



West Seattle
FIRE STATION 32
Replacement Project

Seattle Design Commission Meeting 2 Schematic Design

Presented by
Bohlin Cywinski Jackson
August 1, 2013

PROJECT TEAM

CLIENT

City of Seattle
Dept. of Finance and Administrative Services
700 5th Ave., Suite 5200
PO Box 94680
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David Kunselman, Fire Levy Administrator
Mark Nakagawara, Senior Project Manager
Chief Michael H. Walsh, Battalion Chief, Retired

Seattle Fire Department
Chief William Hepburn, Deputy Fire Chief
Lt. Jared Fields, Station Representative
Sean Plattner, Station Representative
Michael Mann, Station Representative

DESIGN TEAM

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Emma Nowinski, Project Architect

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Bob Copeland, PE, Project Manager

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Bart Balko, PE, Project Manager

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Seattle WA 98109
Kevin Wartelle, Principal

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Portland OR 97209
Joshua Hatch, Sustainability Advisor

Energy Modeling and Daylighting
Integrated Design Lab
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Seattle WA 98105
Joel Loveland, Director
Christopher Meek, Daylighting Specialist

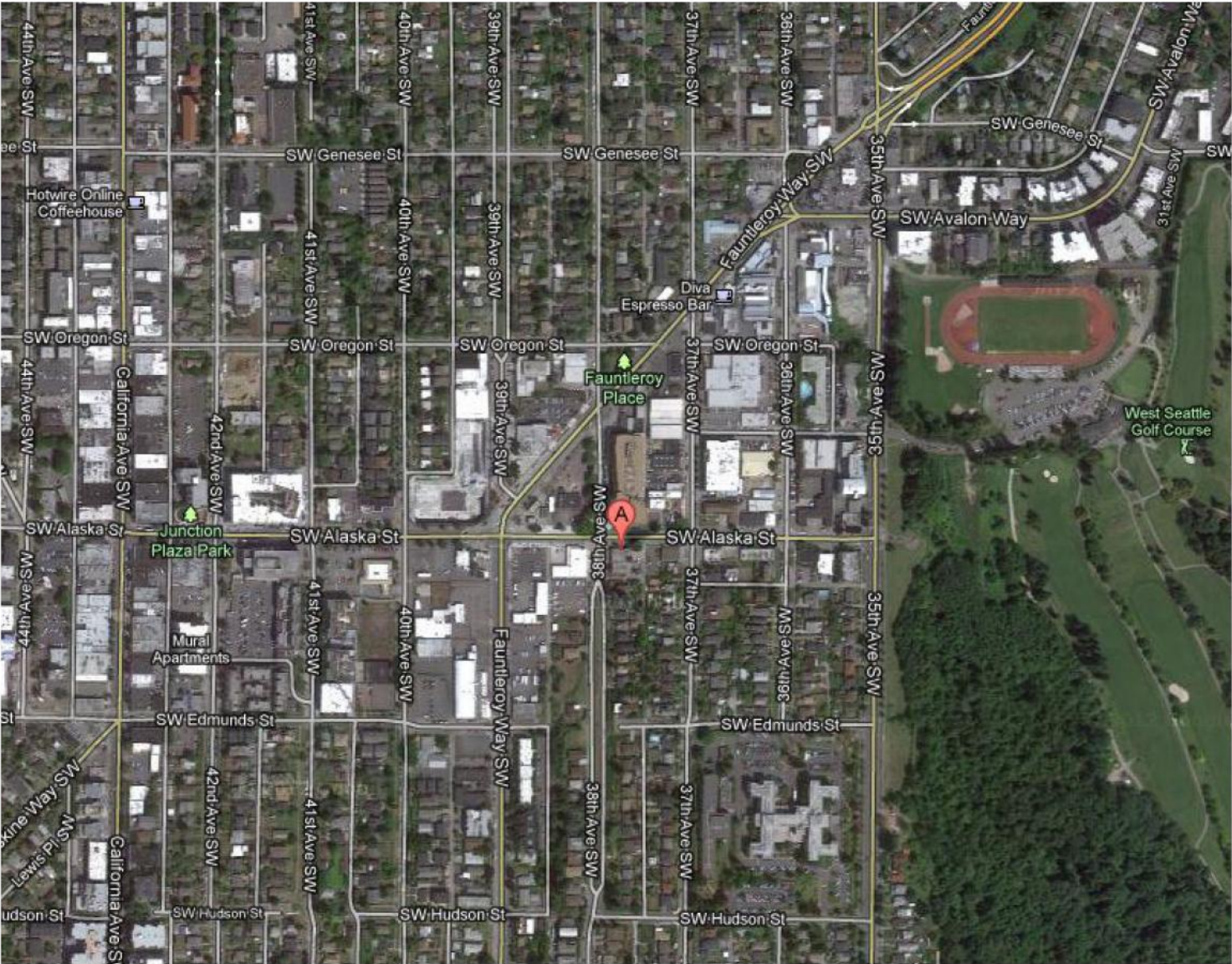
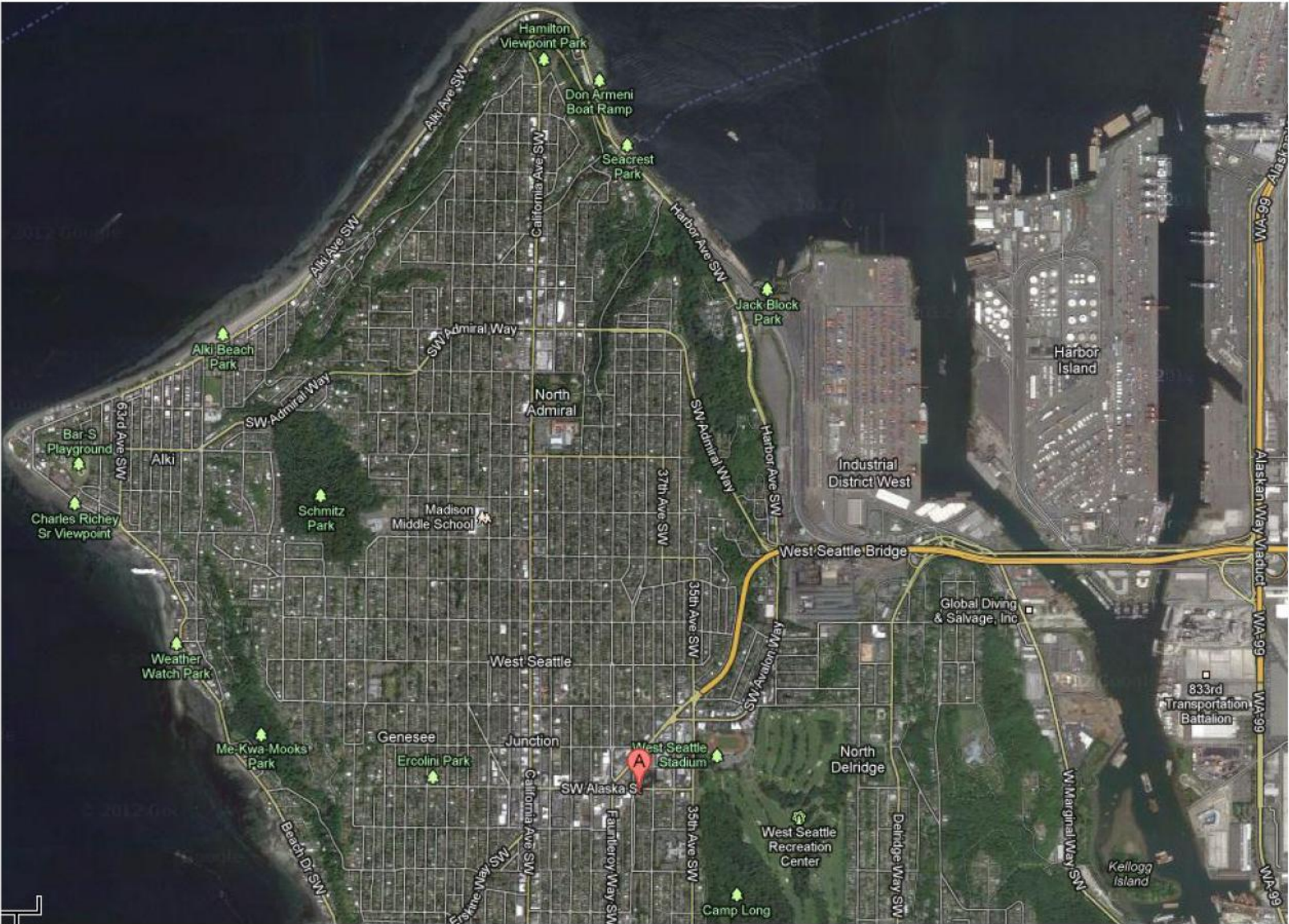
Solarc Engineering
223 West 12th Avenue
Eugene, OR 97401
Michael Hatten, Principal
Eric Knowles

