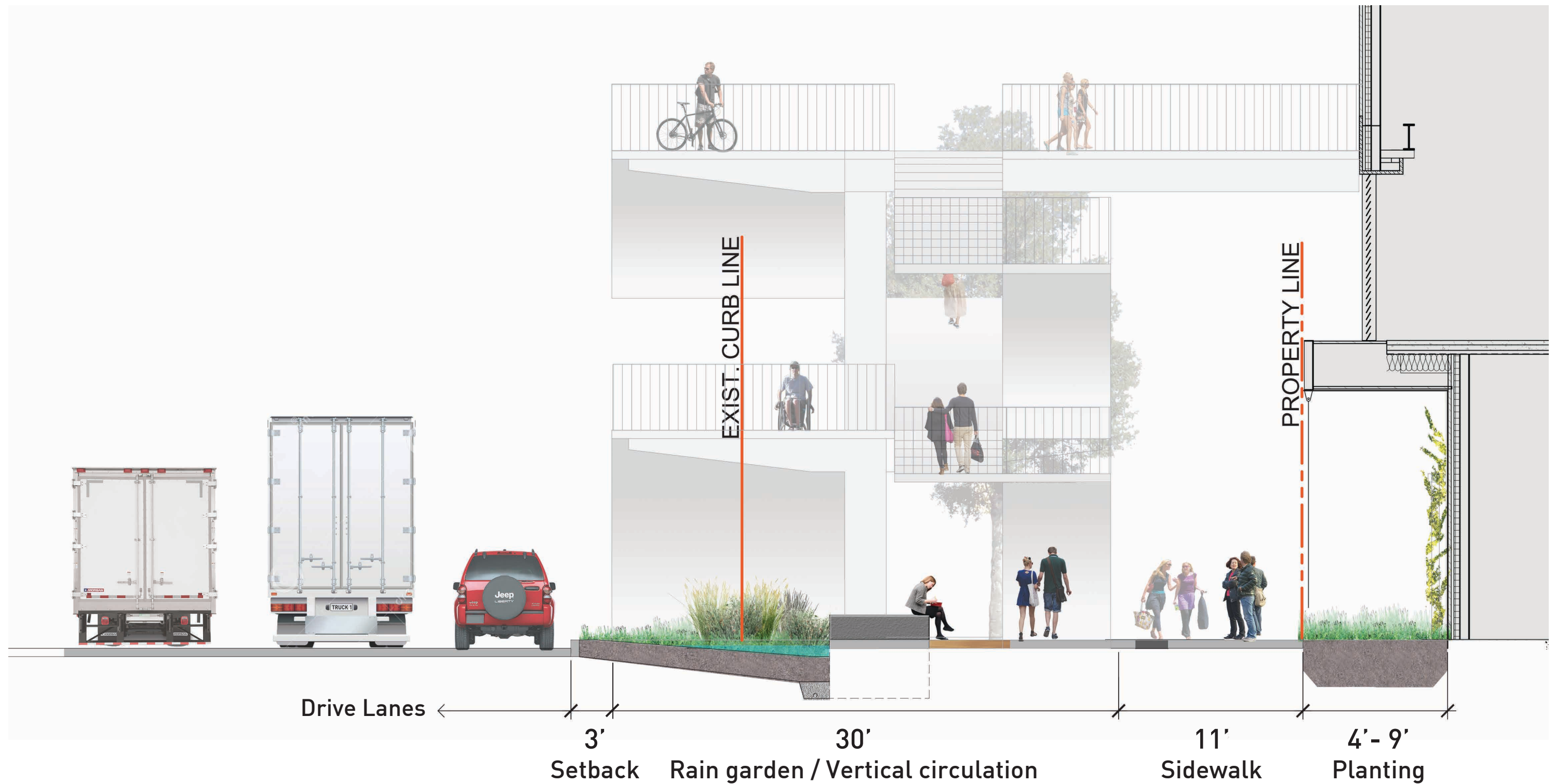








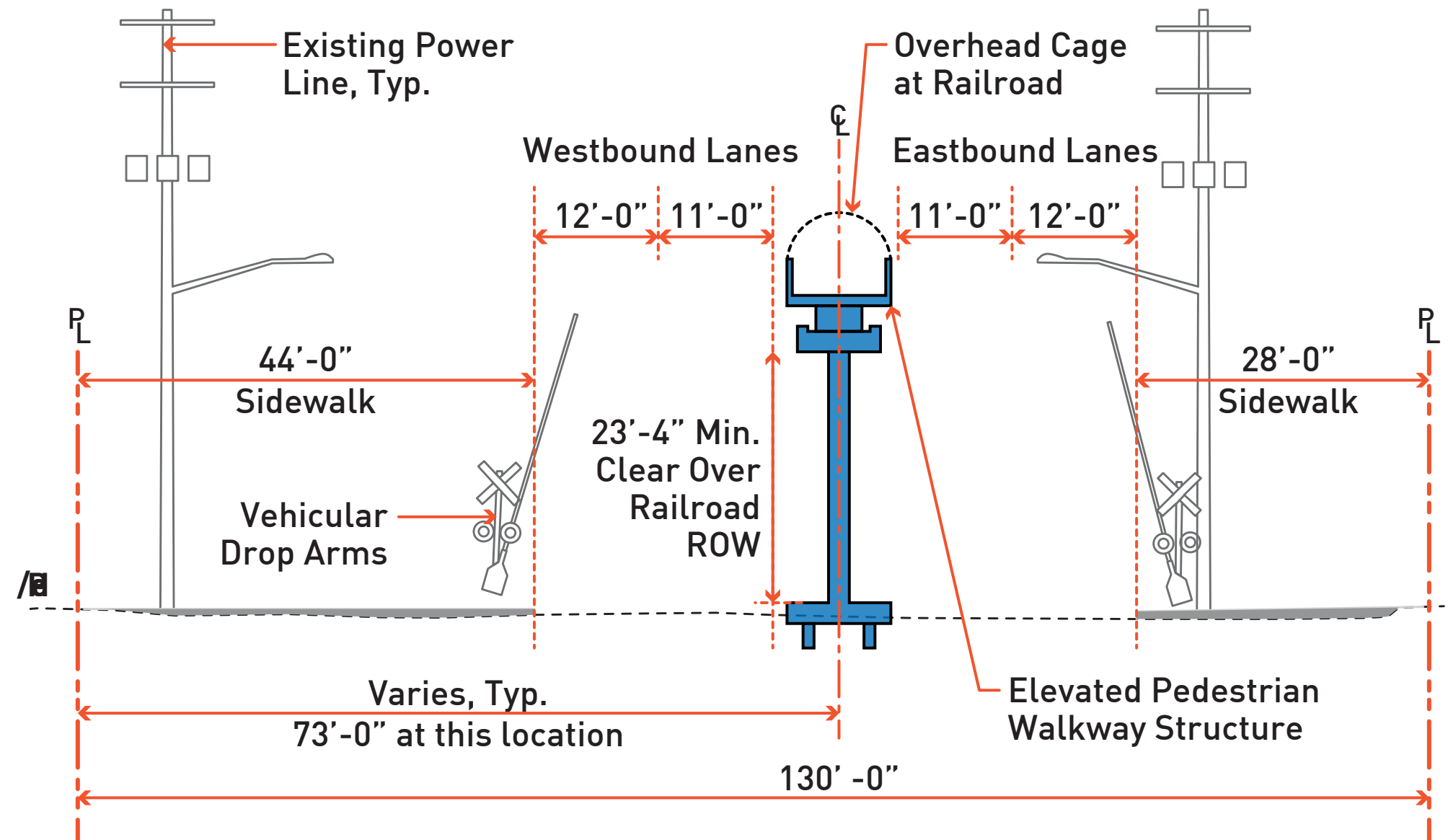




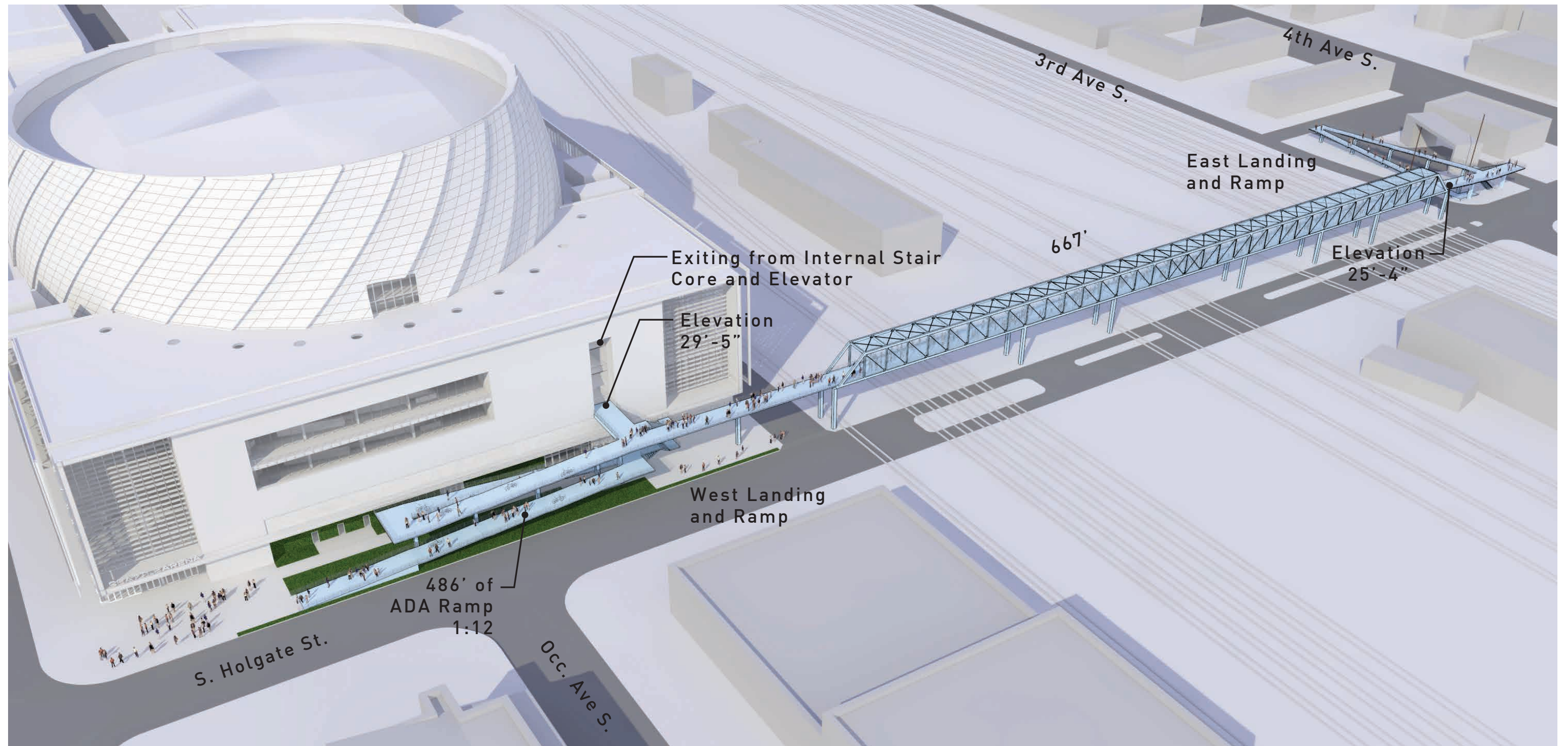


## PERFORMANCE CRITERIA:

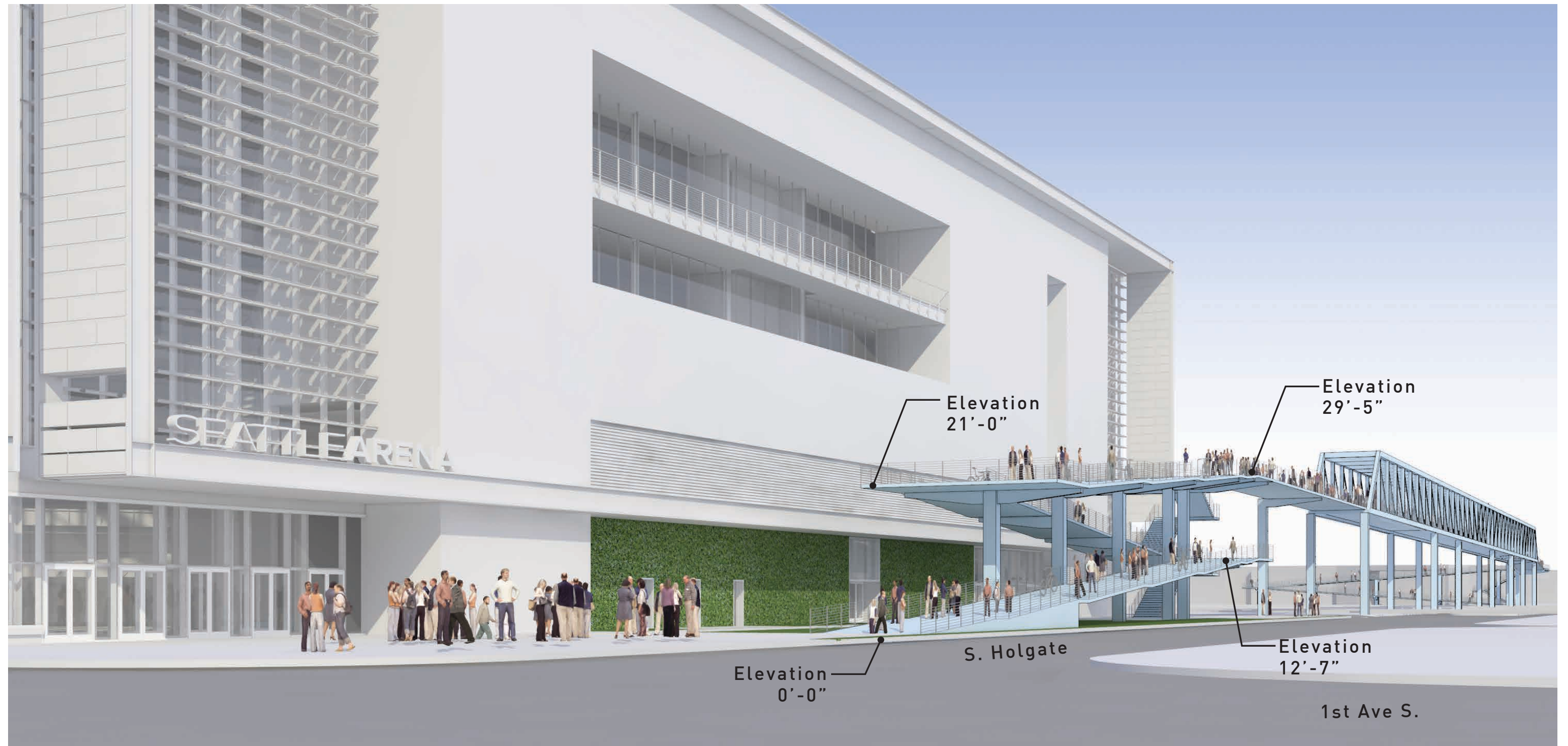
<b>Use:</b>	24/7 public access Direct access to Arena Ramp & Stairs
<b>Access:</b>	
<b>Type:</b>	Steel truss
<b>Railing:</b>	54" Height & Cage at RR
<b>Width:</b>	14 feet
<b>Length:</b>	700+ feet
<b>Span:</b>	190 feet to 250 feet
<b>Capacity:</b>	12,000 / hour (Empty Arena in 11 minutes) (EIS: 2,256 from east)
<b>BNSF Req:</b>	Overhead Cage at RR Piers 25' clear from tracks







