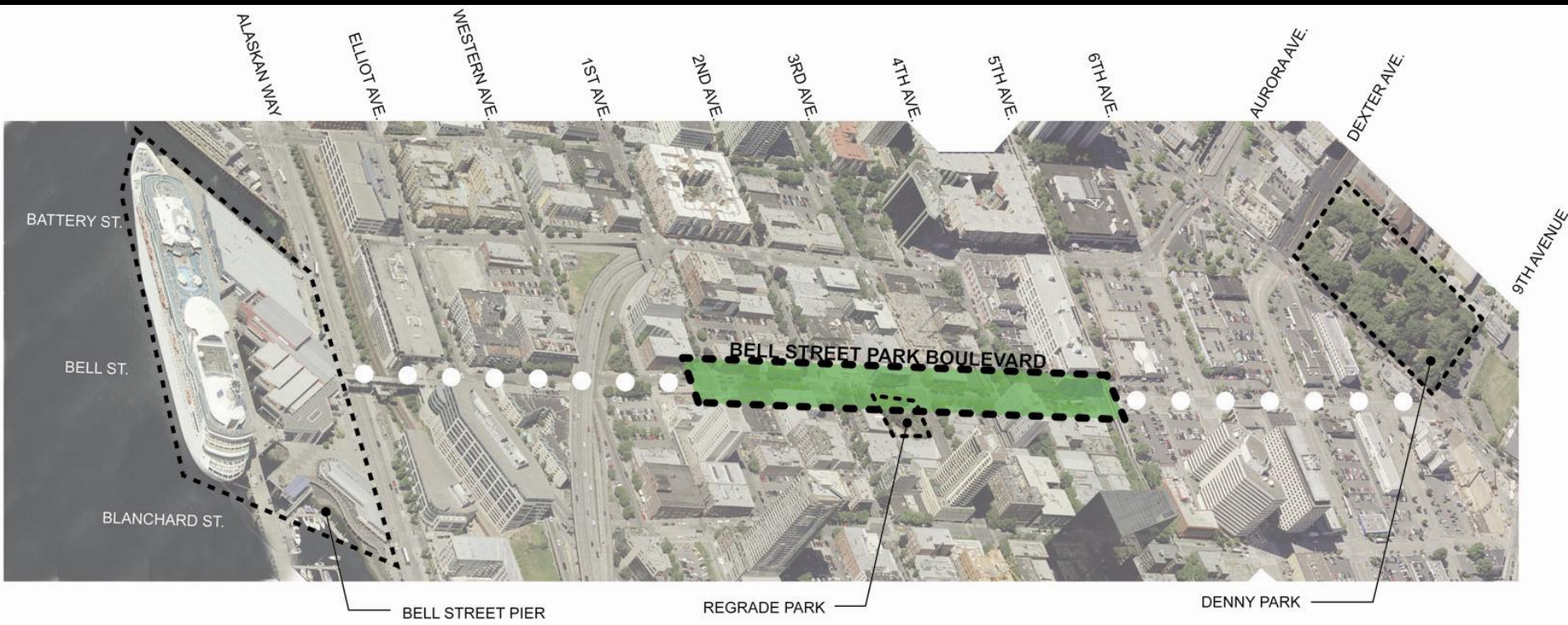


BELL STREET PARK  
DESIGN COMMISSION  
18 AUGUST 2011  
50% CD/60% SIP

# urban context



existing condition



dynamic history: first denny regrade looking west on bell street!

Bell St.  
ravine

Bell St.  
ravine

FIRST REGRADE LOOKING WEST ON BELL ST.



three goals



VIBRANT

+

SAFE

+

GREEN

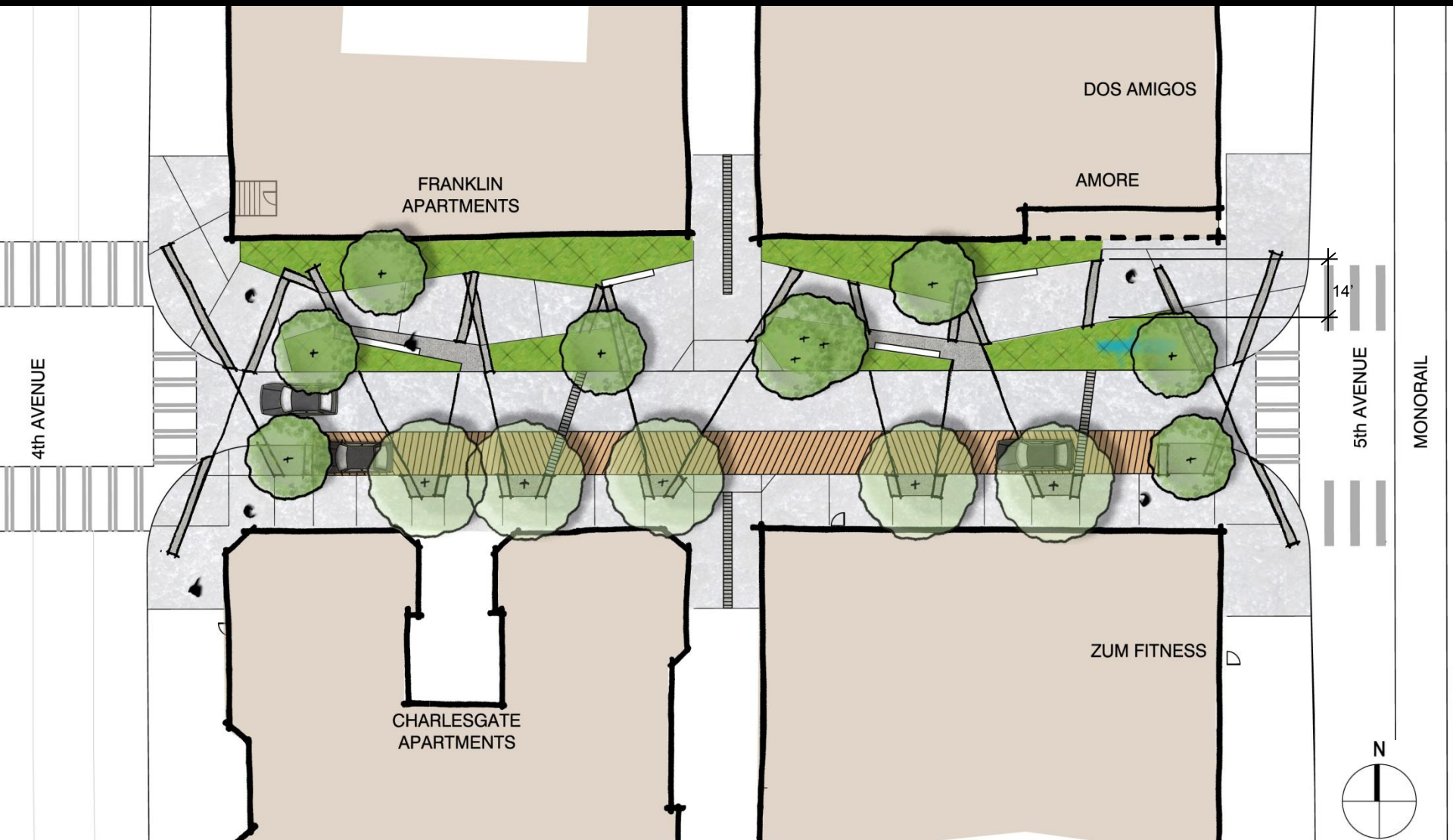
BELL STREET PARK

# SUICED SURFACE: faceted planes, dynamic movement



Parc del Garraf

# SLUICED SURFACE: 5<sup>th</sup> ave. to 4<sup>th</sup> ave.



4th AVENUE

FRANKLIN APARTMENTS

DOS AMIGOS

AMORE

14'