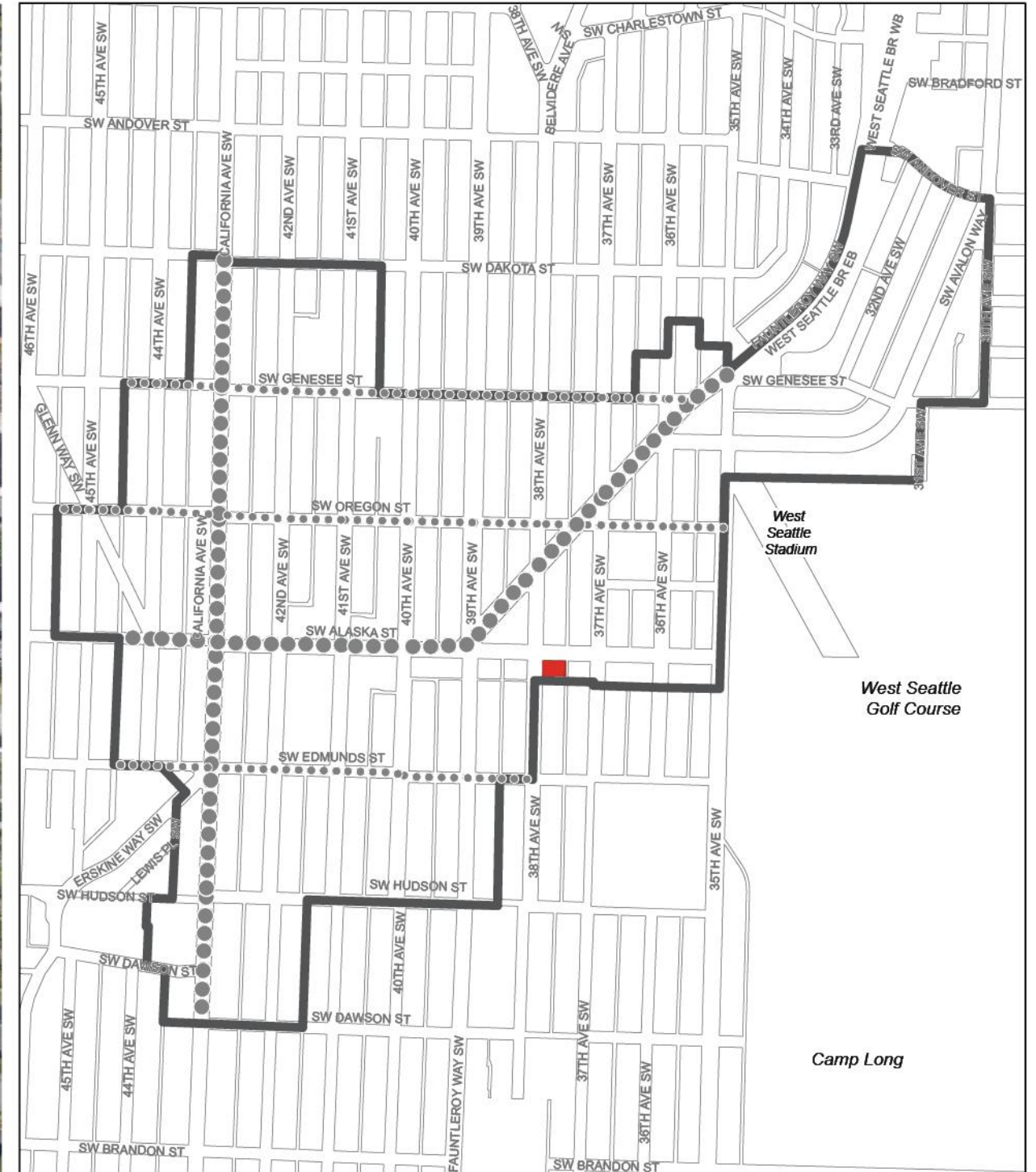
Fire Station Consultant
TCA Architecture and Planning
6211 Roosevelt Way NE
Seattle WA 98115
Brian Harris, Principal

