

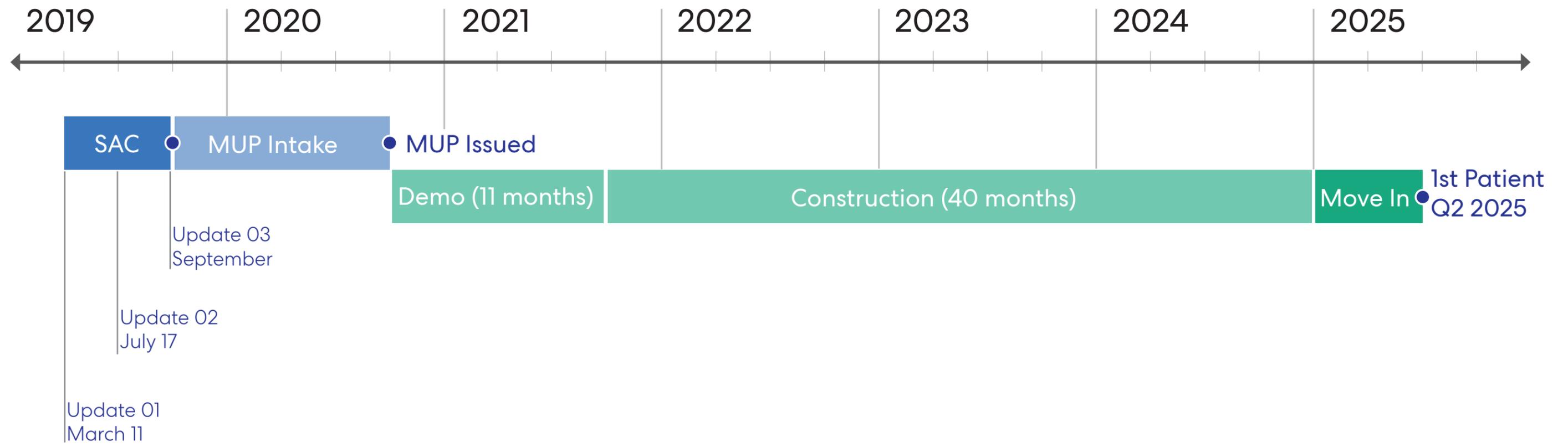
SAC Meeting

Swedish First Hill

Medical Center Expansion - Update 2

Perkins&Will | SiteWorkshop

Schedule



2005 Approved MIMP

- MIO District/MIMP Boundary
- Planned Medical Office Projects
- Potential Medical Office Projects
- Planned Hospital Projects
- Potential Hospital Projects
- Planned Support Projects

MIMP PROJECTS

PLANNED PROJECTS

- A. Medical Office Building
- B. **North Tower**: Hospital Replacement: Building B
- C. Hospital Replacement: Building C
- D. Hospital Replacement: Building D
- E. **Block 95**: Central Support with Medical Office Tower
- G. Hospital Replacement: Building G

POTENTIAL PROJECTS

- F. Medical Office Building
- C-1. Hospital Replacement: Building
- C - Future Tower Addition
- E-1. Central Support Facility w/ Medical Office Tower and Research