5th AVENUE

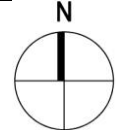
MONORAIL

CHARLESGATE APARTMENTS

ZUM FITNESS

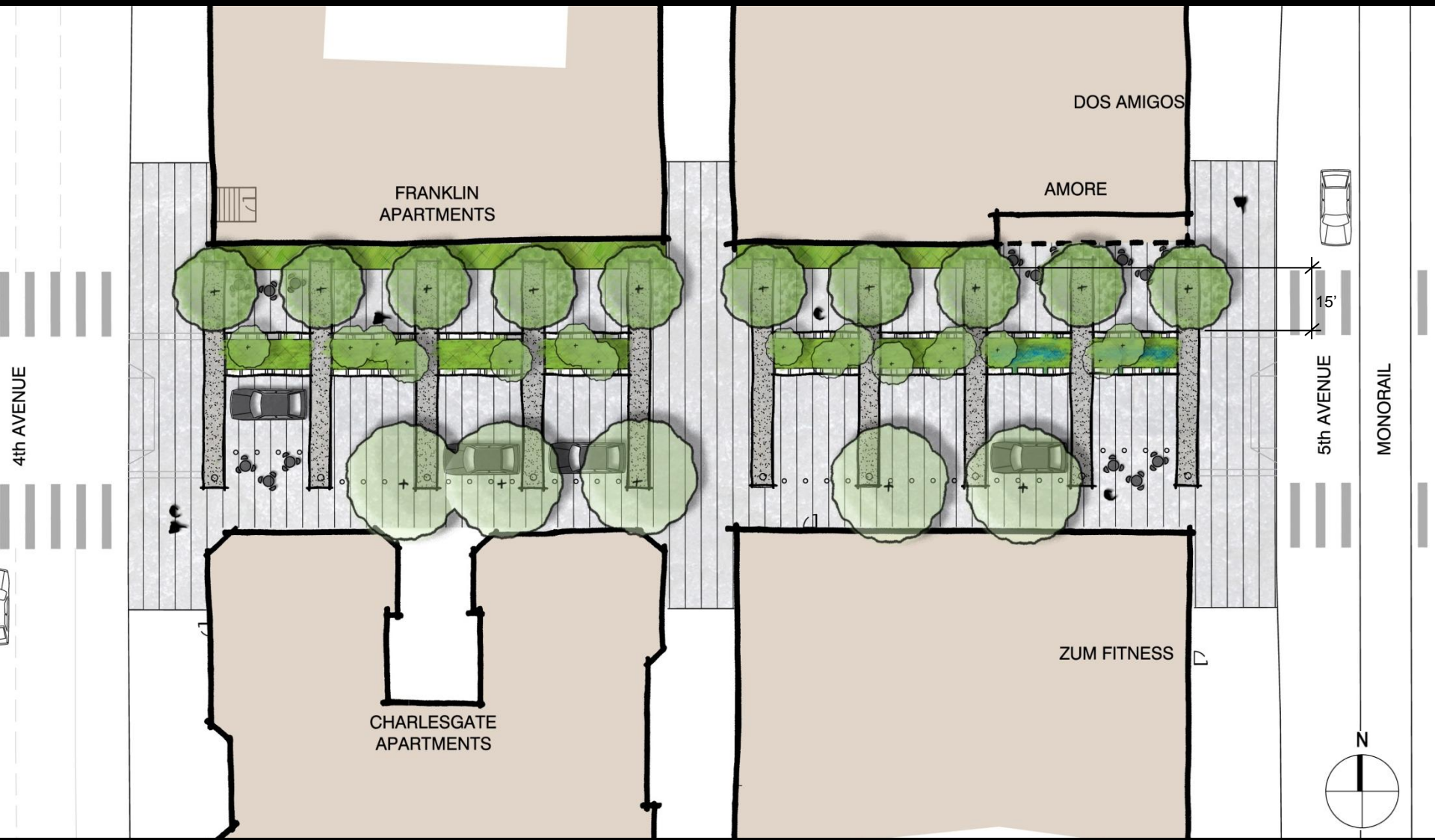


# MEASURED MOVEMENT: the rhythms of the street





# MEASURED MOVEMENT: 4<sup>th</sup> ave. to 5<sup>th</sup> ave.

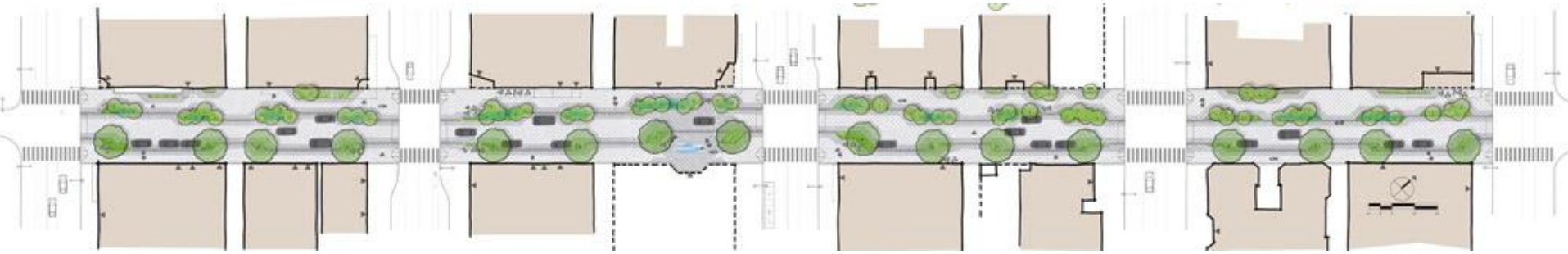


three large public meetings



three key design moves: reclaim. elevate. mix.

*streets are for people*

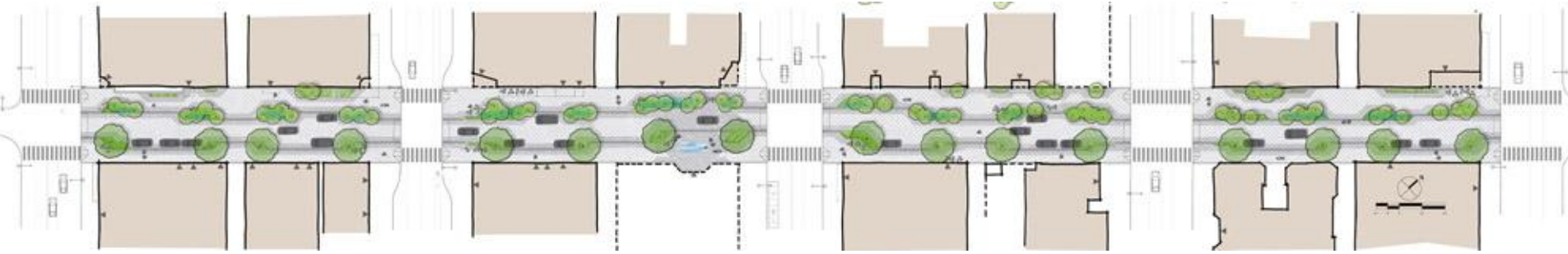


[www.depave.org](http://www.depave.org)



three key design moves: reclaim. elevate. mix.

