

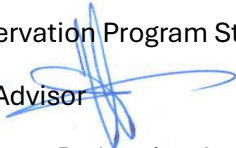


Seattle
Parks & Recreation

Date: October 9, 2025

To: City of Seattle Landmarks Preservation Board

CC: Erin Doherty, Landmarks Preservation Program Staff

From: David Graves, AICP, Strategic Advisor 

Subject: Gas Works Park Cracking Towers – Pedestrian Appurtenance Removal Certificate of Approval Application

As follow-up to the Landmarks Preservation Board discussion on October 1st, Seattle Parks and Recreation (SPR) is providing the following. SPR's intention is to:

- Specifically remove “Pedestrian Appurtenances” that are designed to convey human beings vertically and horizontally along the towers, designed for the purposes of maintaining/servicing and operating the former gas works facility. The working assumption is that these appurtenances provide platforms and access for graffiti and have been accessed by trespassers to climb the towers, notwithstanding fencing and signage. Falls have occurred resulting in serious injury and death. Removing the appurtenances will eliminate them as a means of access, promoting public health and safety.

Included below are excerpts from the Landmarks and National Register nominations, the original Myrtle Edwards, now Gas Works Park Master Plan documents and Rich Haag's original design drawings for the park. Taken together all of the references and plans show Rich Haag's intention to retain the towers, given their visibility and monolithic nature. The National Register nomination notes that the “[g]as processing towers were always the distinguishing features of the gas works....” There is **no** reference to the pedestrian appurtenances, and they are not shown on the plans. Note also Rich Haag's statement in the Master Plan that “[a]ll structures will be modified, etc. to meet applicable safety codes.”

SPR specifically points out that:

- The design intent, as conveyed in the following drawing excerpts and document citations, was to allow the volumes of the towers/tanks to remain. This did not necessarily include all the attachments/ pedestrian appurtenances. The Master Plan specifically references the monolithic nature of the towers which is what SPR is trying to maintain by preserving the towers and proposing to remove only the pedestrian related appurtenances.
- This facility is not structurally sound which is why public access is precluded and the area fenced. The design intent was to allow the structures to deteriorate into the environment. There is no long-term management/conservation plan for the towers and no identified budget to maintain the structural integrity of the structures.

- While in 2002, the Friends of Gas Works Park funded an analysis of the south towers which found that the Towers themselves were sound, the information noted issues and potential safety hazards associated with the ladders, catwalks and piping. That analysis is now almost twenty-five years old. The structures and particularly their appurtenances are likely beyond repair. A structural analysis would require a visual inspection/site verification of each element, assessment of any associated footings and there is no reliable information on any of the appurtenances. This analysis would be extremely expensive and cost prohibitive.

From the Landmarks nomination (p.6):

(2). Identifiable Visual Feature

Gas Works Park and its Towers are of a scale and form easily perceived from any location around Lake Union. The park is a tangible, highly visible piece of Seattle's early history and of industrial revolution era technology. The Towers are a gothic sculptural presence and the contrast of these monolithic forms superimposed on the city skyline is unique and visually exciting. The experience is further enhanced by changes in perspective gained by moving around and through these forms of another era. "The black shapes of the towers on their grassy point leap out with startling clarity against the bright collage of the shoreline, silhouettes that might be the pictogram for the works of industrial man." (Landscape Australia, February 1980)

Gas Works Park Landmarks Nomination

Page 7

From the National Register Nomination:

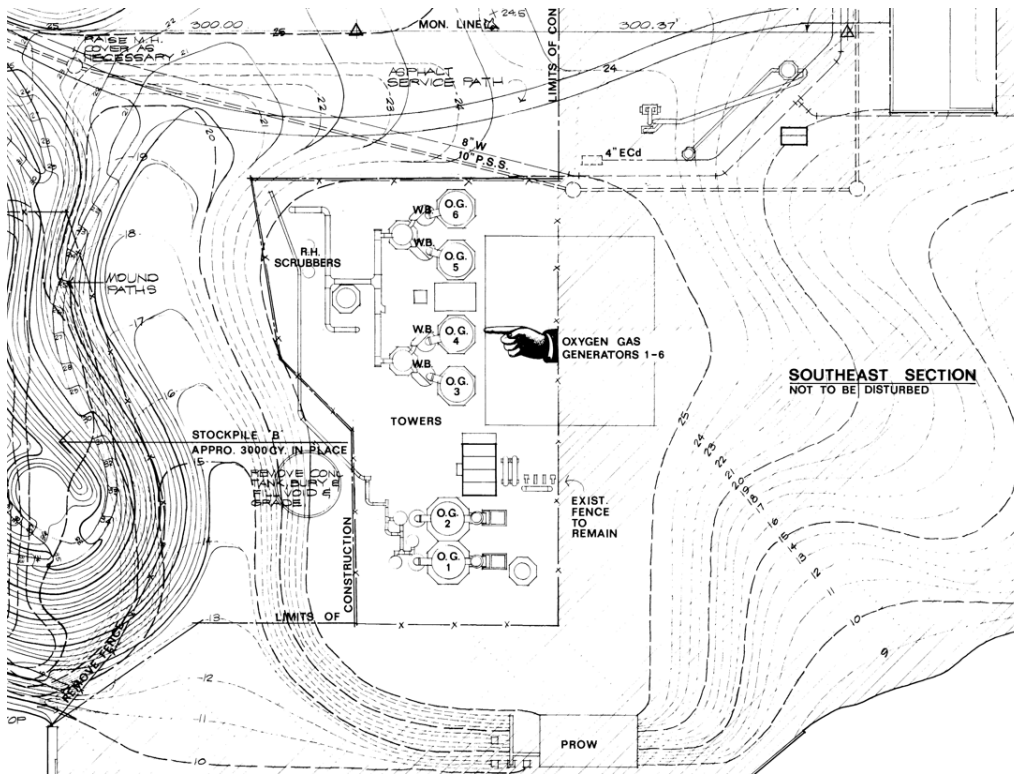
The groups of gas processing towers were always the distinguishing feature of the gas works; through their retention the present Gas Works Park retains the feeling of an industrial complex. The major structures removed in the design of the Park include the large oil tanks and city gas holders, all located to the west and north of the Towers.

From Rich Haag's Myrtle Edwards (now Gas Works) Park Master Plan:

Structures:

Of the 5% of site structures to be retained, (see D-5) about one-half will be reconditioned in initial park development. The remaining half, mainly the generator towers, will be preserved and restricted from public contact by a shallow water moat until specific programs are designated. New structures will be provided in response to community priorities and budget considerations. New structures to be included in initial development will be wooden stalls in an open air market/concession area. All structures will be modified, etc. to meet applicable safety codes.

Portion of Rich Haag's 1975 Site Plan showing the Towers and surrounding area:



Landmarks Nomination package; Rich Haag's drawing showing structures to be preserved:

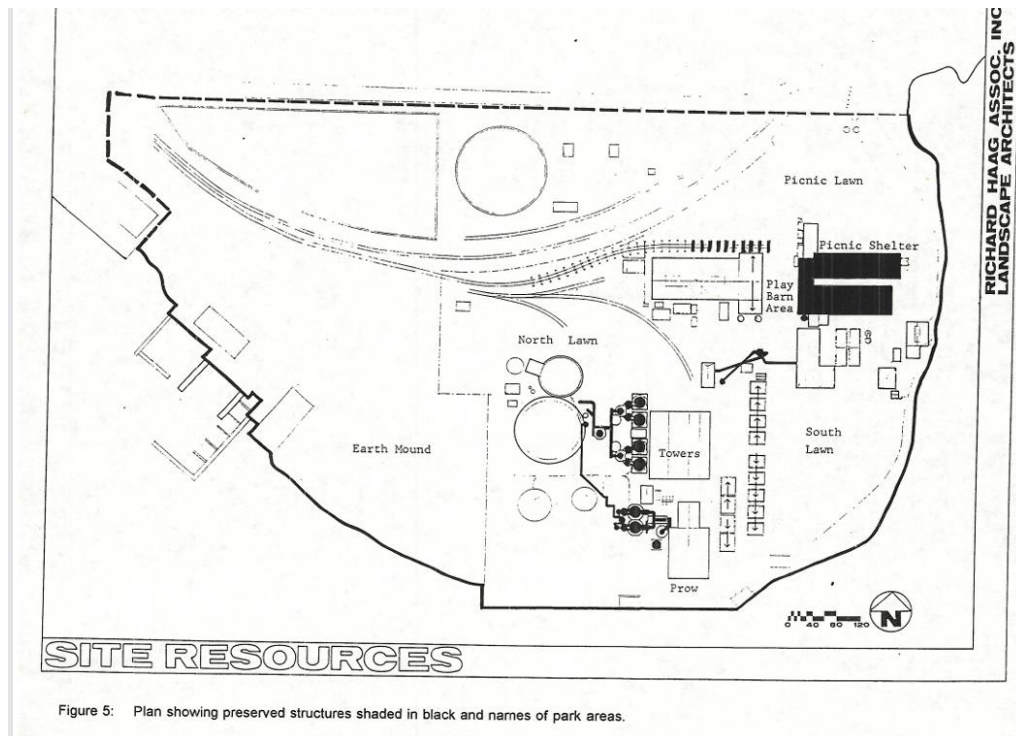
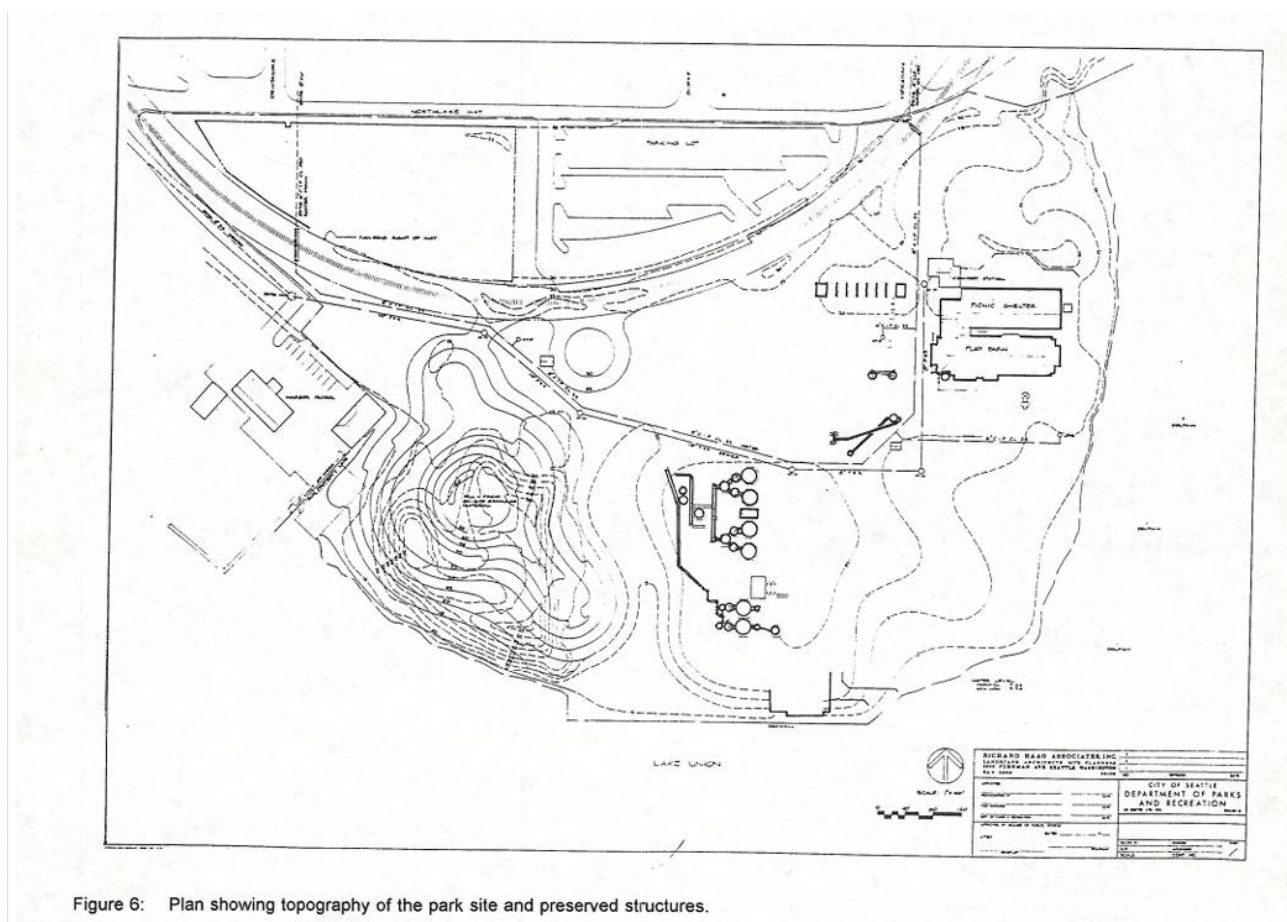


Figure 5: Plan showing preserved structures shaded in black and names of park areas.