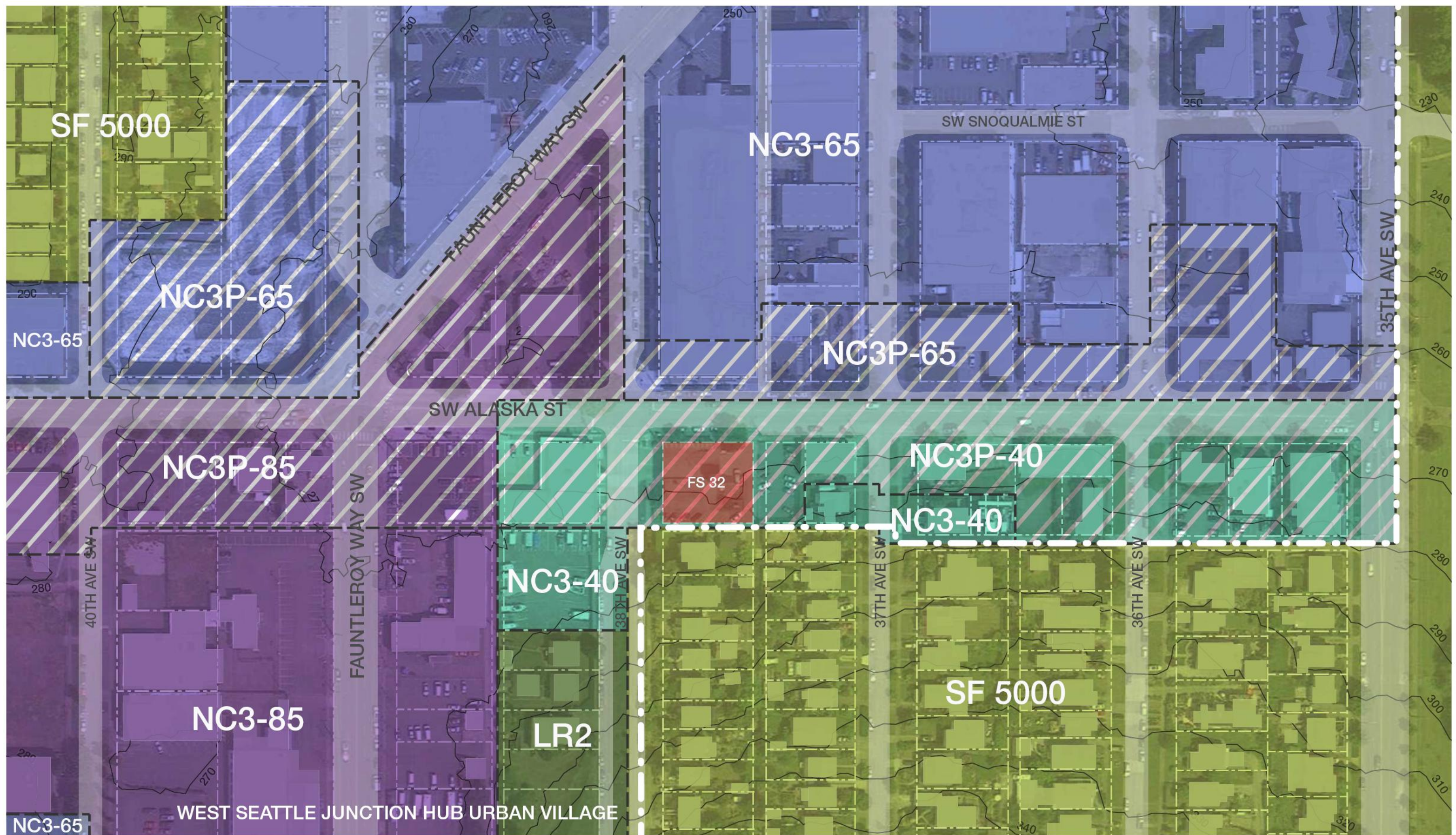
Cost
Robinson Company
101 Stewart Street, Suite 925
Seattle WA 98101
Sharon Kennedy, Chief Estimator
Dan Cassidy, Project Manager

Artist
Sean Orlando
Engineered Art Works
1422 Glenfield Avenue
Oakland CA 94602

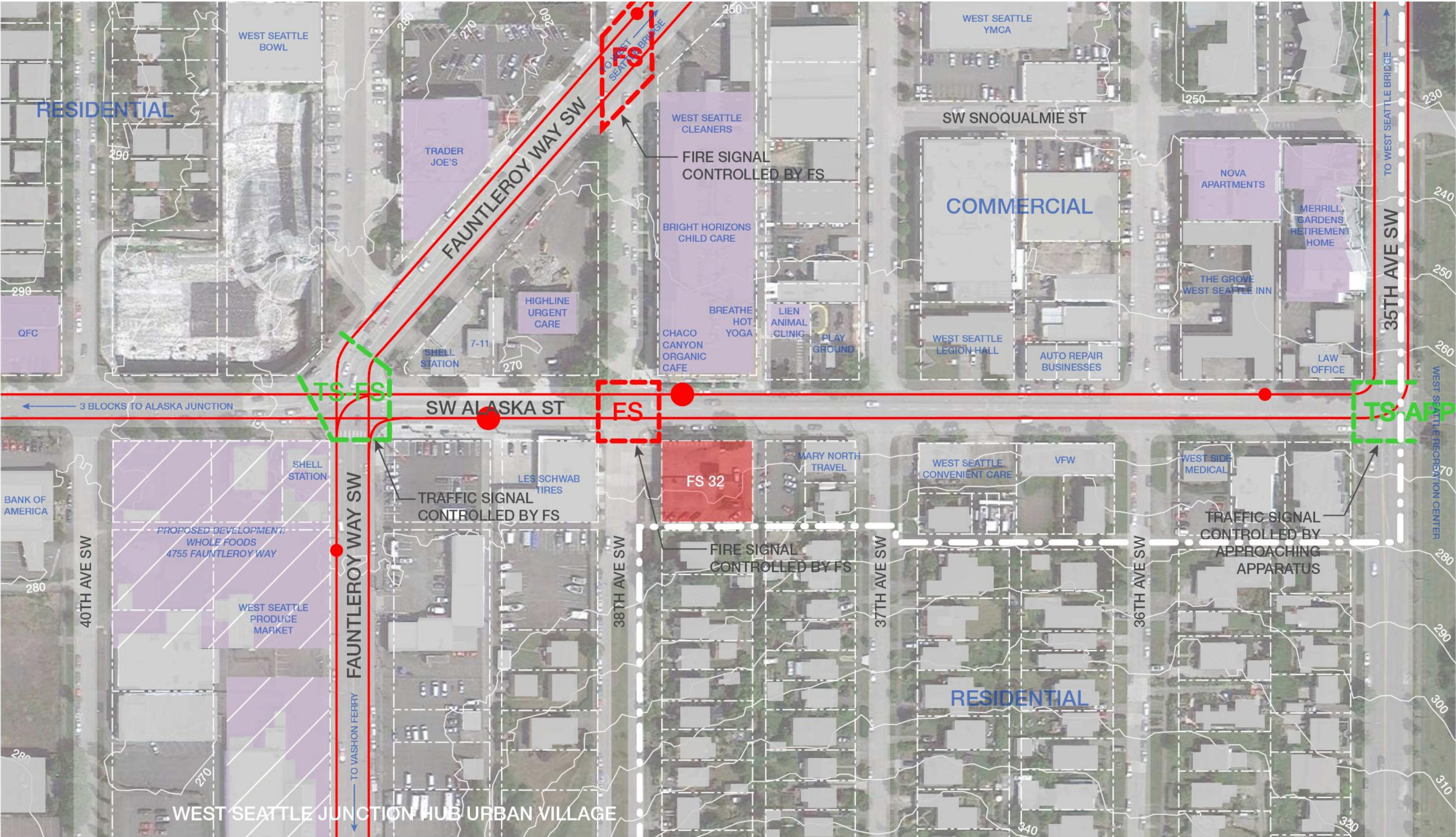
Seattle Office of Arts & Cultural Affairs
Marcia Iwasaki, Public Art Program