*curbless in seattle*

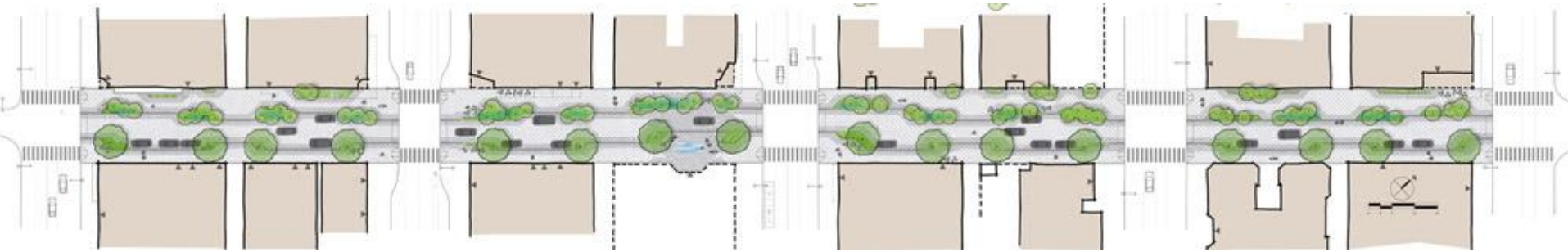


Brighton New Road

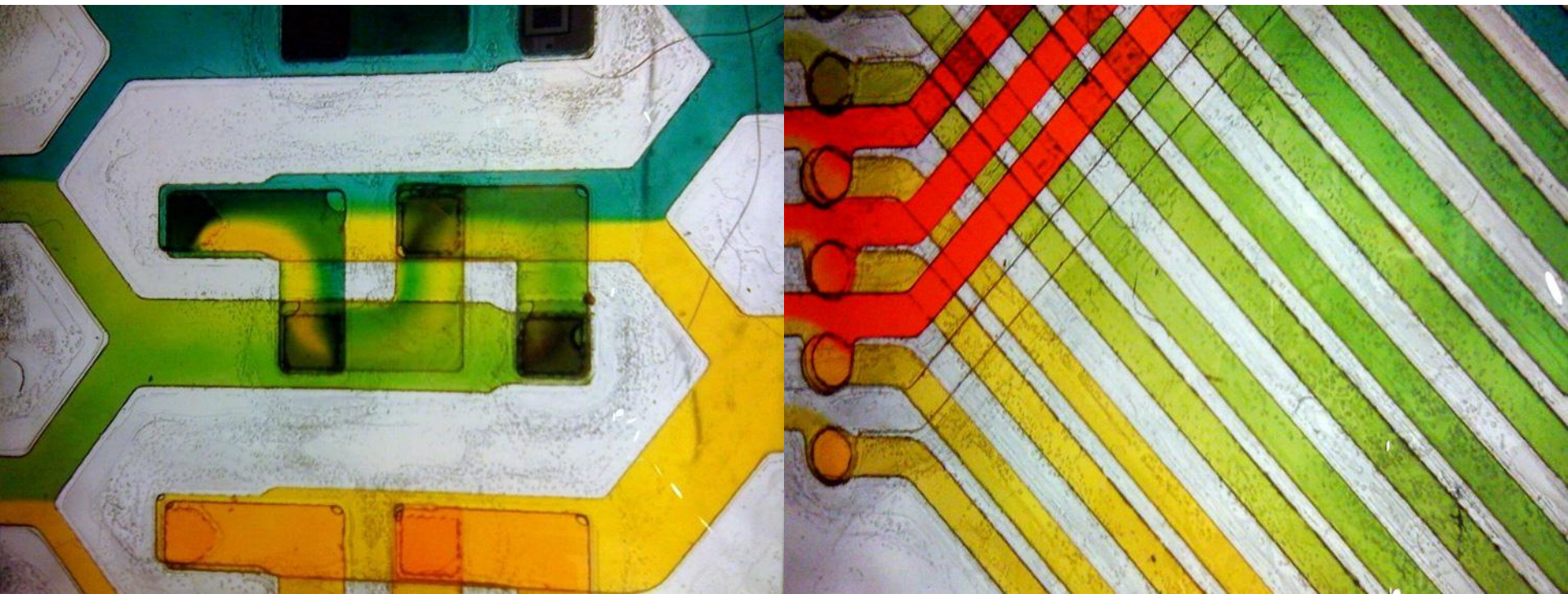


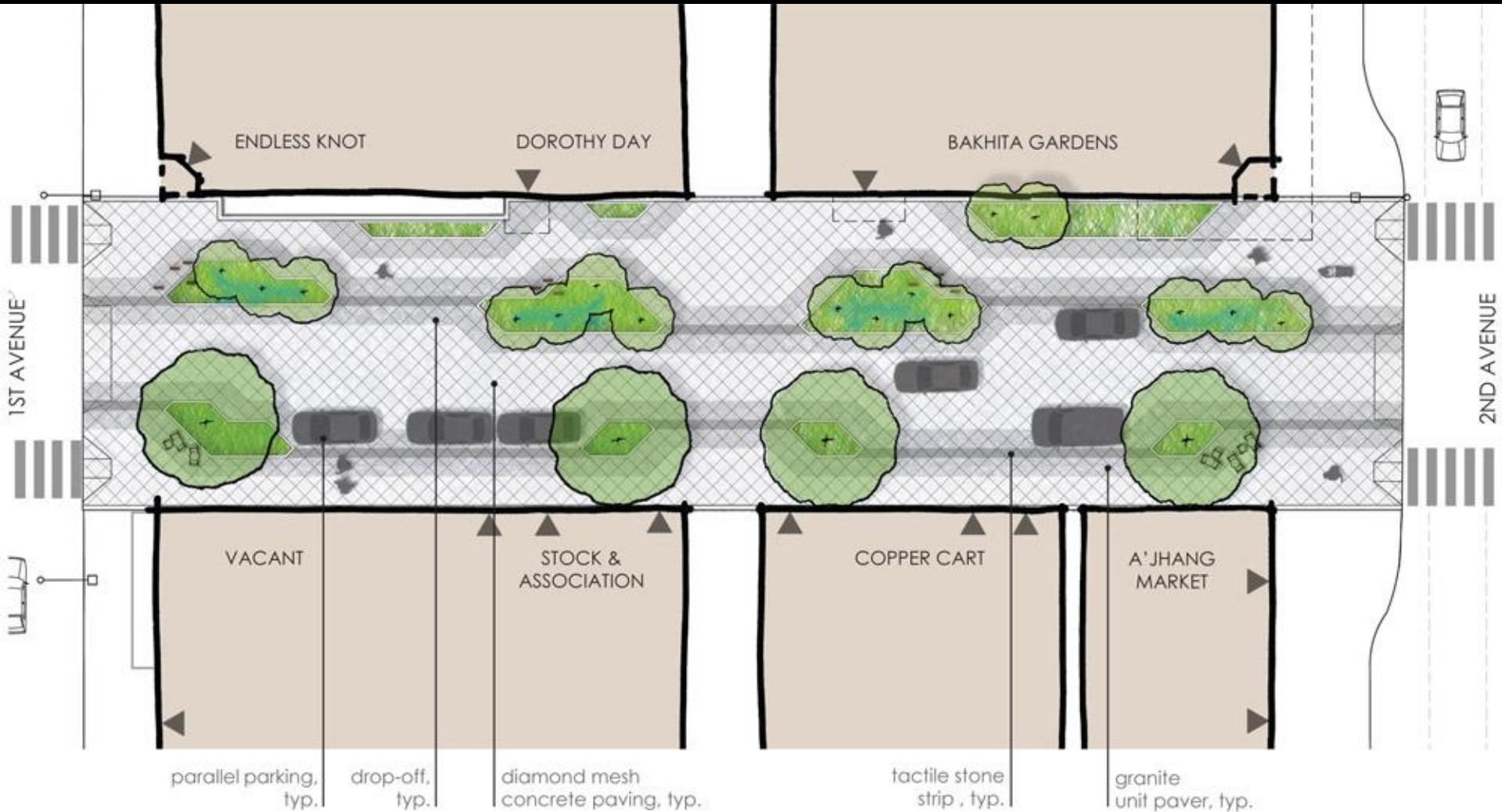
three key design moves: reclaim. elevate. mix.

***mixing materials and calming traffic to share the space***



Combinatorial Micromixer (Neils and Folch)

