



I-5 Lid Feasibility Study

I-5 Lid Feasibility Study Committee

Guiding Principles and Key Study Assumptions Workshop

June 11, 2019

Seattle City Hall, Bertha Knight Landes Room

Workshop Purpose and Goals

- Agenda review
- Introductions
- Goals:
 - Share, confirm and test guiding principles and key study assumptions
 - Build a shared understanding of study work plan, purpose of future meetings and site complexity
 - Create an engaging workshop format that encourages committee dialogue and participation

Committee Ground Rules

- Listen to understand one another's perspectives
- Make space to listen to all the voices in the room
- Minimize interruptions and side conversations
- Follow facilitator's lead
- Stick to agenda and allotted timeframes

Icebreaker

In small groups, discuss this question:

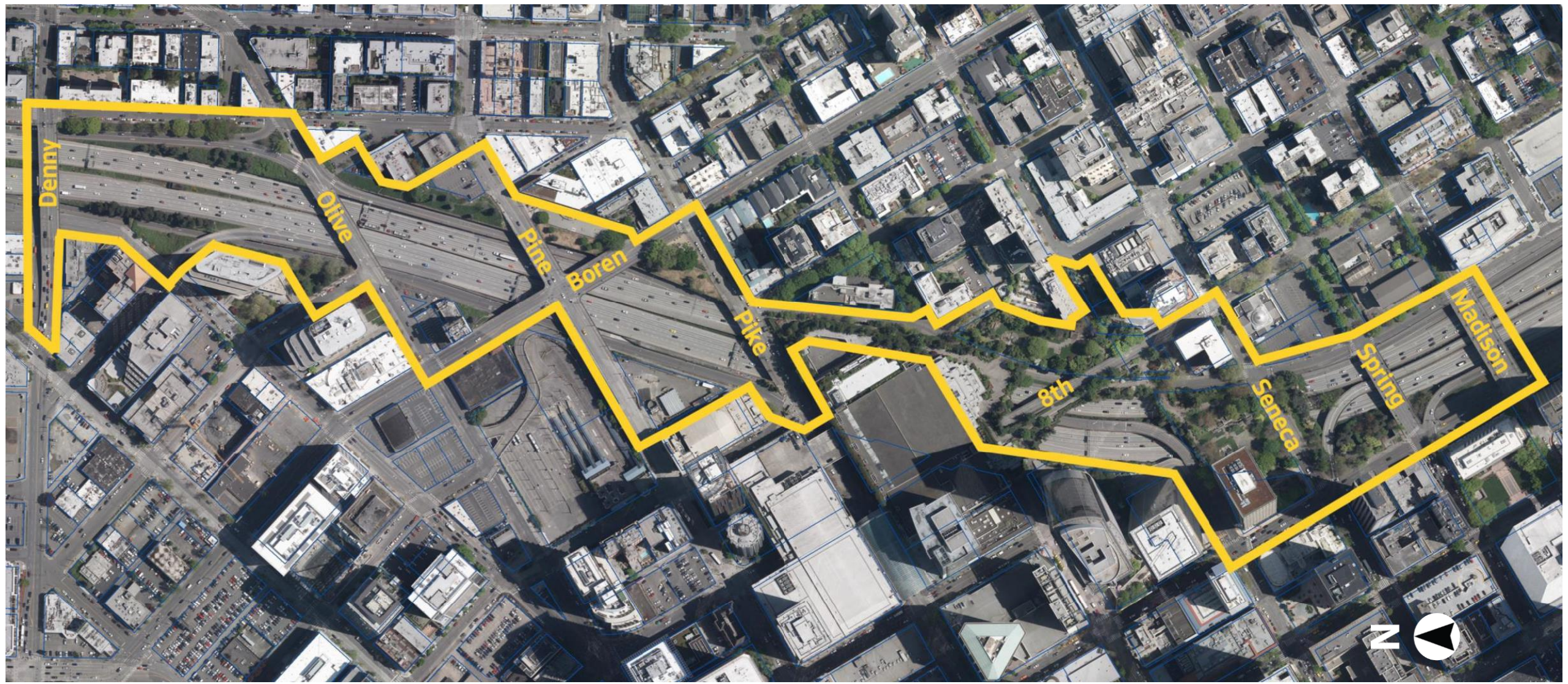
- If your ideal I-5 lid were built today, how would you describe its personality?

Project Update

Project Update

- Work done to date
- Proposed study work plan
- Study Committee meeting look ahead

Structural Assessment Boundary



Study Purpose

Two overarching goals:

1. Explore the **range of feasibility**—technically and financially
2. Create a framework to maximize benefits for all.



Study Approach

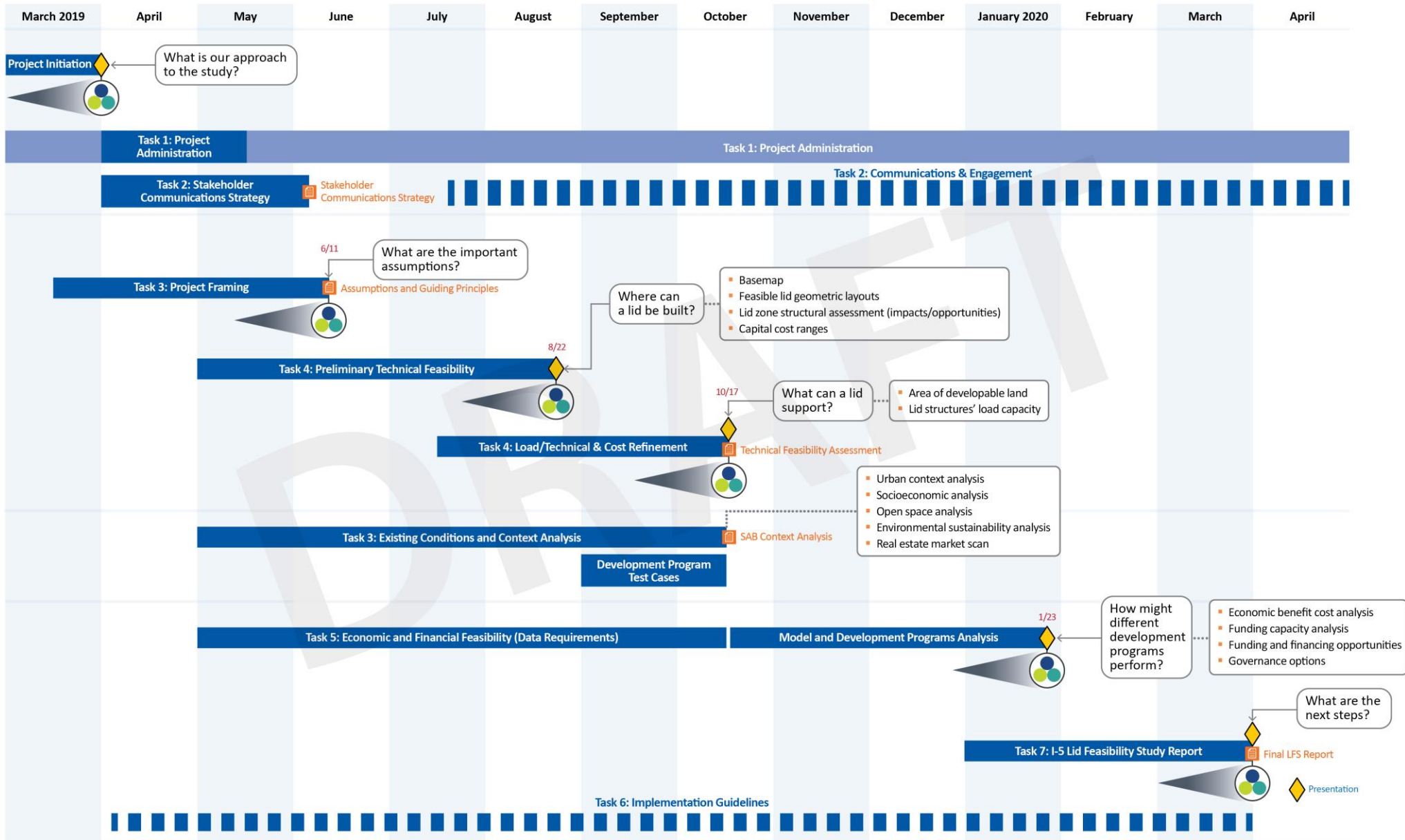
The study will answer:

- Where can a lid be built?
- What can a lid support?
- How might test cases perform?
- What are the next steps?