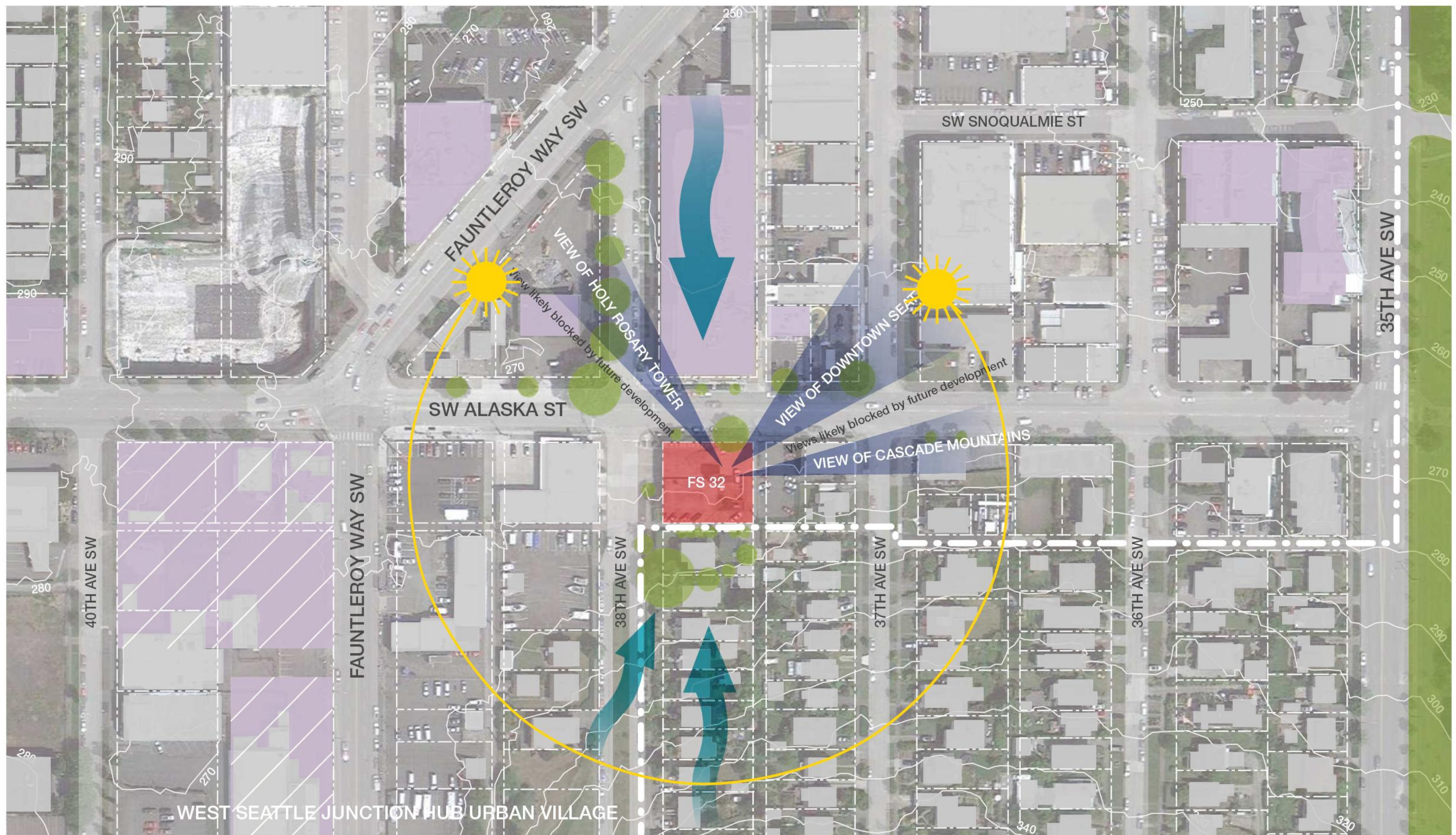




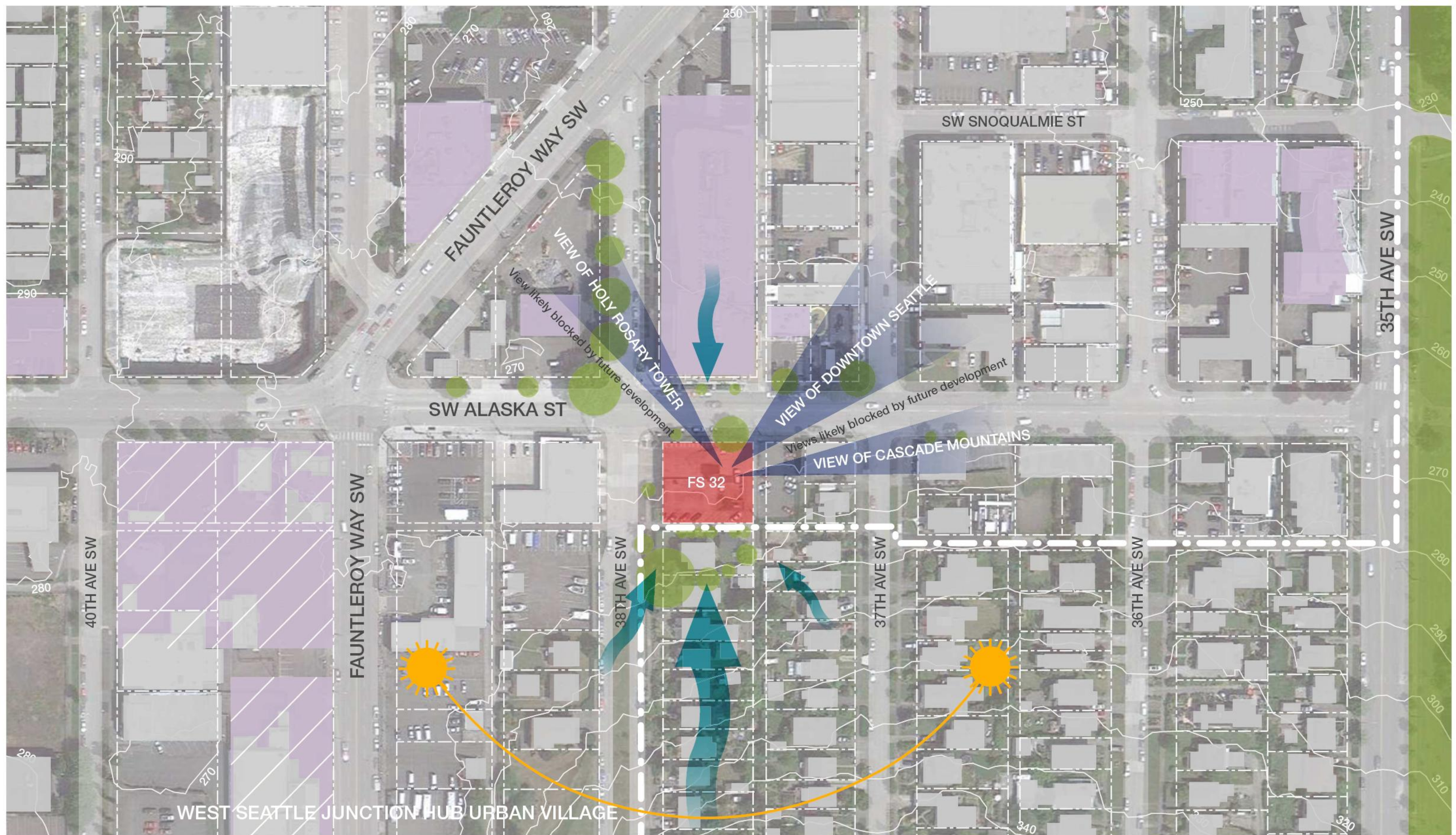
SITE EVALUATION - ZONING



SITE EVALUATION - TRAFFIC



SITE EVALUATION - SUMMER CONDITIONS



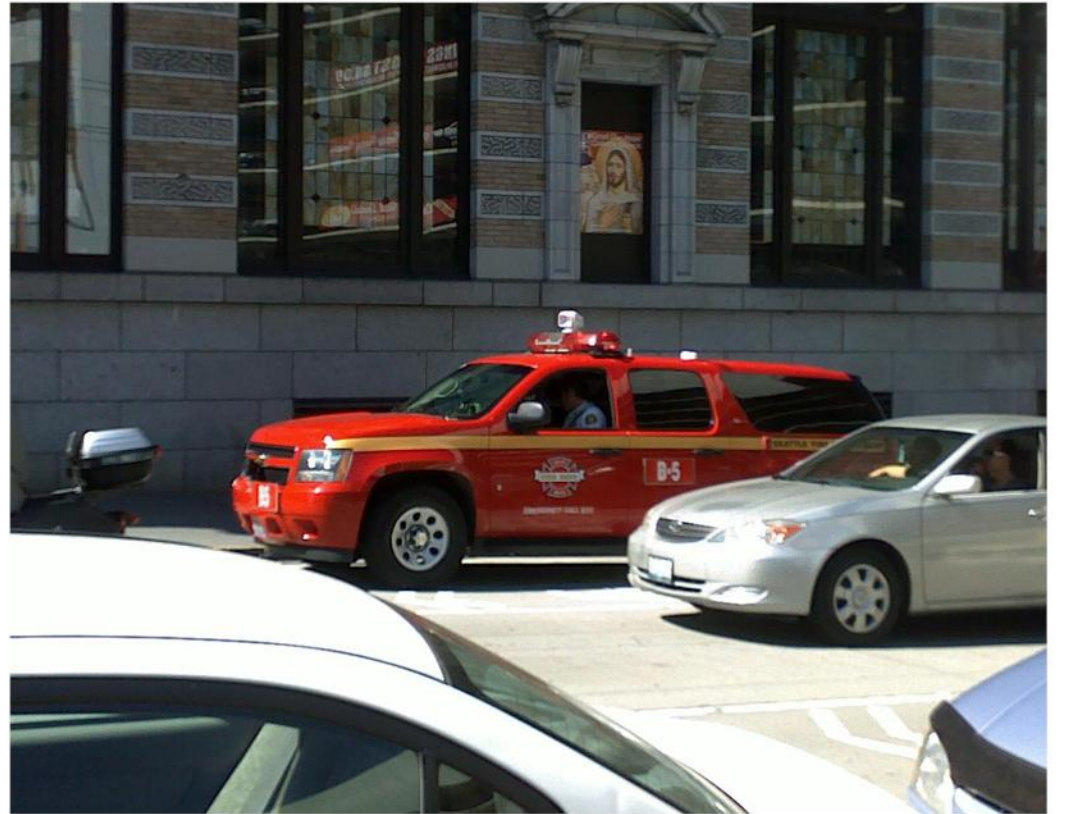
SITE EVALUATION - WINTER CONDITIONS