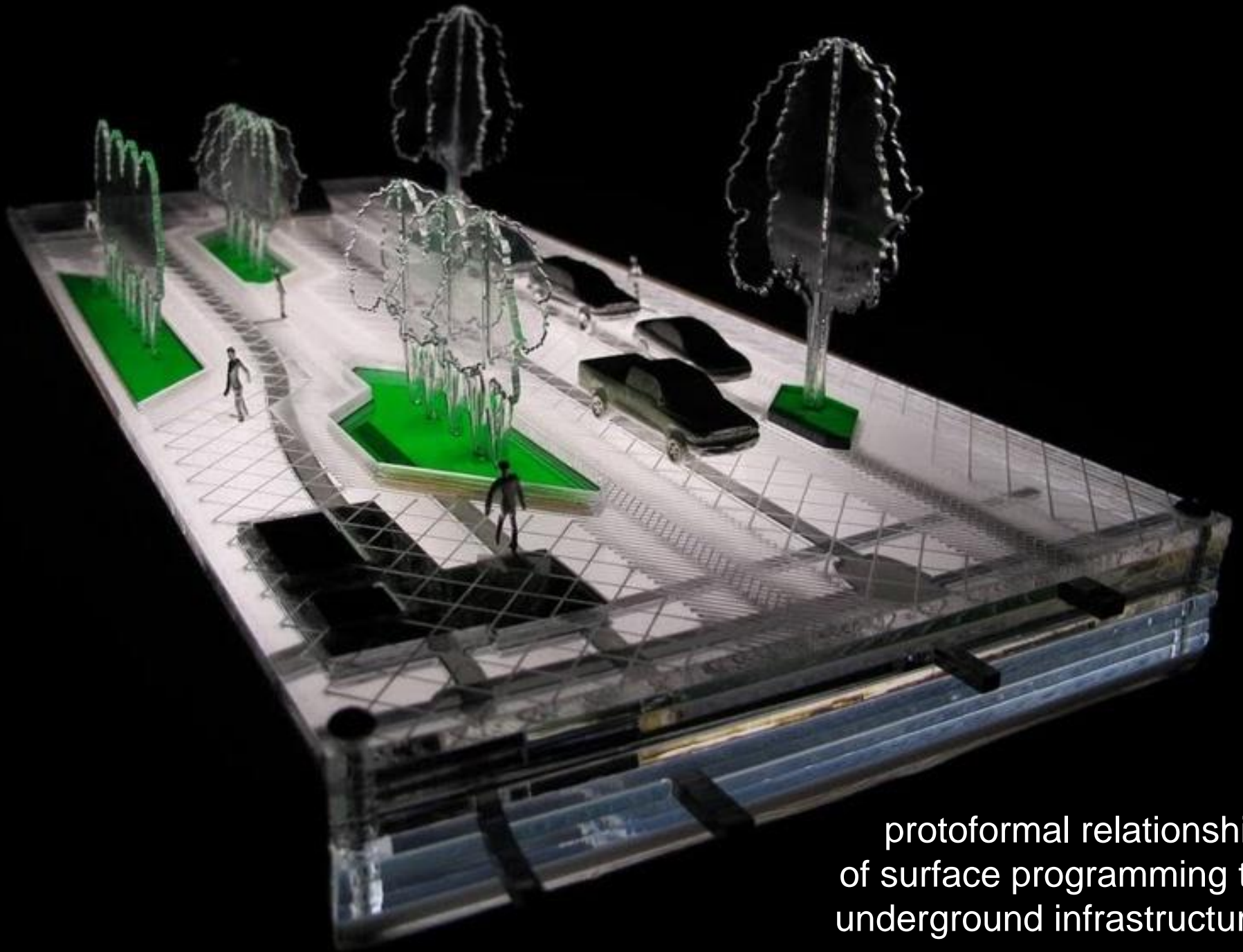




example block: 1<sup>st</sup> to 2<sup>nd</sup>

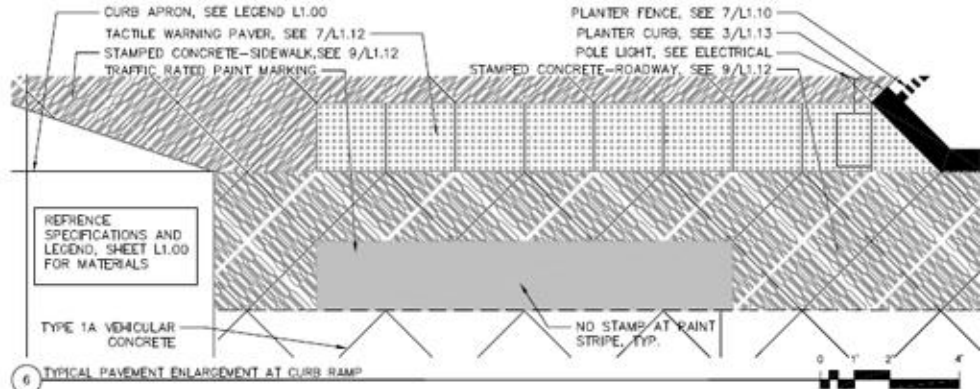
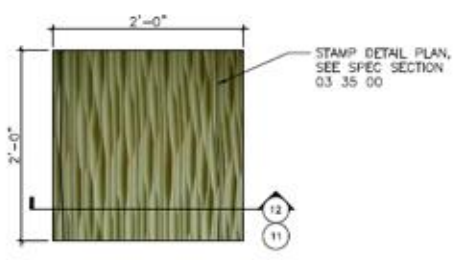
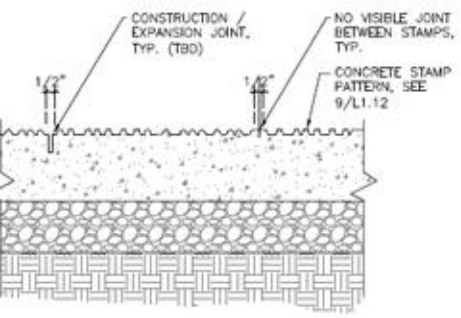


example section: curbless except at stormwater planters



protoformal relationship  
of surface programming to  
underground infrastructure





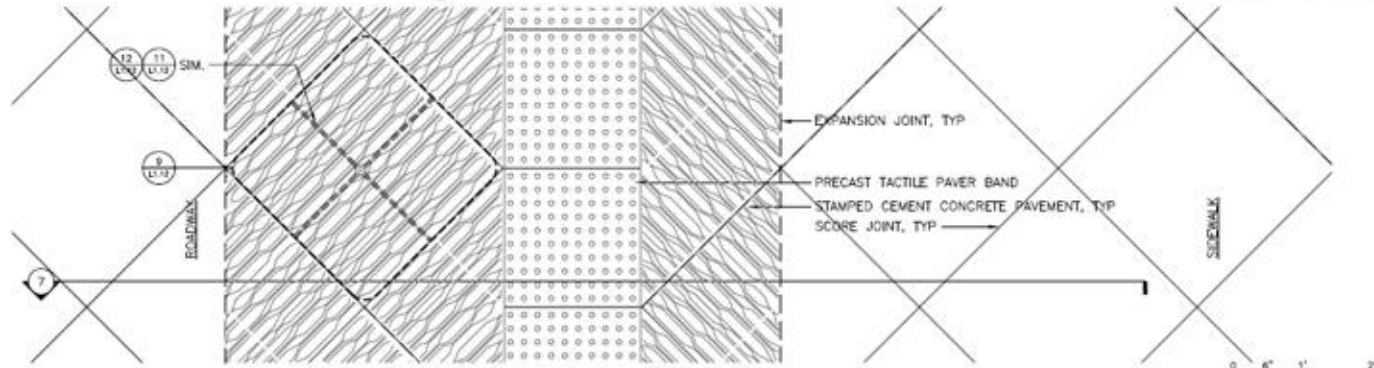
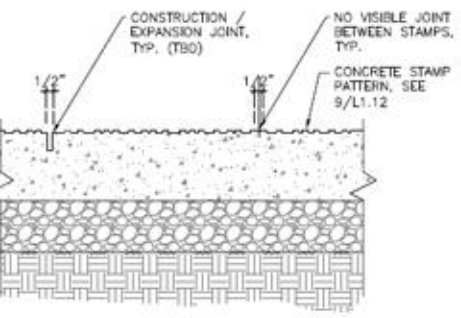
STAMPED CONCRETE SECTION—AT ROADWAY (1/2" DEEP STAMP)

0 4" 8" 1'-4"

9 CONCRETE STAMP N.T.S.

6 TYPICAL PAVEMENT ENLARGEMENT AT CURB RAMP

0 1' 2' 4"