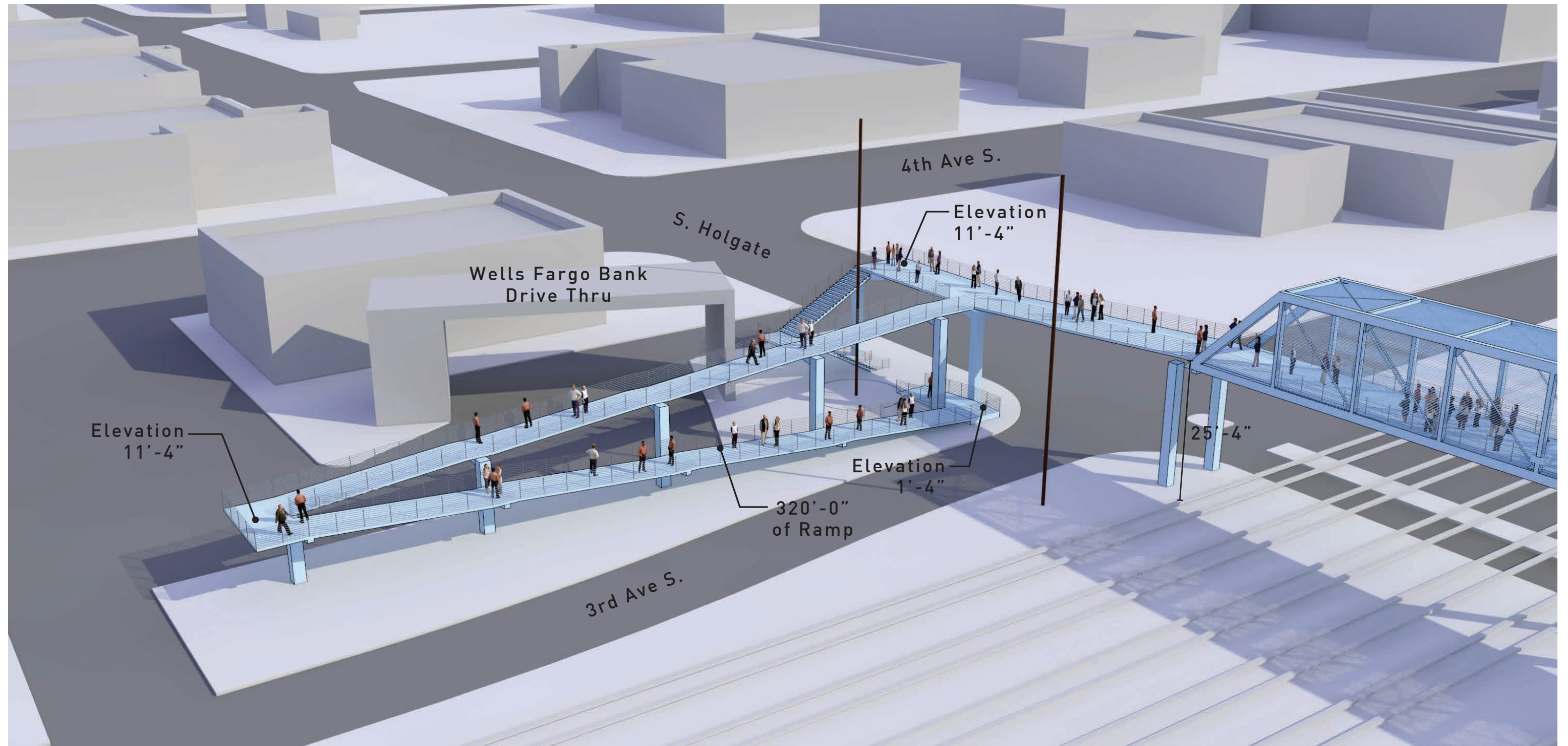




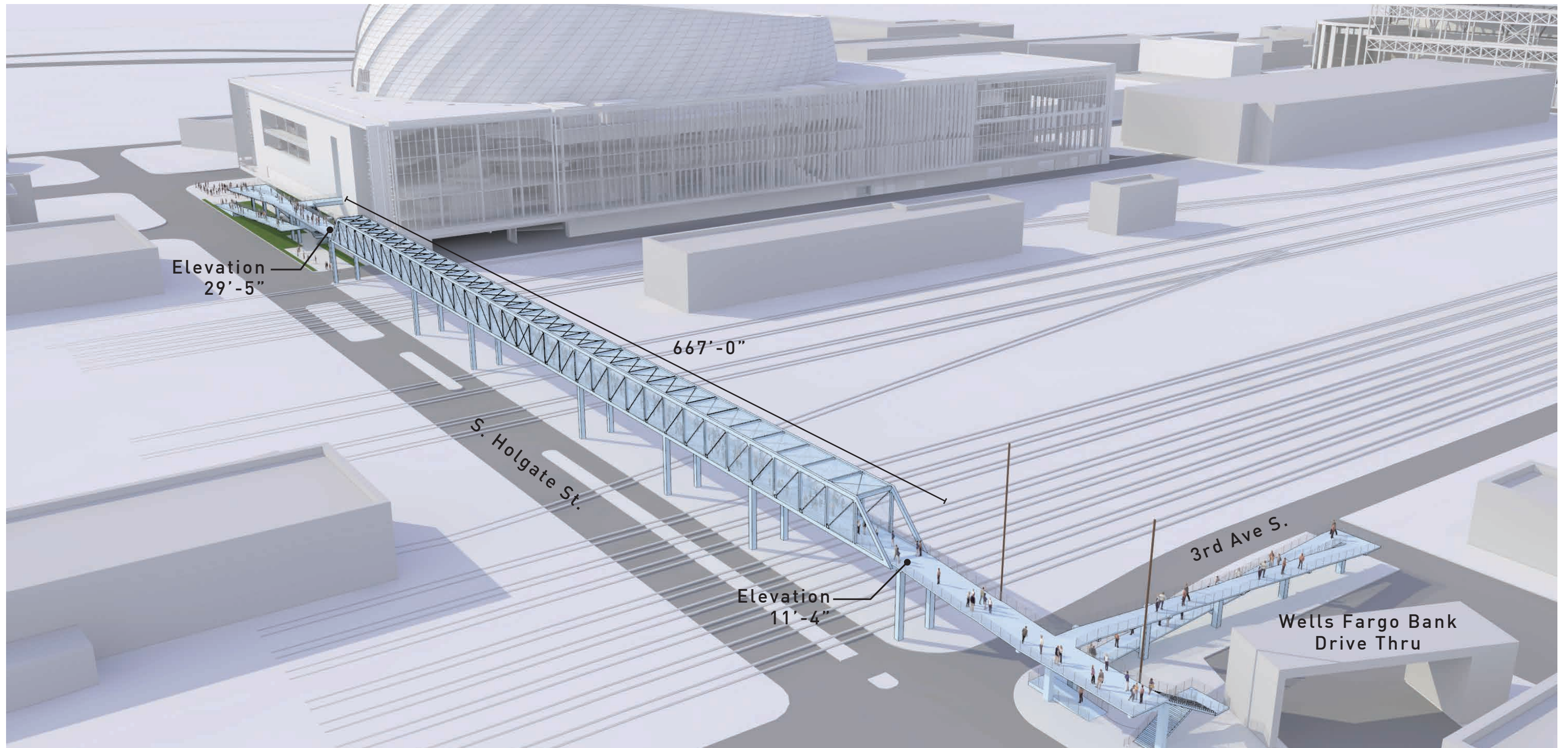




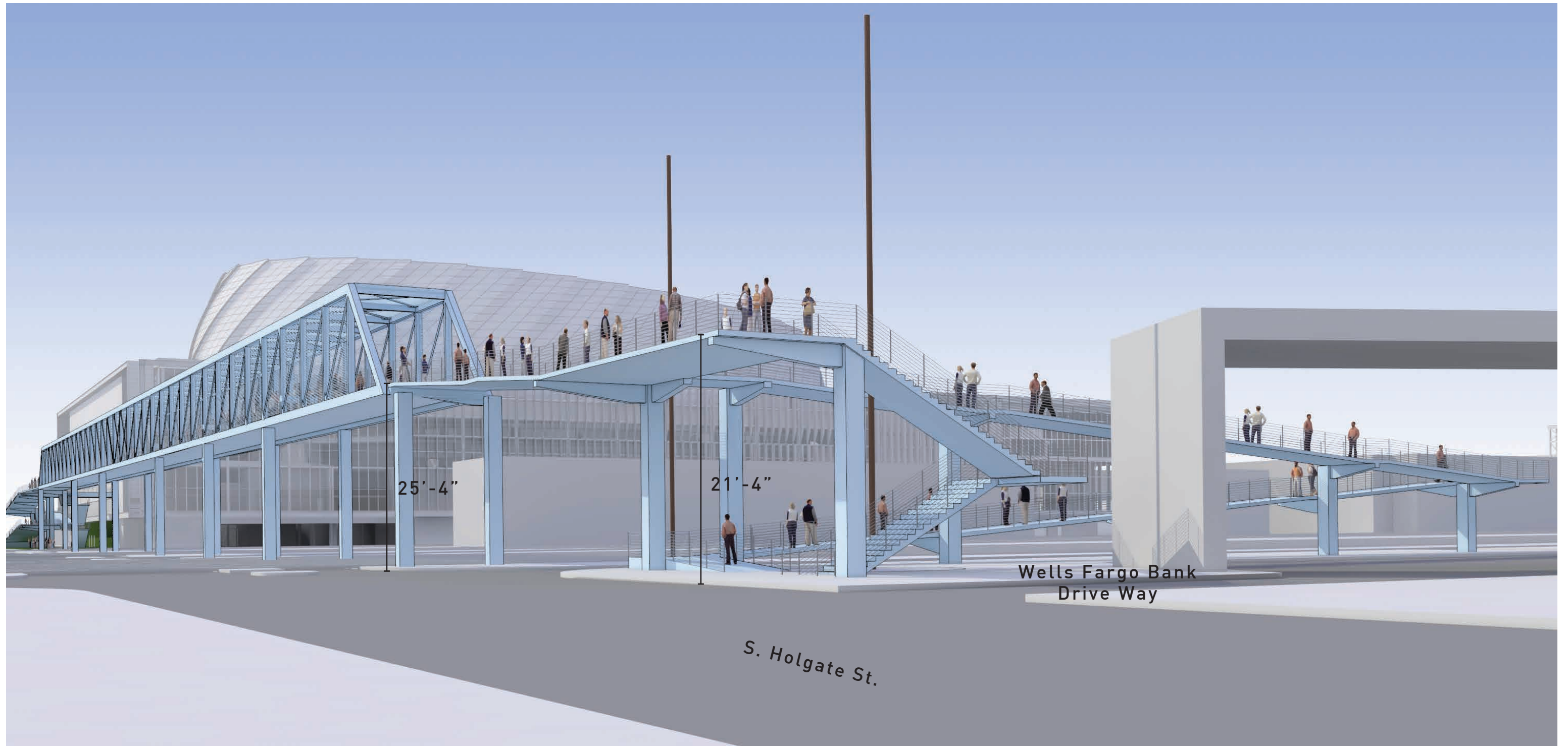