Landmarks Nomination package; Rich Haag's drawing showing preserved structures:



Conclusion

SPR's plan to remove only the pedestrian appurtenances, and the one pipe that extends beyond the fence, is in keeping with Rich Haag's vision to preserve the towers as the monolithic representation of the historic gas works. SPR is proposing to remove elements from the towers consistent with Rich's acknowledgement that structures would be modified for public safety. In summary, SPR is proposing to:

- 1) Remove all pedestrian appurtenances and one pipe that extends beyond the fence; SPR will attempt to save appurtenances on the uppermost level of the towers and portion(s) of the pipe, if possible. A final determination will be made in the field based on the actual condition and stability of the appurtenances and pipe segment(s).
- 2) Compile photo-document the towers with the pedestrian appurtenances in place.
- 3) Once the appurtenances have been removed, repaint the towers and paint the shadow lines of the catwalks and ladders as a reference to the elements that have been removed.
- 4) Continue to monitor the site for evidence of access and graffiti.

- 5) Lighting to highlight the towers and further discourage access and security camera(s) to monitor the site and track access attempt(s) will be installed once the appurtenances have been removed under a separate Certificate of Approval request.

Gas Works Park - Cracking Towers Landmarks Preservation Board

David Graves, Strategic Advisor | October 15, 2025



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Overall Site Context



SITE PLAN FROM SOUTH

Introduction

- 1) Vision is to further public safety by removing the pedestrian appurtenances which have been accessed by trespassers, unlawfully climbing the structures. The unlawful climbing of the towers has caused and enabled significant ongoing graffiti on those structures and has resulted in three fatalities and multiple injuries.
- 2) Original intent of design documentation was/is to preserve the monolithic nature and silhouettes of the towers. Pedestrian appurtenances blur the silhouettes of the towers and go beyond preservation of the towers.
- 3) Management plan – inherent in the design intent. These are outdoor steel elements that are corroding and degrading over time. There is no management/maintenance plan beyond preservation of the actual towers.

Historical References

From the Landmarks nomination (p.6):

(2). Identifiable Visual Feature

Gas Works Park and its Towers are of a scale and form easily perceived from any location around Lake Union. The park is a tangible, highly visible piece of Seattle's early history and of industrial revolution era technology. The Towers are a gothic sculptural presence and the contrast of these monolithic forms superimposed on the city skyline is unique and visually exciting. The experience is further enhanced by changes in perspective gained by moving around and through these forms of another era. "The black shapes of the towers on their grassy point leap out with startling clarity against the bright collage of the shoreline, silhouettes that might be the pictogram for the works of industrial man." (Landscape Australia, February 1980)

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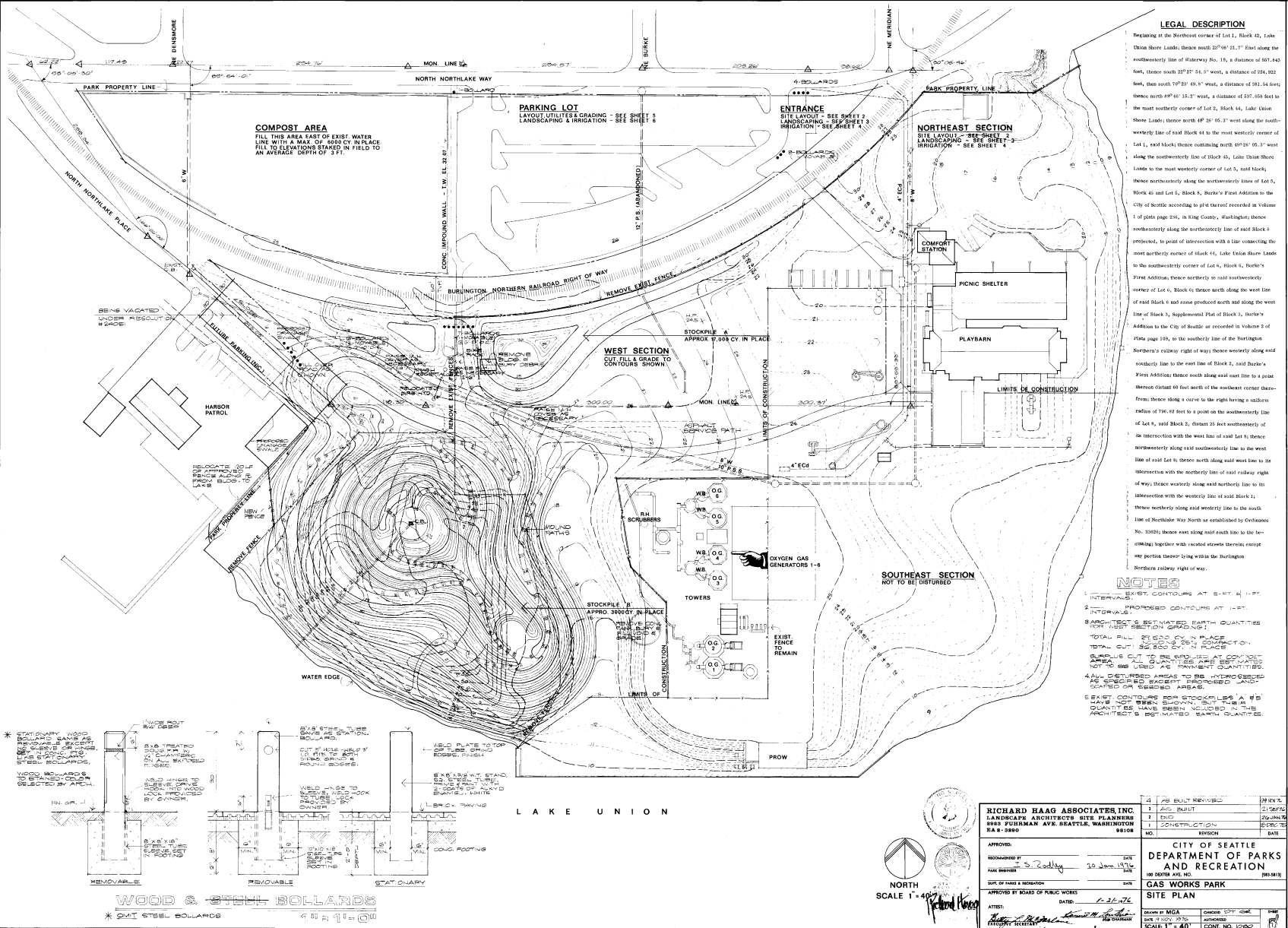
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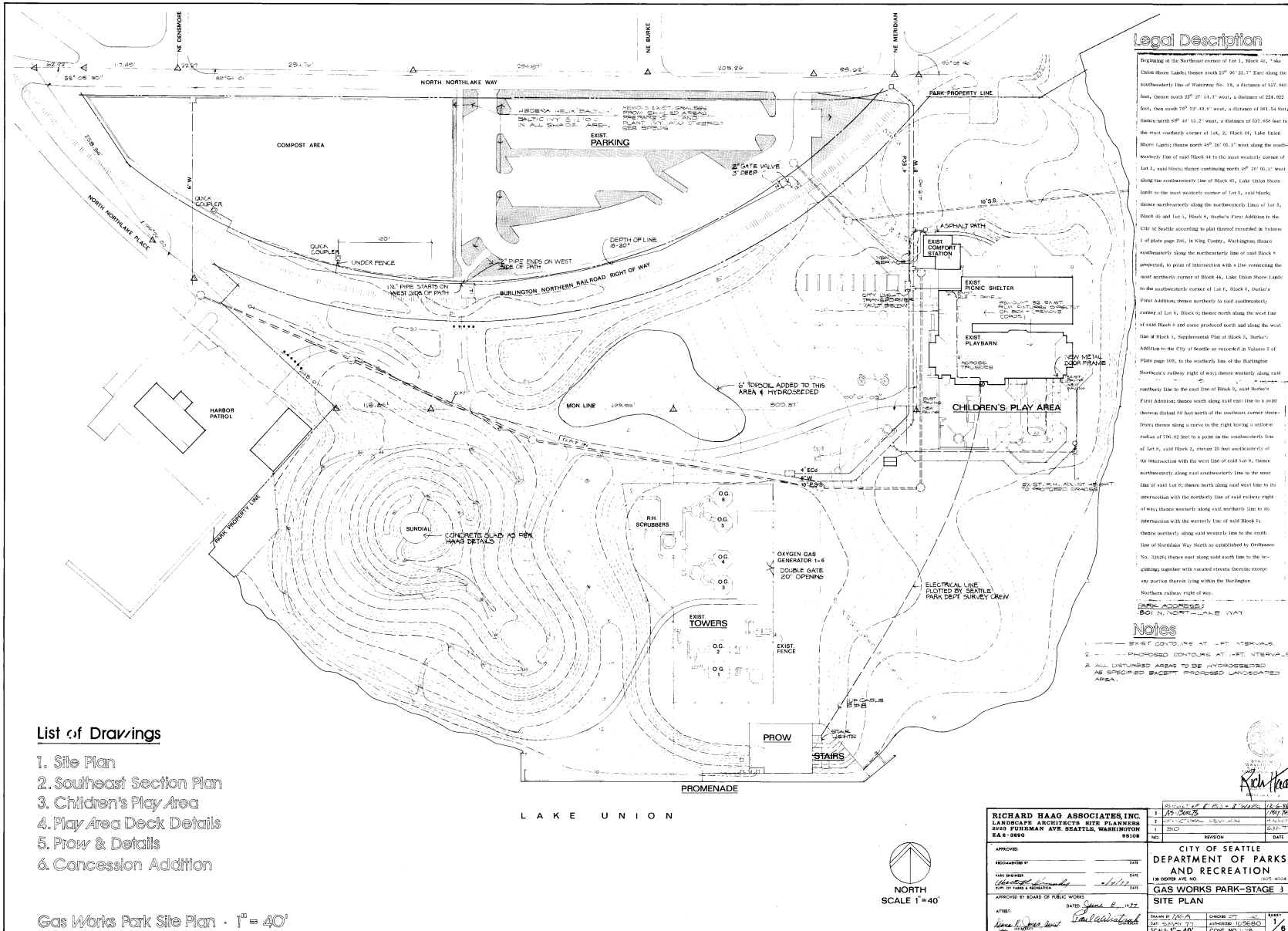
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Structures:

Of the 5% of site structures to be retained, (see D-5) about one-half will be reconditioned in initial park development. The remaining half, mainly the generator towers, will be preserved and restricted from public contact by a shallow water moat until specific programs are designated. New structures will be provided in response to community priorities and budget considerations. New structures to be included in initial development will be wooden stalls in an open air market/concession area. All structures will be modified, etc. to meet applicable safety codes.