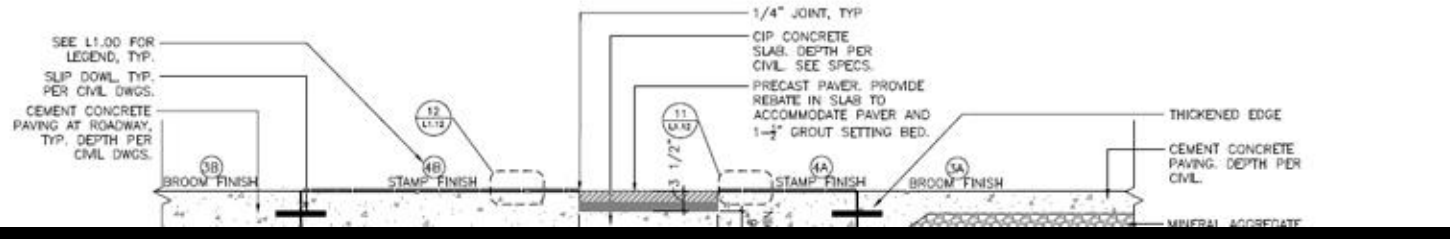


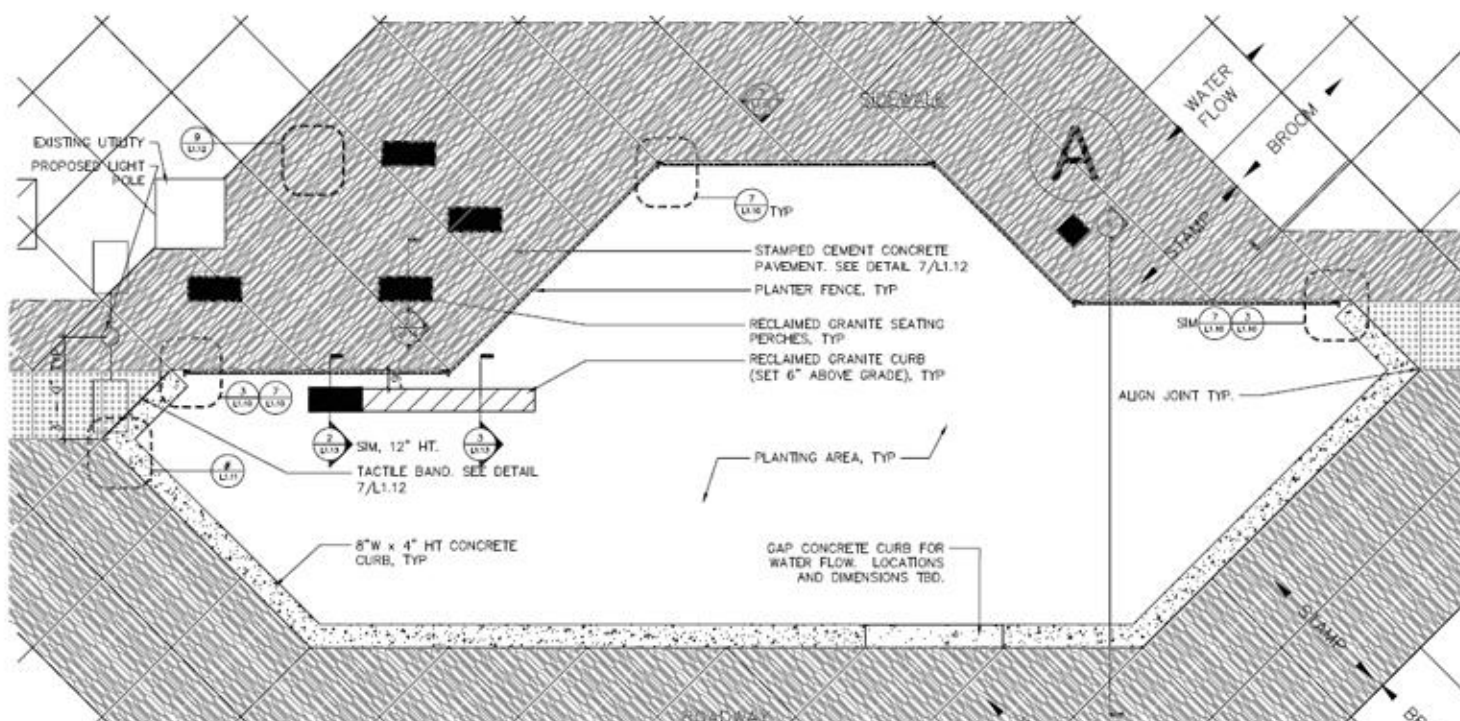
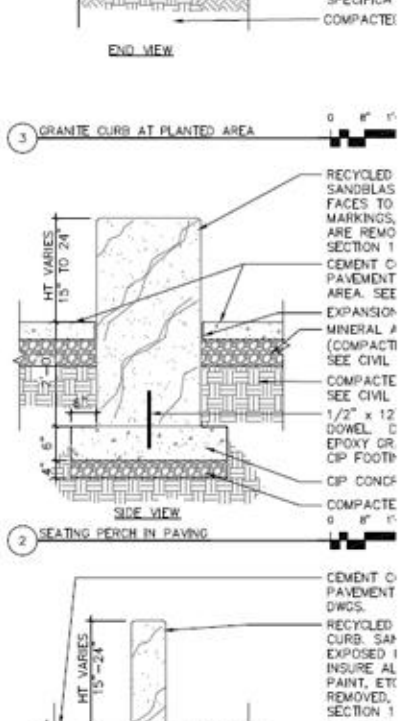
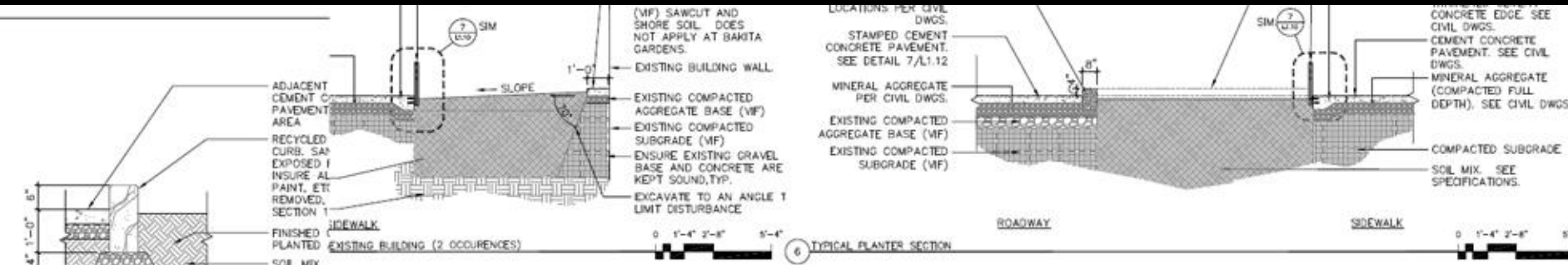
STAMPED CONCRETE SECTION—AT SIDEWALK (1/4" DEEP STAMP)

0 4" 8" 1'-4"

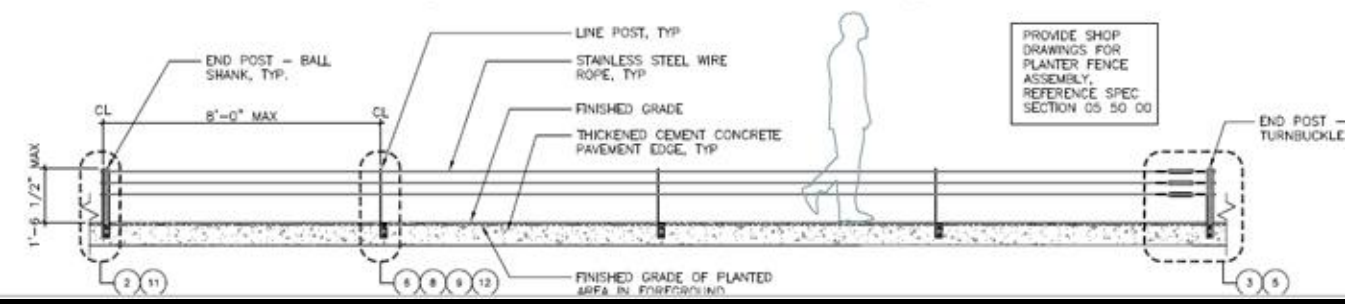
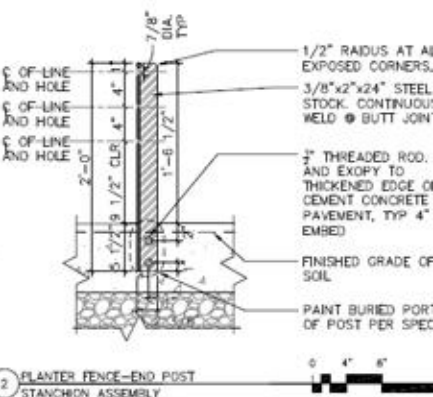
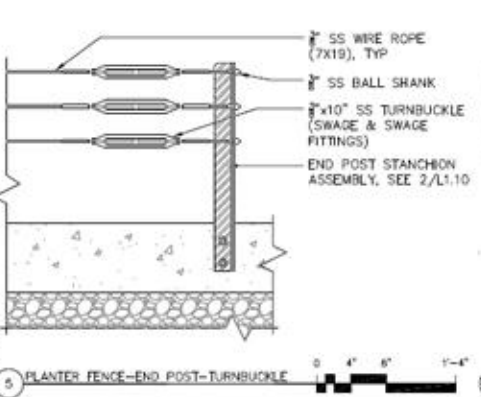
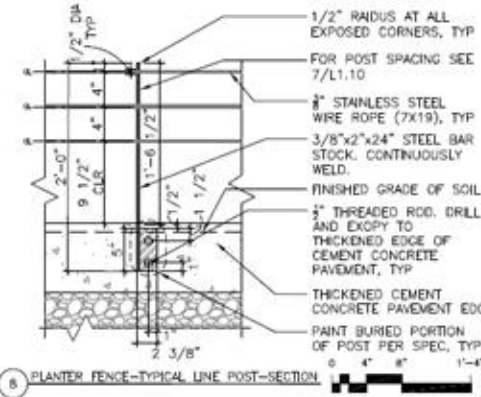
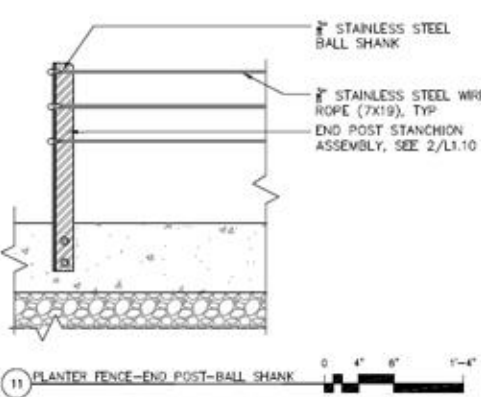
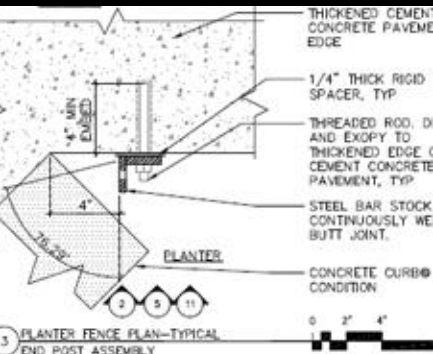
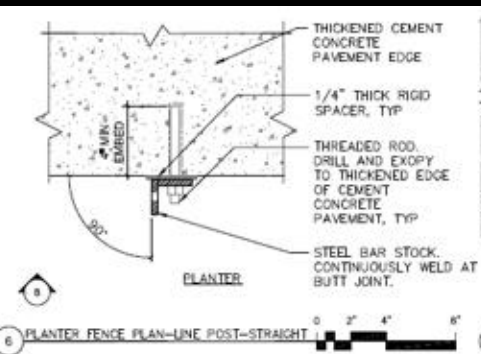
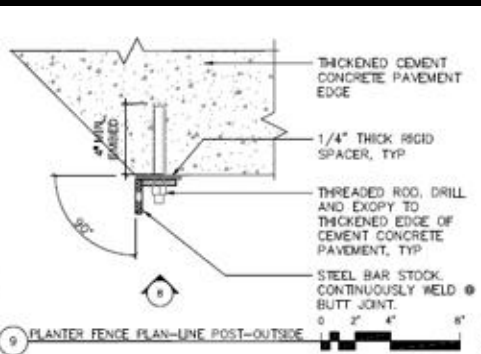
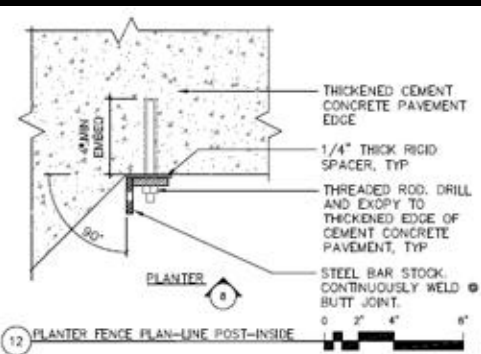
5 PAVING ENLARGEMENT