The study will not include:

- Specific uses/program
- Planning/design
- Preferred alternative with specific costs

I-5 Lid Feasibility Study Work Plan Diagram



Study Committee Meeting Look-Ahead

6/11

2-5 pm

Study outcome:

Key study assumptions and guiding principles

Question answered:

What are the important key study assumptions?

Meeting purpose:

Share, confirm and test key study assumptions and guiding principles

8/22

2-5 pm

Study outcome:

Preliminary technical feasibility

Question answered:

Where can a lid be built?

Meeting purpose:

Examine feasible lid geometrical layouts, structural assessment and cost ranges

10/17

9 am-1 pm

Study outcome:

Technical assessment, load capacity, and site context analysis

Question answered:

What can a lid support?

Meeting purpose:

Examine what a lid can support and potential development program test cases

1/23

9 am-1 pm

Study outcome:

Economic and financial feasibility assessment

Question answered:

How might development programs perform?

Meeting purpose:

Examine economic benefit cost analysis, financing opportunities and governance options

April

TBD

Study outcome:

Final I-5 Lid Feasibility Study report

Question answered:

What are the next steps?

Meeting purpose:

Learn about the final study results and a blueprint for next steps

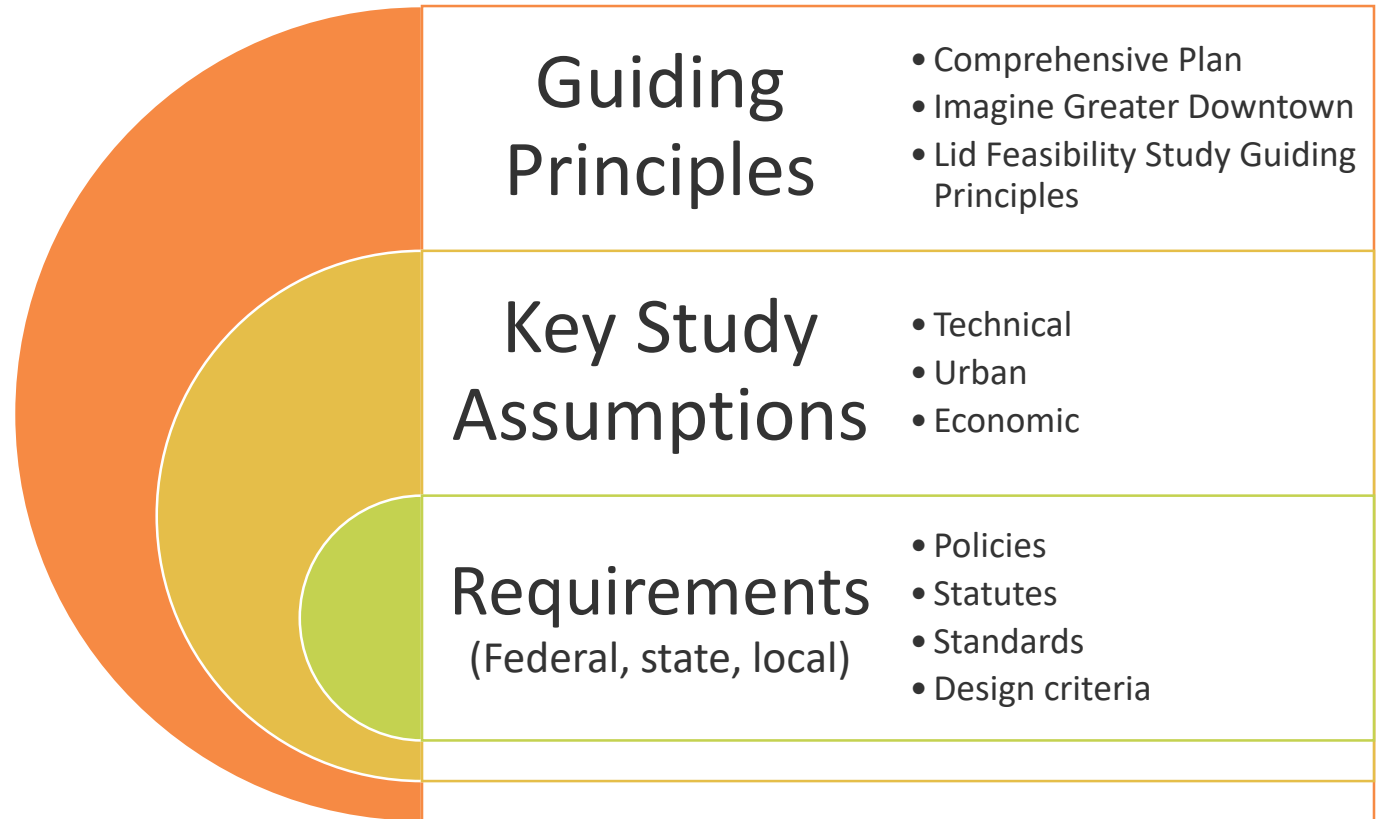
Dates and times shown are proposed and to be confirmed.