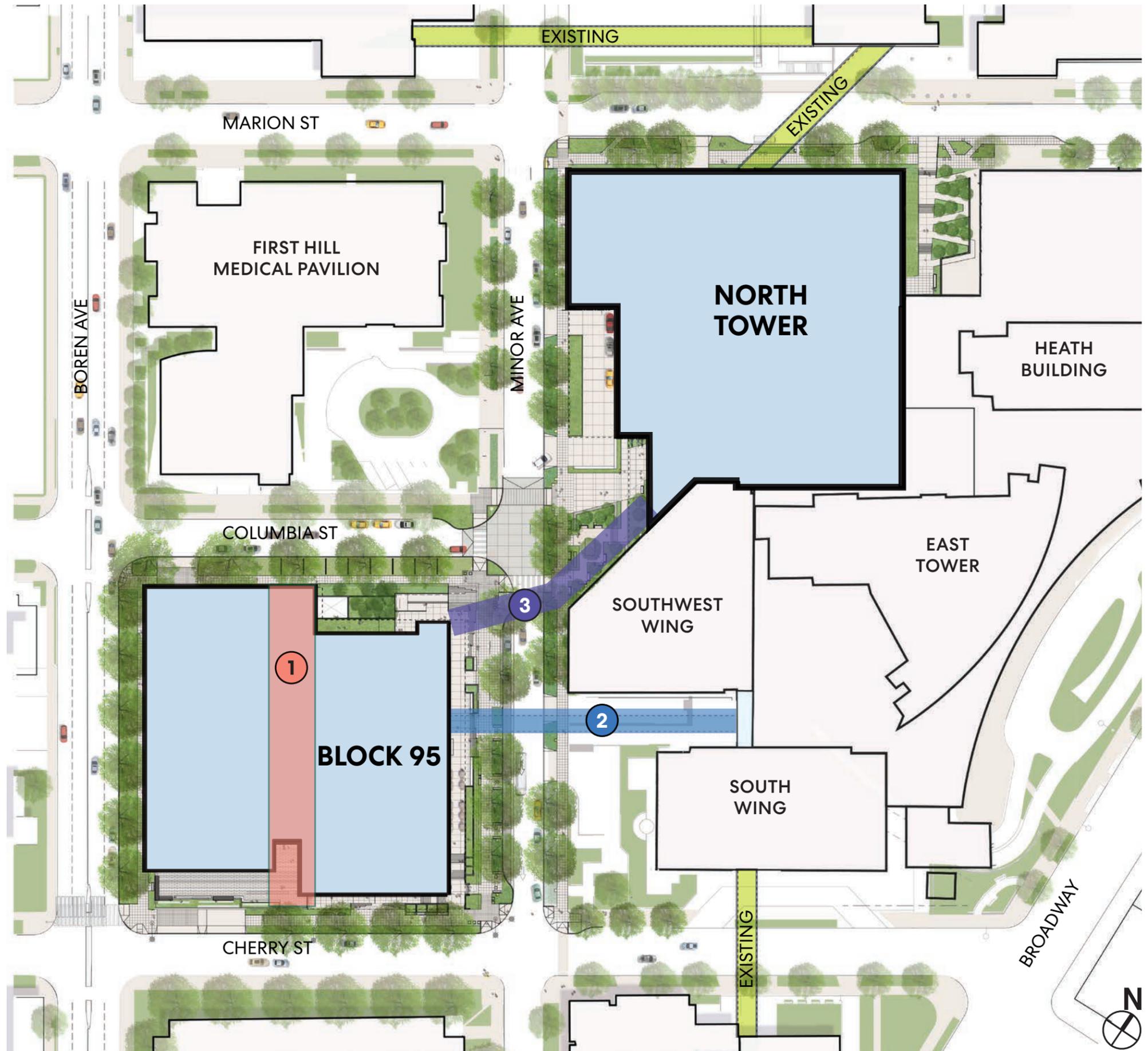
Swedish First Hill Campus



Approved Petitions

SDOT PETITIONS

- 1 Block 95 Alley Vacation
- 2 Minor Avenue Skybridge
- 3 Minor Avenue Tunnel



Public Process

Standing Advisory Committee

- Update 01: March 11, 2019
- 6 Meetings: August 2015 to March 2016
- Review for MIMP Compliance and Site Wayfinding
- Support of Public Benefits
- Review of Construction Management Plan

Seattle City Council

- Aug. 8, 2016: Alley Vacation Approved
- Sept. 9, 2016: Full Council Vote on Skybridge and Tunnel

Seattle Design Commission

- 7 Meetings: July 2015 to April 2016
- Approval of Alley Vacation Merit and Public Benefits
- Approval of Skybridge, design and Public Benefits

City Permitting

- SDCI: Review landuse and MIMP
- SDOT: Review of Sidewalk and Streetscape
- Parks Department Coordination
- Department of Neighborhoods Guidance

Community Outreach

- First Hill Improvement Association
- O’Dea High School
- The Frye Art Museum
- Plymouth Housing Group
- Trinity Church
- Capitol Hill Chamber of Commerce

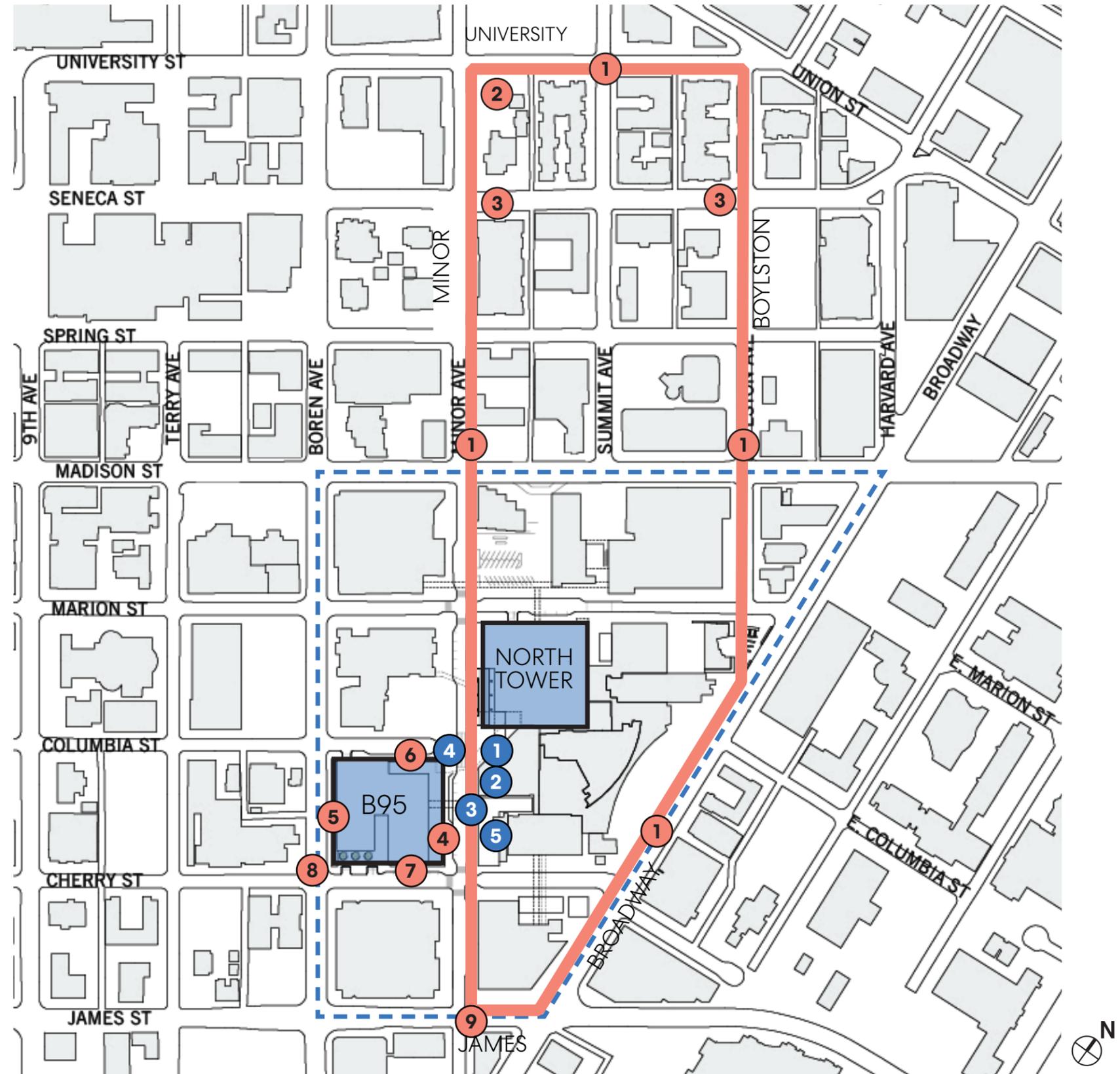
Public Benefits Summary

BLOCK 95 ALLEY VACATION

- 1 The First Hill Mile
- 2 First Hill Park Funding
- 3 Public Art
- 4 Minor Ave Voluntary Setback
- 5 Boren Voluntary Setback
- 6 Columbia St ROW Enhancements
- 7 Cherry St ROW Enhancements
- 8 Boren & Cherry Ped Crossing
- 9 Minor & James Ped Crossing

