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<td>No Vacation/Vacation Comparisons</td>
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<td>Proposal Summary</td>
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</tr>
<tr>
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</tr>
</tbody>
</table>
PUBLIC PROCESS

STANDING ADVISORY COMMITTEE
- 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. 8th: Alley Vacation Approved
- Sept. 14th: Transportation Committee review of Skybridge and Tunnel
- TBD: 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 need, 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
SWEDISH FIRST HILL CAMPUS

NORTHWEST TOWER

ALLEY BLOCK 95
NORTHWEST TOWER
Entry at Minor Avenue
NORTHWEST TOWER
Public Garden and Entry at Minor and Columbia
NORTHWEST TOWER
Corner of Marion and Minor
Entry at Minor and Columbia
NEIGHBORHOOD CONTEXT
PROPOSED PETITIONS

SDOT PETITIONS

1. Block 95 Alley Vacation
2. Minor Avenue Skybridge
3. Minor Avenue Tunnel
2005 APPROVED MIMP

MIMP PROJECTS

PLANNED PROJECTS

A. Medical Office Building
B. **Northwest 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
C - Future Tower Addition
E-1. Central Support Facility w/ Medical Office Tower and Research

---

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

FIGURE 2.12
2005 APPROVED MIMP OPEN SPACE

CITY COUNCIL CONDITION #7
Increase required Open Space from 5% to 9.5% for a total of 61,738 SF

CURRENT AND PROPOSED MIMP OPEN SPACE

<table>
<thead>
<tr>
<th>AREA</th>
<th>SF</th>
</tr>
</thead>
<tbody>
<tr>
<td>MIMP Setbacks</td>
<td>25,300</td>
</tr>
<tr>
<td>MIMP Designated Open</td>
<td>27,900</td>
</tr>
<tr>
<td>Space</td>
<td></td>
</tr>
<tr>
<td>Swedish Orthopedic</td>
<td>2,100</td>
</tr>
<tr>
<td>Institute Open Space</td>
<td></td>
</tr>
<tr>
<td>Proposed Open Spaces</td>
<td>6,438</td>
</tr>
<tr>
<td>Total</td>
<td>61,738</td>
</tr>
</tbody>
</table>
PUBLIC OUTREACH AND NEIGHBORHOOD INITIATIVES

STANDING ADVISORY COMMITTEE
Review and approval of MIMP compliance, Wayfinding Plan, Public Benefits package and Construction Management Plan

SEATTLE DESIGN COMMISSION
Urban Design Merit & Public Benefits review and approval

CITY DEPARTMENTS
SDCI: Land Use & MIMP Compliance
Parks & Recreation
Department of Neighborhoods

COMMUNITY OUTREACH
First Hill Improvement Association
O’Dea High School
The Frye Museum
Plymouth Housing Group
Trinity Church
Capitol Hill Chamber of Commerce
ALLEY VACATION
EXISTING ALLEYS

- Project Site
- Alleys
NO VACATION / VACATION MASSING

NO ALLEY VACATION

ALLEY VACATION
NO VACATION / VACATION SITE PLANS

NO ALLEY VACATION
430,200 SF MOB
- Limited street level uses / no retail
- 700 parking spaces w/access from alley
- Constrained loading w/access from alley
- Required 10’ Setback at Boren (2,400 SF)

ALLEY VACATION
391,900 SF MOB
- Significant street level uses
- 576 parking spaces w/access from Cherry
- Consolidated loading w/access from Cherry & Columbia
- Required 10’ Setback at Boren (2,400 SF)
- Additional open space & setbacks (10,900 SF)
NO VACATION / VACATION BUILDING SECTIONS

NO ALLEY VACATION

ALLEY VACATION

SWEDISH FIRST HILL SAC MEETING #7 | SEPTEMBER 15, 2016
PROPOSAL SUMMARY

SWEDISH
- Acquisition of 3,841 SF alley
- No FAR increase
- Consolidation of service/loading
- Efficient below grade parking
- Improved access and experience for patients and visitors
- Improved building massing
- Increased active ground level uses and open spaces

PUBLIC BENEFITS
Comprehensive package of on site and off-campus improvements focused on open space, public art, wayfinding and pedestrian experience
EXISTING NEIGHBORHOOD SKYBRIDGES