EXISTING STATION 32 - WEST ELEVATION



TILLERED LADDER TRUCK



BATTALION CHIEF'S VEHICLE



MEDIC TRUCK



ENGINE

APPARATUS



VIEW OF STATION, FACING EAST



VIEW OF STATION, FACING SOUTHWEST



VIEW TO SOUTH



SOUTH ALLEY



VIEW FROM DRILL TOWER LOOKING EAST



VIEW FROM DRILL TOWER LOOKING WEST



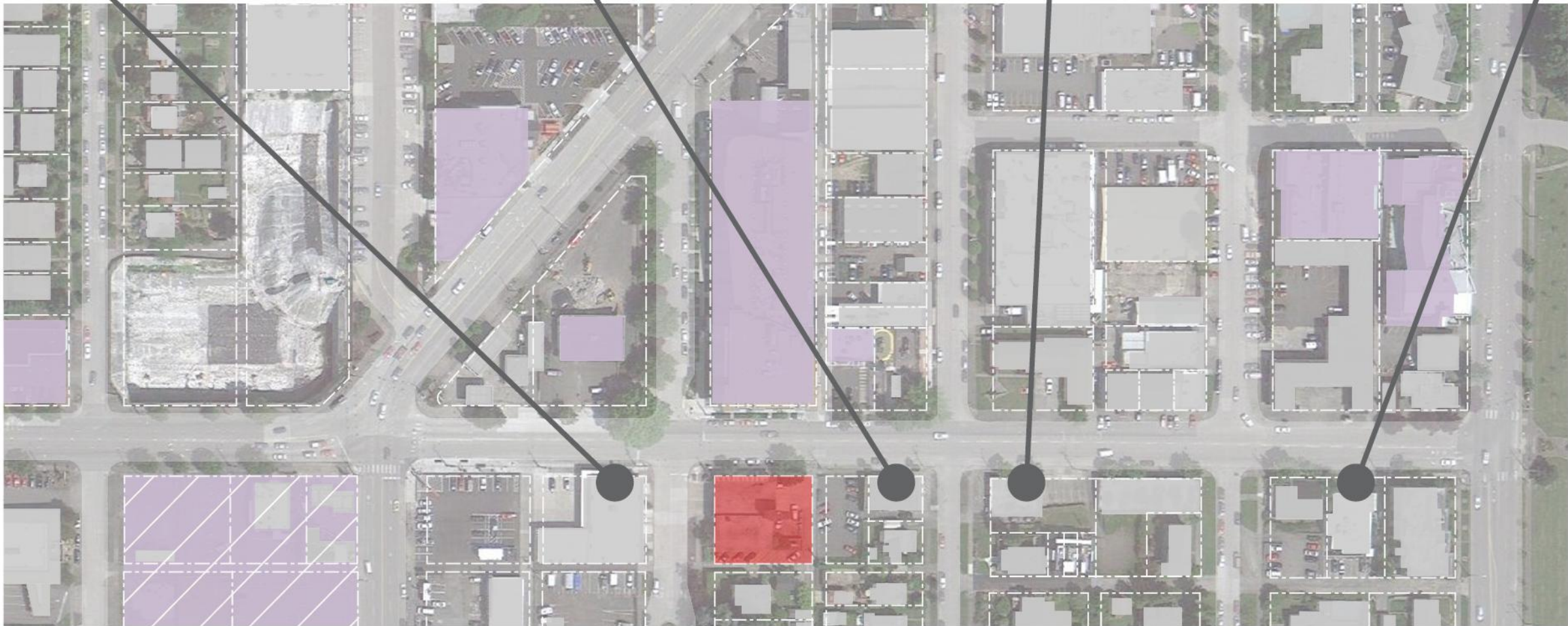
VIEW FROM DRILL TOWER LOOKING NORTHEAST



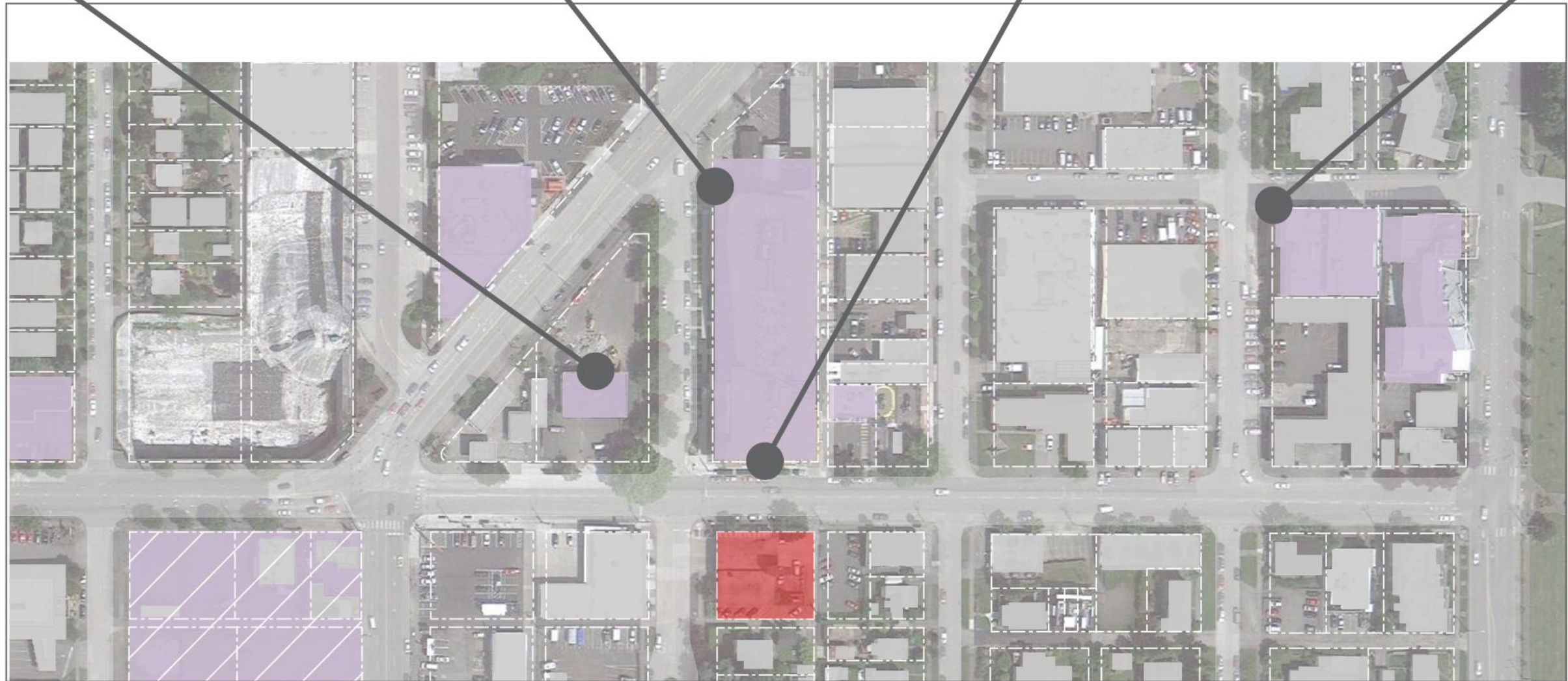
VIEW OF STATION, FACING NORTHEAST