I-5 Lid Feasibility Study

Guiding Principles and Key Study Assumptions

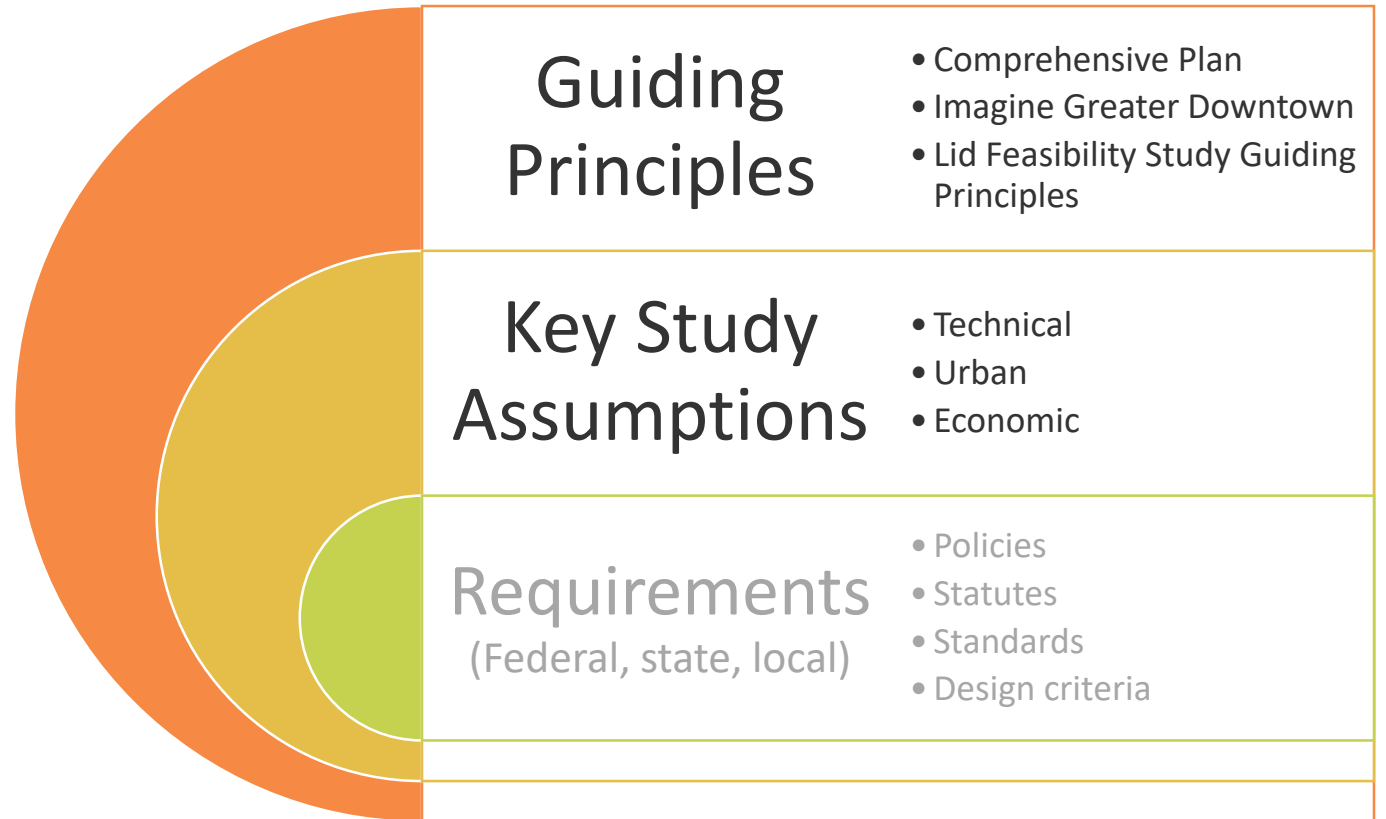
Guiding Principles and Key Study Assumptions

- Framing the feasibility analysis
- Relationship between guiding principles and key study assumptions
- Guiding principles informed by current City plans



Guiding Principles and Key Study Assumptions

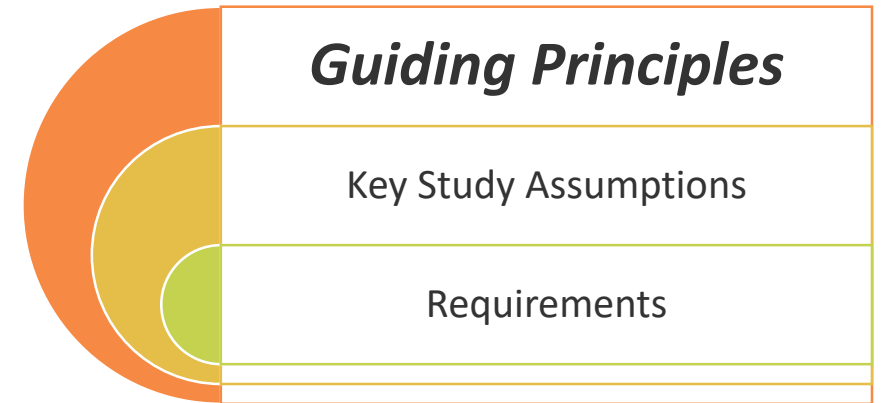
- Framing the feasibility analysis
- Relationship between guiding principles and key study assumptions
- Guiding principles informed by current City plans



Guiding Principles

Guiding Principles are important because they:

- Help define the opportunity to create public value (maximize benefits for all)
- Help articulate how we envision the Seattle community of 2035
- Help shape our key study assumptions
- Inform development program test cases and benefit cost analysis (compass)
- Align values articulated in the 2035 Comprehensive Plan, Imagine Greater Downtown and this study's guiding principles



Guiding Principles

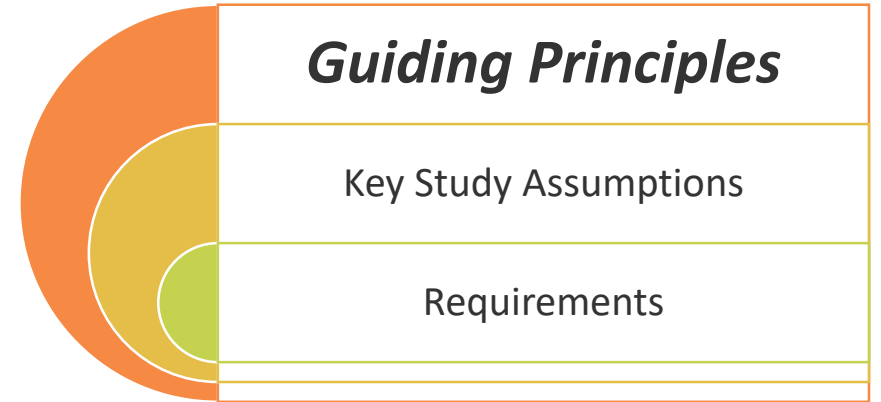
Seattle 2035 Comprehensive Plan

- Community
- Environmental Stewardship
- Economic Opportunity and Security
- Race and Social Equity



Imagine Greater Downtown

- People First
- Racial, Economic and Social Justice
- Access to Opportunity For All
- Environmental Stewardship
- Cultural Diversity
- Collaboration



I-5 Lid Feasibility Study

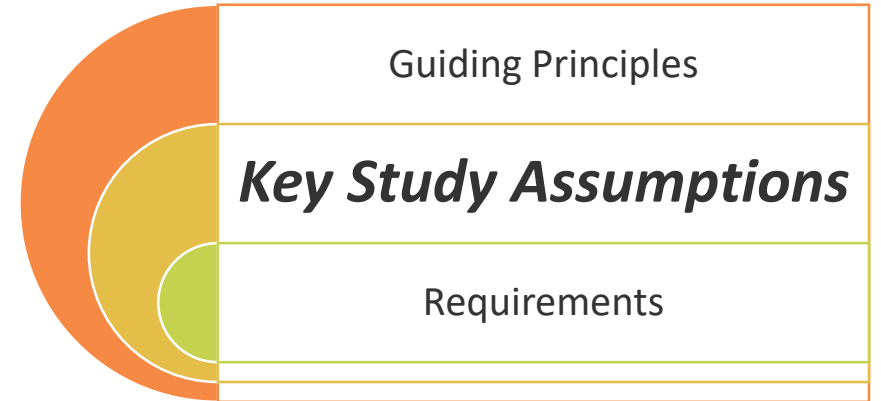
- Connectivity
- Complete Community
- Equity
- Health
- Identity
- Affordability
- Sustainability and Resilience

Key Study Assumptions

Key study assumptions are important because:

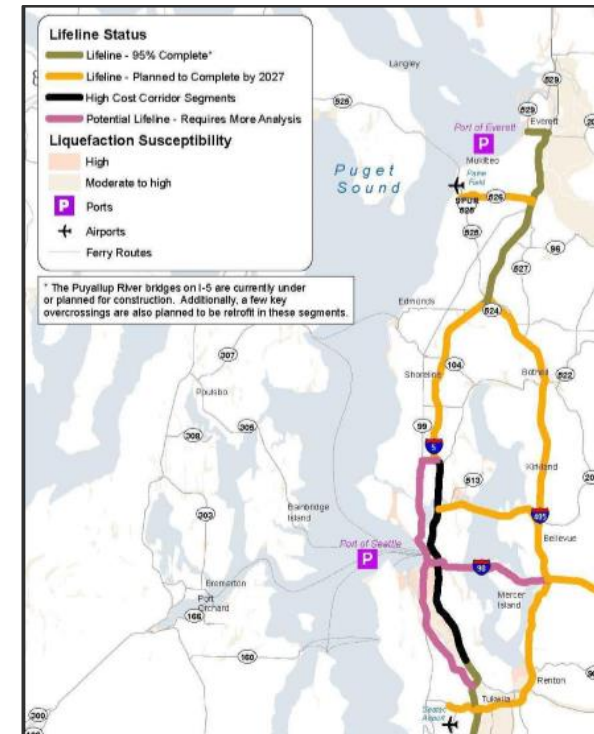
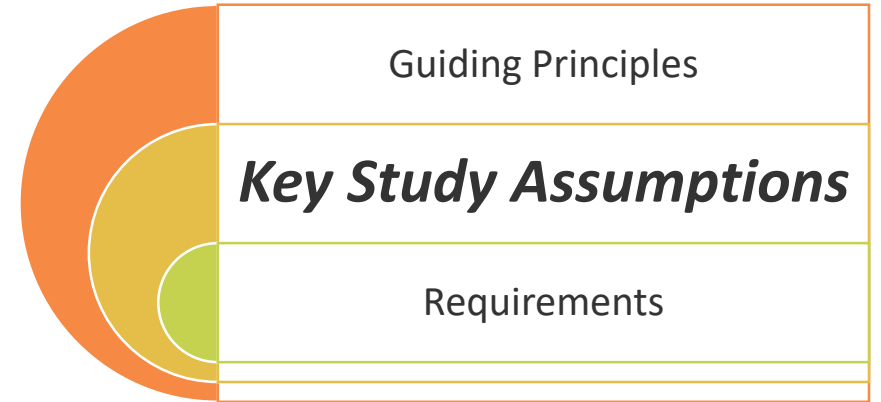
- They fill in the gaps that existing plans do not address
- They identify existing policies that may prohibit lid feasibility
- We are seeking early concurrence with the asset owner(s) on how we assess the feasibility
- We are identifying areas of mutual benefit

Note: Other highly technical assumptions are in progress and in development with the Technical Advisory Team



Key Study Assumptions

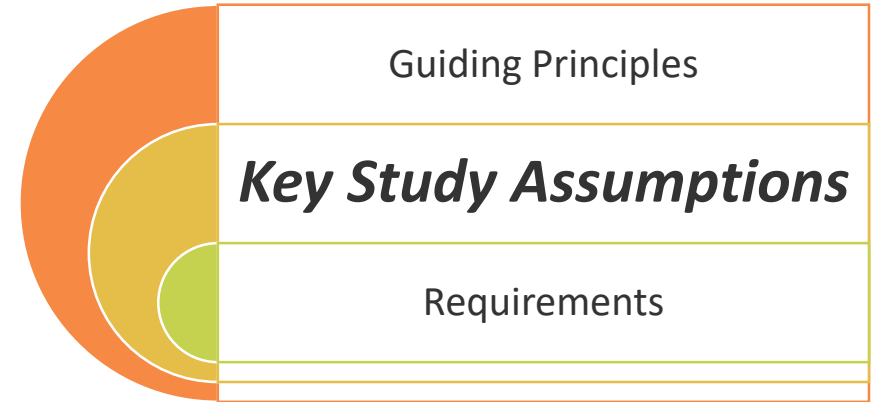
- The feasibility study will not make any decisions about the future of the I-5 corridor
- Projects constructed by April 2019 are included in the feasibility assessment, projects in planning are not considered to be built
- Existing structures are not being assessed for deficiencies; PSRC 2018 State Facilities Action Plan is the basis for the I-5 asset analysis
- Existing bridges, ramps, or other structures within the structural assessment boundary can be removed, modified or replaced, for the purpose of the analysis
 - Removal of ramps would require additional analysis, beyond this study, to address potential implications