MINOR AVE SKYBRIDGE

- 1 Minor Ave Garden
- 2 Public Art - Minor Ave
- 3 Garden
- 4 Public Art - Skybridge
- 5 Minor & Columbia Raised



First Hill Mile

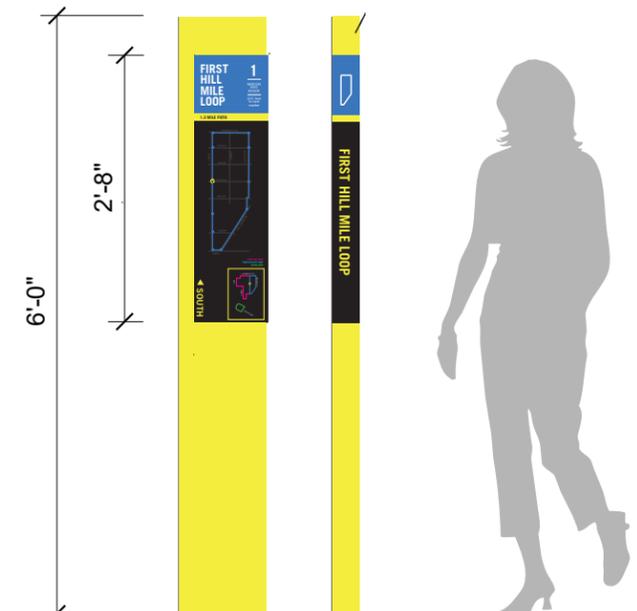
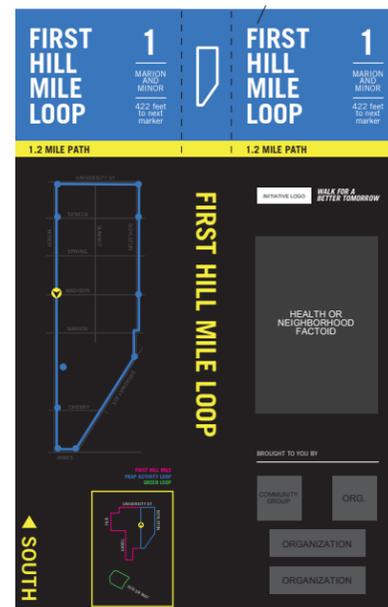
Streetscape Elements - Corner of Minor & Seneca



Stephanie Bower, Architectural Illustration

LEGEND

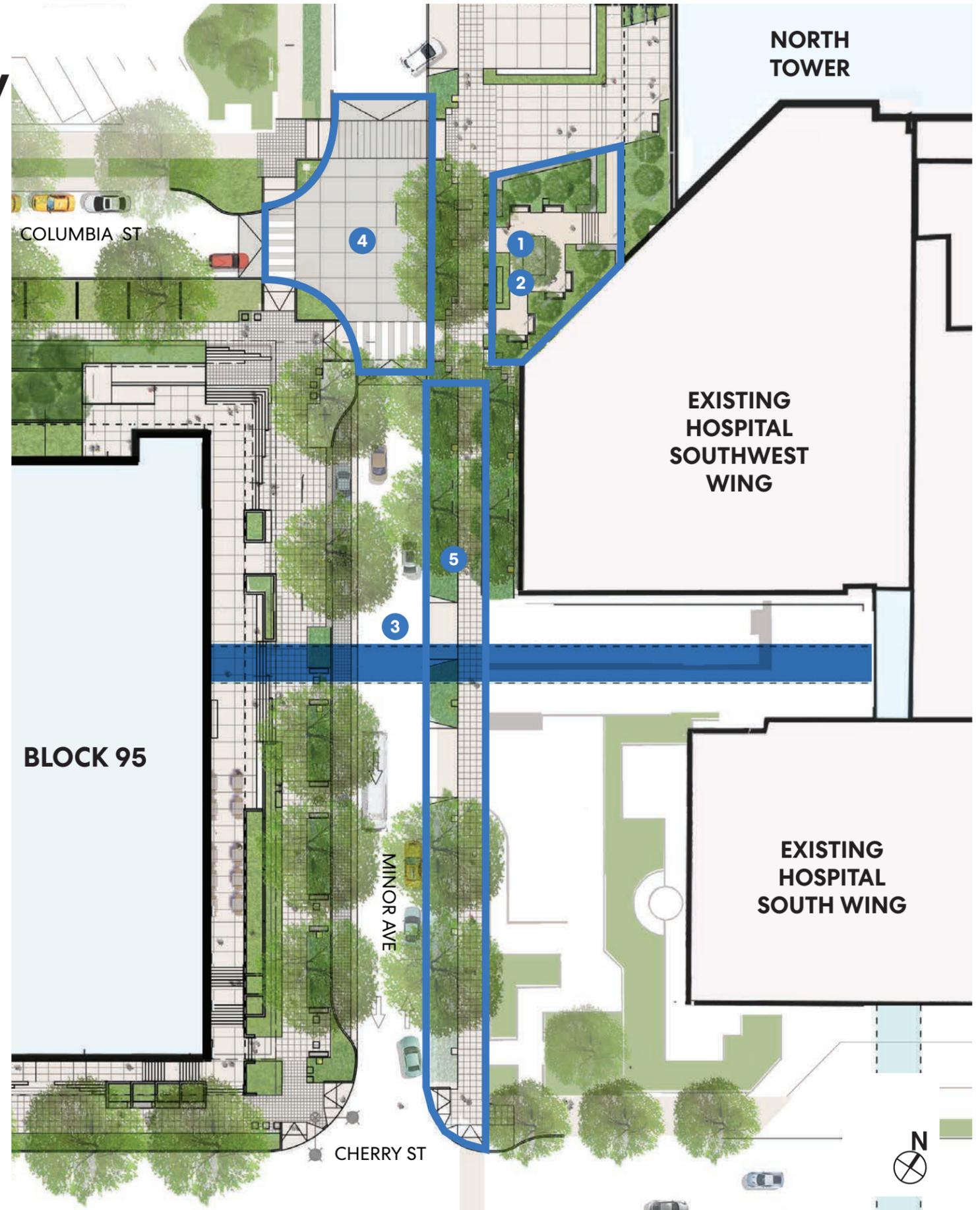
- 1 Wide curb ramps and curb bulbs
- 2 Wayfinding markers
- 3 Seating
- 4 Enhanced tree canopy
- 5 Streetscape plantings