Minor and Marion Skybridge
Marion Street Skybridge
Swedish Orthopedic Institute Skybridge
Minor and Marion Skybridge
East James Way Skybridge
Harborview Skybridge
SKYBRIDGE CONNECTION TO EXISTING HOSPITAL

PATIENT NEED
- High acuity, mobility-impaired, and connected to equipment
- 2,000 visits per day
- 200 a day go directly from clinic to hospital for emergencies

PROVIDER NEED
- 230 times a year rapid responses are required from hospital
- 3 code calls per month
- Surgeons are called for urgent response between 4 and 6 times daily
- Patients with open chests expected 3 times per month

EQUIPMENT NEED
- Transported across skybridge 350 times per year
- Large, heavy, and expensive, requiring two people to transport it
- Sensitive to weather and vibration
SKYBRIDGE ALTERNATIVES

AT GRADE (STREET)
- Sloping site, 6% grade
- Does not work for highly calibrated, weather sensitive equipment
- “Time is tissue”
- Increased time of travel will result in negative patient outcomes

BELOW GRADE (TUNNEL)
- A new tunnel connection to existing hospital does not work with street utilities
- Existing hospital floors do not exist at levels that connect to floors in Block 95
- Current proposed tunnel is for services and at maximum width

ABOVE GRADE (SKYBRIDGE)
- Other Skybridge locations disrupt the operations of the hospital
- Connection would occur at patient unit
EXISTING HOSPITAL SOUTHWEST WING

SOLAR SHADING

5 CLINIC
4 CLINIC
3 CLINIC
2 LOBBY
1 LOBBY

MINOR AVE

13'-1"
17' CLEAR

2.54%

66' ROW

210'

OVERALL LENGTH

LOOKING NORTH

SKYBRIDGE ELEVATION

VIEWING GARDEN ON ROOF

Looking North
SKYBRIDGE ELEVATION
Looking South

EXISTING HOSPITAL SOUTH WING

VIEWING GARDEN ON ROOF

PRIVACY SCREEN

13'-1"

17' CLEAR

MINOR AVE

210'

OVERALL LENGTH

2.54%

66' ROW

SITEWORKSHOP | SWEDISH FIRST HILL SAC MEETING #7 | SEPTEMBER 15, 2016
MINOR AVENUE SKYBRIDGE
Connection to existing Hospital

TO PUBLIC ELEVATORS

PATIENT ROOMS

PUBLIC ELEVATORS

LEVEL 2 CORRIDOR

SEATING

PLANTING BELOW

WALKWAY BELOW

SKYBRIDGE

EXISTING SKYLIGHT, TYP.

CRUSHED ROCK SURFACING

UPTURNED STONES

MOUNDED PLANTING AREA, TYP.

70'

42'

MAINTENANCE ACCESS

PATIENT TRANSPORT ELEVATORS

PATIENT ROOMS

ELEVATORS

PATIENT TRANSPORT ELEVATORS

CORRIDOR

SEATING

ENLARGED WINDOW

PLANTING BELOW

PATIENT ROOMS

PATIENT TRANSPORT ELEVATORS

PUBLIC ELEVATORS

WALKWAY BELOW

SKYBRIDGE

EXISTING SKYLIGHT, TYP.

CRUSHED ROCK SURFACING

UPTURNED STONES

MOUNDED PLANTING AREA, TYP.
MINOR AVENUE SKYBRIDGE
Connection to existing Hospital

| Stephanie Bower, Architectural Illustration |
MINOR AVENUE SKYBRIDGE
Connection to Block 95
MINOR AVENUE SKYBRIDGE
Looking South along Minor Avenue
COUNCIL CONDITIONS
1. CONFORMANCE TO PROPOSAL
Build Project in conformity with the proposal presented to the Transportation Committee in August 2016.

2. SDOT APPROVAL
Street Improvements shall be designed to city standards, as modified by these conditions to implement the Public Benefits, and be reviewed and approved by SDOT. Street Improvement Plan to be reviewed for:
- Marion to Madison sidewalk and plantings;
- Minor & Seneca curb bulbs, sidewalks, furnishings, & plantings;
- University & Summit traffic circle;
- Boylston & Seneca curb bulbs, sidewalk, furnishings, & plantings;
- Boylston & Marion curb bulbs & sidewalk;
- Broadway Avenue plantings;
- Wayfinding signs and street tree replacement;
- Public art in the ROW along the First Hill Mile;
- Columbia & Cherry expanded and enhanced pedestrian streetscape;
- Pedestrian controlled signal at Boren & Cherry; and
- Pedestrian controlled signal at Minor & James.