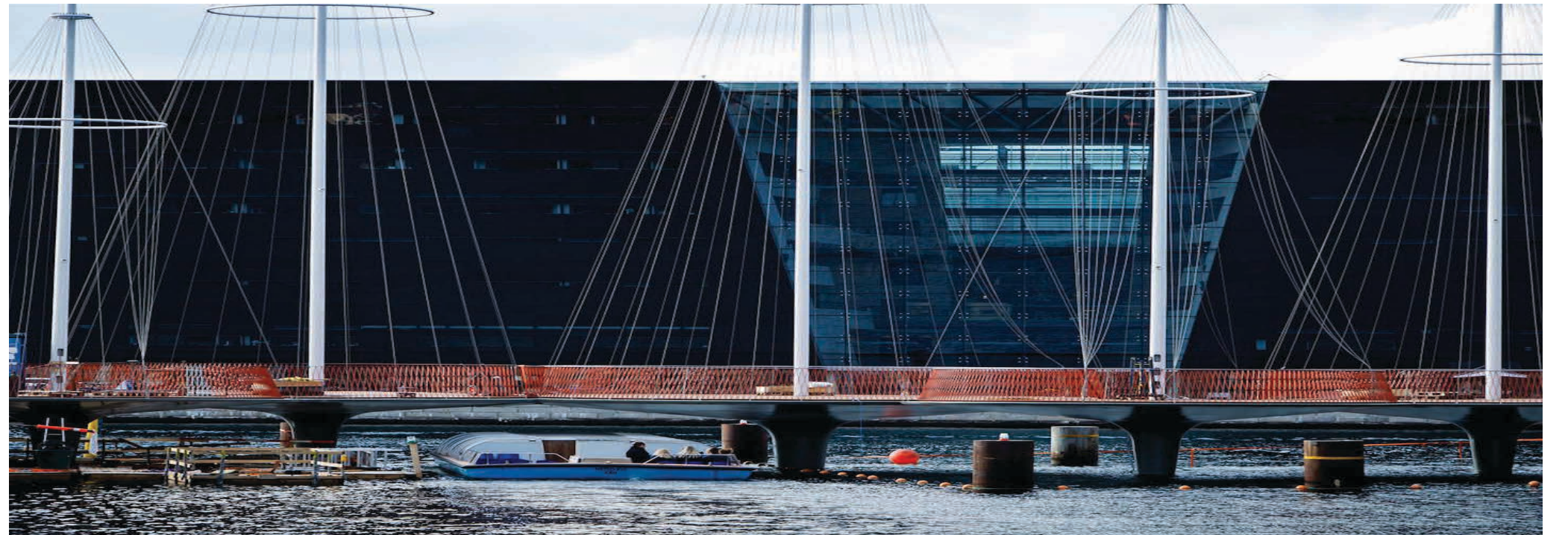
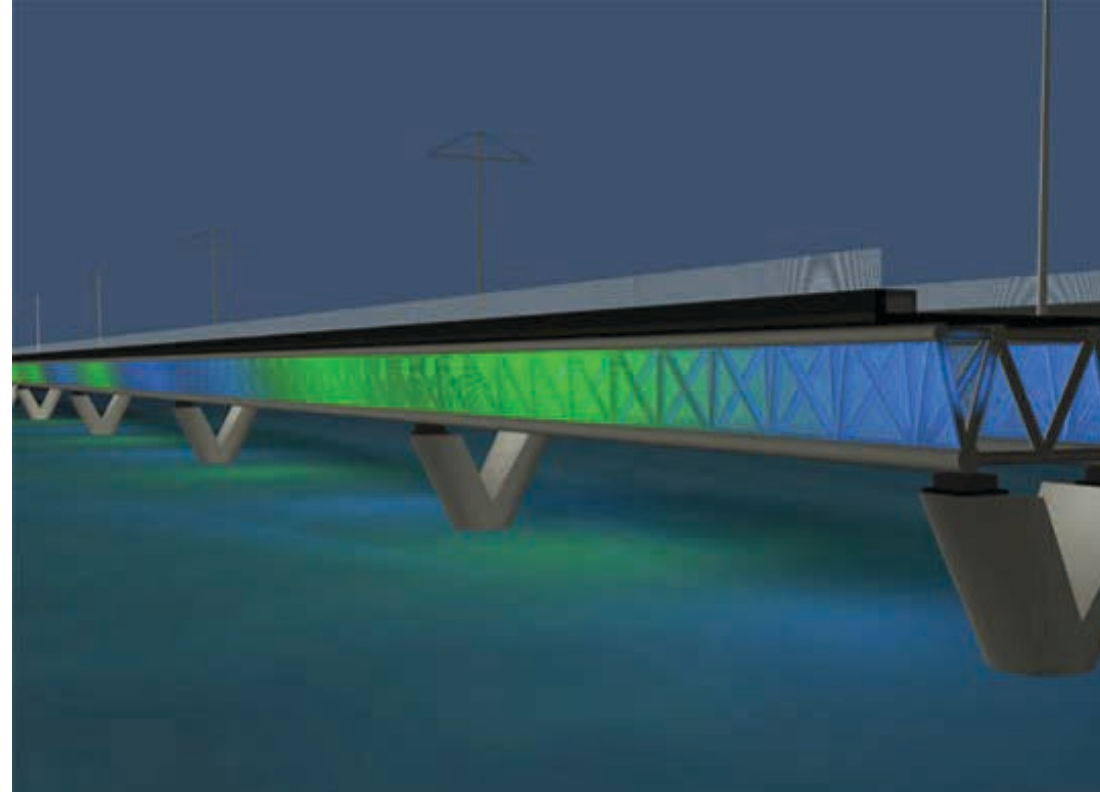