Original Design Drawings





SPR Proposed Removals



Summary Proposal

- 1) Remove all pedestrian appurtenances and one pipe that extends beyond the fence; SPR will attempt to save appurtenances on the uppermost level of the towers and portion(s) of the pipe, if possible. A final determination will be made in the field based on the actual condition and stability of the appurtenances and pipe segment(s).
- 2) Compile photo-document the towers with the pedestrian appurtenances in place.
- 3) Once the appurtenances have been removed, repaint the towers and paint the shadow lines of the catwalks and ladders as a reference to the elements that have been removed.
- 4) Continue to monitor the site for evidence of access and graffiti.
- 5) Lighting to highlight the towers and further discourage access and security camera(s) to monitor the site and track access attempt(s) will be installed once the appurtenances have been removed under a separate Certificate of Approval request.



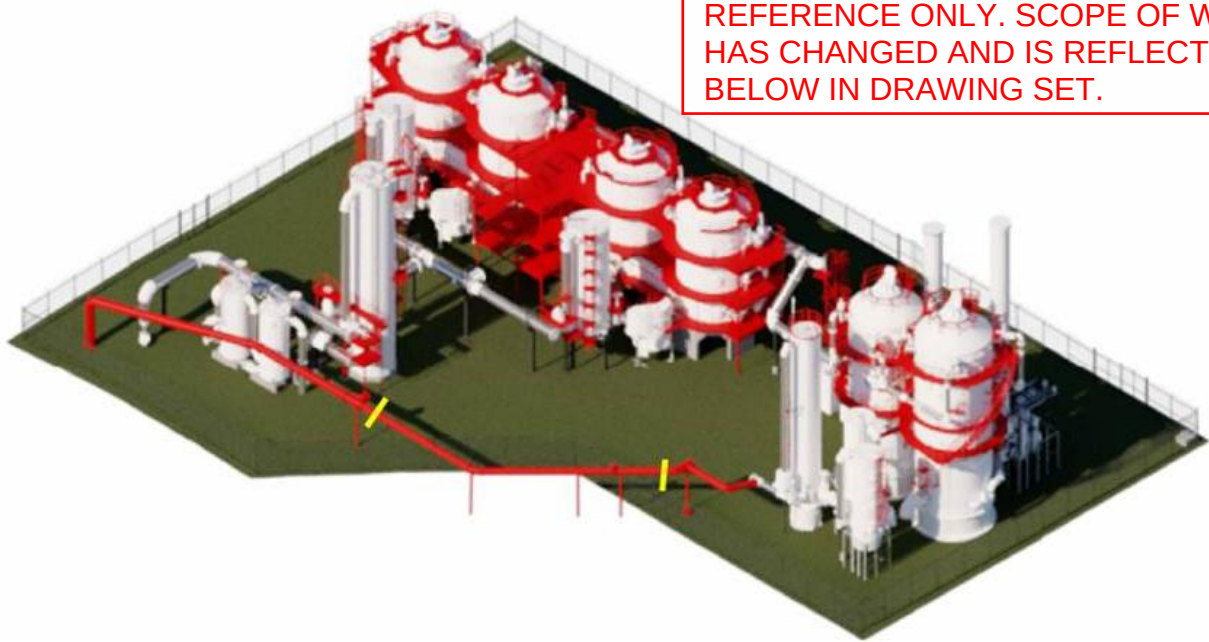
Seattle Parks & Recreation

Date: September 24, 2025
To: City of Seattle Landmarks Preservation Board
CC: Erin Doherty, Landmarks Preservation Program Staff
From: David Graves, AICP, Strategic Advisor
Subject: Gas Works Park Cracking Towers – Pedestrian Access Elements Removal
Certificate of Approval Application

In response to questions from the Landmarks Preservation Board at a briefing on September 17th, Seattle Parks and Recreation (SPR) is providing the following information. I've included Board questions, as I heard them and after consulting with Erin Doherty, and SPR's response.

- *Has a condition survey been conducted of the steel elements that are proposed for removal?* No formal survey has been done but we have done visual assessments. The steel elements are difficult to assess for a number of reasons; the steel is painted so it is difficult to undertake a complete assessment; the consultants we are working with feel that it is too risky to get on the towers to undertake any assessment; there is significant evidence of deterioration including oxidation on steel elements, pieces of the pedestrian access elements on the ground that have fallen off the towers is evidence of failure; the gas plant ceased operations in the mid-1950s which make the towers at least 70+ years old towers, lack of use, limited ongoing maintenance and continued exposure to the elements for seventy plus years has likely left the exposed pedestrian elements in varying states of stability.
- *Would it be possible to leave more of the built features near the top of the tanks?* Yes; additional response is provided below
- *Could the work crew start selective removal from the bottom and make a determination to leave certain elements intact as they worked their way up?* Work will likely start from the top because the upper features are supported by lower elements which extend down to the ground. It may be possible to retain upper appurtenances that don't provide access to the towers. As an example, the upper segments of ladder cage(s) could be retained so long as the actual ladders are removed. SPR would commit to consider saving elements; actual elements saved would have to be field verified during the demolition based on the condition of element(s) to be retained and is ability to remain self-supporting without becoming a safety hazard to SPR staff as they continue to maintain the grounds around the towers. Public safety is paramount, and we will not save anything that could compromise public safety.
- *Is it possible to reconfigure the perimeter fence to enclose the elevated pipe on the west side, rather than remove it?* We could expand the fence to include the pipe, but that removes open space and adds more fencing around the towers which would end up blocking views of that pipe. Due to the similarity of heights, that pipe would not be visible if the fence is extended around it and the pipe remains a potential safety hazard to SPR crews doing maintenance inside the fence. If left in place, the pipe continues to present a potential safety hazard. It could be extremely

compromised from the inside with no visible evidence on the exterior. Another option would be to remove the middle section of the pipe between the yellow bars on the following graphic. SPR could commit to saving portions of the pipe that are within the Cracking Tower fence, pending field verification by SPR's Consultant, staff and selected contractor that the remnants and supports are safe and structurally sound and don't contain any hazardous materials.



- *Has SPR spoken with SPD about ways to address the issues?* SPR has had discussions with SPD about the cracking towers. Those discussions are part of the rationale for the ongoing vegetation management inside the fence. SPR staff keeps the grass mowed and invasive species under control to keep sight lines open to the towers. SPR hires contractor(s) to remove vegetation and trees that grow up under and through the towers; SPR staff won't work under the towers due to safety concerns. SPD does drive through the park on occasion and keeping the vegetation down enables better visual access.
- *Can SPR clarify a potential timeline for implementing Richard Haag's vision to have no fence around the cracking towers?* SPR does not have a timeline for removal of the fence and allowing public access to the area around the towers; SPR currently has no budget identified to do any work associated with the towers beyond the proposed removal and subsequent lighting. The broader City focus is finalizing the design of the sediment remedy and implementing the remediation project in partnership with Puget Sound Energy (PSE). PSE owns the majority share of the liability, but the City's share is not insignificant; total project costs are currently estimated to be \$60-80M.

- The following graphic provides details on the ages of the Cracking Towers.



Gas Works Park – Cracking Tower Work/Repairs

September 9, 2025

Introduction

As requested by Landmarks Board staff, below is a brief overview describing work by SPR on the fence surrounding the Cracking Towers at Gas Works Park and other actions to deter climbing of the towers. This is cursory and not intended to be a thorough history of the site. The timelines are approximate and based off memory.

Background

The fence around the Cracking Towers is considered an Institutional Control as part of the Consent Decree for the upland cleanup work and maintenance and improvement, if necessary, of the fence is required. Pursuant to the Consent Decree, Seattle Parks & Recreation (SPR) Staff inspect the soil cover and fence on a regular (approximately weekly) basis, needed repairs are typically handled through SPR's work order system, minor work that can be done by the grounds crew in the regular course of their activities at the park may not generate a work order. In addition, the Northeast District maintenance staff are at the park on a daily basis and also call-in work orders if they see issues with the fence or gates.

Timeline (approximate)

June 26, 2015 – Landmarks Preservation Board (LPB) – Architectural Review Committee (ARC) briefing to discuss removing some or all of the stairs and landings to deter climbing of the south towers. ARC suggested starting with more focused removals of obvious access points.

2016 - SPR hires PSM Consulting Engineers to undertake a Climbing and Safety Evaluation of Towers 1 & 2 (southerly large towers).

August 7, 2019 – LPB issues Certificate of Approval (CoA) to allow SPR to perform selective removal of climbable features and undertake limited alterations to Towers 1 & 2 to deter climbing.

2019-2023 – SPR Metal Shop Crew undertakes approved work on Towers 1 & 2. Ongoing repairs were also being made to the fence and gates intermittently, as it was cut or otherwise manipulated/vandalized, ostensibly to gain access into the restricted area.

2023 – SPR hired All City Fence to do a complete restoration of the chain-link fence, restore the barbed wire on top of the fence, add steel mesh panels over the chain-link and reconstruct the gates with the steel mesh to resist cutting and strengthen the gates.

2023 – SPR hired a landscape contractor to remove all vegetation and trees that were growing around and amongst the towers to make the area more open and remove potential access point(s) to the towers. Note that SPR crews have been and continue to remove blackberries and mow the lawn areas around the towers within the Cracking Tower fenced area. They generally avoid working directly under the towers due to safety concerns/potential falling metal.

2024 – A leaning support element within the Cracking Tower area, between the North and South Towers, was removed with a CoA from LPB issued on June 26, 2024

2023-2025 – SPR facilities continues to address access points; 3 of the 4 gates have been welded shut; area(s) under the gates have been paved to strengthen the gates and limit the possibility of digging under a gate.

Incidents

The following is a list of incidents at the Cracking Towers since 2008. This list is based on aid calls that Seattle Fire Department (SFD) responded to and has been provided by SFD:

Date and Time	Victim Details	Description	Outcome
10/11/2008	Male, age 22	Climbed fenced-off structure; catwalk gave way, fell onto another catwalk.	Non-life-threatening (possible dislocated shoulder)
0400 hours			
12/13/2009	Female	Fell off structure.	Life-threatening injuries; survived
0023 hours	(age 25)		
5/25/2012	Male, age 19	Fell off towers. Was visiting Seattle from Massachusetts.	Death
0010 hours			
3/29/2013	Male	Fell off structure; unconscious with liver and head injuries.	Life-threatening injuries; survived
0517 hours	(age 19)		
7/19/2014	Female, 19	Fell 35 feet while writing graffiti.	Multiple broken bones; survived
0322 hours			

Date and Time	Victim Details	Description	Outcome
1/25/2015	Male	Fell off structure.	Life-threatening head and internal injuries; survived
0033 hours	(age 21)		
2/1/2015	Male	Fell off structure but remained conscious.	Injuries; transported to HMC
2210 hours	(age 19)		
12/11/2016	Male	Fell off structure while intoxicated after he missed a hole in catwalk; rescued by SFD.	Open femur fracture, possible pelvic fracture, etc.; survived
2213 hours	(age 23)		
1/1/2019	Male	Climbed while intoxicated; fell.	Significant injuries; survived
2213 hours	(age 40)		
2/21/2022	Male	Fell off structure; rescued by SFD.	Broken leg, head laceration; survived
0117 hours	(age 26)		
9/17/2022	Female	Fell through an opening in the walkway while climbing with friends on the south towers. They had all been drinking.	Death
0242 hours	(age 20)		
	Only known female victim.		
11/23/2023	Male	Fell off refinery; unconscious, no pulse.	Survived with brain damage.
0030 hours	(age 16)		
3/29/2024	Male	Fell 60 feet; walking and talking.	Injuries; treated at HMC
2318 hours	(age 19)		
7/10/2025	Male	Fell off towers after a classical music concert in the park.	Death
2230 hours	(age 15)		

Gas Works Park Cracking Towers Tower Photographs

David Graves, Strategic Advisor



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SITE PLAN FROM SOUTH

SITE PLAN





























GAS WORKS PARK "CRACKING TOWERS": EMERGENCY SELECTIVE DECONSTRUCTION

1901 N NORTHLAKE WAY 98103



VICINITY MAP
GAS WORKS PARK - NOT TO SCALE

PROJECT TEAM

OWNER
SEATTLE PARKS AND RECREATIONS
100 DEXTER AVE N, SEATTLE, WA,
98109
CONTACT: MIKE SCHWINDELLER
PHONE: 206.615.1165
EMAIL:
MIKE.SCHWINDELLER@SEATTLE.GOV

ARCHITECT
OSBORN ARCHITECTS INC., PS (OAI)
1001 SW KLINKITAT WAY, STE 204
SEATTLE, WA 98134
CONTACT: JERRY OSBORN
PHONE: 206.920.6348
EMAIL: JOSBORN@OAIPS.COM

HAZMAT CONSULTANT
CONTACT: RYAN HUNTER
PHONE: 484.269.2138
EMAIL: RYAN.HUNTER@PBSUSA.COM

SITE INFORMATION

PROPERTY ADDRESS: 1901 N NORTHLAKE
WAY 98103
OWNER: SEATTLE PARKS AND RECREATION
ZONING: UI U/45
PARCEL NUMBER:124970-0005

SCOPE OF WORK

SELECTIVE REMOVAL OF PIPING, CATWALKS,
LADDERS AND SUPPORT SYSTEMS FROM TOWER
STRUCTURES LOCATED WITHIN GAS WORKS PARK.
EMERGENCY SECURITY LIGHTING SYSTEMS.