3. UTILITIES
Utilities issues shall be fully resolved to the satisfaction the affected utility, including Seattle City Light, Seattle Public Utilities, Puget Sound Energy, and CenturyLink Communications.

4. SCHEDULE
Development activity anticipated to start within 2 years of approval and be completed within 5 years. Quarterly updates will be provided to SDOT to ensure compliance.

5. BUILDING ACCESS
Building access for vehicle parking, services, bicycles, and patient drop-off shall be provided via three access points as shown in the proposal.

6. SEPA REVIEW
Project is subject to SEPA review and conditioning pursuant to various City codes and regulations.

7. Public Open Space
Free speech activities are allowed so long as they do not interfere with the provision of healthcare services in a healing environment.

8. PUDA
A Property Use Development Agreement (PUDA) will be recorded to document requirements for the life of the project.
PUBLIC BENEFITS
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 Garden
3. Public Art - Skybridge
4. Minor & Columbia Raised Intersection
5. Minor Ave ROW Enhancements
1 - FIRST HILL MILE

PUBLIC BENEFIT SUMMARY
Sidewalk & Pedestrian Crossings
- Curb bulbs
- Traffic circle
- Crosswalks
- Sidewalk replacement
- Companion curb ramps
- Plantings
- Seating
Wayfinding Sign
Street Trees
- New & replaced trees
- Select tree pruning

* 60% SIP Approval by SDOT
1 - FIRST HILL MILE
Streetscape Elements - Corner of Minor & Seneca

LEGEND
1. Wide curb ramps and curb bulbs
2. Wayfinding markers
3. Seating
4. Enhanced tree canopy
5. Streetscape plantings
1 - FIRST HILL MILE
Streetscape Improvements

Sidewalks & Pedestrian Crossings
Wayfinding Signs
Street Trees + Planting
Public Art
1 - FIRST HILL MILE
Streetscape Improvements

LEGEND

Open space and pedestrian improvements
1 - FIRST HILL MILE
Minor Ave - Marion to Madison

Existing Intersection

EXISTING CONDITION
- Narrow sidewalk, large driveways, and limited planting

PROPOSED IMPROVEMENTS
- Replace (4) parking stalls with expanded planting area
- Reduce drive-thru exit to 2 lanes
- Replace sidewalk & plantings
1 - FIRST HILL MILE
Minor & Seneca

EXISTING CONDITION
- Seneca - 2 lane arterial
- Residential character
- Stimson-Green Mansion

PROPOSED IMPROVEMENTS
- Curb bulbs each side of Seneca
- Companion ramps
- Curb bulbs contain sidewalk, gathering space with seat elements and planting
- Wayfinding elements
- Storm drain adjustments
- No on-street parking removed
1 - FIRST HILL MILE
Minor & Seneca

Existing Intersection
EXISTING CONDITION
- Summit connects to Capitol Hill
- Residential character
- Assisted Living Community nearby

PROPOSED IMPROVEMENTS
- Traffic Circle
- Wayfinding elements
- Storm drain adjustments
- No on-street parking removed
1 - FIRST HILL MILE
Boylston & Seneca

EXISTING CONDITION
- Residential character
- Surface parking lot has redevelopment potential
- Seneca - 2 lane arterial
- Potential Seneca bike facility

PROPOSED IMPROVEMENTS
- Curb bulbs each side of Seneca
- Curb bulbs contain sidewalk, gathering space with seat elements and planting
- Wayfinding elements
- Bike fix-it station
- Mailbox relocation
- Storm drain adjustments
- No on-street parking removed
1 - FIRST HILL MILE
Boylston & Spring

EXISTING CONDITION
- Redevelopment potential at adjacent parcels
- Low traffic volume

PROPOSED IMPROVEMENTS
- Traffic circle with planting matching existing circle at Boylston and Spring

Existing Intersection
1 - FIRST HILL MILE
Streetscape Improvements:
Broadway Frontage

Existing Intersection
1 - FIRST HILL MILE
Trees and Planting

LEGEND
- New Street Trees
- New Planting
- The First Hill Mile Route
1 - FIRST HILL MILE
Street Trees