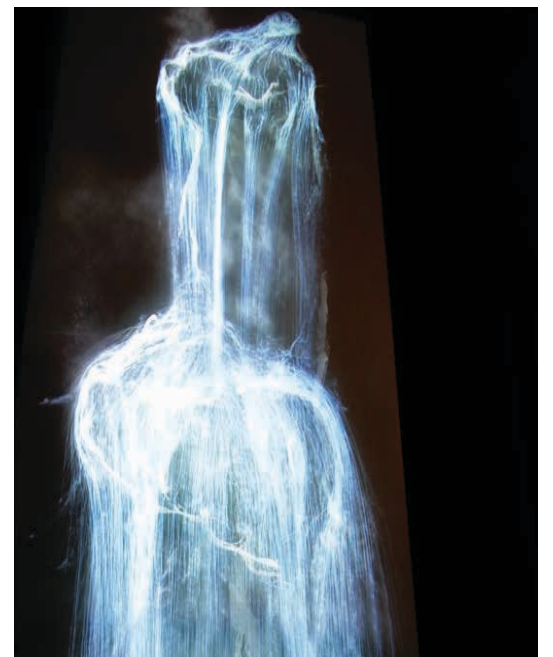
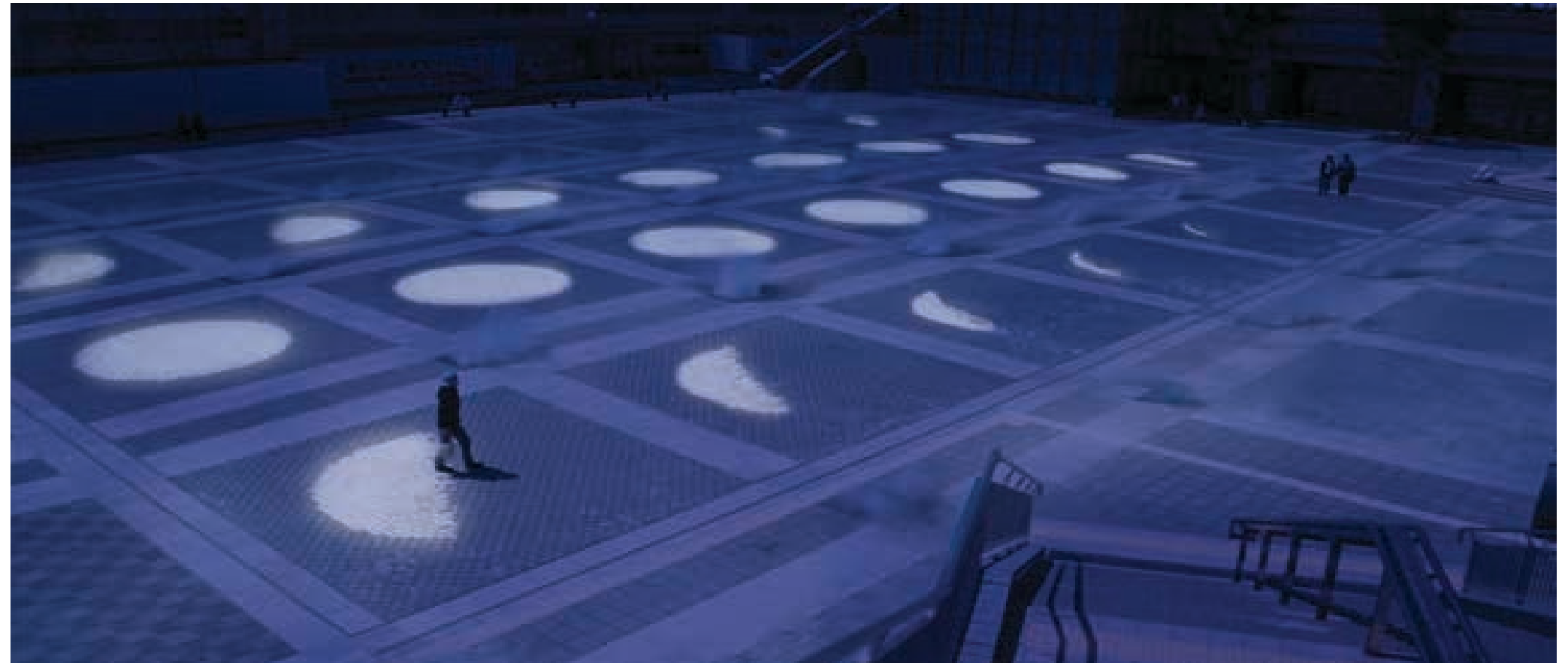