SHEET LIST

- | | |
|-------|--|
| G1.00 | COVER SHEET |
| D1.00 | DECONSTRUCTION PERSPECTIVE RENDERINGS |
| D1.01 | SELECTIVE DECONSTRUCTION PLAN |
| D1.02 | WEST DECONSTRUCTION ELEVATION |
| D1.03 | NORTH DECONSTRUCTION ELEVATION |
| D1.04 | SOUTH DECONSTRUCTION ELEVATION |
| D1.05 | EAST DECONSTRUCTION ELEVATION |
| D1.06 | POST DECONSTRUCTION PERSPECTIVE RENDERINGS |
| D1.07 | POST DECONSTRUCTION WEST ELEVATION |
| D1.08 | POST DECONSTRUCTION NORTH ELEVATION |
| D1.09 | POST DECONSTRUCTION SOUTH ELEVATION |
| D1.10 | POST DECONSTRUCTION EAST ELEVATION |

GENERAL NOTES

- EXISTING TANKS AND ASSOICATED PIPING MAY
CONTAIN REMNANTS OF HYDROCARBONS.
CONTRACTOR RESPONSIBLITY FOR TECHNIQUES
EMPLOYED TO FACILITATE THE WORK OF THIS CONTRACT
AND ENSURE WORKER AND PUBLIC SAFETY
- EXISTING SOILS ARE CONTAMINATED. NO SOIL
DISTURBANCE IS ANTICIPATED IN THE SCOPE OF THIS
PROJECT

APPROVED FOR ADVERTISING:
FAS PURCHASING AND CONTRACTING DIRECTOR

Seattle, Washington _____ 20_____
Date
Signature: _____
Director, Purchasing & Contracting

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NO.	REVISION - AS BUILT	DATE

REVIEWED: _____ DATE _____
PARK ENGINEER
All work done in accordance with the City of Seattle Standard
Plans and Specifications in effect on the date shown above, and
supplemented by Special Provisions.

6273
REGISTERED
ARCHITECT

JERRY D. OSBORN
STATE OF WASHINGTON

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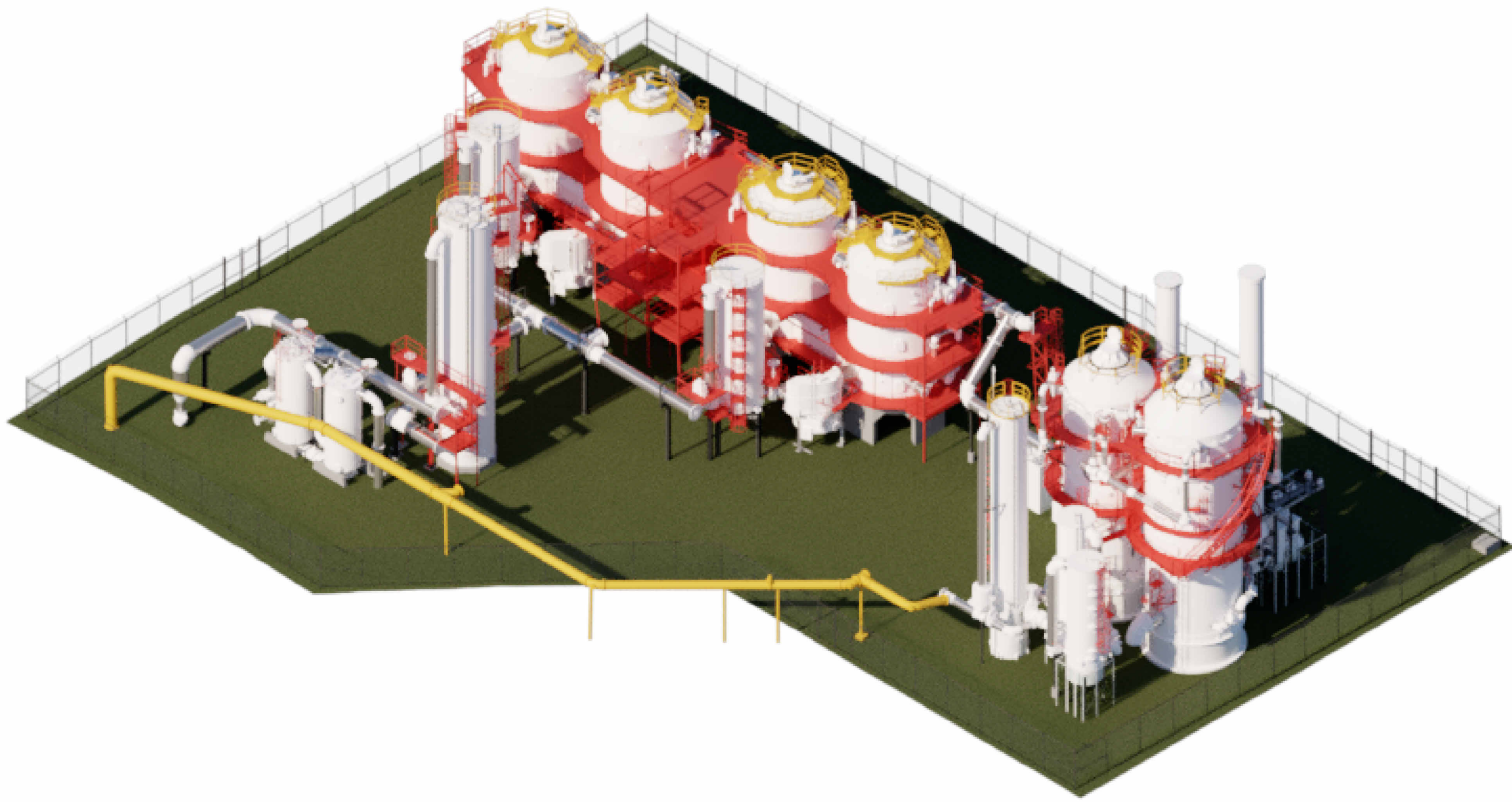
Seattle
Parks & Recreation