LARGE STATUESQUE TREES

Nyssa sylvatica
Tupelo

Platanus x acerifolia
London Planetree

Aesculus flava
Yellow Buckeye

Zelkova serrata
Zelkova

Liquidambar styraciflua
Sweetgum

Metasequoia glyptostroboides
Dawn Redwood

FLOWERING/SEASONAL TREES

Pyrus calleryana ‘Cambridge’
Cambridge Pear

Quercus coccinea

Sophora japonica ‘Regent’
Japanese Pagodatree

TREES FOR TIGHT SPACES

Koelreuteria paniculata
Goldenrain Tree

Carpinus caroliniana

1 - FIRST HILL MILE
Wayfinding

LEGEND
- Directory (1)
- Vertical Markers (11)
- The First Hill Mile Route
1 - FIRST HILL MILE
Wayfinding Vertical Marker

DIGITALLY PRINTED VINYL, WRAPS 1/16" BENT ALUMINUM PANEL

FABRICATED & PAINTED METAL POST

10 1/2"
9"
3 1/2"

9"
2 - FIRST HILL PARK CONTRIBUTION
Corner of University & Minor

PUBLIC BENEFIT SUMMARY
- Capital contribution to First Hill Park improvements
- Swedish Contribution: $500,000
- Funds to upgrade park
* Funds paid to Seattle Parks & Recreation prior to Block 95 Phase 2 Building Permit
CONCEPT GOALS

Activate and engage the back of the park
Extend the park to the street edge
Encourage circulation through the park
Create open, flexible space for performance and passive activities
Provide a variety of seating and gathering options
Preserve and enhance existing tree canopy
2 - FIRST HILL PARK CONCEPT PLAN
Corner of University & Minor
2 - FIRST HILL PARK CONCEPT PLAN
Corner of University & Minor
2 - FIRST HILL PARK CONCEPT PLAN
Corner of University & Minor

FURNISHINGS

- Pedestrian Lights
- Benches & Receptacles
- Bike Racks
- Community Kiosk/First Hill Mile Marker

ART/PLAY

SURFACING

- Concrete Seat Steps
- Existing and Reclaimed Brick Paving
- Concrete Sidewalks
- Wood Chip Surfacing

STEPHANIE BOWER, ARCHITECTURAL ILLUSTRATION

STREETSCAPE ELEMENTS - CORNER OF MINOR & SENeca

LEGEND

- Streetscape plantings
- Enhanced tree canopy
- Seating
- Wayfinding markers
- Wide curb ramps and curb bulbs

SCALE: 1/2" = 1'-0"
3 - PUBLIC ART

PUBLIC BENEFIT SUMMARY
• Public Art Budget $300,000

PUBLIC ARTIST PROGRAM SUMMARY
• Honor Swedish Art Collection mission to support wellness, healing and respite
• Connect with neighborhood history and context
• Project art program to be managed by 4Culture
• Installed prior to Block 95 Cert. of Occupancy

PUBLIC ARTIST:
LEAD PENCIL STUDIO
• Founded by Annie Han and Daniel Mihalyo
• Based in Seattle since 1997
• Video, sculpture, drawing, installation and photography

PUBLIC ARTIST:
JOHN GRADE
• Award-winning artist who creates large-scale sculptures lives and works in Seattle
• Works are designed to change over time and involve collaboration to build and install

A CORNER OF MINOR & SENeca
PUBLIC ARTIST: JOHN GRADE

B CORNER OF BOYLSTON & SENeca
PUBLIC ARTIST:
LEAD PENCIL STUDIO
• Founded by Annie Han and Daniel Mihalyo
• Based in Seattle since 1997
• Video, sculpture, drawing, installation and photography
4 & 5 - VOLUNTARY SETBACKS

PUBLIC BENEFIT SUMMARY
• 2,900 SF of open space

4 Minor Avenue 10’ Setback for 1,700 SF of open space
total including outdoor seating is 3,700 SF of open space

5 Boren Avenue 5’ Setback for 1,200 SF of additional open space
total is 15’ setback and 3,600 SF of open space
6 & 7 - ROW IMPROVEMENTS

PUBLIC BENEFIT SUMMARY

- 1,540 SF of Enhanced ROW

- Columbia Street Enhanced ROW 7'-8" wide for a total of 980 SF of planting

- Cherry Street Enhanced ROW 5'-11" wide for a total of 560 SF of planting
8 & 9 - PEDESTRIAN CROSSINGS AT BOREN & CHERRY