### Proposed EIS Mitigation

None

### Proposed Public Benefits

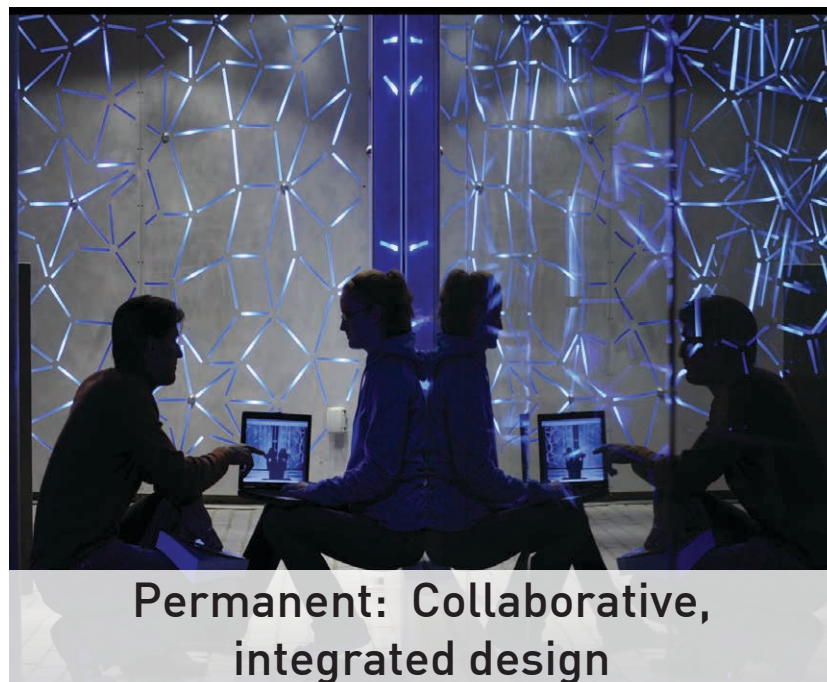
- Budget: 1% of construction budget
- Development of an Artist led Public Art Program
- Potential artwork elements include:
- Plaza anchor artwork
- Integrated permanent artworks (interior, façade, site elements)
- Temporary artworks (projections, screen savers)
- Design excellence program (lighting, seating, bike racks, etc.)



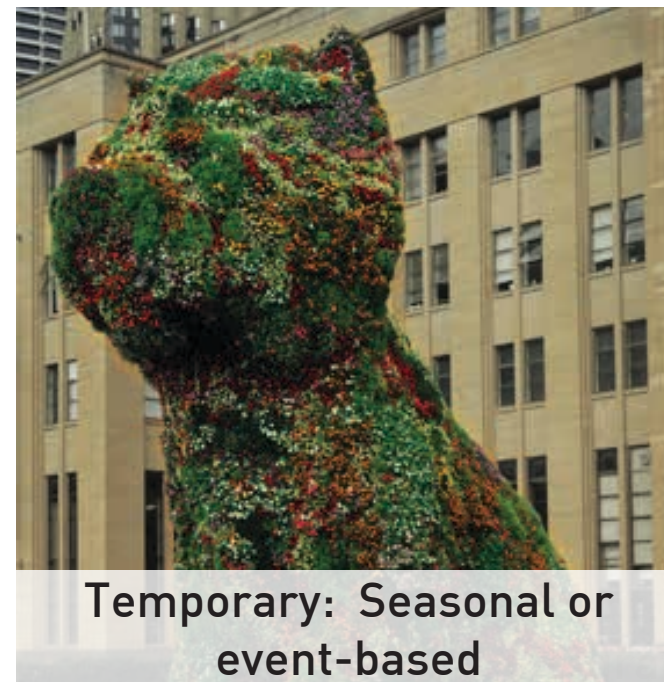




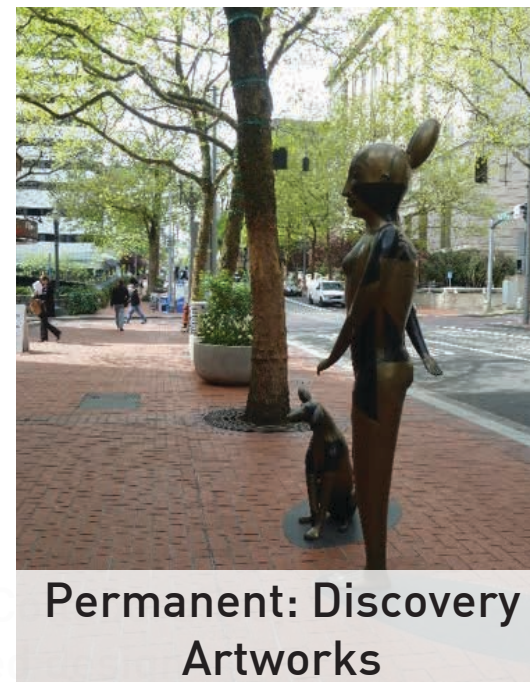
Permanent: Collaborative, integrated design