GAS WORKS PARK

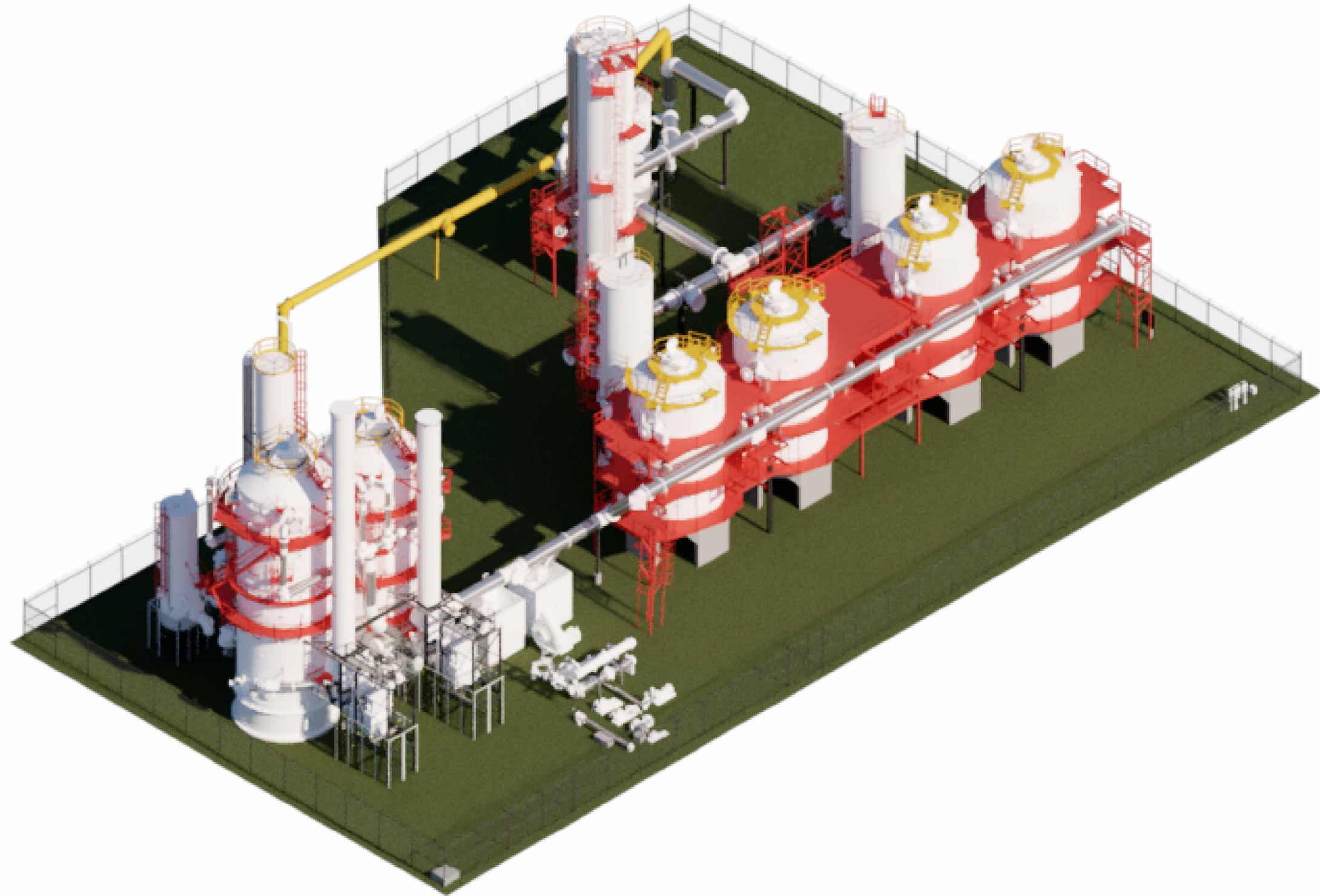
EMERGENCY DEMOLITION

COVER SHEET

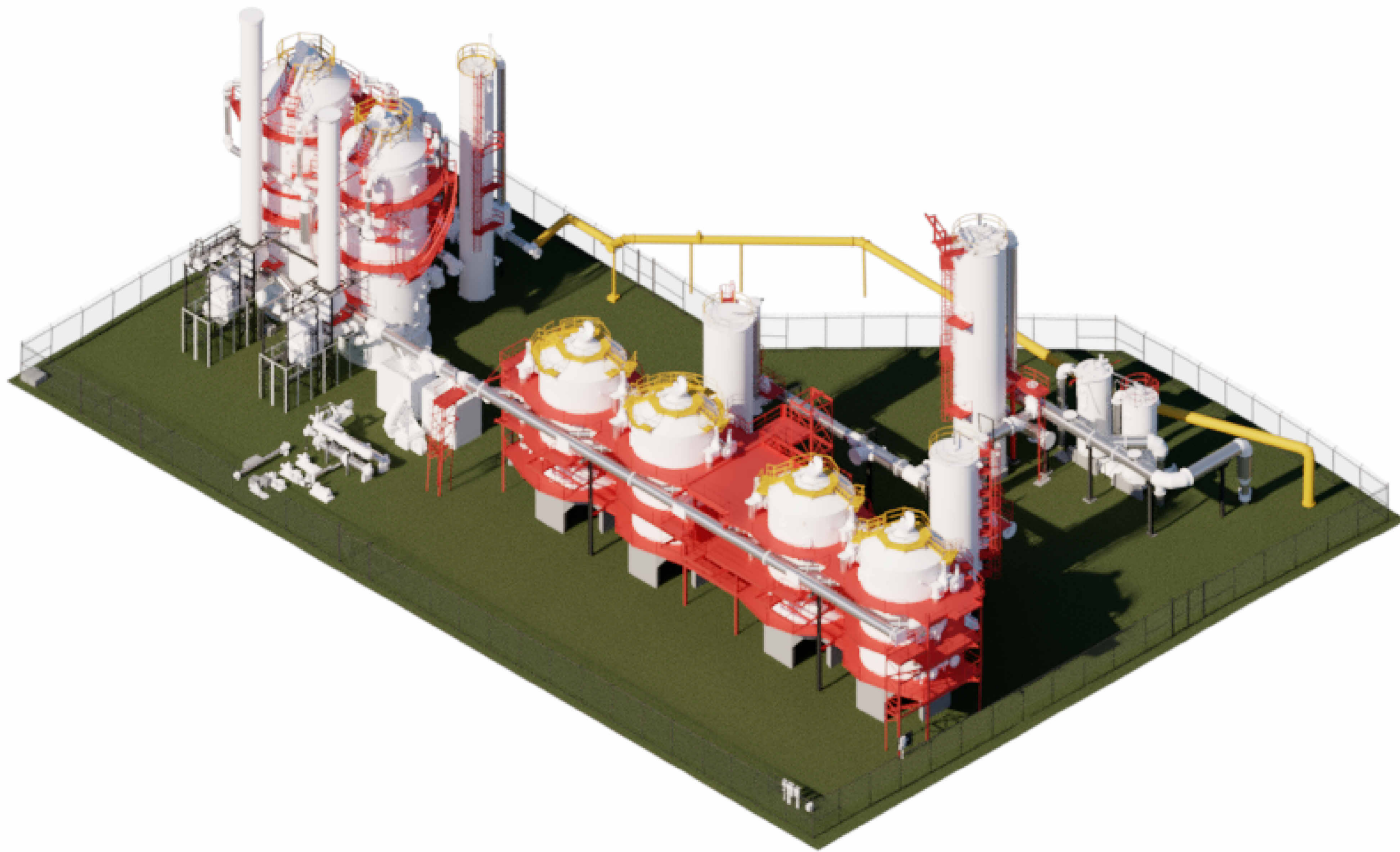
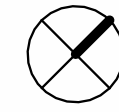
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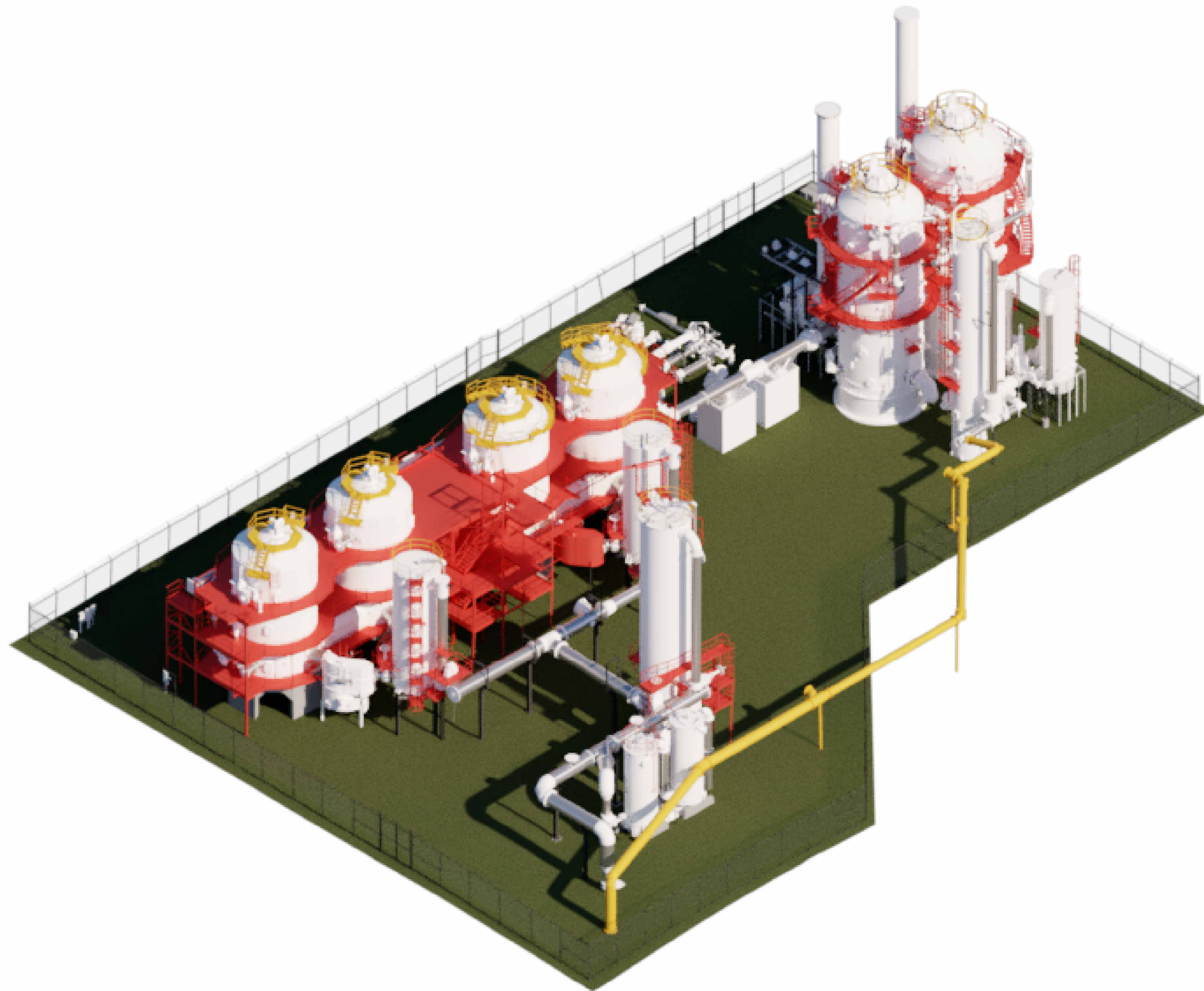
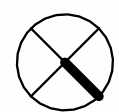
1 SW PERSPECTIVE
NTS



2 SE PERSPECTIVE
NTS



3 NE PERSPECTIVE
NTS



4 NW PERSPECTIVE
NTS



GENERAL NOTES

- ITEMS RENDERED IN RED ARE SELECTED FOR REMOVAL AND DISPOSAL (TYP.)
- ITEMS HIGHLIGHTED IN ORANGE ARE CURRENTLY MARKED FOR REMOVAL BUT ARE UNDER CONSIDERATION FOR RETENTION.
- CUT-OFF VERTICAL FRAMING AT GROUND LEVEL
 - SOIL DISTURBANCE IS EXCLUDED FROM THIS PROJECT.
- CAPPING OF UTILITY PIPING IS INCLUDED IN THE SCOPE OF THIS PROJECT.

APPROVED FOR ADVERTISING:
FAS PURCHASING AND CONTRACTING DIRECTOR

Seattle, Washington _____ 20_____
Date

Signature: _____
Director, Purchasing & Contracting

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NO.	REVISION - AS BUILT	DATE

REVIEWED: _____
PARK ENGINEER DATE

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Plans and Specifications in effect on the date shown above, and
supplemented by Special Provisions.



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GAS WORKS PARK

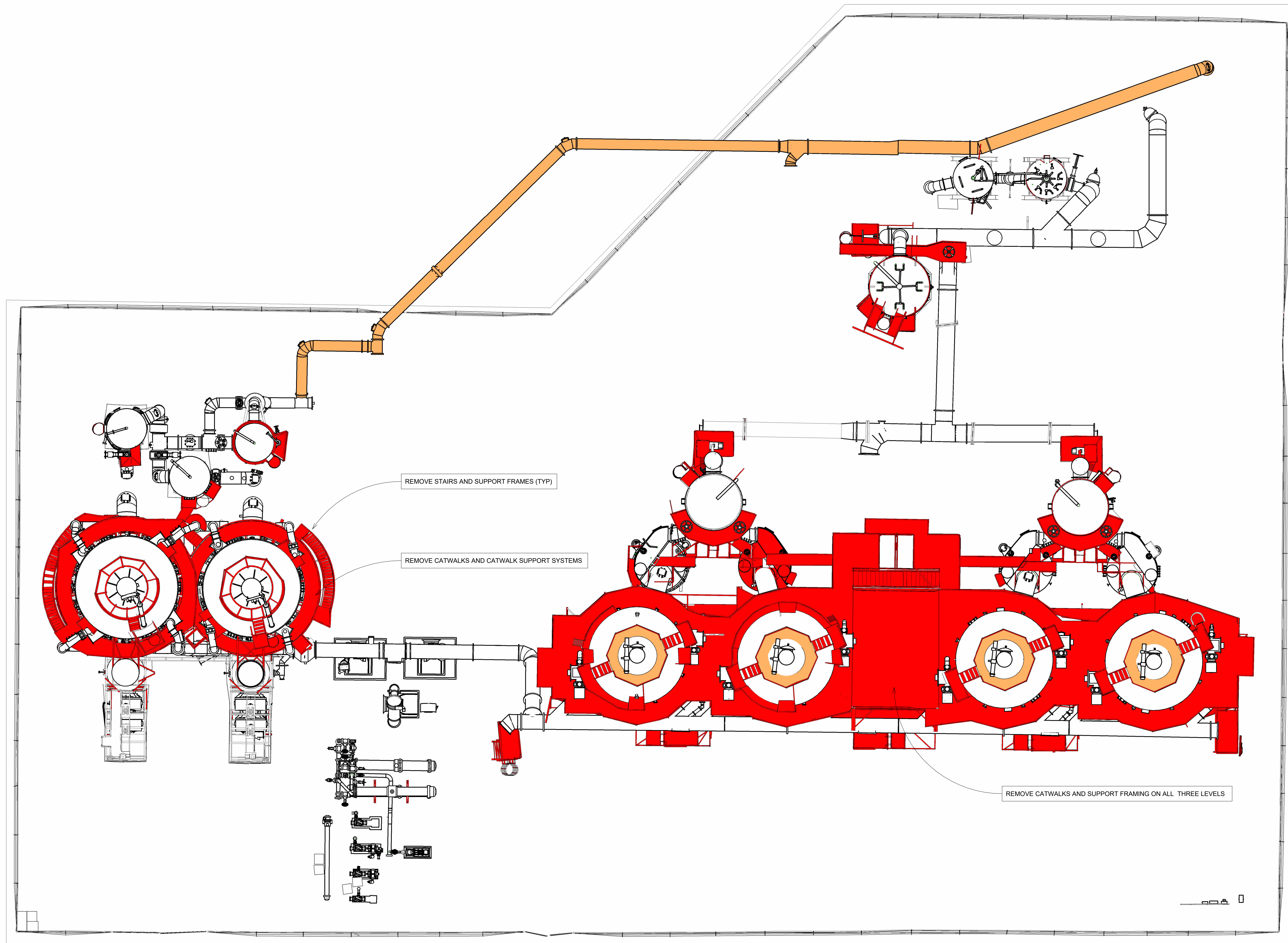
EMERGENCY DEMOLITION

**DECONSTRUCTION
PERSPECTIVE RENDERINGS**

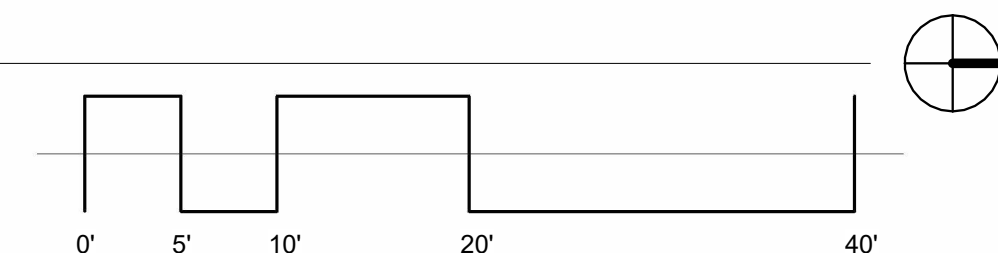
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1 SELECTIVE DECONSTRUCTION PLAN
AS NOTED



- GENERAL NOTES:**
- DECONSTRUCTION SHOWN ON THIS PLAN DOES NOT REPRESENT THE COMPLETE SCOPE OF DECONSTRUCTION REQUIREMENTS.
 - ITEMS RENDERED IN RED ARE SELECTED FOR REMOVAL AND DISPOSAL (TYP.)
 - ITEMS HIGHLIGHTED IN ORANGE ARE CURRENTLY MARKED FOR REMOVAL BUT ARE UNDER CONSIDERATION FOR RETENTION.