PUBLIC BENEFIT SUMMARY
- Pedestrian Controlled Signal
- Implementing MIMP
- Enhanced pedestrian experience
- Connecting to neighborhood & downtown

Boren and Cherry Crossing  Existing condition looking west

Minor and James Crossing  Existing condition looking east
# Alley Vacation - Public Benefits Matrix

<table>
<thead>
<tr>
<th>Public Benefit</th>
<th>Description</th>
<th>Code Required</th>
<th>MIMP Required</th>
<th>Quantity</th>
<th>Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>1 First Hill Mile</strong></td>
<td>Sidewalk &amp; pedestrian crossing improvements</td>
<td>None</td>
<td>None</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>• Marion to Madison sidewalk and plantings</td>
<td></td>
<td></td>
<td>4,800 SF</td>
<td></td>
</tr>
<tr>
<td></td>
<td>• Minor &amp; Seneca curb bulbs, sidewalk, furnishings and plantings</td>
<td></td>
<td></td>
<td>2,660 SF</td>
<td></td>
</tr>
<tr>
<td></td>
<td>• University &amp; Summit traffic circle</td>
<td></td>
<td></td>
<td>925 SF</td>
<td></td>
</tr>
<tr>
<td></td>
<td>• Boylston &amp; Seneca curb bulbs, sidewalk, furnishings and plantings</td>
<td></td>
<td></td>
<td>3,870 SF</td>
<td></td>
</tr>
<tr>
<td></td>
<td>• Boylston &amp; Spring traffic circle</td>
<td></td>
<td></td>
<td>1,130 SF</td>
<td></td>
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<tr>
<td></td>
<td>• Boylston &amp; Marion curb bulbs and sidewalk</td>
<td></td>
<td></td>
<td>2,715 SF</td>
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</tr>
<tr>
<td></td>
<td>• Broadway Avenue plantings</td>
<td></td>
<td></td>
<td>830 SF</td>
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<tr>
<td></td>
<td>Wayfinding signs</td>
<td></td>
<td></td>
<td>11</td>
<td>$1,300,000</td>
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<tr>
<td></td>
<td>Street tree replacements</td>
<td></td>
<td></td>
<td>39</td>
<td></td>
</tr>
<tr>
<td><strong>2 First Hill Park Contribution</strong></td>
<td>Contribution toward improvements to First Hill Park</td>
<td>None</td>
<td>None</td>
<td></td>
<td>Parks contribution $500,000</td>
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<tr>
<td><strong>3 Public Art</strong></td>
<td>Public art in the ROW along the First Hill Mile</td>
<td>None</td>
<td>None</td>
<td></td>
<td>Art program $300,000</td>
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<tr>
<td><strong>4 Minor Avenue Voluntary Setback</strong></td>
<td>Setback along Minor Avenue</td>
<td>None</td>
<td>None</td>
<td>1,700 SF</td>
<td>$125,000</td>
</tr>
<tr>
<td><strong>5 Boren Avenue Voluntary Setback</strong></td>
<td>Setback along Boren Avenue</td>
<td>None</td>
<td>None</td>
<td>1,200 SF</td>
<td>$90,000</td>
</tr>
<tr>
<td><strong>6 Columbia St. Row Improvements</strong></td>
<td>Expanded and enhanced pedestrian streetscape</td>
<td>None</td>
<td>None</td>
<td>980 SF</td>
<td>$40,000</td>
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<tr>
<td><strong>7 Cherry St. Row Improvements</strong></td>
<td>Expanded and enhanced pedestrian streetscape</td>
<td>None</td>
<td>None</td>
<td>560 SF</td>
<td>$70,000</td>
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<tr>
<td><strong>8 Pedestrian Controlled Signal</strong></td>
<td>Pedestrian controlled signal at Boren &amp; Cherry</td>
<td>None</td>
<td>None</td>
<td>1</td>
<td>$200,000</td>
</tr>
<tr>
<td><strong>9 Pedestrian Controlled Signal</strong></td>
<td>Pedestrian controlled signal at Minor &amp; James</td>
<td>None</td>
<td>None</td>
<td>1</td>
<td>$200,000</td>
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</tbody>
</table>

**Total** $2,825,000
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
1 & 2 - MINOR AVENUE GARDEN AND PUBLIC ART

PUBLIC BENEFIT SUMMARY

- 3,200 SF of Open Space
- $150K Public Art Budget

- Universal access from Minor Ave
- Highly visible, safe and secure garden setting
- Seating with views west towards downtown
- Artwork to be curated with outdoor sculpture from Northwest Artists
3 - PUBLIC ART