VIEW OF STATION, FACING NORTH ON 38TH AVE SW



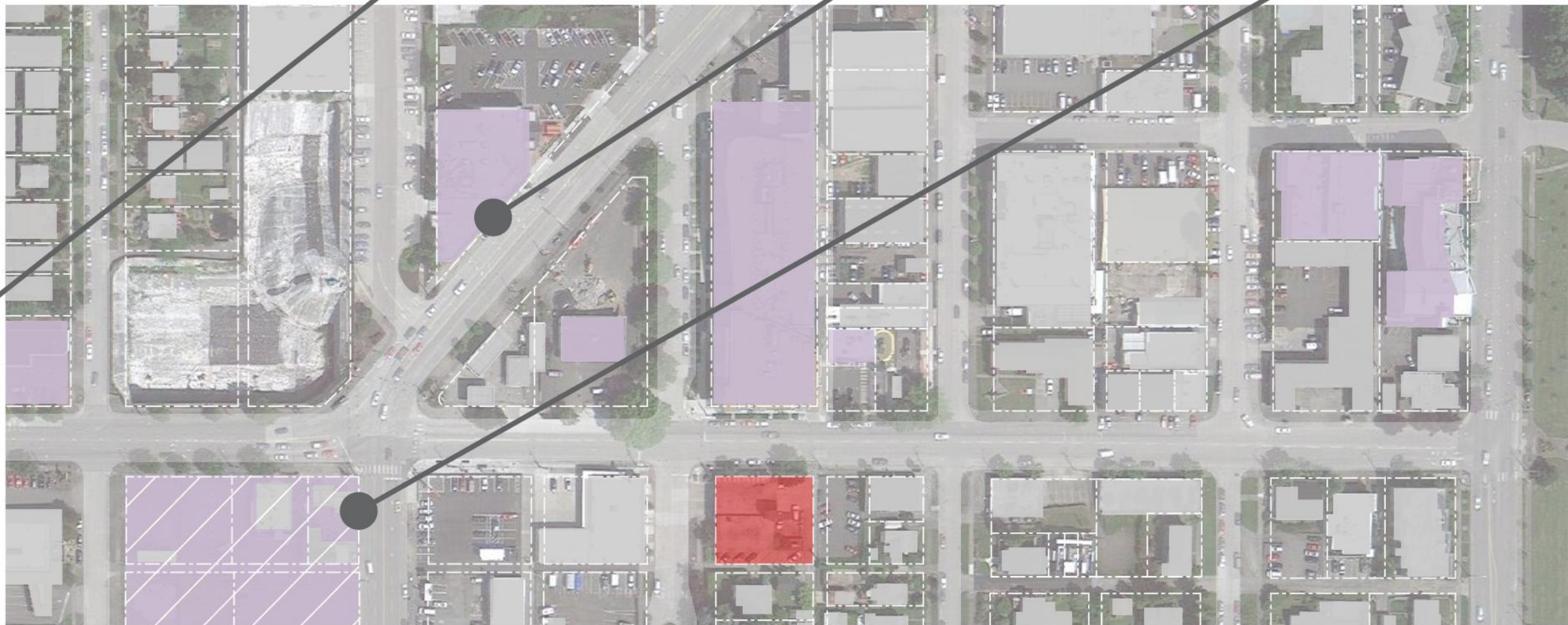
EXISTING NEIGHBORHOOD BUILDINGS - OLDER



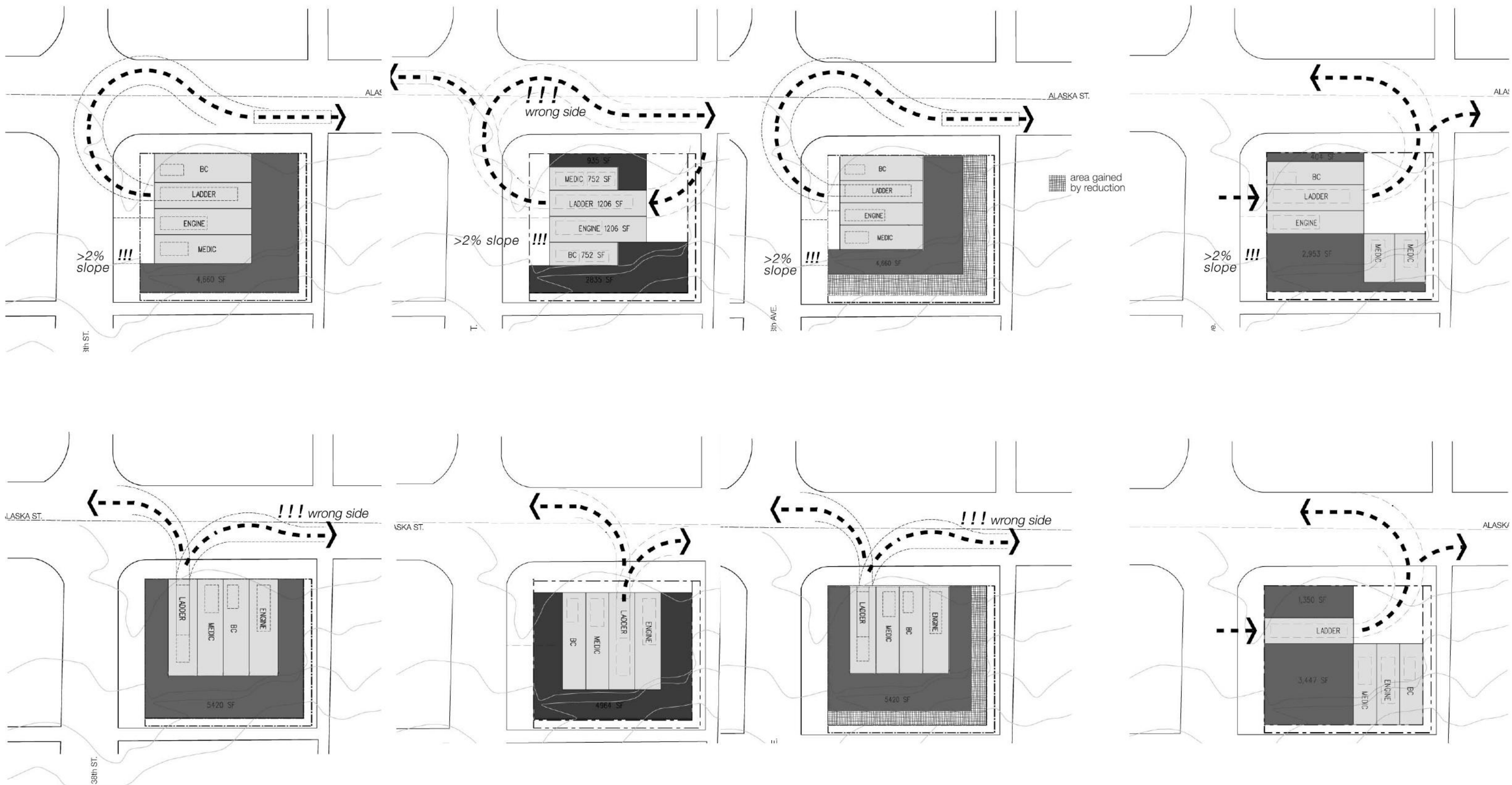
EXISTING NEIGHBORHOOD BUILDINGS - NEWER



RENDERING OF FUTURE DEVELOPMENT