Permanent: Collaborative, integrated design



Temporary: Seasonal or event-based



Permanent: Discovery Artworks

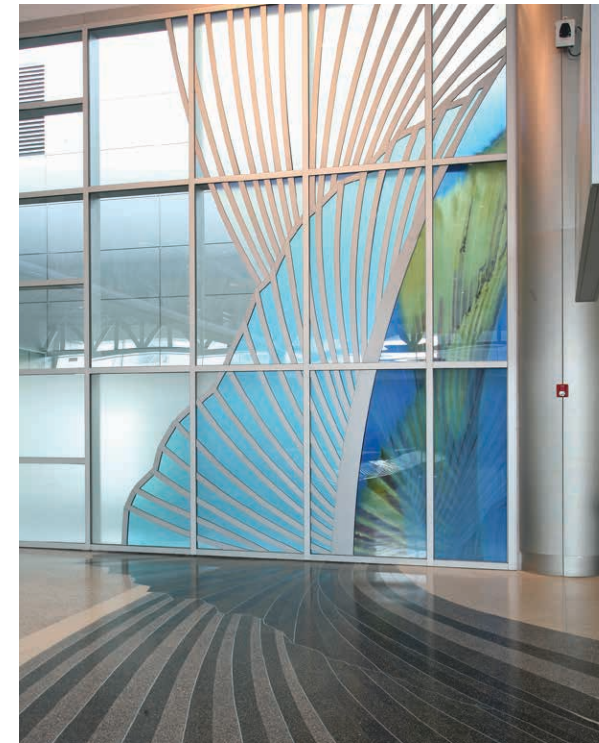


Permanent: Collaborative, integrated design

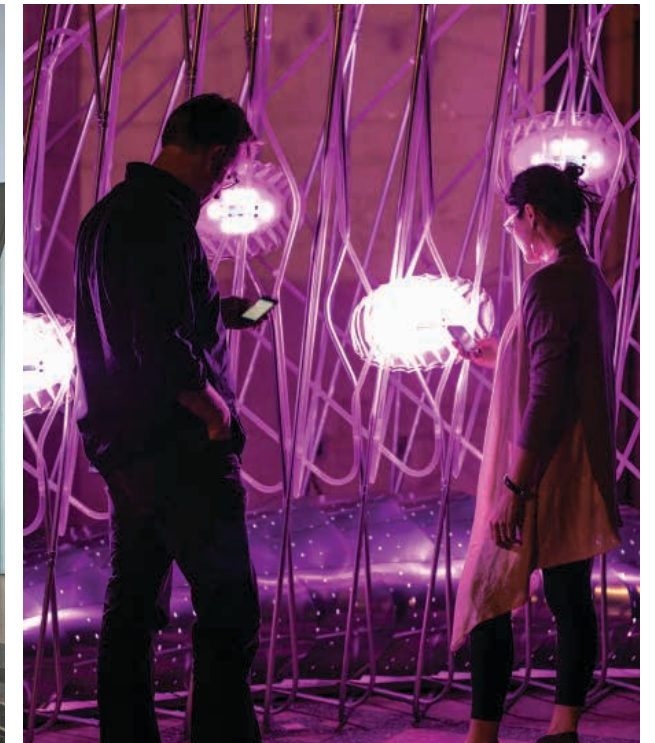




Temporary: Electronic projection/screen savers /events



Permanent: Glass facade and/or Interior Floor



Temporary: Artist designed technology/sculpture



Permanent Interior/Lobby Artwork



Permanent: Anchor artwork



Permanent: Artist-made bollards/ street furniture

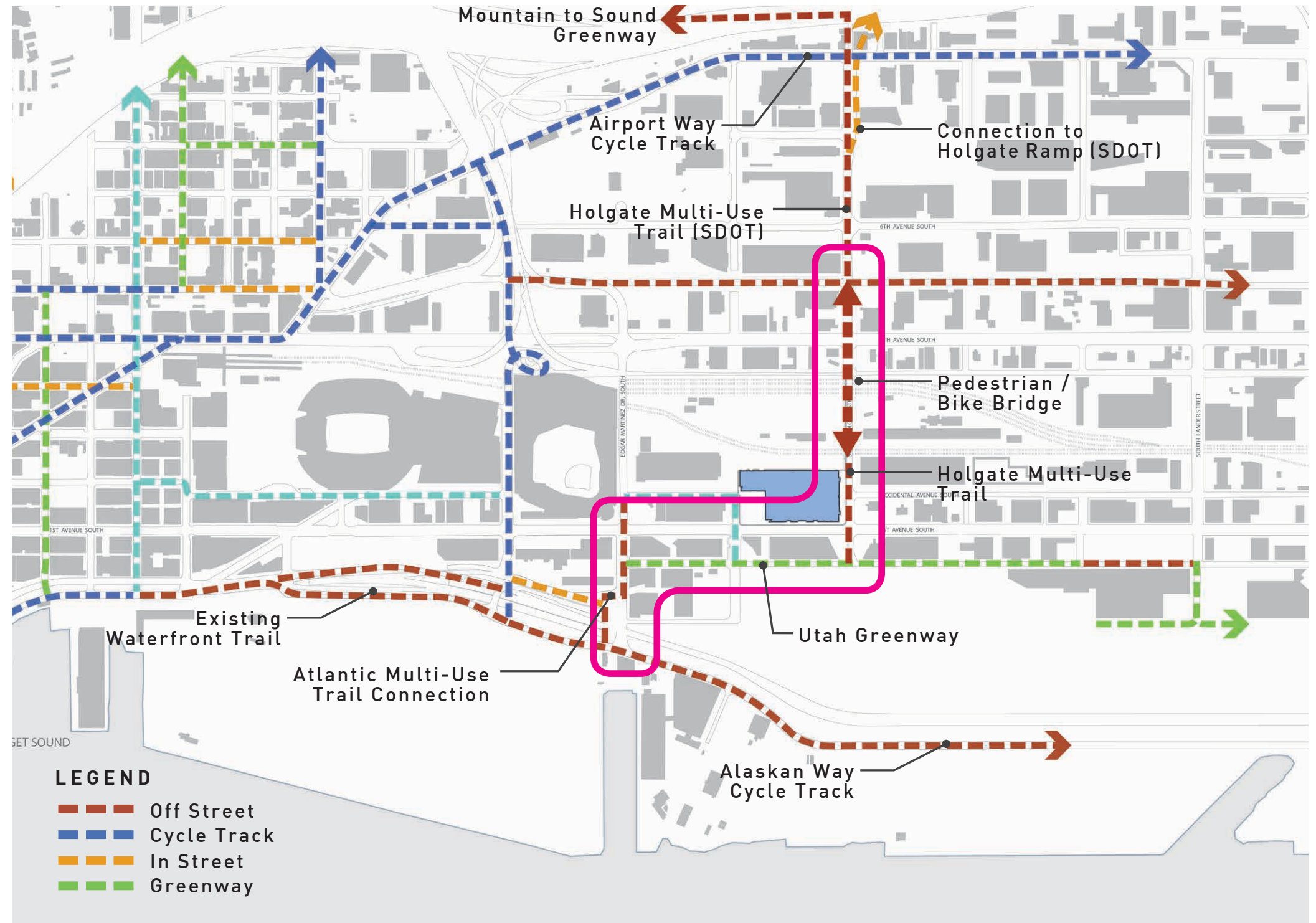


### Proposed EIS Mitigation

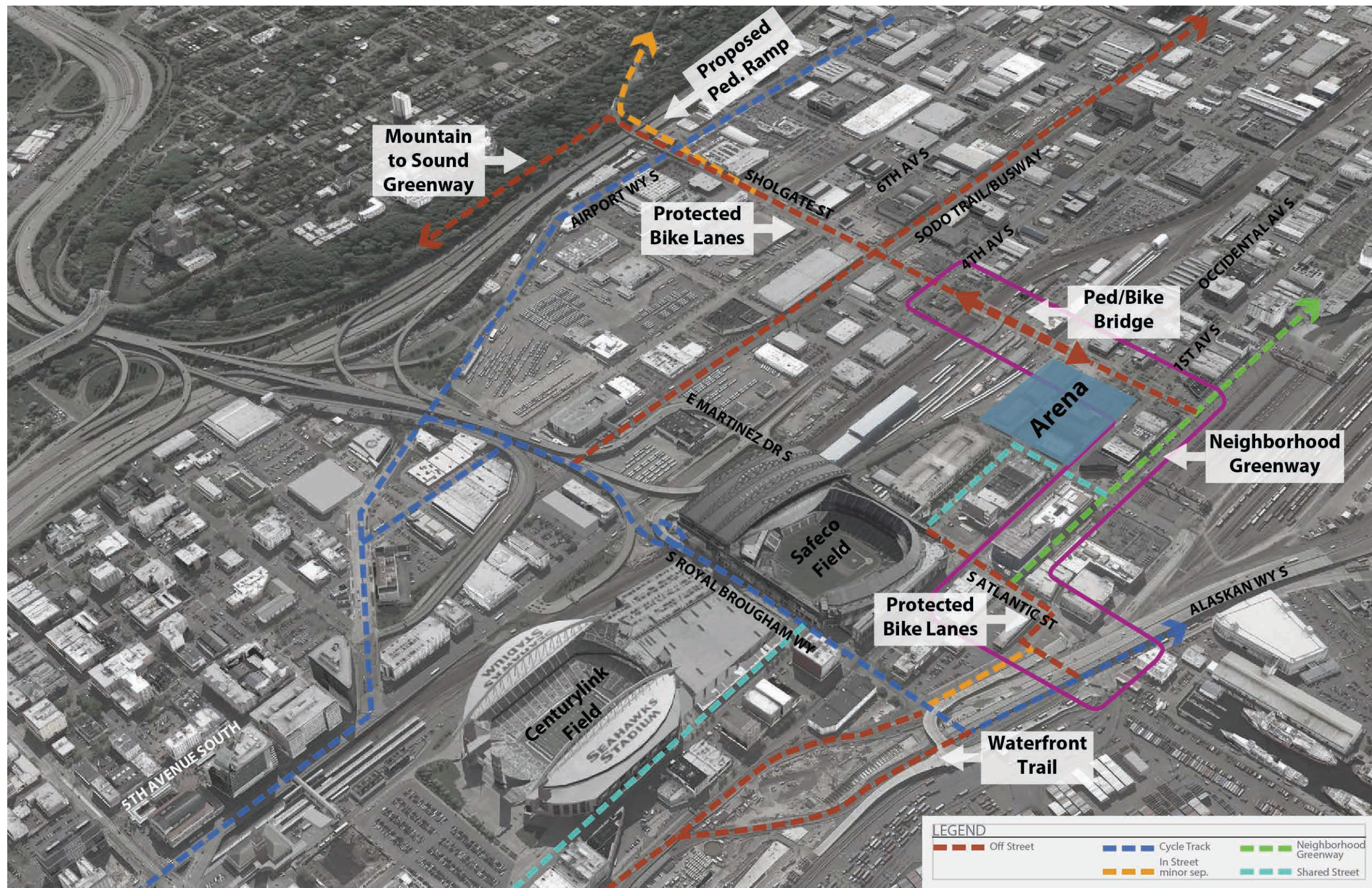
None

### Proposed Public Benefits

- Bike facilities from existing waterfront trail to Arena site and proposed Holgate pedestrian / bike bridge
- Combination of multi-use path, greenway and bike lanes
- Bike wayfinding signage (separate to Off Site Wayfinding signage)