Skybridge Public Benefits Summary

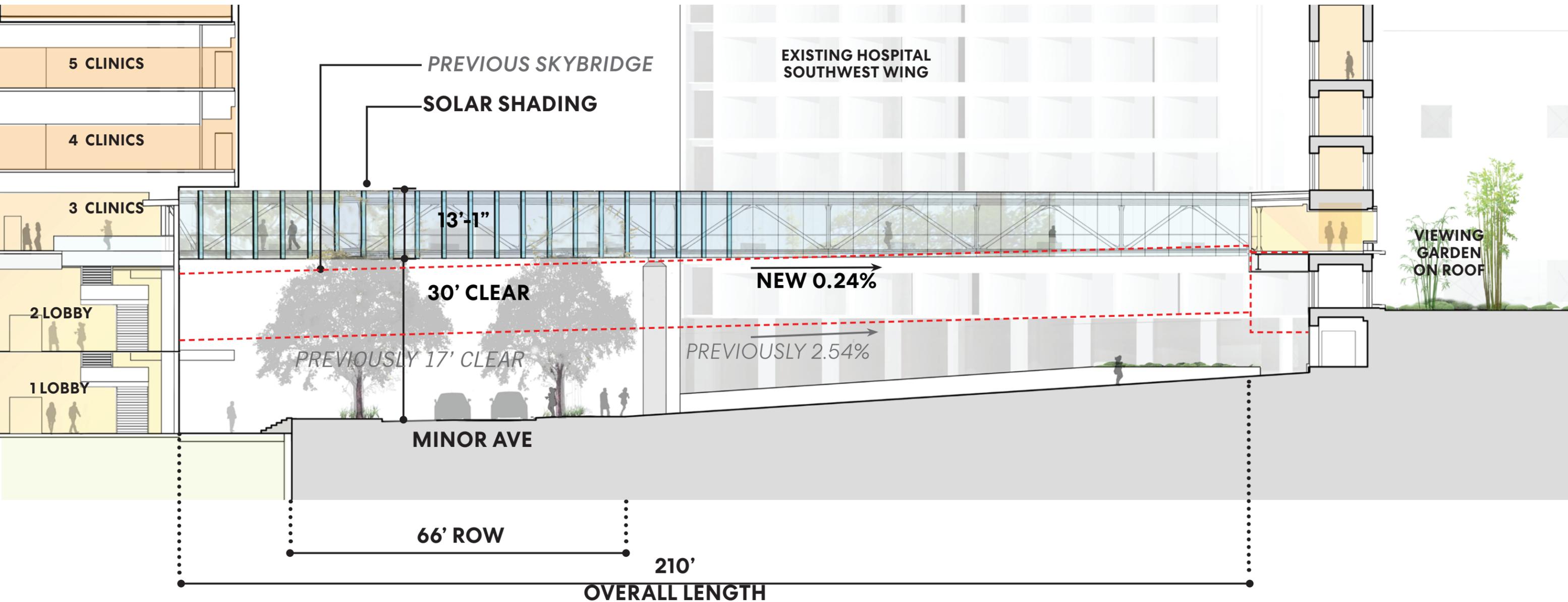
Minor Ave. Skybridge

- 1 Minor Ave Garden
- 2 Public Art - Minor Ave Garden
- 3 Public Art - Skybridge
- 4 Minor & Columbia Raised Intersection
- 5 Minor Ave ROW Enhancements



