Report to URM Retrofit Policy Committee

CONFIRMED URM LIST VALIDATION
URM List Validation

- Hired structural engineer to validate list
- Started validation April 2015
- Completed April 2016
- Report to Policy Committee available online
  - Contains extensive analysis of data
Validation Process

- Map Buildings, remove duplicates
- Additional buildings found through: field investigation; Streetview; church, school, and public building searches; and Sandborn Fire Insurance Map research
- Review permit records for demolitions
- View Buildings in Google Streetview
  - Header courses or rosettes = confirmed, unless other evidence shows another building type
- Review building photos from previous studies
- Field visits to buildings that couldn’t be verified via Streetview or photo
- Microfiche and online permit research for building type validation and seismic retrofit permit records
## Confirmed URM List

- Posted to seattle.gov/dpd/urm and data.seattle.gov
- Updated monthly

### Confirmed URM List

<table>
<thead>
<tr>
<th>Preliminary Risk Category</th>
<th>Neighborhood</th>
<th>Address</th>
<th>Year Built</th>
<th>Stories</th>
<th>Retrofit Level</th>
<th>Occupancy Type</th>
<th>Occupant Load</th>
<th>Confirmation Source</th>
</tr>
</thead>
<tbody>
<tr>
<td>M</td>
<td>Alki/Admiral</td>
<td>1321 Harbor Ave SW</td>
<td>1915</td>
<td>1</td>
<td>No visible</td>
<td>C</td>
<td>2</td>
<td>Ph</td>
</tr>
<tr>
<td>M</td>
<td>Alki/Admiral</td>
<td>2124 California Ave SW</td>
<td>1928</td>
<td>3</td>
<td>No visible</td>
<td>G</td>
<td>2</td>
<td>Ph-R</td>
</tr>
<tr>
<td>M</td>
<td>Alki/Admiral</td>
<td>2306 42nd Ave SW</td>
<td>1909</td>
<td>2</td>
<td>Visible</td>
<td>G</td>
<td>2</td>
<td>Ph-R</td>
</tr>
<tr>
<td>M</td>
<td>Alki/Admiral</td>
<td>4029 Beach Dr SW</td>
<td>1928</td>
<td>1</td>
<td>No visible</td>
<td>C/R</td>
<td>1</td>
<td>Field</td>
</tr>
<tr>
<td>M</td>
<td>Ballard</td>
<td>1100 NW Leary Way</td>
<td>1932</td>
<td>1</td>
<td>No visible</td>
<td>C</td>
<td>2</td>
<td>GSV</td>
</tr>
<tr>
<td>M</td>
<td>Ballard</td>
<td>1766 NW Market St</td>
<td>1906</td>
<td>2</td>
<td>No visible</td>
<td>C/O</td>
<td>2</td>
<td>SIM</td>
</tr>
<tr>
<td>M</td>
<td>Ballard</td>
<td>1836 NW Market St</td>
<td>1926</td>
<td>1</td>
<td>Sub Alt</td>
<td>C</td>
<td>2</td>
<td>Field</td>
</tr>
<tr>
<td>M</td>
<td>Ballard</td>
<td>1903 NW Market St</td>
<td>1909</td>
<td>3</td>
<td>No visible</td>
<td>C/R</td>
<td>3</td>
<td>Field</td>
</tr>
<tr>
<td>H</td>
<td>Ballard</td>
<td>2000 NW Market St</td>
<td>1924</td>
<td>2</td>
<td>No visible</td>
<td>C</td>
<td>3</td>
<td>Field</td>
</tr>
<tr>
<td>M</td>
<td>Ballard</td>
<td>2016 NW Market St</td>
<td>1906</td>
<td>2</td>
<td>No visible</td>
<td>C/O</td>
<td>2</td>
<td>Field</td>
</tr>
<tr>
<td>M</td>
<td>Ballard</td>
<td>2021 NW 58th St</td>
<td>1900</td>
<td>3</td>
<td>Permit</td>
<td>R</td>
<td>2</td>
<td>GSV</td>
</tr>
<tr>
<td>M</td>
<td>Ballard</td>
<td>2026 NW Market St</td>
<td>1904</td>
<td>2</td>
<td>No visible</td>
<td>C</td>
<td>3</td>
<td>Field</td>
</tr>
<tr>
<td>M</td>
<td>Ballard</td>
<td>2032 NW Market St</td>
<td>1928</td>
<td>1</td>
<td>No visible</td>
<td>C</td>
<td>3</td>
<td>Field</td>
</tr>
<tr>
<td>M</td>
<td>Ballard</td>
<td>2056 NW Market St</td>
<td>1925</td>
<td>3</td>
<td>No visible</td>
<td>C/R</td>
<td>3</td>
<td>GSV</td>
</tr>
<tr>
<td>M</td>
<td>Ballard</td>
<td>2116 NW Vernon Pl</td>
<td>1912</td>
<td>1</td>
<td>No visible</td>
<td>O</td>
<td>2</td>
<td>Field</td>
</tr>
<tr>
<td>M</td>
<td>Ballard</td>
<td>2215 NW Market St</td>
<td>1903</td>
<td>2</td>
<td>No visible</td>
<td>C/O</td>
<td>2</td>
<td>GSV</td>
</tr>
<tr>
<td>M</td>
<td>Ballard</td>
<td>2220 NW Market St</td>
<td>1927</td>
<td>1</td>
<td>No visible</td>
<td>C</td>
<td>3</td>
<td>GSV</td>
</tr>
<tr>
<td>M</td>
<td>Ballard</td>
<td>2228 NW Market St</td>
<td>1928</td>
<td>2</td>
<td>No visible</td>
<td>C</td>
<td>2</td>
<td>Field</td>
</tr>
</tbody>
</table>
Neighborhood map

- Capital Hill
- From Report to Policy Committee
Interactive Map Based Information

- Data available graphically through the Seattle Hazard Explorer
- Link on Hazards page of the Office of Emergency Management website
Key Findings from Data Analysis

Median Building Height—2 stories
How many URM buildings are there?

1154 URM

26.2 million square feet
How tall are the buildings?

Number of Stories

Number of Buildings

Gross Area
What’s the risk?

Risk Categories

- Critical Risk
- High Risk
- Medium Risk
Who uses the URMs?

Occupancy types:
- Residential
- Commercial/Residential
- Commercial
- Office
- Commercial/Office
- Public Assembly
- Schools
- Other Mixed Uses
- Government
- Industrial
- Vacant
- Emergency
Where are the URMs located?

- Red dots = URMs
- Light orange = Slide prone areas
- Green = Liquefaction prone areas
How much of the area is publicly owned?

Gross Floor Area

- Seattle Housing Authority
- State
- University of Washington
- City Owned
- Community Colleges
- County
- Office of Housing
- School District
- City Owned
- Other including Private Schools
How many of the URMs have historic review requirements?
How many people are estimated to live/work in each URM?
How many URMIs are retrofitted?

Retrofit status—Gross Area versus Number of Buildings

11% Substantial Alteration
29% Permitted Retrofits
14% "Other" Retrofits (Visible, Parapets, etc.)

Box represents 100% of the Gross Area of all URM Buildings in Seattle
How many URMs qualify for Bolts Plus?

Buildings qualifying for Bolts Plus or Bolts Plus, Plus Frame

- Bolts+, 22%
- Bolts++Frame, 34%
- Neither, 44%
Questions?