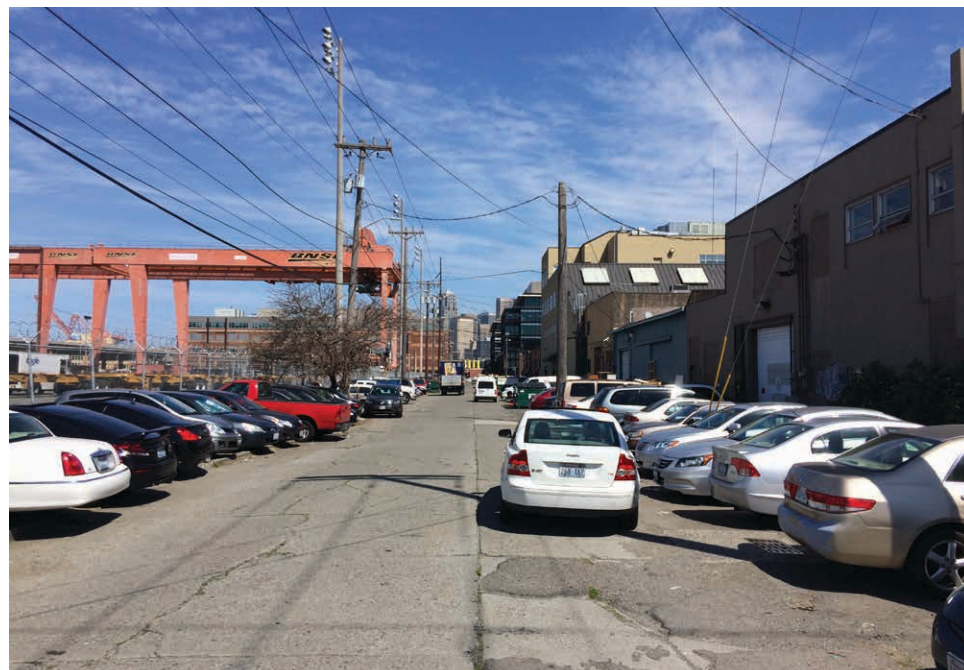
Waterfront Trail



Beneath Alaskan Way Viaduct



S Atlantic St // Looking East at Safeco Field



Utah Ave S // Looking North



Utah Ave S // Looking South



S Massachusetts St // Looking East





S Holgate St // at Occidental



S Holgate St // near 4th Ave S



S Holgate St // near Busway



S Holgate St // near 8th Ave S



S Holgate St // near Ramp



Mountain to Sound Greenway

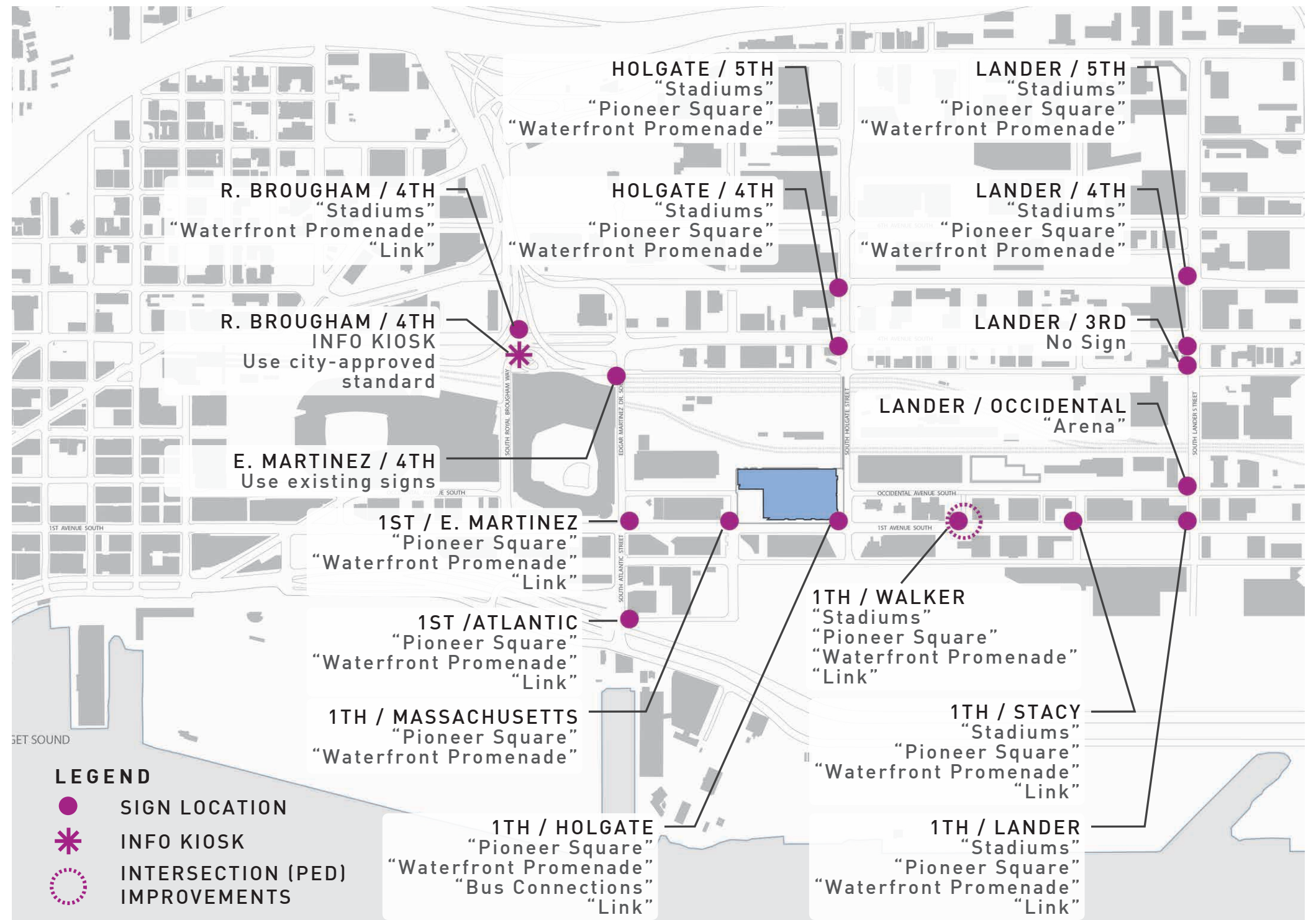


### Proposed EIS Mitigation

None

### Proposed Public Benefits

- 15+ wayfinding signage poles per SDOT standards.
- One Info Kiosk







SDOT Kiosk



Directory



Signage Mockup