Block 95 Skybridge Section

Looking North



Swedish First Hill Campus Evolution



1912



2016



Evolving to meet the changing demands of acute care space



2025

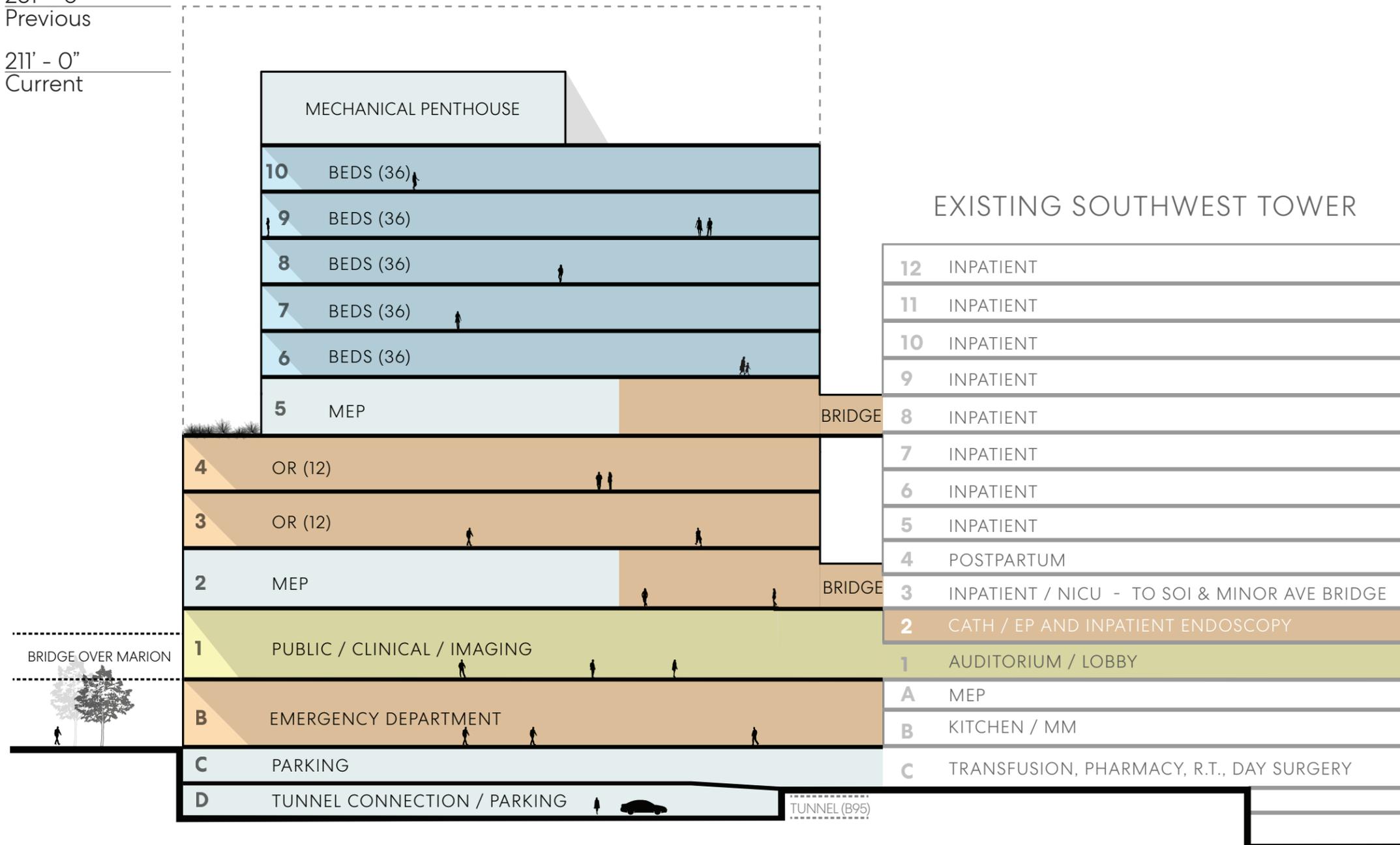