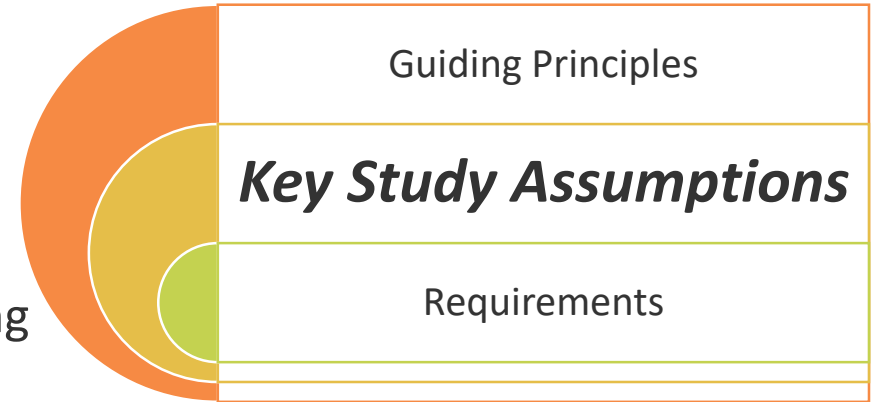
I-5 Lid Feasibility Study

Key Study Assumptions

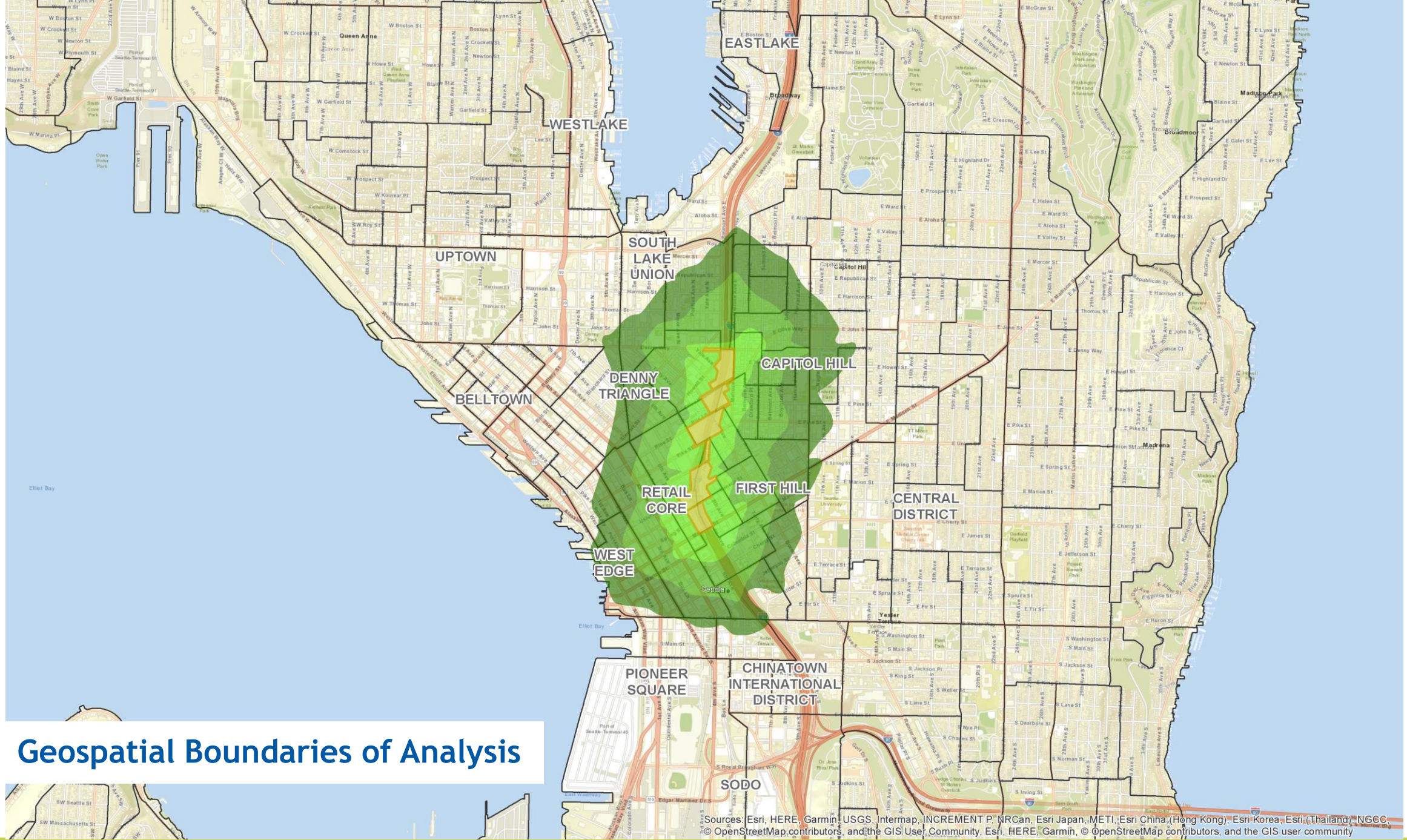
- The study will not assess structural modifications to the existing lids at Freeway Park and the Convention Center beyond potential edge integration with a future lid
- The lid will be a conduit for economic growth in the region; ownership, funding, and maintenance may be shared by more than one public or private entity
- Economic analysis will be conducted for a 2035 buildout with full completion of major investments by Sound Transit, WSDOT, SDOT, and King County and informed by the PSRC Transportation Plan
- The economic and financial feasibility will be informed by the analysis of development program test cases



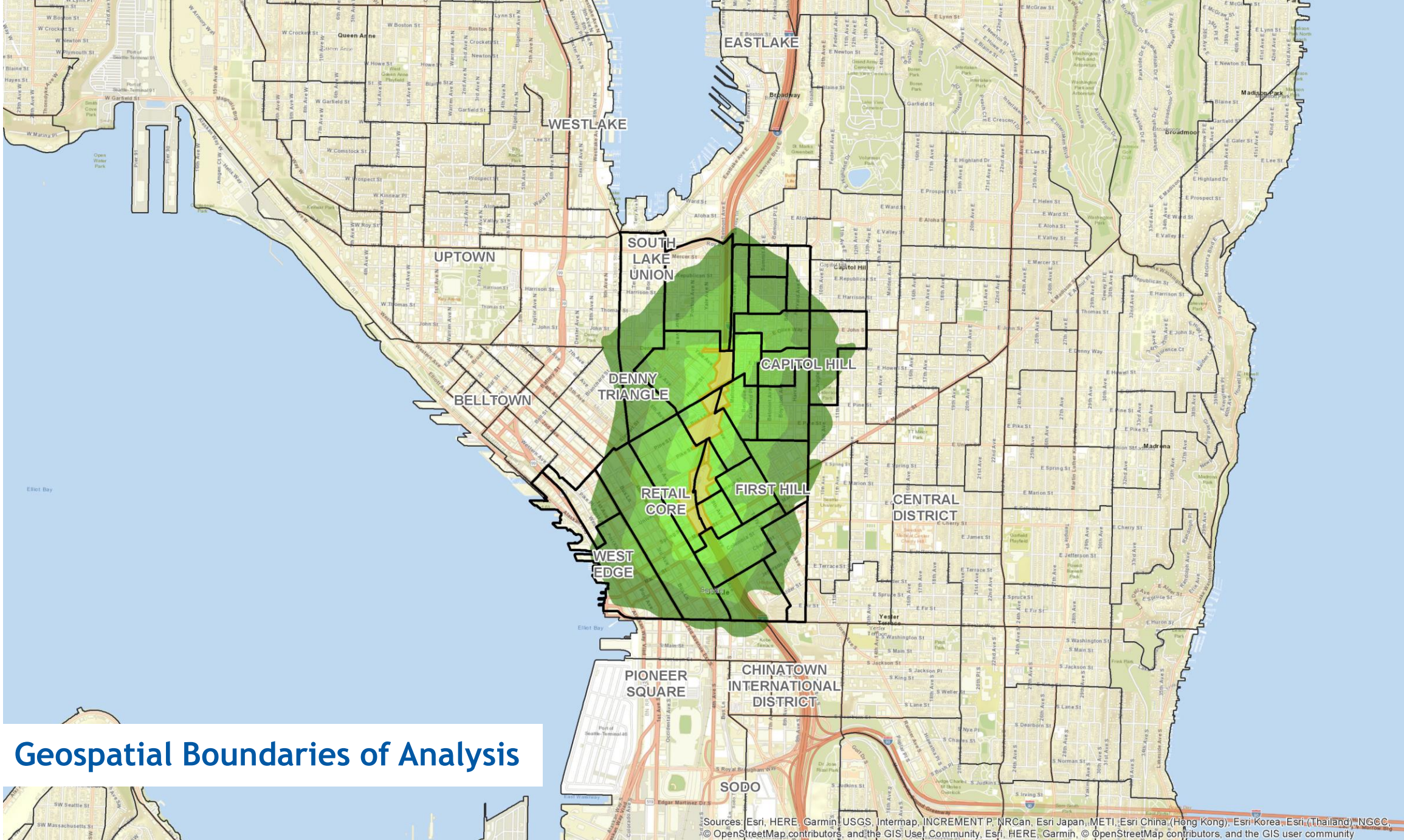
Key Study Assumptions



- The analysis will consider private sector revenue generating uses on the lid; current state or federal policies that may prohibit such use will be identified as barriers to implementation
- Development program test cases allow us to monetize potential benefits aligned with the guiding principles; these are not definitive proposed programs for the lid for they are not defined under a comprehensive planning process with significant public input
- Geospatial boundaries for the LFS urban context analysis will consider census tracts included within a 15 minute walkshed from the structural assessment boundary