APPROVED FOR ADVERTISING:
FAS PURCHASING AND CONTRACTING DIRECTOR

Seattle, Washington _____ 20____ Date _____

Signature: _____
Director, Purchasing & Contracting

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NO.	REVISION - AS BUILT	DATE

REVIEWED: _____ DATE _____
PARK ENGINEER

All work done in accordance with the City of Seattle Standard Plans and Specifications in effect on the date shown above, and supplemented by Special Provisions.

6273 REGISTERED ARCHITECT
Jerry D. Osborn
JERRY D. OSBORN
STATE OF WASHINGTON

OAI ARCHITECTURE + PLANNING

1001 SW Klickitat Way, Ste #204 | Seattle, WA 98134
p. (206) 631-8442 | <http://www.oaips.com>

 **Seattle Parks & Recreation**

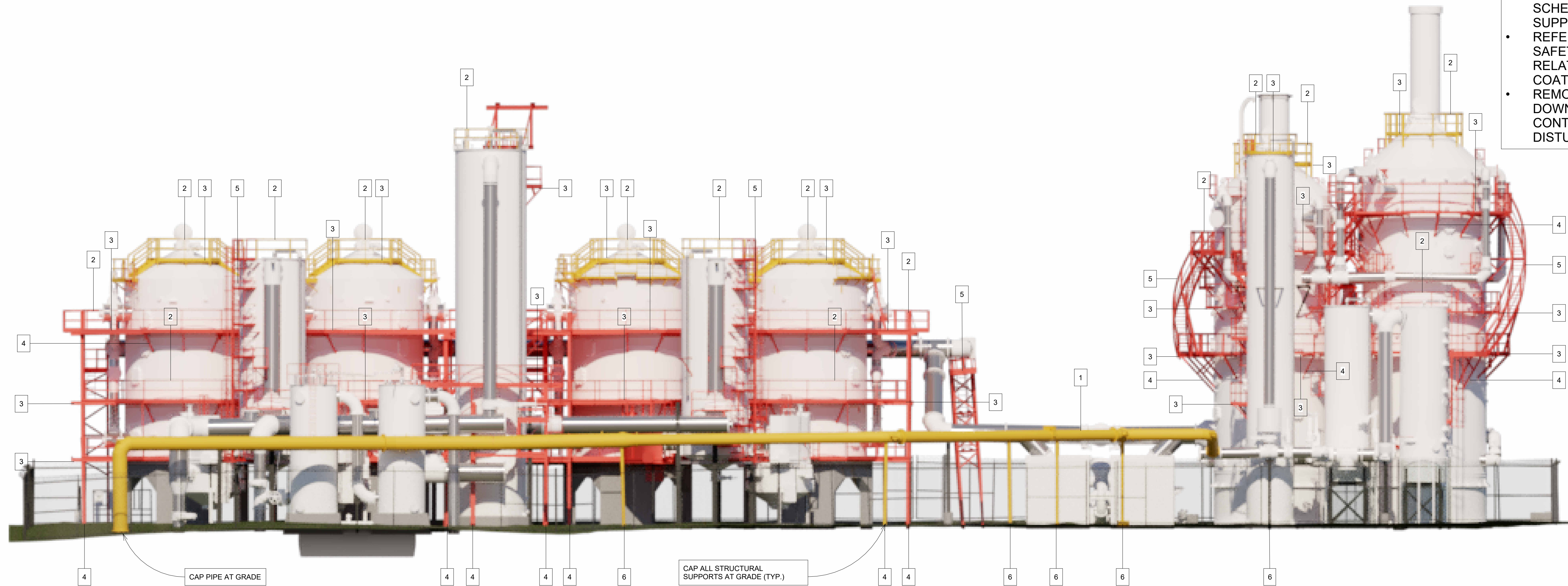
GAS WORKS PARK

EMERGENCY DEMOLITION

SELECTIVE DECONSTRUCTION PLAN

DESIGNED _____	Author _____	DATE 08/07/25
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CHECKED _____	Checker _____	SHEET ____ OF ____
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CONTRACT NO. _____		
SCALE AS NOTED (U.N.O.)		

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① WEST DECONSTRUCTION ELEVATION
AS NOTED

SCOPE OF DEMOLITION

1. DEMOLISH (E) PIPING
2. DEMOLISH (E) RAILING
3. DEMOLISH (E) CATWALKS
4. DEMOLISH (E) CATWALK SUPPORT STRUCTURE
5. DEMOLISH (E) LADDER ASSEMBLY AND SUPPORT SYSTEM
6. DEMOLISH (E) PIPE SUPPORTS - CUT OFF FLUSH WITH GRADE

GENERAL NOTES

- REMOVE ALL ELEMENTS INDICATED IN RED.
- ITEMS HIGHLIGHTED IN ORANGE ARE CURRENTLY MARKED FOR REMOVAL BUT ARE UNDER CONSIDERATION FOR RETENTION.
- APPLY "CORROSIONX HD" CORROSION-INHIBITING COATING (OR APPROVED EQUIVALENT) TO ALL EXPOSED STEEL THAT HAS BEEN CUT OR TORCHED.
- CAP EXISTING PIPE AT CUT/TORCH LOCATIONS USING A 1/2" STEEL PLATE, FIELD-WELDED TO THE PIPE END. PAINT THE CAP AND WELDS WITH THE SPECIFIED CORROSION-INHIBITING COATING.
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- REMOVE ALL STRUCTURAL SUPPORTS DOWN TO GRADE. NOTE: EXISTING SOILS CONTAIN HYDROCARBONS—DO NOT DISTURB NATIVE SOIL.

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FAS PURCHASING AND CONTRACTING DIRECTOR

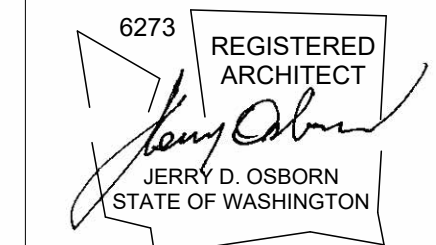
Seattle, Washington _____ 20_____
Date

Signature: _____
Director, Purchasing & Contracting

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NO.	REVISION - AS BUILT	DATE

REVIEWED: _____ DATE _____
PARK ENGINEER

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GAS WORKS PARK

EMERGENCY DEMOLITION

**WEST DECONSTRUCTION
ELEVATION**

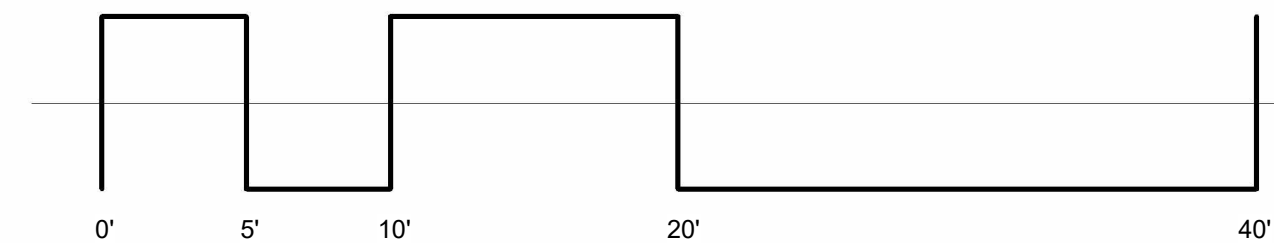
DESIGNED _____	Author _____	DATE 08/07/25
DRAWN _____	Designer _____	
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ORDINANCE NO. _____		D1.02
CONTRACT NO. _____		
SCALE AS NOTED (U.N.O.)		

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1 NORTH DECONSTRUCTION ELEVATION
AS NOTED



SCOPE OF DEMOLITION

1. DEMOLISH (E) PIPING
2. DEMOLISH (E) RAILING
3. DEMOLISH (E) CATWALKS
4. DEMOLISH (E) CATWALK SUPPORT STRUCTURE
5. DEMOLISH (E) LADDER ASSEMBLY AND SUPPORT SYSTEM
6. DEMOLISH (E) PIPE SUPPORTS - CUT OFF FLUSH WITH GRADE

GENERAL NOTES

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- APPLY "CORROSIONX HD" CORROSION-INHIBITING COATING (OR APPROVED EQUIVALENT) TO ALL EXPOSED STEEL THAT HAS BEEN CUT OR TORCHED.
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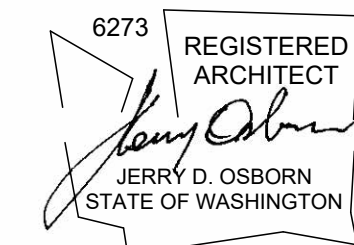
Seattle, Washington _____ 20_____
Date

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Director, Purchasing & Contracting

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NO.	REVISION - AS BUILT	DATE

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PARK ENGINEER DATE

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GAS WORKS PARK

EMERGENCY DEMOLITION

**NORTH DECONSTRUCTION
ELEVATION**

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SCALE	AS NOTED (U.N.O.)		