PUBLIC BENEFIT SUMMARY
• $350K Public Art Budget to collaborate with the design team on the skybridge

PUBLIC ARTIST: CLAUDE ZERVAS
• Multi-disciplinary artist who lives and works in Seattle
• Methodologies include painting, video and electronic sculpture
• Successful gallery practice and several public art commissions
• Most recent public commission completed this year at Western Washington University
4 - MINOR & COLUMBIA RAISED INTERSECTION

PUBLIC BENEFIT SUMMARY
- 3,400 SF of Raised Concrete Intersection
- A 3” raised intersection at Columbia St and Minor Ave
- The intersection has 60% SIP approval from SDOT
- Enhanced experience without degrading traffic movement
5 - MINOR AVENUE ROW ENHANCEMENTS

PUBLIC BENEFIT SUMMARY
- 4,100 SF of Open Space
- Pedestrian Lights
- Street paving, curb, sidewalk, curb ramps, street trees, and planting
## SKYBRIDGE - PUBLIC BENEFITS MATRIX

<table>
<thead>
<tr>
<th>PUBLIC BENEFIT</th>
<th>DESCRIPTION</th>
<th>CODE REQUIRED</th>
<th>MIMP REQUIRED</th>
<th>QUANTITY</th>
<th>COST</th>
</tr>
</thead>
<tbody>
<tr>
<td>1 MINOR AVENUE GARDEN</td>
<td>3,200 sf of publicly accessible open space directly adjacent to Minor Avenue</td>
<td>None</td>
<td>None</td>
<td>3,200 SF</td>
<td>$230,000</td>
</tr>
<tr>
<td></td>
<td>• 1,500 SF of planting area</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>• 11 LF of seating elements</td>
<td></td>
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</tr>
<tr>
<td></td>
<td>• Landscape pedestrian lighting to 1/2 FC</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>• 8 trees</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>2 PUBLICLY ACCESSIBLE ART -</td>
<td>Curated outdoor sculpture collection located in Minor Avenue Garden</td>
<td>None</td>
<td>None</td>
<td>Art Program Budget</td>
<td>$150,000</td>
</tr>
<tr>
<td>MINOR AVENUE GARDEN</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>3 PUBLICLY ACCESSIBLE ART -</td>
<td>Work with selected artist on significant artwork element on Minor Avenue</td>
<td>None</td>
<td>None</td>
<td>Art Program Budget</td>
<td>$350,000</td>
</tr>
<tr>
<td>MINOR AVENUE SKYBRIDGE</td>
<td>Skybridge</td>
<td></td>
<td></td>
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</tr>
<tr>
<td>4 MINOR AND COLUMBIA INTERSECTION</td>
<td>Intersection and sidewalk improvements to enhance pedestrian safety</td>
<td>None</td>
<td>None</td>
<td>3,400 SF</td>
<td>$250,000</td>
</tr>
<tr>
<td>5 MINOR AVENUE ENHANCED ROW</td>
<td>Expanded pedestrian streetscape, including street paving, curb, sidewalk</td>
<td>None</td>
<td>None</td>
<td>3,700 SF</td>
<td>$240,000</td>
</tr>
<tr>
<td></td>
<td>and curb ramps, street trees, planting, and pedestrian lights</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

**TOTAL $1,220,000**
BOYLSTON TRIANGLE
BOYLSTON TRIANGLE
SCREEN WALL

DESIGN CRITERIA

- Reflect the First Hill Mile character through the use of color, form, and timeless content emphasizing holistic health of the self and community
- Develop artwork with multiple viewing modes; 50' Pedestrian View - 250' Street View,
- Build interest and warmth into the street without compromising driver focus

FUNCTIONAL CRITERIA

- Exterior Rated (sun, wind, rain)
- Ventilation: 50% Open
- Non-combustible: (M1/B1 Flame Retardency)
- Durable, customizeable graphic application
BOYLSTON TRIANGLE
SCREEN WALL