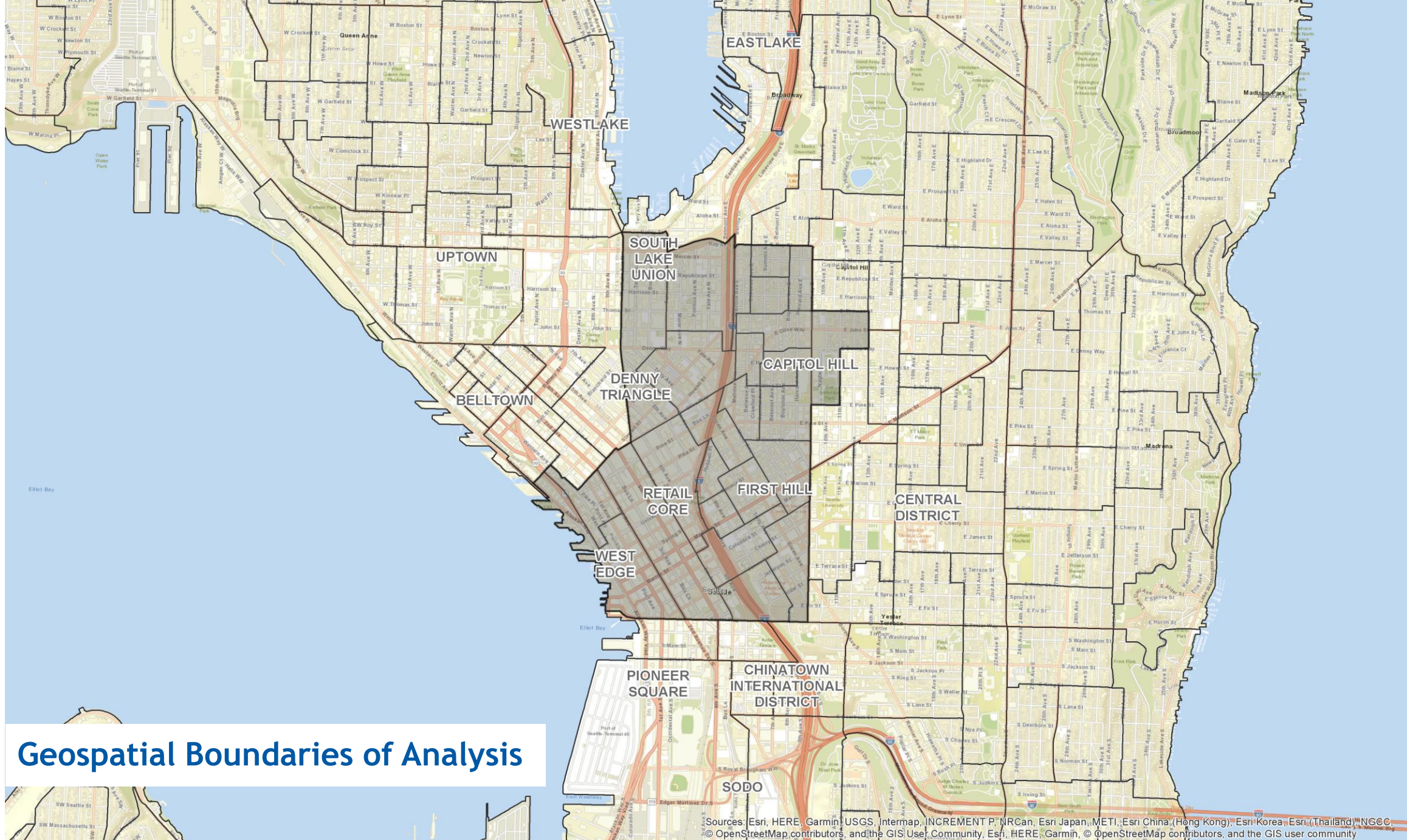


Geospatial Boundaries of Analysis



Geospatial Boundaries of Analysis

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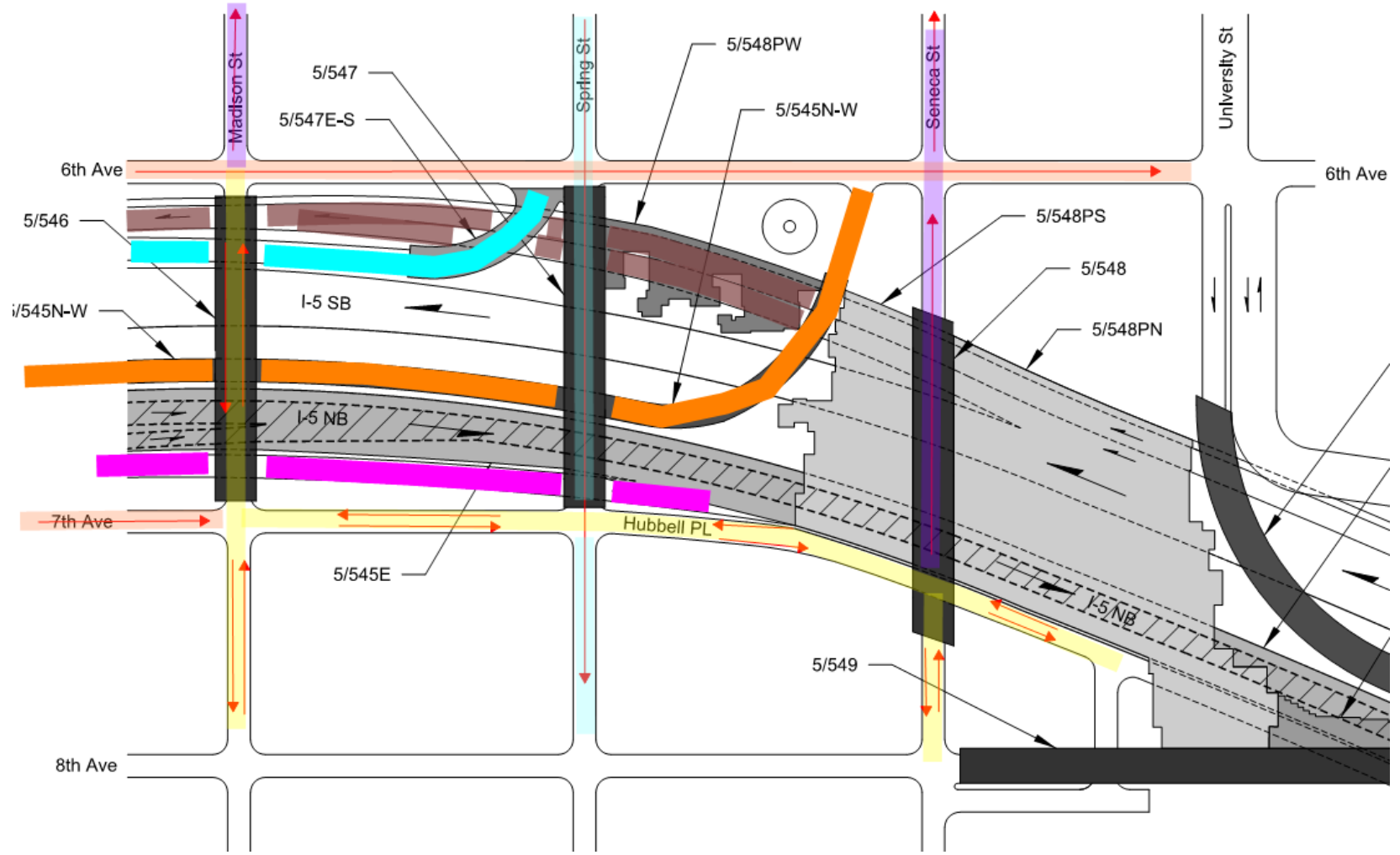
Geospatial Boundaries of Analysis