North Tower Program

240' - 0"
Height Limit

231' - 0"
Previous

211' - 0"
Current

NORTH TOWER

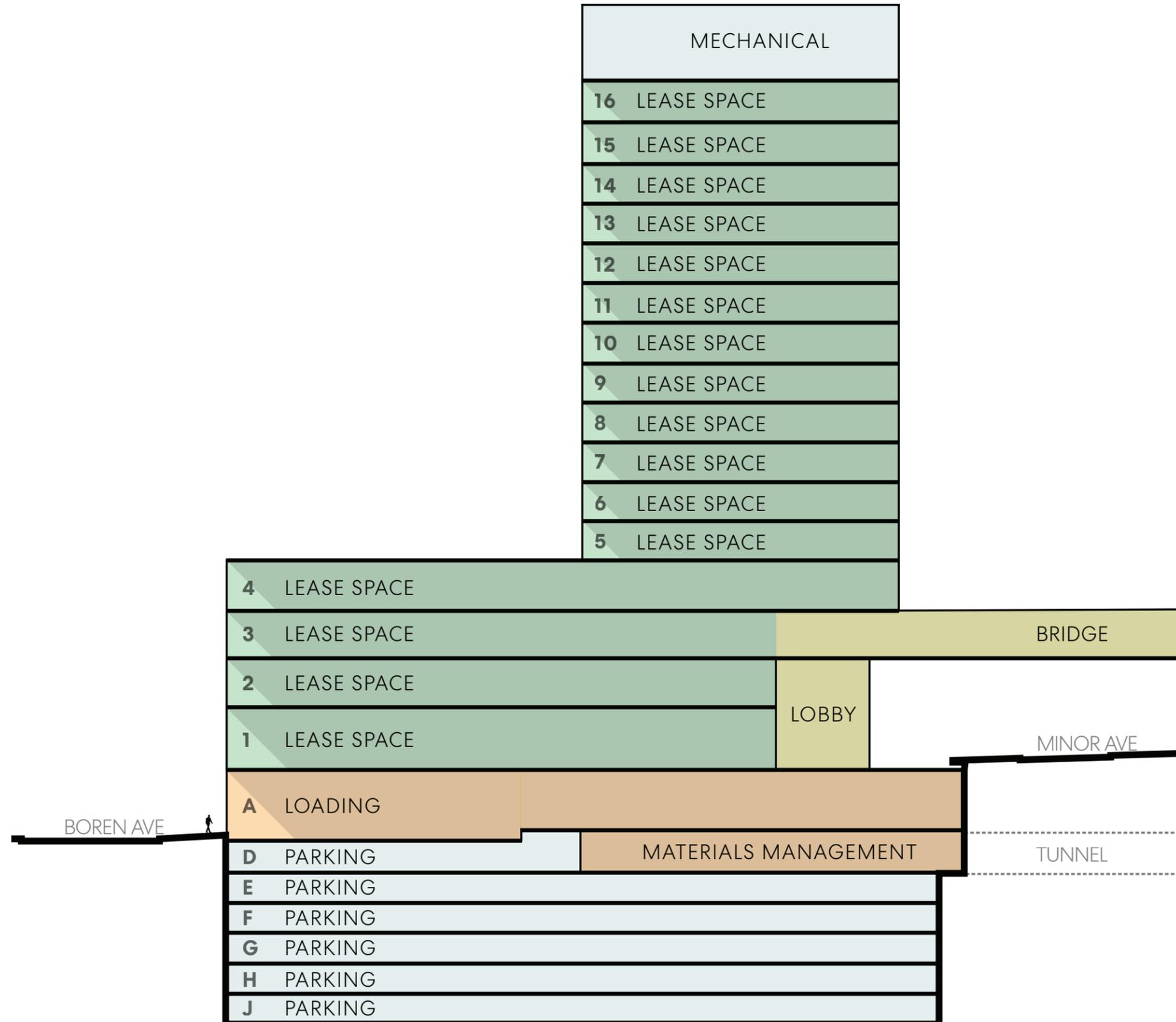








Block 95 Program