Plan View

East Elevation

North Elevation

VERTICAL METAL SLATS

GRAPHIC PANELS

STEEL STRUCTURE

STEEL SUPPORTS

Vertical Metal Slats

GATE ASSEMBLY,

METAL SLATS

PER STRUCTURAL
COLUMN, PER STRUCTURAL
GRAPHIC MESH SCREEN

SEE DETAIL A2/SHETA32-BT-001

GRAPHIC MESH SCREEN

1/8" PERFORATED PANELS,

50% COVERAGE FOR PROPER
METAL SLATS

HORIZONTAL STRUCTURE,

STEEL SUPPORTS

GRAPHIC MESH SCREEN

STEEL SUPPORTS

(BLACK)

1/2" SQUARE
VERTICAL SUPPORTS
(BLACK)

1/8" PERFORATED PANELS

WITH DI-SUBLIMATED/
POWDER COATED GRAPHIC

1/8" PERFORATED PANELS

SUPPORT ANGLES

HORIZONTAL SUPPORT

3X3X3

ATTACHMENT BY MANUFACTURER.

GRAPHIC PERFORATED SCREEN,

GRAPHIC PERFORATED SCREEN,

TUBE STEEL

96.06°

3'-4"

3'-4"

8 7/8"

6'-11 1/4"

7'-2"

VENTILATION

1/8" PERFORATED PANELS,

1/8" PERFORATED PANELS

WITH DI-SUBLIMATED/
POWDER COATED GRAPHIC

SEE DETAIL A2/SHETA32-BT-001

GRAPHIC MESH SCREEN

1/4" SQUARE
VERTICAL SUPPORTS
(BLACK)

34'-8"

34'-8"

3/8"

1/8" PERFORATED PANELS,

1/8" PERFORATED PANELS

WITH DI-SUBLIMATED/
POWDER COATED GRAPHIC

1/8" PERFORATED PANELS

WITH DI-SUBLIMATED/
POWDER COATED GRAPHIC

1/8" PERFORATED PANELS

1'-0"

GRAPHIC SCREEN
MOUNTING RANGES
FROM FRONT OF COLUMN
TO BACK (TBD)

11'-7"

3'-10 1/4"
BOYLSTON TRIANGLE

NATURE / FRESH AIR / HILLTOP

GET SOME AIR
GRAPHIC CONTENT
AIRFLOW / SKY (FIRST HILL)

East Wall

North Wall
BOYLSTON TRIANGLE
CONSTRUCTION UPDATE
Swedish First Hill Expansion

Construction Updates:
AUGUST 31, 2016

September

Crews at the Swedish First Hill Expansion project continue to make progress, with early infrastructure work continuing through September. The team will continue digging trenches for the installation of conduit and utility vaults, primarily on Cherry Street and parts of Boren and Minor avenues. Affected streets will have intermittent lane closures and sidewalk detours for this work on a daily basis, Monday through Friday from 8 a.m. to 5 p.m.
CONSTRUCTION ACTIVITIES
Crews at the Swedish First Hill Expansion project continue to make progress, with early infrastructure work continuing through September. The team will continue digging trenches for the installation of conduit and utility vaults, primarily on Cherry Street and parts of Boren and Minor avenues. Affected streets will have intermittent lane closures and sidewalk detours for this work on a daily basis, Monday through Friday from 8 a.m. to 5 p.m.

SUBSCRIBE
To receive future project updates, subscribe at: www.sellen.com/SwedishFirstHill

SAFETY
• Please follow the sidewalk detours and do not enter the secured fenced site at any time.
• Please watch for truck and trailer traffic entering and leaving the site. Trucks and heavy equipment may make wide turns and have trouble seeing pedestrians and vehicles.

WELCOME
Welcome to the Swedish First Hill Expansion Construction Update distribution list. Updates will be sent out on a monthly basis or as needed.

Activity notices will be distributed at least 72 hours in advance of any major construction activities.

All updates will be distributed via email and available any time at: www.sellen.com/SwedishFirstHill

ABOUT THE PROJECT
The Swedish First Hill Expansion project will provide essential updates to the campus, including two new buildings. The new Northwest Tower will house the emergency department, dining facility, critical care units, surgical suites and patients rooms. Another new building, Block 95, will provide numerous support functions for the campus.

Questions or comments? Contact our job site office:
206.682.7770 // SwedishFirstHill@sellen.com // www.sellen.com
SCHEDULE

4Q 2016
Start Construction / Demolition

4Q 2016
Excavation & Shoring

2Q 2017
Foundation & Vertical Construction

2Q 2018
Top Out of Buildings

3Q 2019
Occupancy