D1.03

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2 SOUTH DECONSTRUCTION ELEVATION
AS NOTED

SCOPE OF DEMOLITION

1. DEMOLISH (E) PIPING
2. DEMOLISH (E) RAILING
3. DEMOLISH (E) CATWALKS
4. DEMOLISH (E) CATWALK SUPPORT STRUCTURE
5. DEMOLISH (E) LADDER ASSEMBLY AND SUPPORT SYSTEM
6. DEMOLISH (E) PIPE SUPPORTS - CUT OFF FLUSH WITH GRADE

GENERAL NOTES

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- APPLY "CORROSIONX HD" CORROSION-INHIBITING COATING (OR APPROVED EQUIVALENT) TO ALL EXPOSED STEEL THAT HAS BEEN CUT OR TORCHED.
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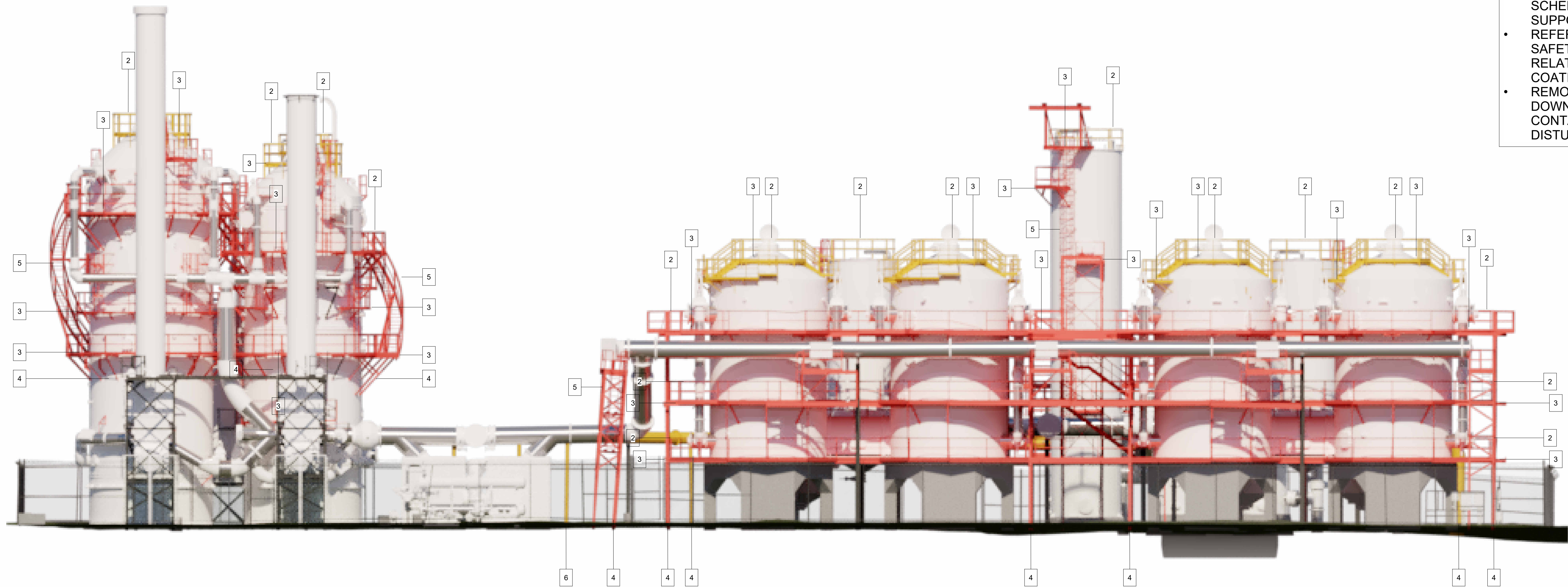
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EMERGENCY DEMOLITION

SOUTH DECONSTRUCTION
ELEVATION

DESIGNED	Author	DATE	08/07/25
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ORDINANCE NO.			
CONTRACT NO.			
SCALE	AS NOTED (U.N.O.)		

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② EAST DECONSTRUCTION ELEVATION
AS NOTED

SCOPE OF DEMOLITION

1. DEMOLISH (E) PIPING
2. DEMOLISH (E) RAILING
3. DEMOLISH (E) CATWALKS
4. DEMOLISH (E) CATWALK SUPPORT STRUCTURE
5. DEMOLISH (E) LADDER ASSEMBLY AND SUPPORT SYSTEM
6. DEMOLISH (E) PIPE SUPPORTS - CUT OFF FLUSH WITH GRADE

GENERAL NOTES

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Seattle, Washington _____ 20 _____
Date

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PARK ENGINEER DATE

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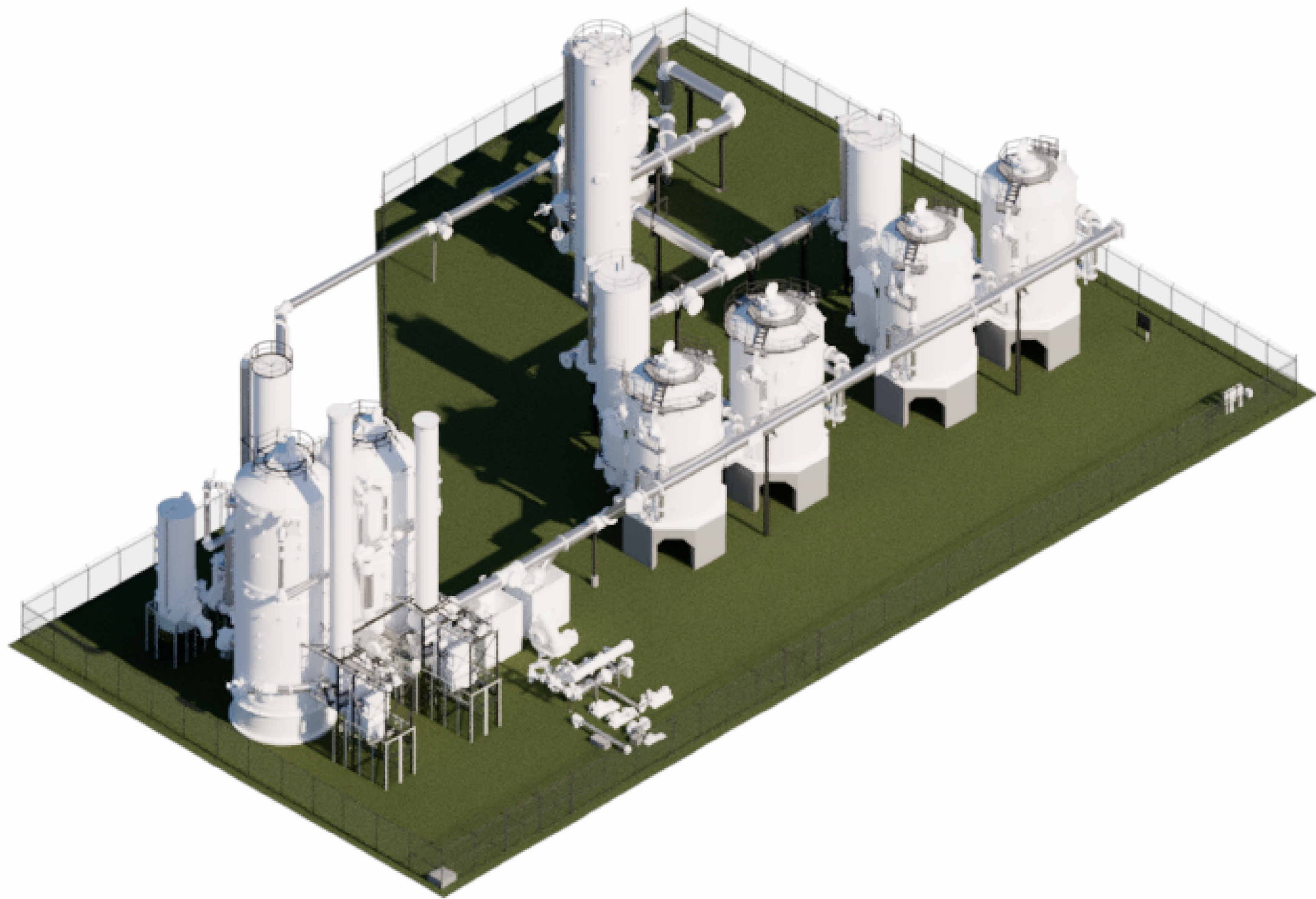
EMERGENCY DEMOLITION

**EAST DECONSTRUCTION
ELEVATION**

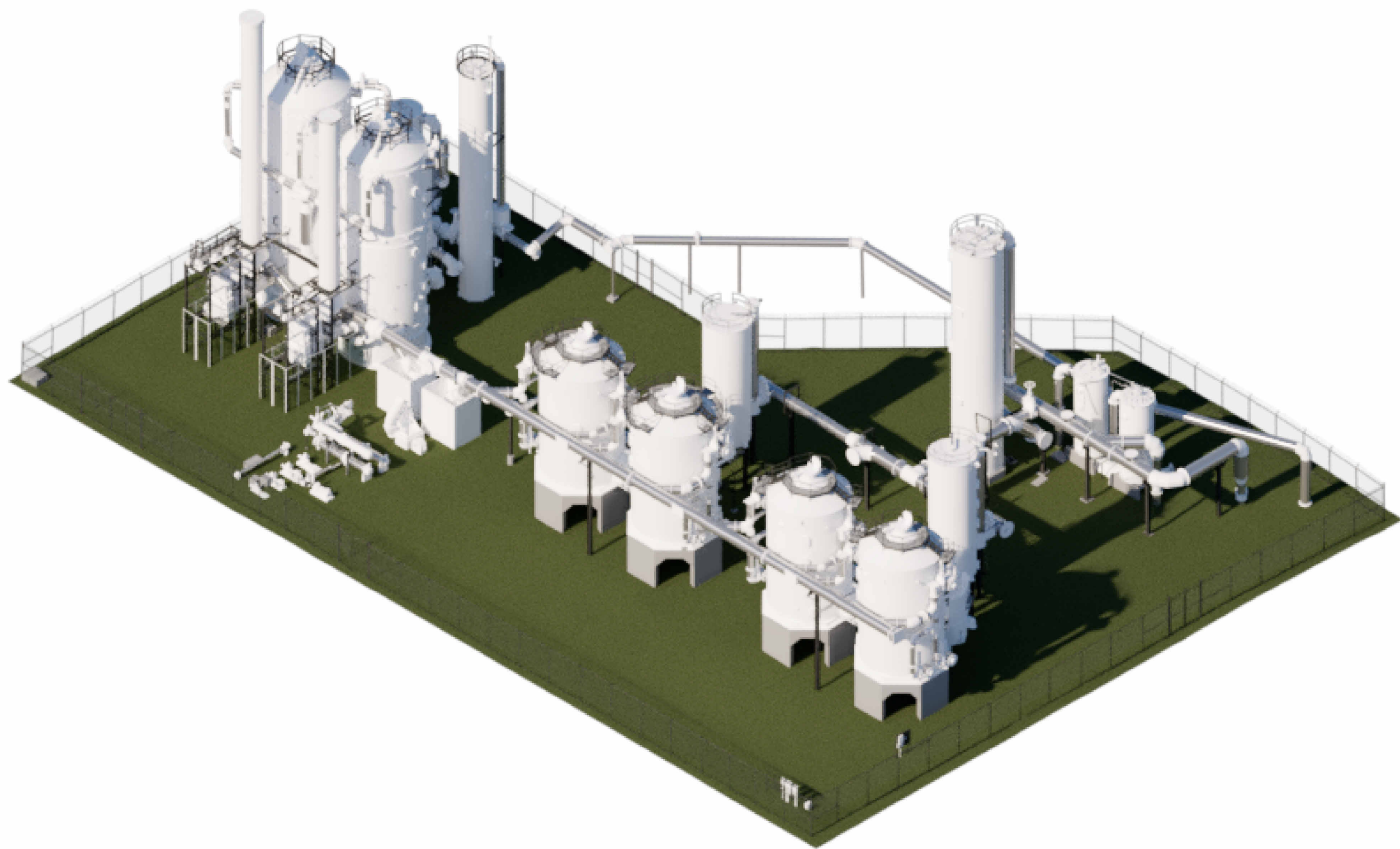
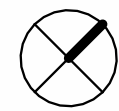
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DRAWN _____	Designer _____	
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ORDINANCE NO. _____		D1.05
CONTRACT NO. _____		
SCALE AS NOTED (U.N.O.)		