0 6" 1' 2'

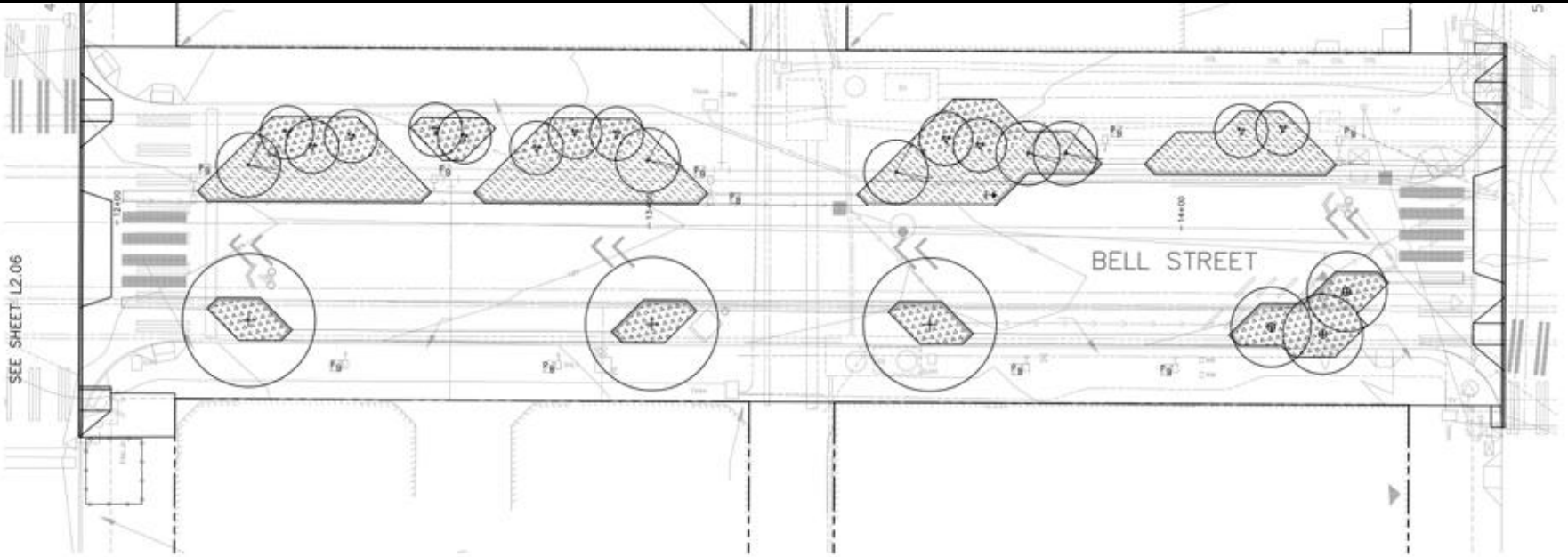




planter detail



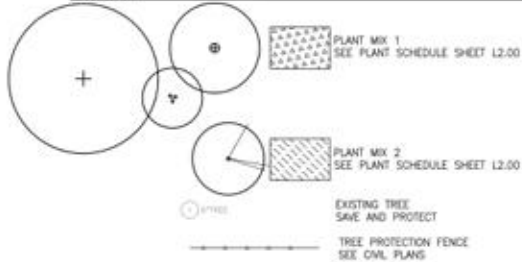
planter fence detail



SEE SHEET L2.06

BELL STREET

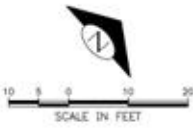
**LEGEND**



**NOTES**

1. SEE SHEET L2.00 FOR PLANT SCHEDULE.
2. SEE SHEET L2.10 FOR PLANTING DETAILS.
3. SEE SHEETS L4.00 TO L4.11 FOR IRRIGATION PLANS AND DETAILS.
3. SEE SHEETS L1.00 TO L1.09 FOR LIGHTING PLANS.
4. SEE CIVIL PLANS FOR PAVING, STRIPING, GRADING, UTILITIES, AND DRAINAGE.
5. SEE SPECIFICATIONS FOR SOIL PREPARATION AND MULCH.

NO.	DESCRIPTION	DATE	BY
1	REVISED		
2	REVISED		
3	REVISED		
4	REVISED		
5	REVISED		
6	REVISED		
7	REVISED		
8	REVISED		
9	REVISED		
10	REVISED		
11	REVISED		
12	REVISED		
13	REVISED		
14	REVISED		
15	REVISED		
16	REVISED		
17	REVISED		
18	REVISED		
19	REVISED		
20	REVISED		