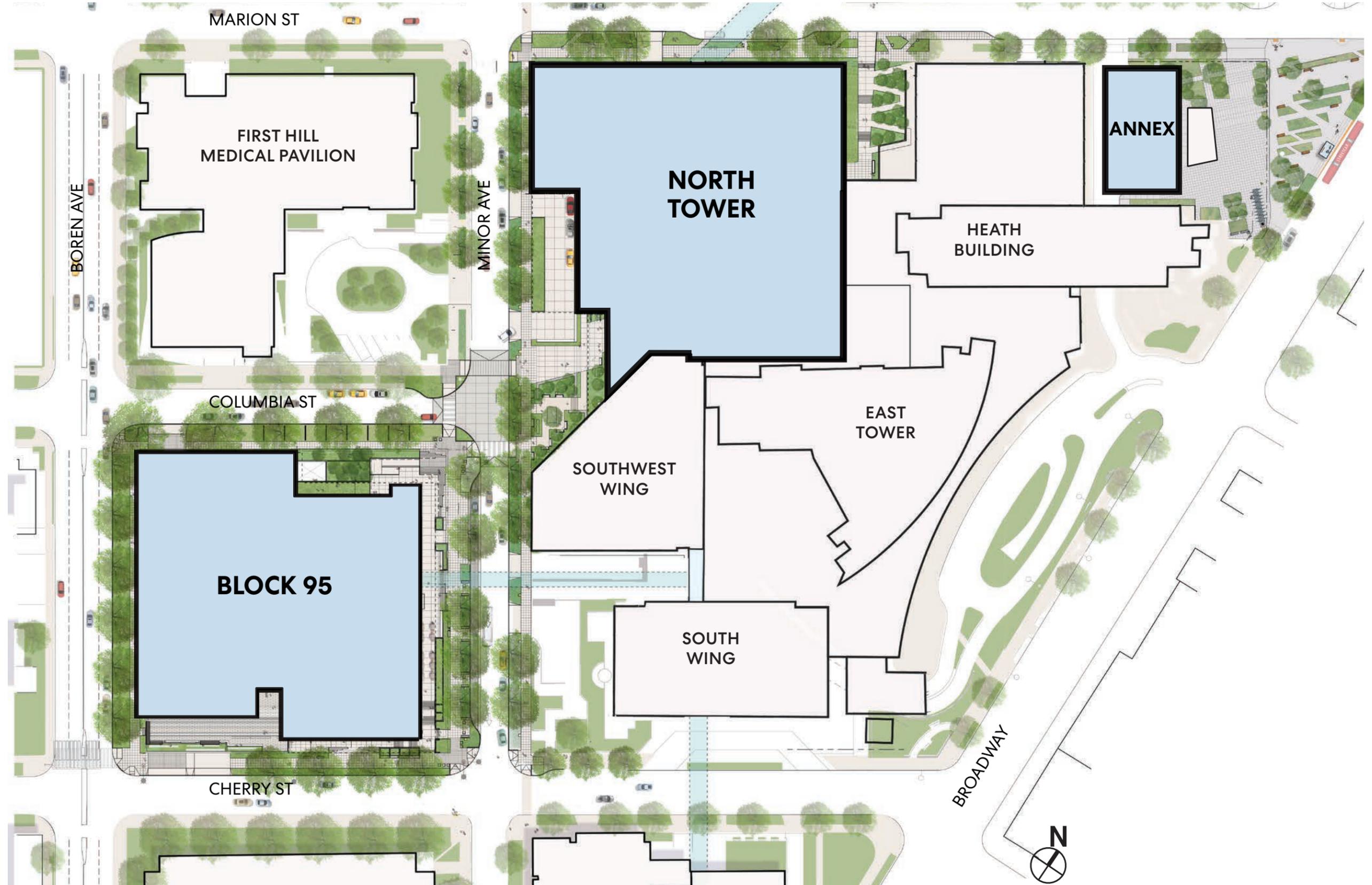




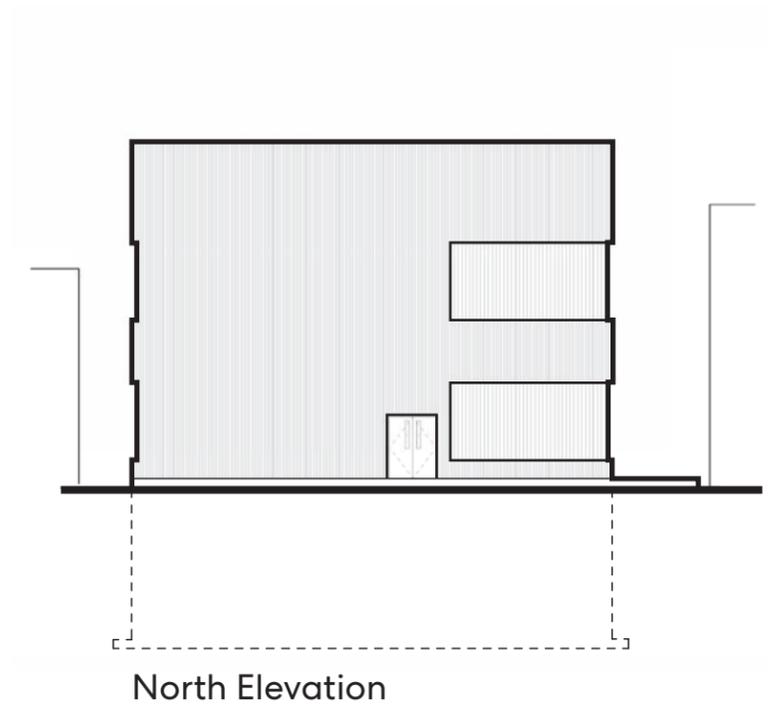
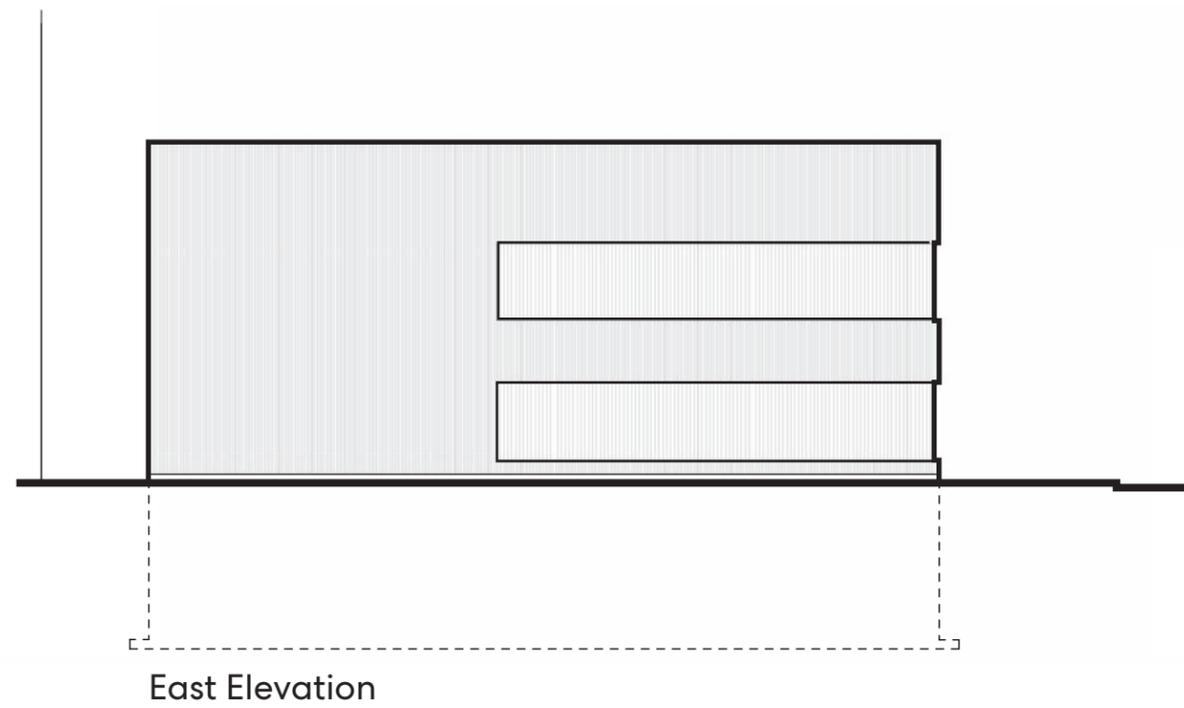
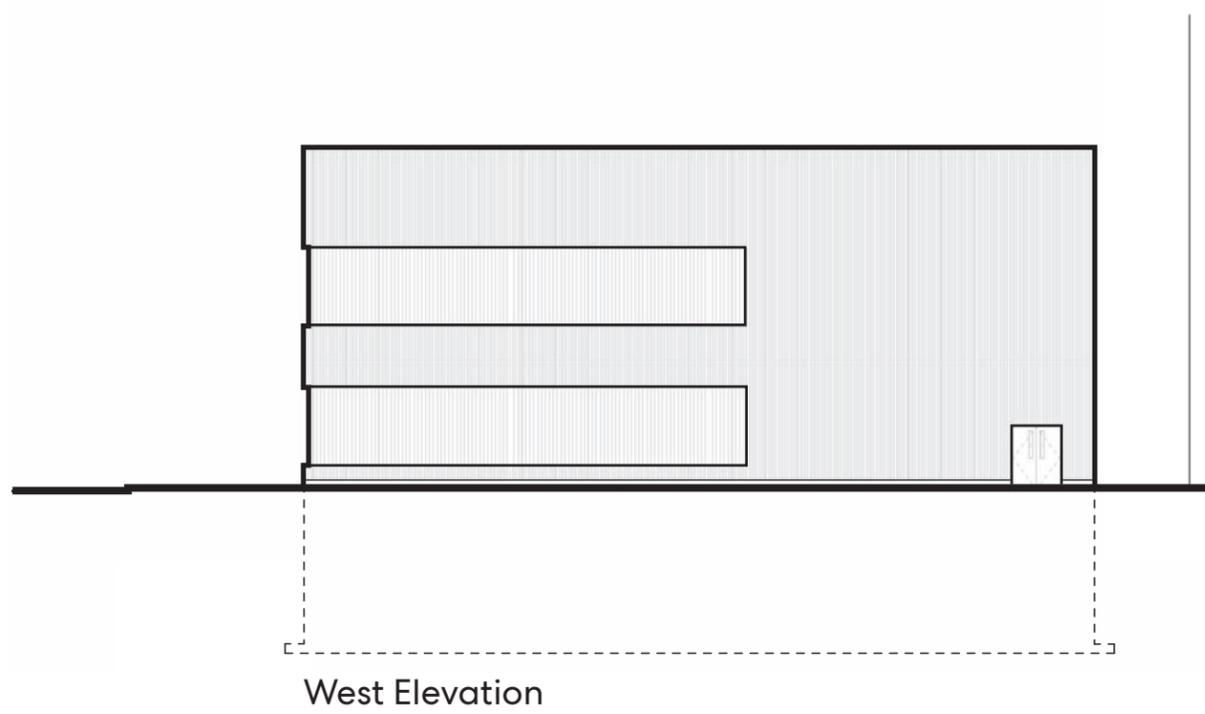
SWEDISH FIRST HILL CAMPUS