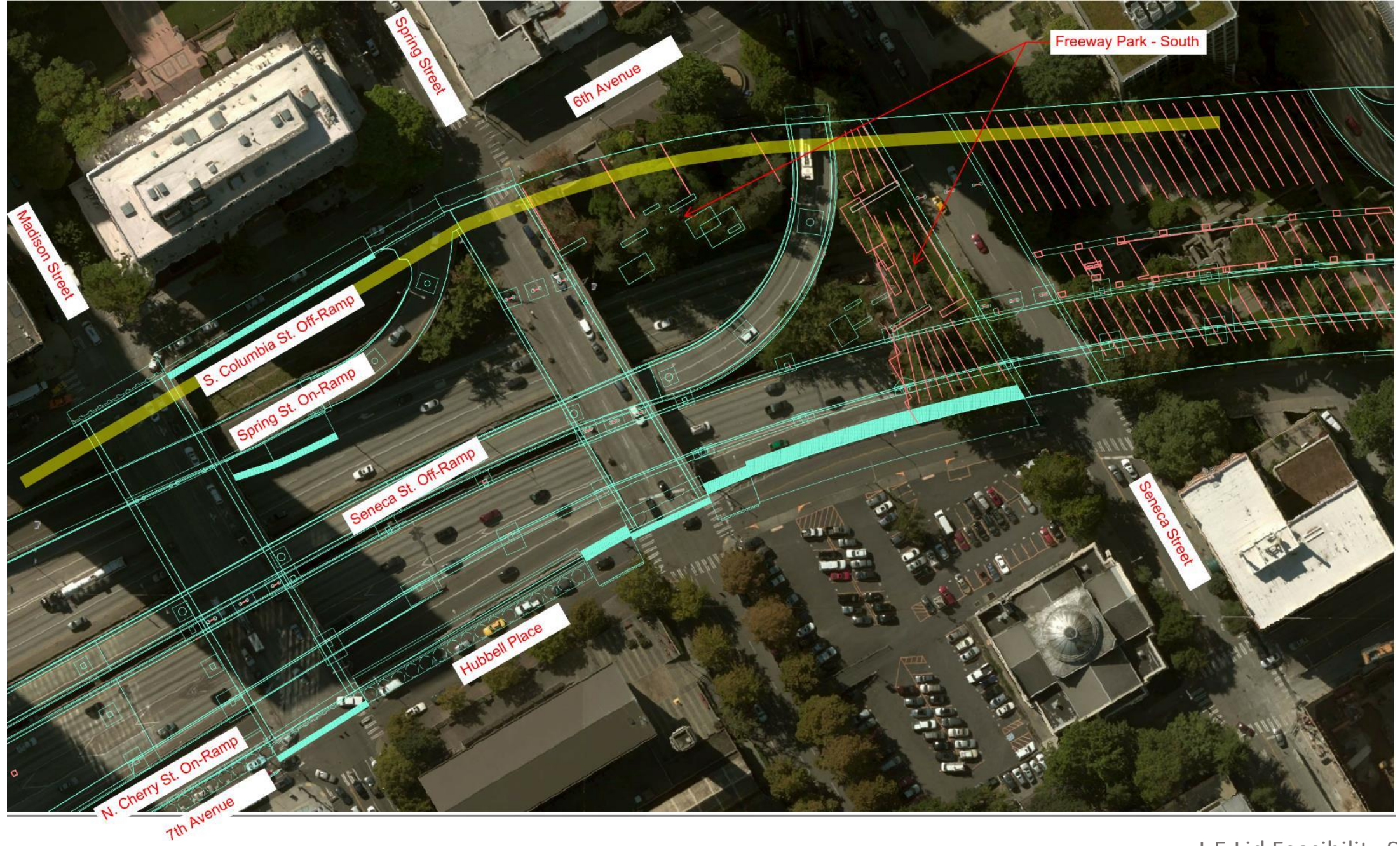
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10 Minute Break

Application Analysis and Small Group Discussion

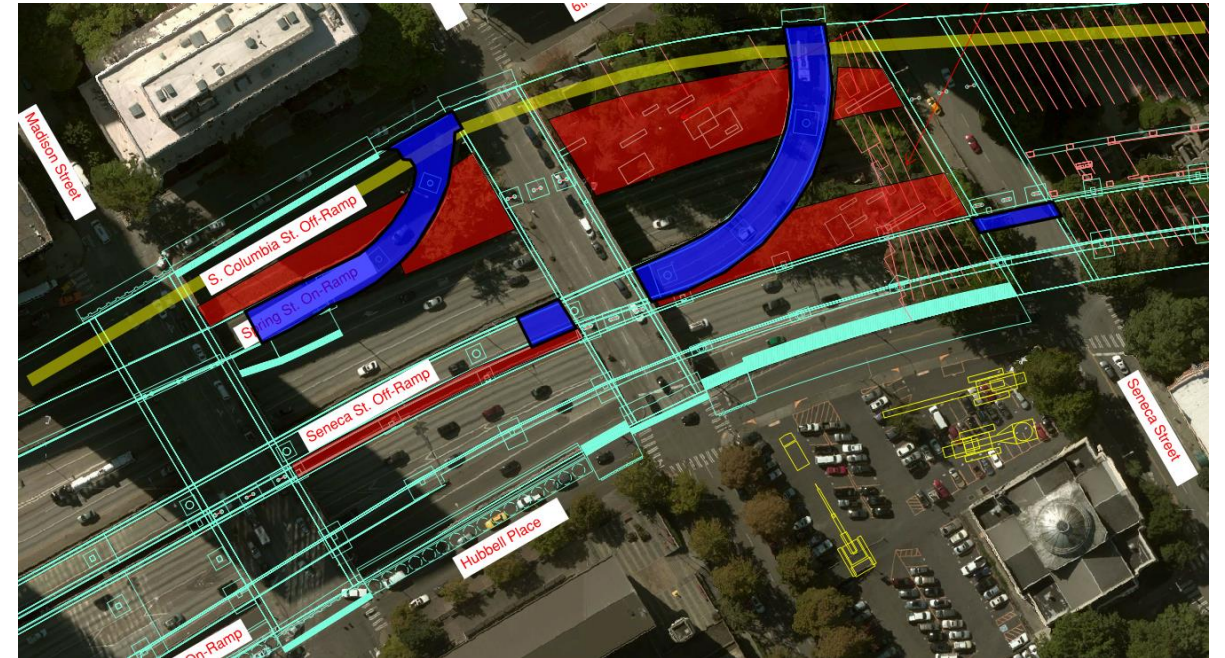
Application: Madison to Seneca Lid Segment