**60% COMPLETE STREET IMPROVEMENT PLAN/50% CONSTRUCTION DOCUMENTS**  
NOT FOR CONSTRUCTION

APRIL 8, 2011

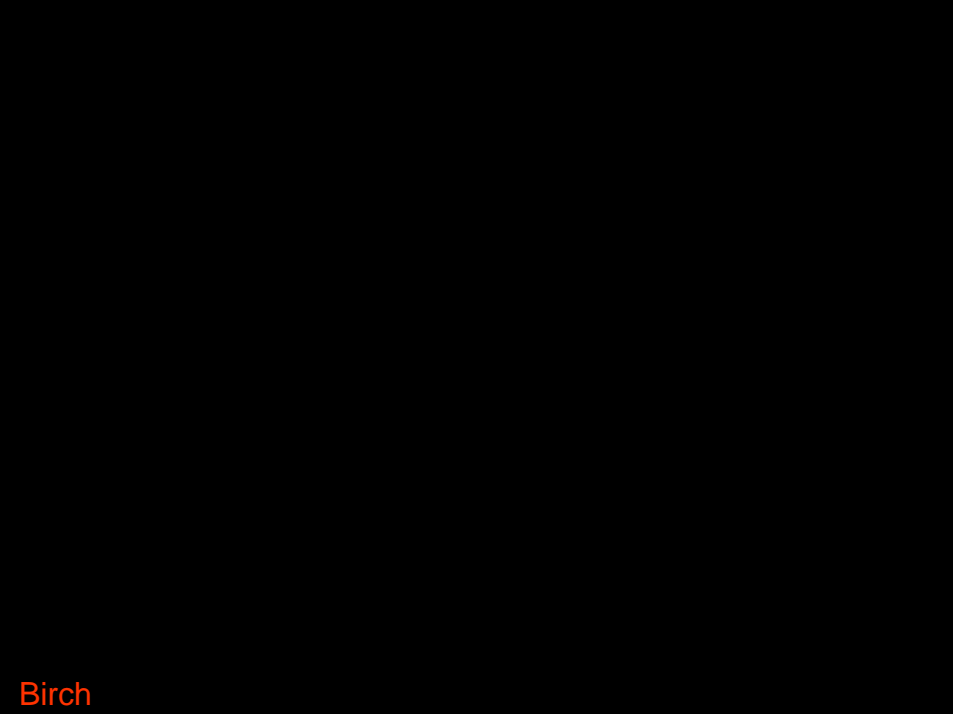
plant palette

Tulip Poplar

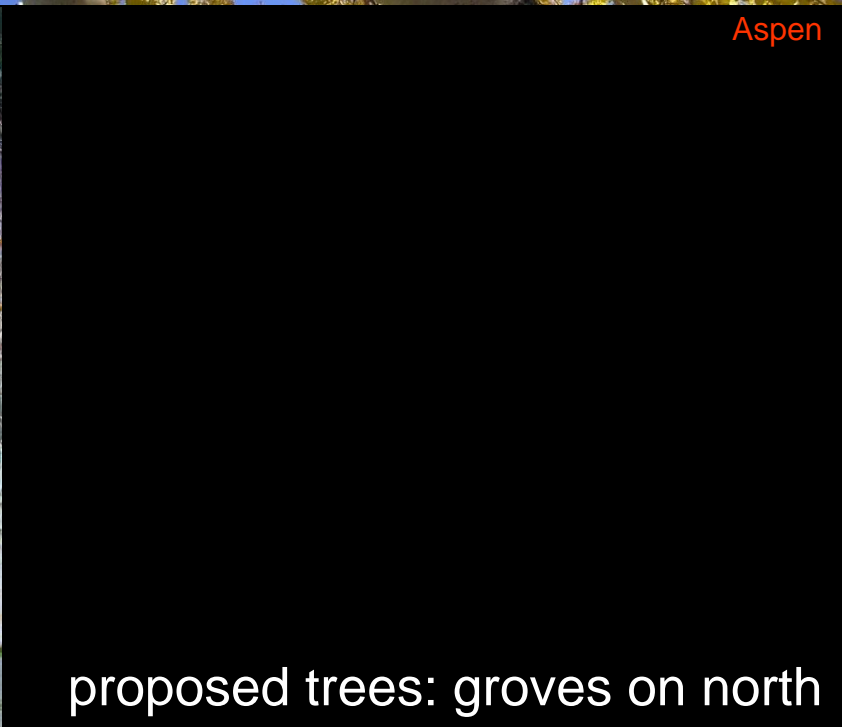
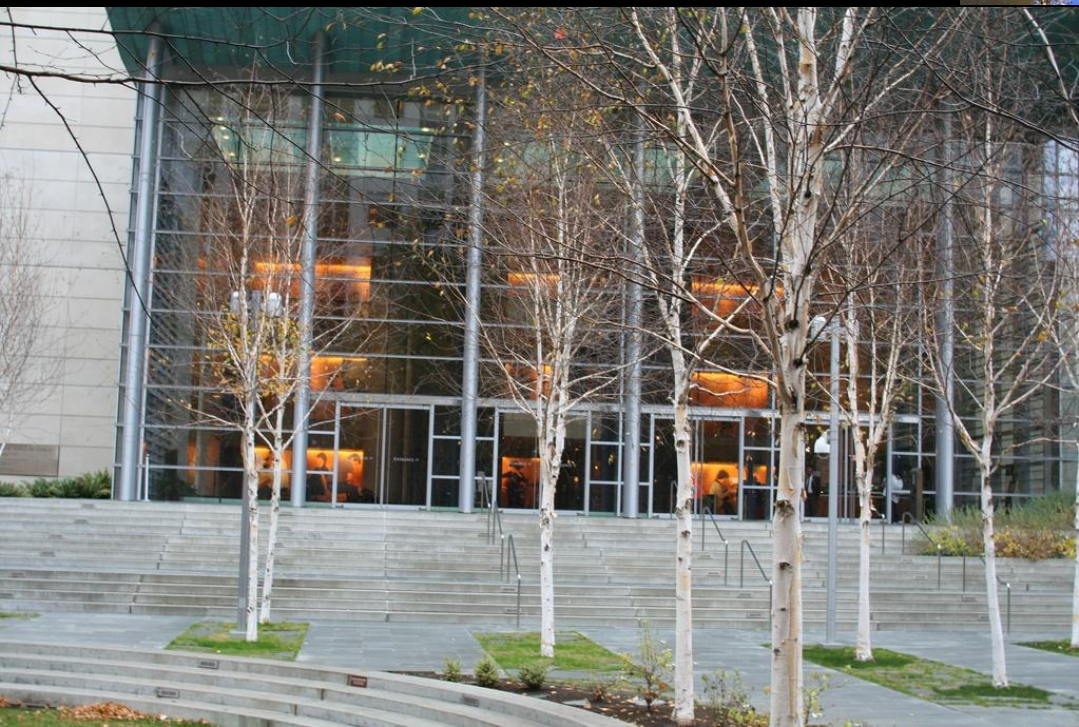


London Plane

proposed trees: civic on south



Birch



Aspen

proposed trees: groves on north

# lighting studies

Bell Street Existing Light Levels

Street is very dark and feels unsafe at night

Intersections (typ)	3.5
Sidewalk at pedestrian fixture	1.8
Sidewalk between fixtures	.4
Sidewalk without ped. Poles	.01
Lighting at building entry	5

Light Level Goals	Light Level (fc)
Street intersections	3
Park bus path	2
Park pedestrian path	2
Sidewalk (between fixtures)	1
Sidewalk (at fixture)	3
Building Entry	5

## IES Recommendations

Area Description (fc)	Light Level
Roadway (collector, commercial)	1.2
Sidewalks horizontal (roadside, commercial areas)	1
Sidewalks vertical (roadside, commercial areas)	2.2
Walkways horizontal (distant from roadways)	.5
Walkways vertical (distant from roadways)	.5
Building entrances	3-5
Outdoor dining	3

Contrast ratio (average to minimum) 4:1

## Security lighting recommendations

Large open areas	.5 to 2
Buildings (vertical illuminance on façade) .5 to 2	
Perimeter fence	.5
Entrances	10
Gatehouses	10



Westlake Center



Alley 24

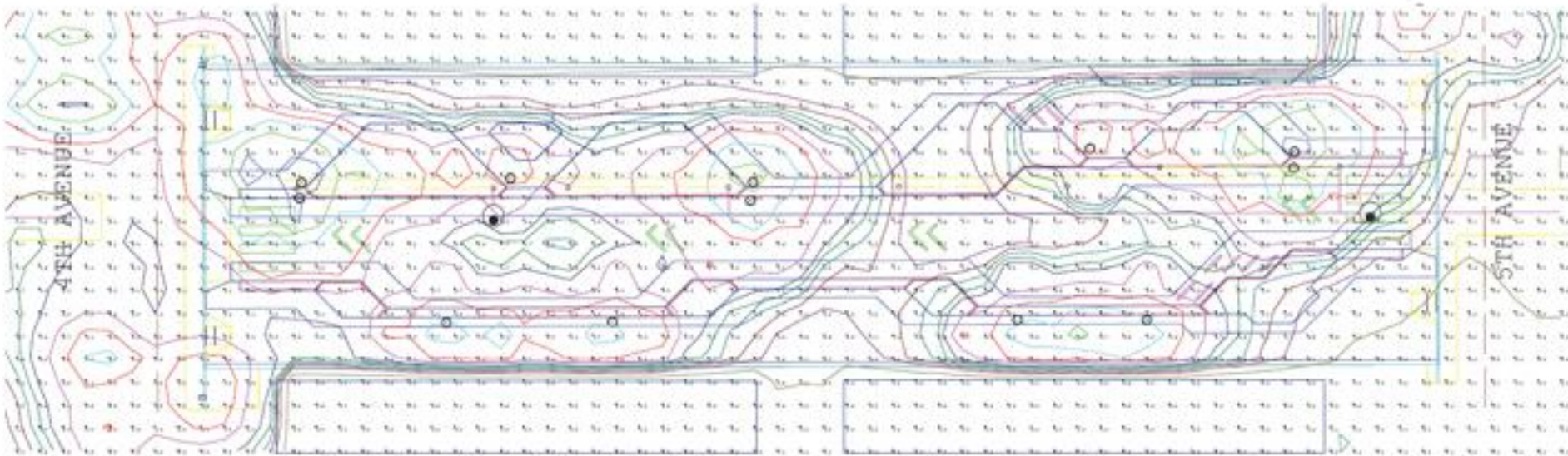


Queen Anne Avenue



University Village

# Light Level Calculations



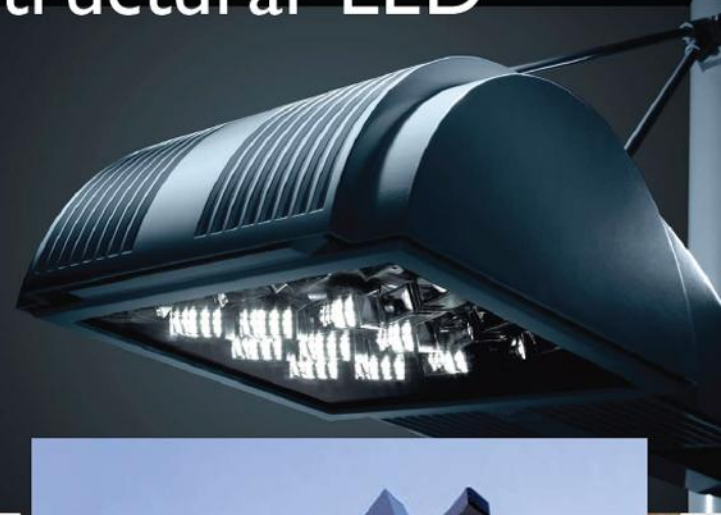
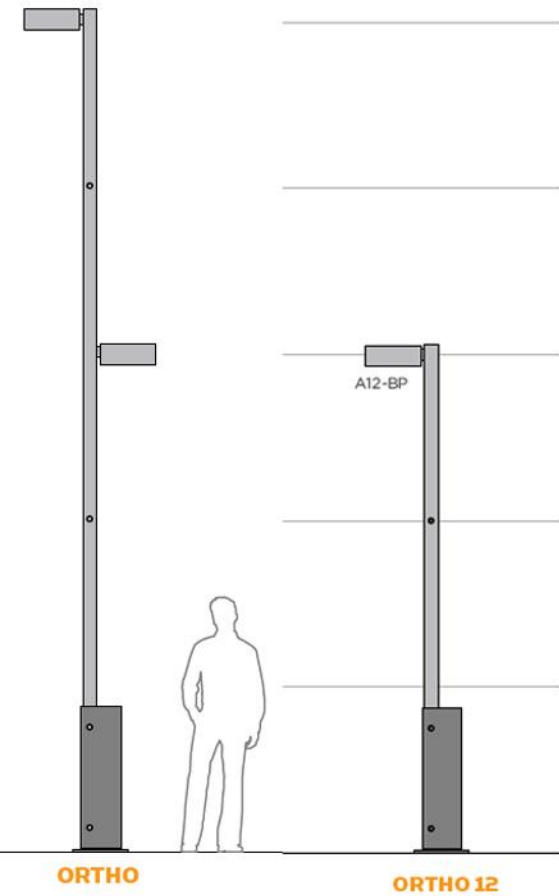
Proposed Light levels  
Bell Street between 4th ave. and 5th ave.  
Ave: 2.28 fc  
Min: .5 fc  
Max: 4.8 fc  
Avg/min ratio: 4.56