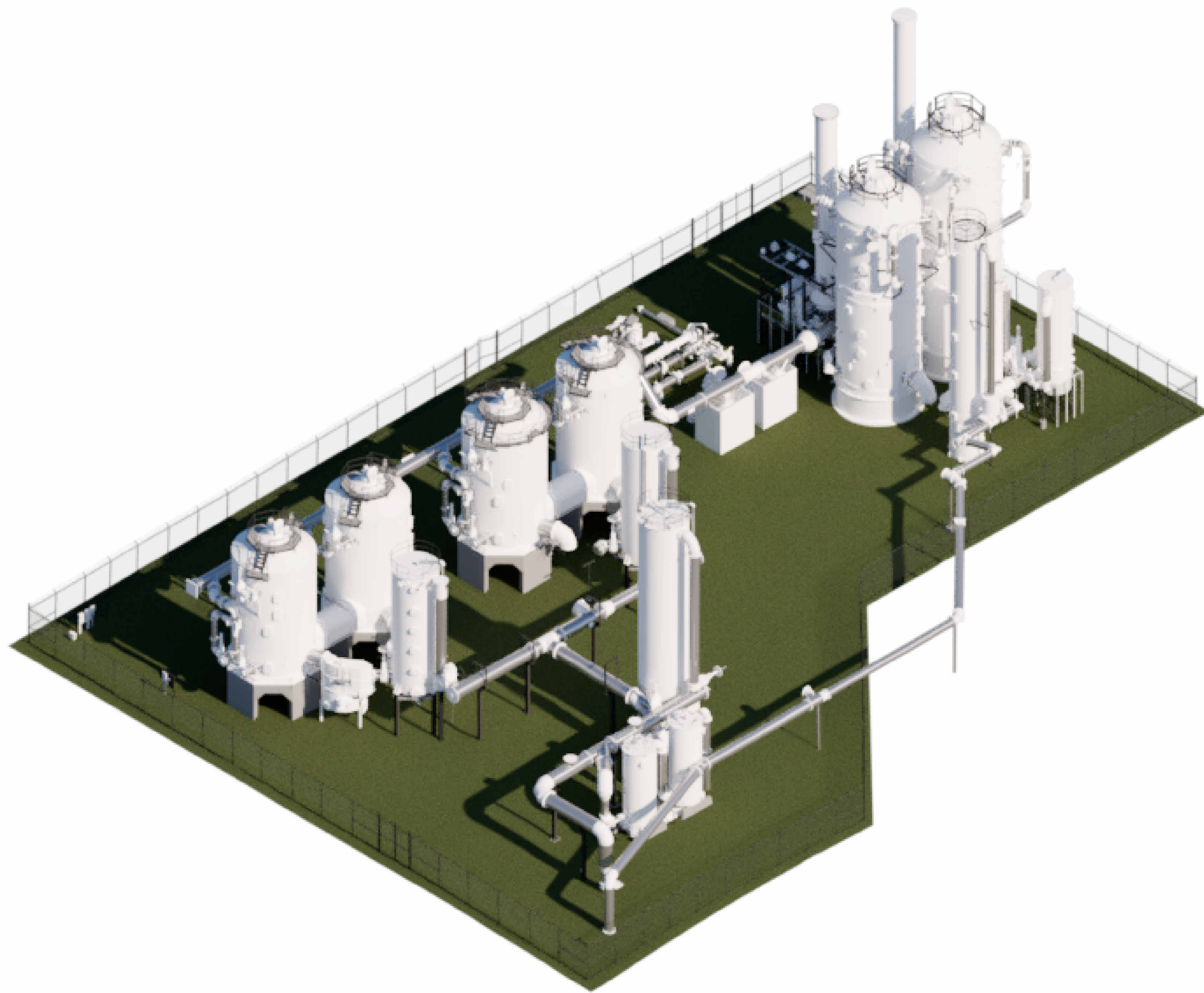
1 POST DECONSTRUCTION SW
PERSPECTIVE
NTS



2 POST DECONSTRUCTION SE
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3 POST DECONSTRUCTION NE
PERSPECTIVE
NTS



4 POST DECONSTRUCTION NW
PERSPECTIVE
NTS



GENERAL NOTES

- CUT-OFF VERTICAL FRAMING AT GROUND LEVEL
 - SOIL DISTURBANCE IS EXCLUDED FROM THIS PROJECT.
- CAPPING OF UTILITY PIPING IS INCLUDED IN THE SCOPE OF THIS PROJECT.

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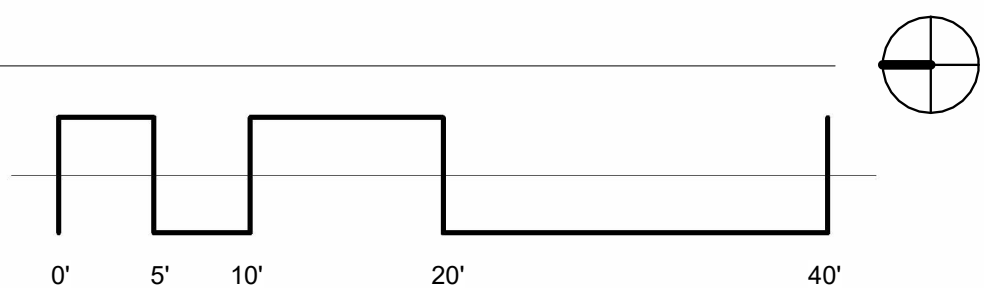
POST DECONSTRUCTION PERSPECTIVE RENDERINGS

DESIGNED	Author	DATE	08/07/25
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ORDINANCE NO.			
CONTRACT NO.			
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D1.06



1 POST DECONSTRUCTION WEST
ELEVATION
AS NOTED



GENERAL NOTES

- SCOPE INCLUDES REMOVAL OF CATWALKS, LADDERS, AND ASSOCIATED SUPPORT FRAMING. REVIEW IN-FIELD CONDITIONS WHERE PIPING SYSTEMS NOT SCHEDULED FOR REMOVAL MAY BE SUPPORTED BY CATWALK STRUCTURES.
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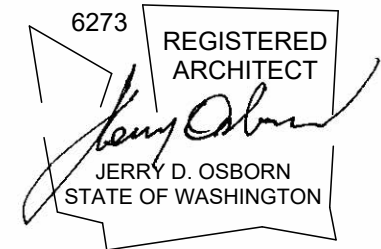
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POST DECONSTRUCTION WEST
ELEVATION

DESIGNED	Author	DATE	08/07/25
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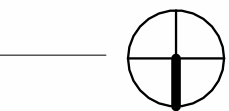
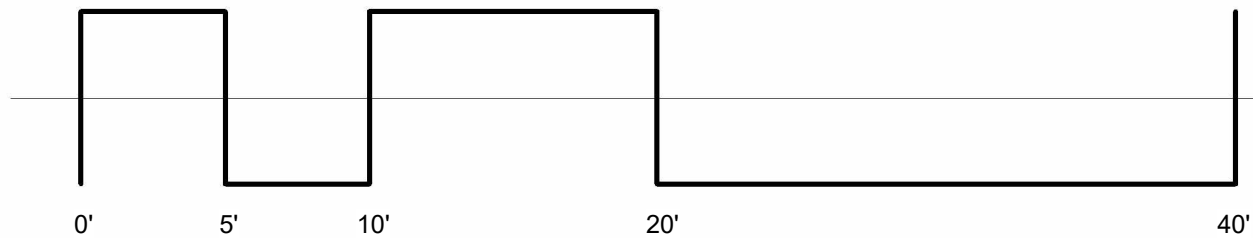
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1 POST DECONSTRUCTION NORTH
ELEVATION
AS NOTED



GENERAL NOTES

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EMERGENCY DEMOLITION

POST DECONSTRUCTION
NORTH ELEVATION

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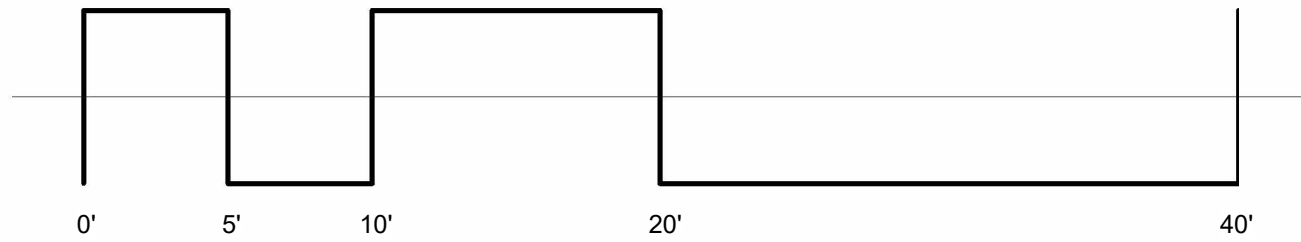
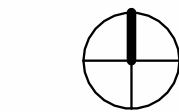
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② POST DECONSTRUCTION SOUTH
ELEVATION
AS NOTED



GENERAL NOTES

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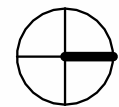
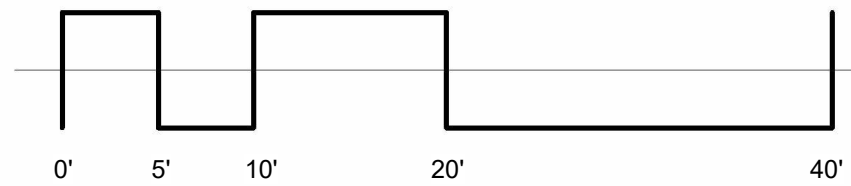
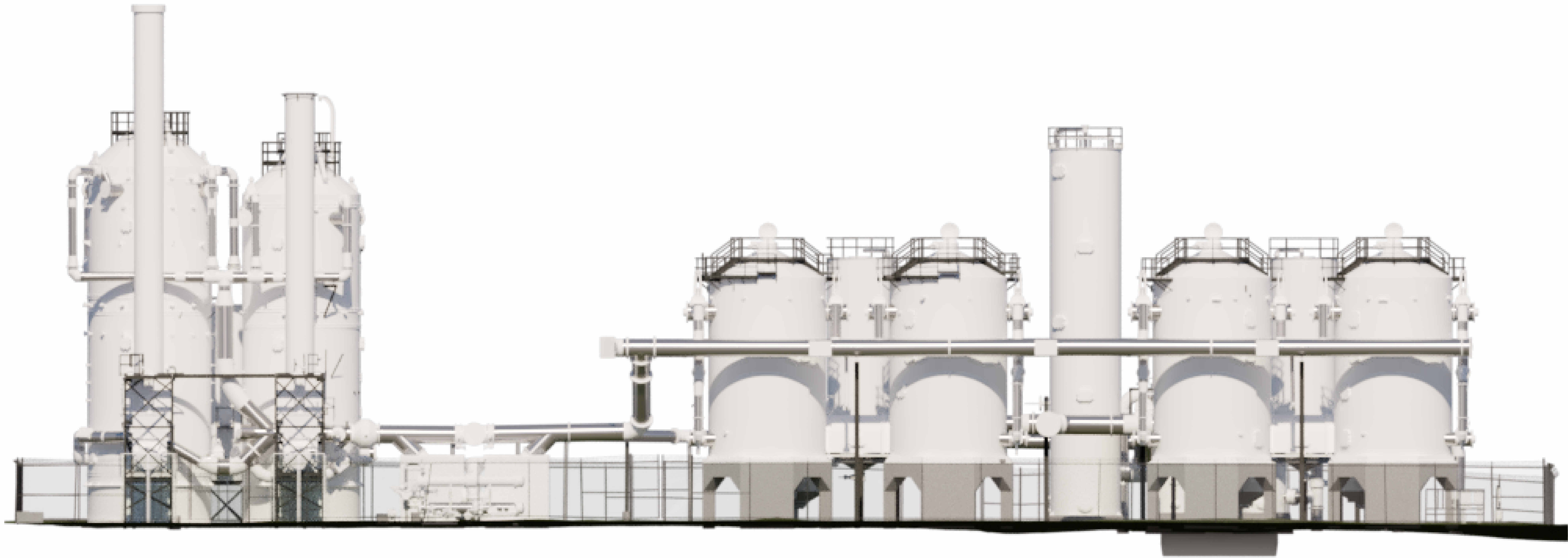
EMERGENCY DEMOLITION

POST DECONSTRUCTION
SOUTH ELEVATION

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POST DECONSTRUCTION EAST
ELEVATION
AS NOTED



- GENERAL NOTES**
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**POST DECONSTRUCTION EAST
ELEVATION**

DESIGNED	Author	DATE	08/07/25
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