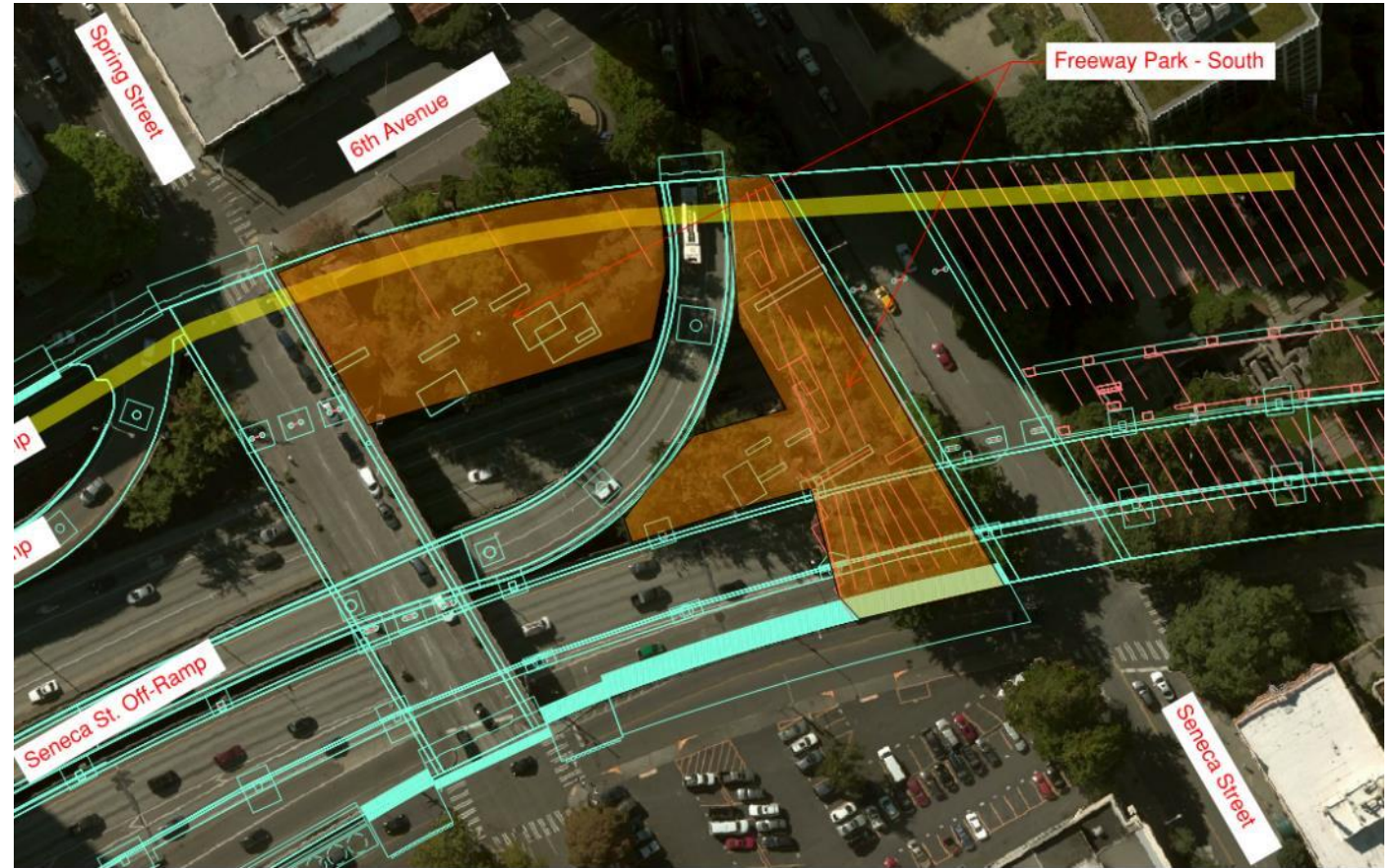
Existing Freeway Constraints

- Construction considerations (overhangs and ramps)
- Vertical clearance



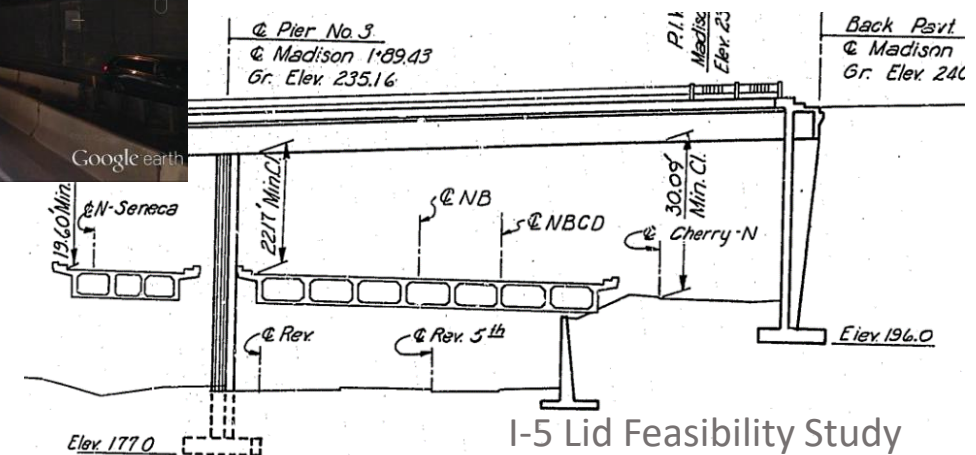
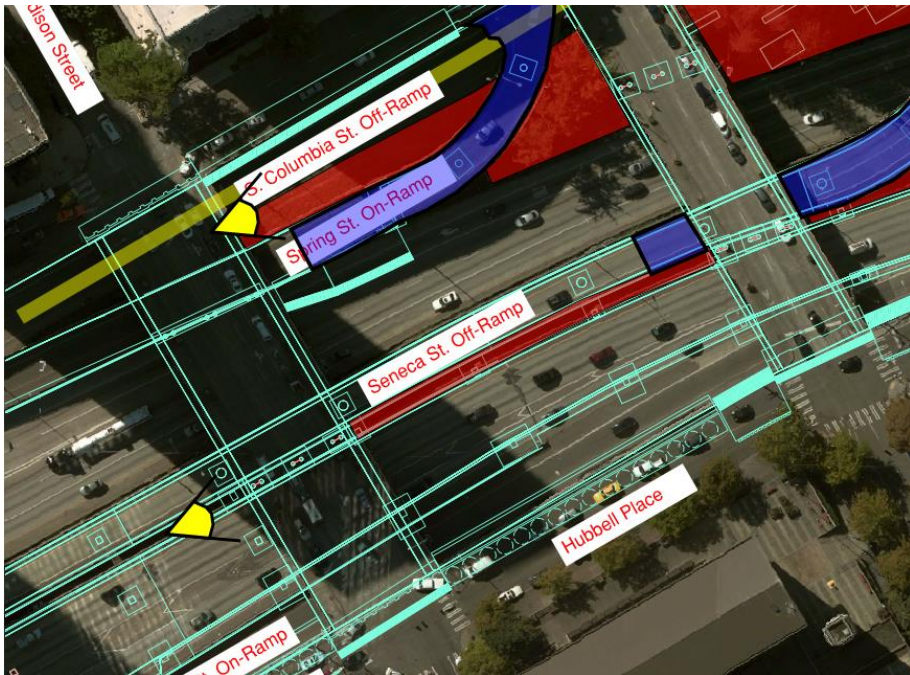
The Lid 'Edges'

- Freeway Park; possible historic landmark
- Integration of lid edges to street level
- Lid use considerations
- Ramp connections, reconstruction, or re-location of access



Constructability

- Intermediate piers
- Wall abutment support through driven piles or drilled shafts (load on existing walls along 6th Avenue and Hubbell Place)
- Temporary impacts



I-5 Lid Feasibility Study

Small Group Discussion

- Work in 3-4 groups of 5 people
- Use the discussion questions and materials at your table
- Each table will have a facilitator
- Urban, economic and technical resource staff will float between groups
- 45 minutes for discussion and 15 minutes for group report out

Public Comment

Meeting Close

- Closing remarks
- Next steps and action items