4th Ave to 5th Ave

Note:  
Light levels shown in footcandies at ground plane



# Structural® LED





Maximus  
Minimus

Strasbourg  
café



Occidental  
Square

activating the public realm: cafe  
seating, street food, and stage  
for special events

Westlake  
Plaza



Occidental Square

micro-enterprise opportunities:  
farmers markets and fairs

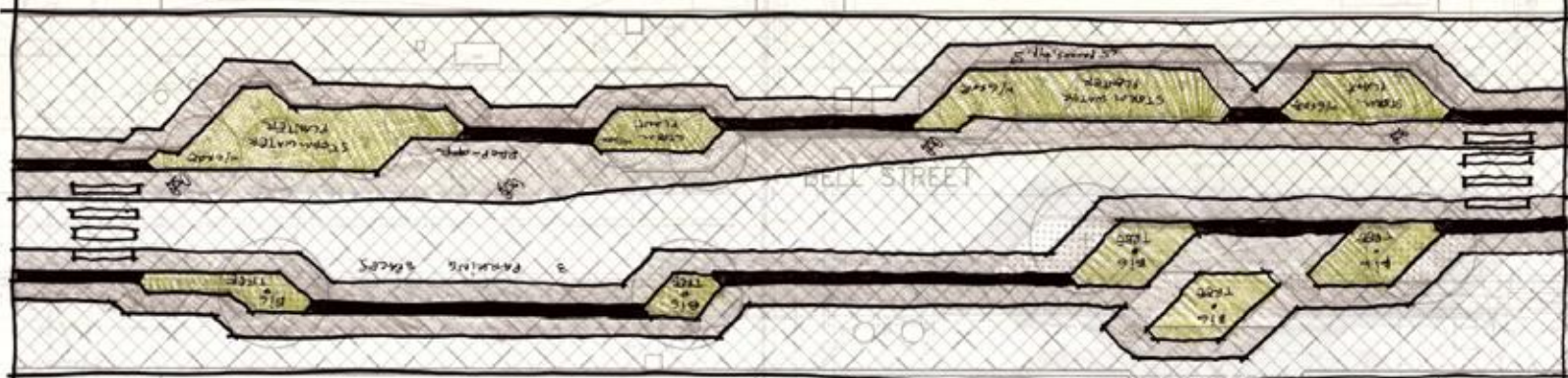
MATCH LINE 2ND AVENUE

MATCH LINE 2ND AVENUE

PROPOSED MIXED USE SITE

BELLTOWN INN

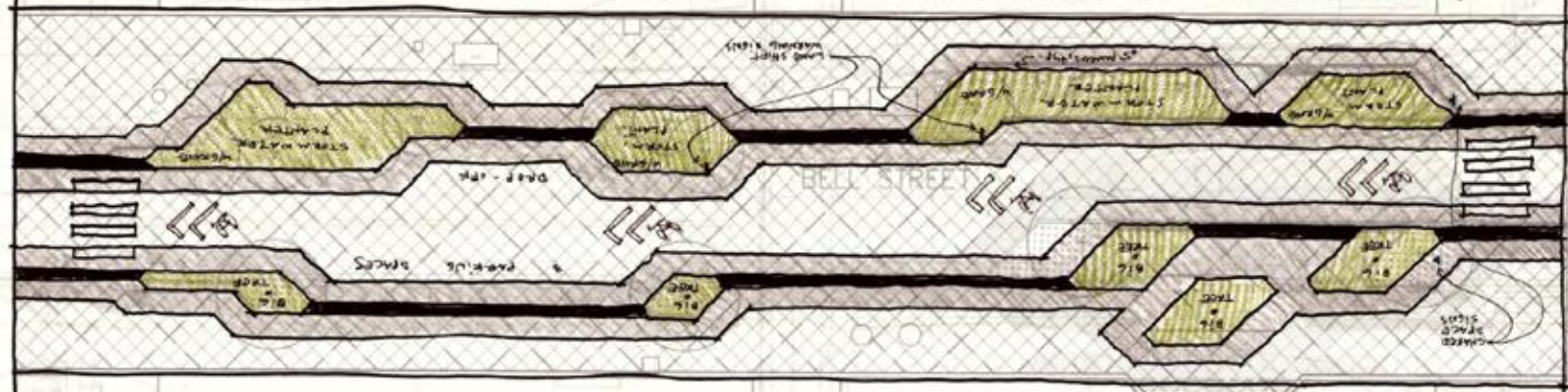
BELL STREET PARK • 30% SIP RESPONSE • ALT. 2: MORE CHANGELIZED  
N 1"=10'-0" 20 Jun 2011



MAMA'S  
PROPOSED MIXED USE SITE

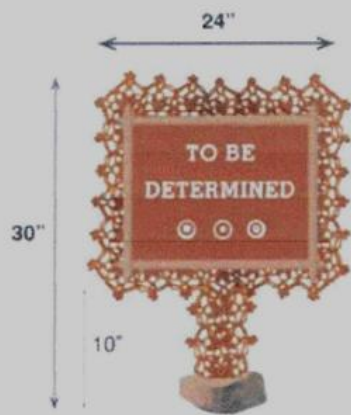
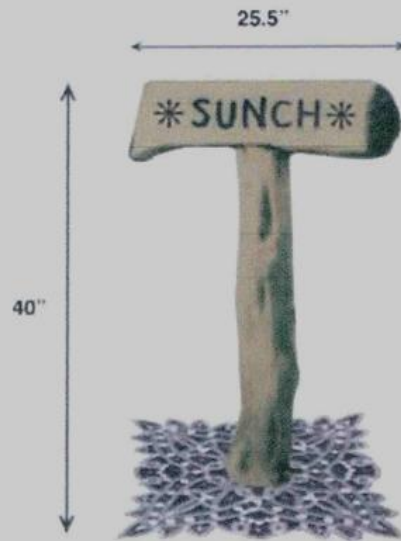
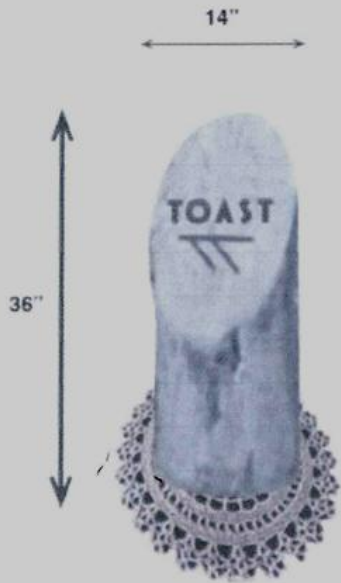
BELLTOWN INN

BELL STREET PARK • 30% SIP RESPONSE • ALT. 1: MORE SHARED  
N 1"=10'-0" 20 Jun 2011



MAMA'S  
VACANT

integrating bike facilities



- 
1. Use character and arrangement of trees to unify the park and shape experiences through the corridor.
2. Consider a film-like framing of space and movement.
3. Balance the number of trees with views and uses.
4. Use water as a catalyst.
5. Focus on creating edges that are softer throughout the design.
6. Extend the concept into the avenues.
7. Consider a simple palette and flexible use of space.
8. Consider a simple shared space approach to the various users instead of lots of signs, curbs, etc.
9. Pursue maximum flexibility of movement.
- LANDSCAPE LEGEND
- |   |                            |
|---|----------------------------|
| ▲ | PLANNED AREA TO BE PLANTED |
| □ | PLANNED GREEN SPACE        |
| ▼ | EXISTING TREE LOCATION     |
- 2ND AVENUE
- PRELIMINARY PLANS / 100% DESIGN DEVELOPMENT

responding to previous Design Commission comments