Annex Building Site



Annex Building



Thank You

Tree Canopy

Campus Adjacent Street Trees

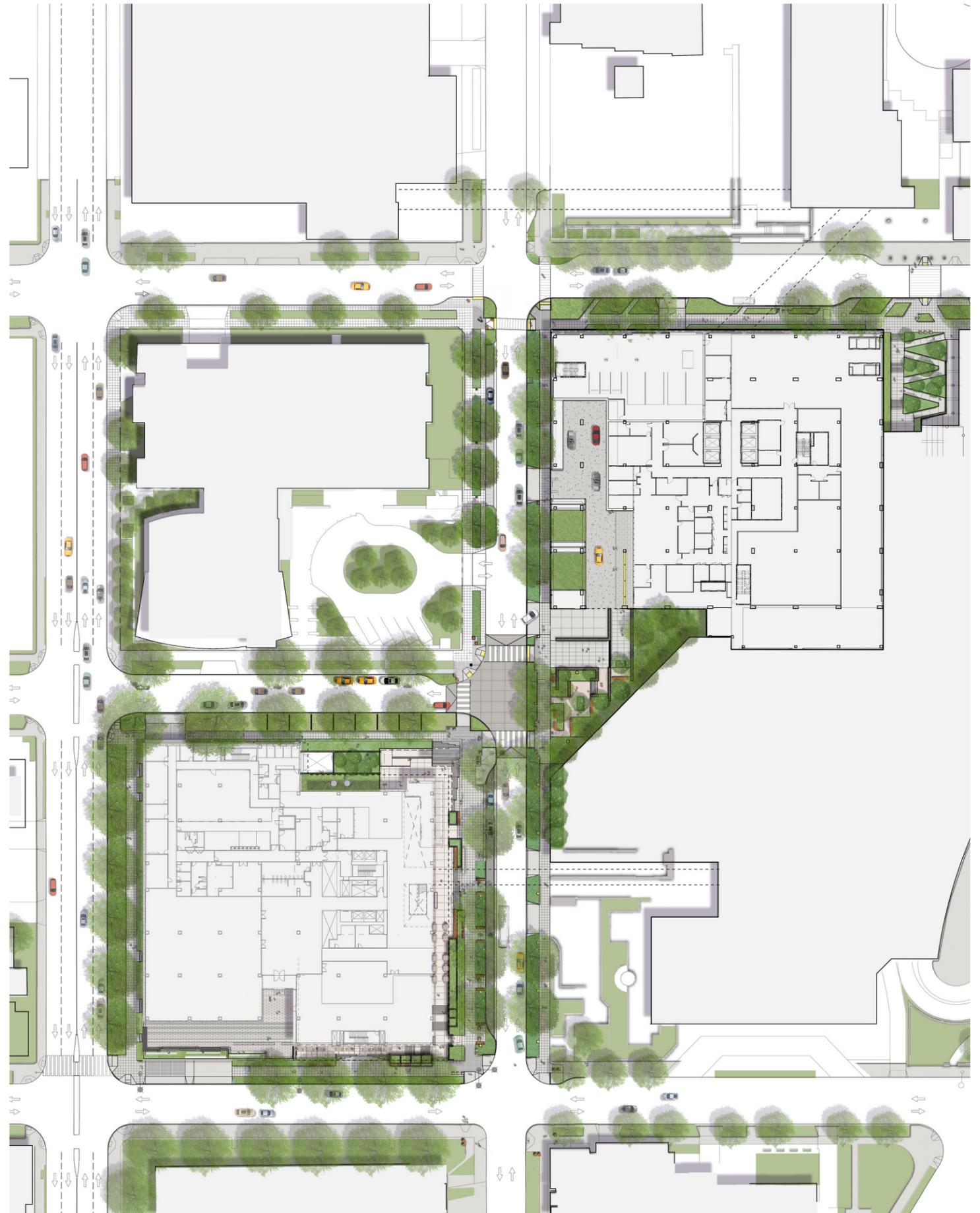
- Existing Removed at Block 95 = 24 (Boren, Cherry, Minor & Columbia)
- Existing to be Removed = 14 (Minor & Marion)
- New Trees = 32

On-Campus Trees

- Existing Removed at Block 95 = 16
- Existing to be Removed = 20 (Block 95, North Tower)
- New Trees = 30

Mile Trees

- Existing to be Removed = 5
- New Street Trees = 8



Street Trees

Large Trees

Aesculus flava/ Yellow Buckeye

Gymnocladus dioicus/ Kentucky Coffee Tree

Nyssa sylvatica/ Black Tupelo

Quercus phellos/ Willow Oak



Large/Medium Trees

Ulmus parvifolia 'Frontier'/ Frontier Elm

Quercus frainetto/ Hungarian Oak

Cladrastis kentukea/ American Yellowwood

Carpinus caroliniana/ American Hornbeam



Medium/Small Trees

Koelreuteria paniculata/ Golden Raintree

Magnolia denudata/ Yulan magnolia

Magnolia maudiae

Parrotia persica/ Persian Ironwood



On Campus Trees

Minor Ave Garden

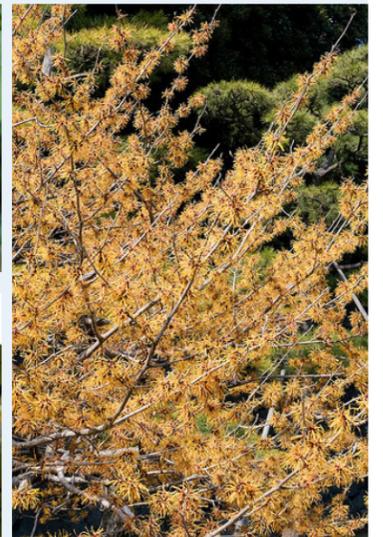
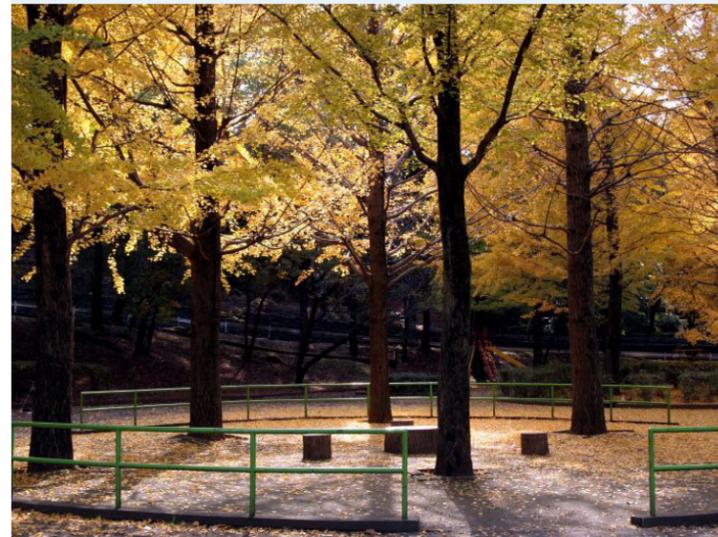
Alnus rubra/ Red Alder



Marion Street Garden

Ginkgo biloba 'Princeton Sentry'/
Princeton Sentry Ginkgo

Hammamelis spp/ Witch Hazel



Columbia St Garden

Stewartia monadelpha/