EXISTING NEIGHBORHOOD BUILDINGS - NEWER



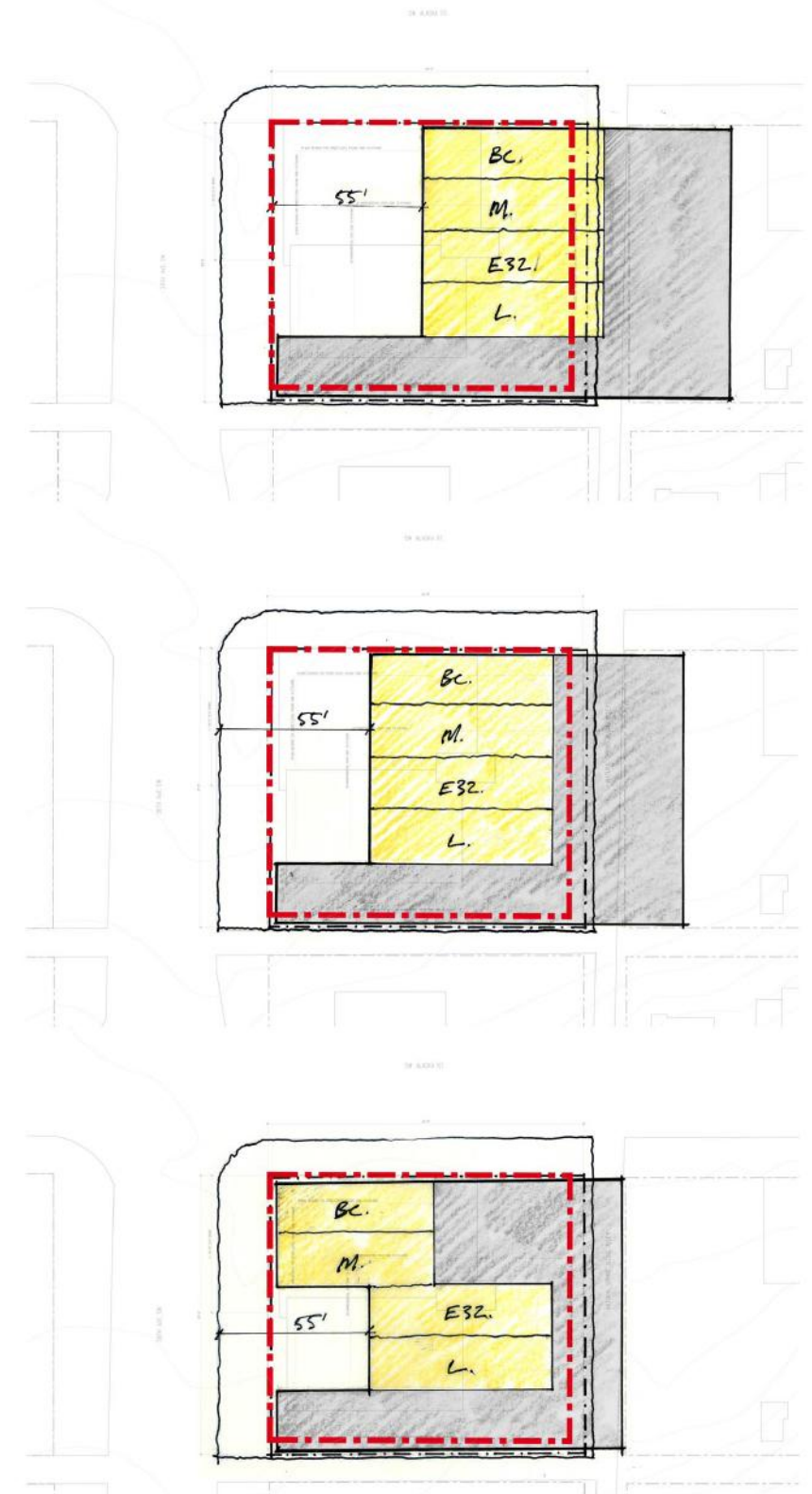
1. Maximum Build Out

2. Drive-through | Apron

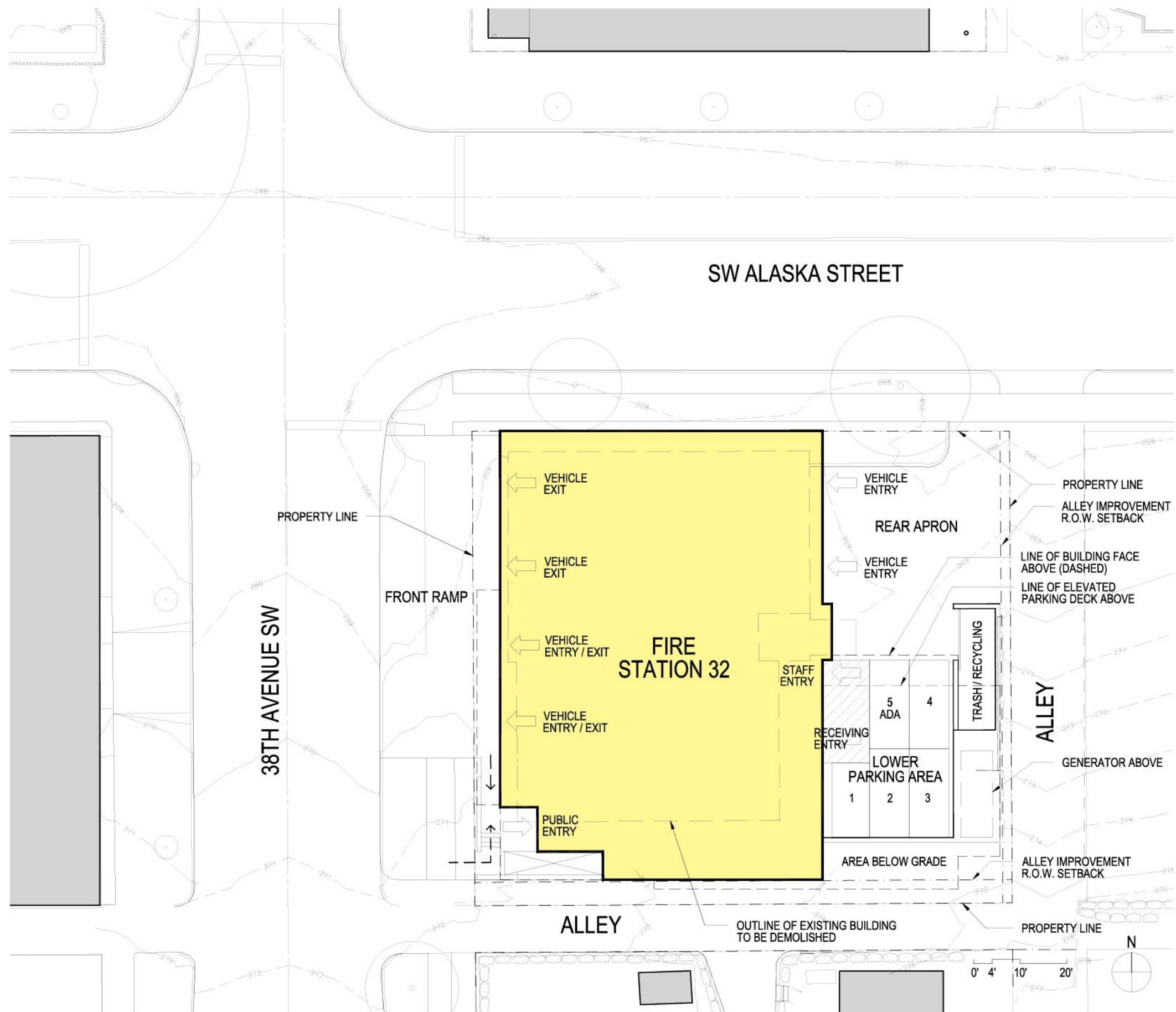
3. Area Reduction

4. Split Bays

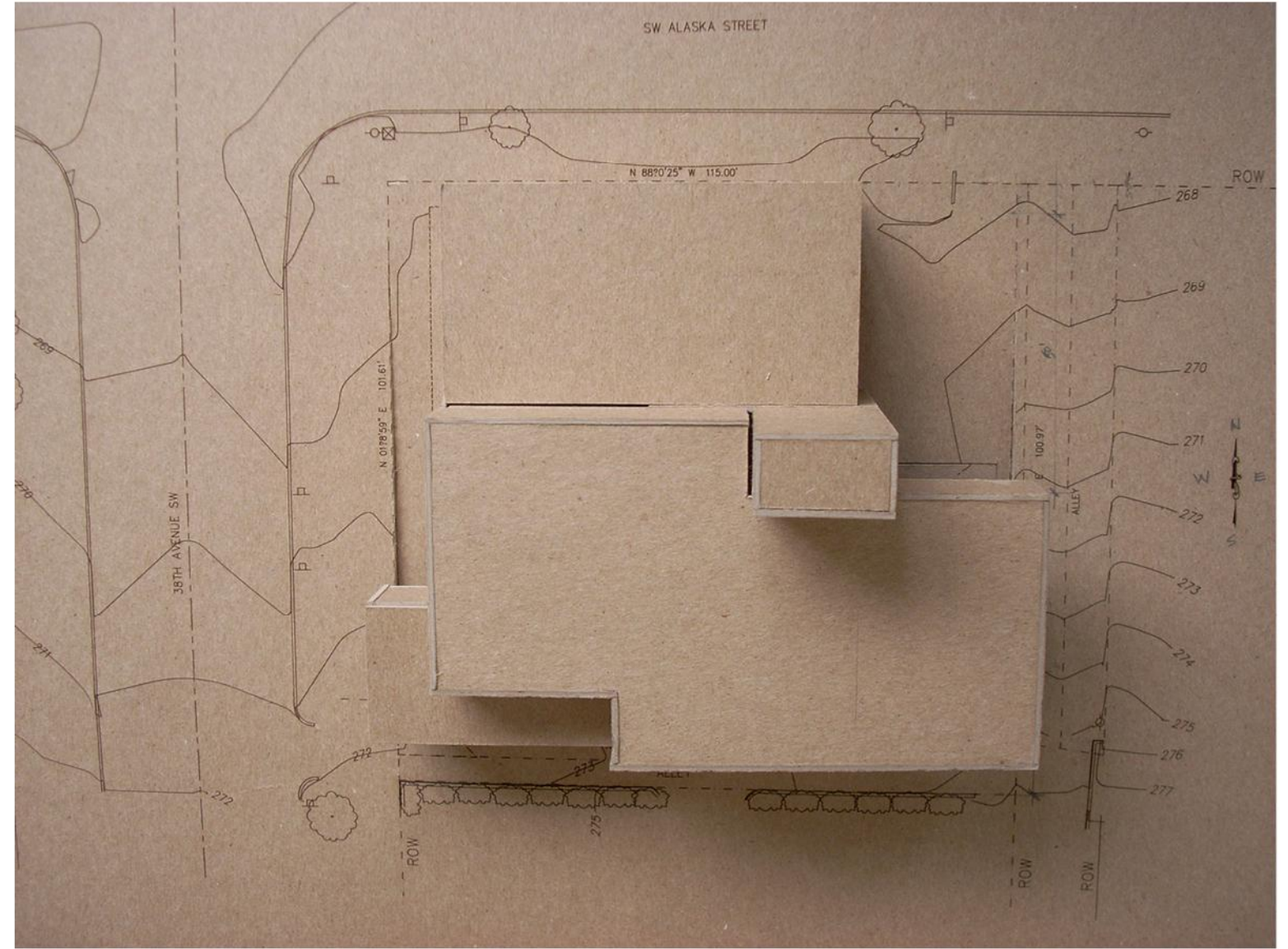
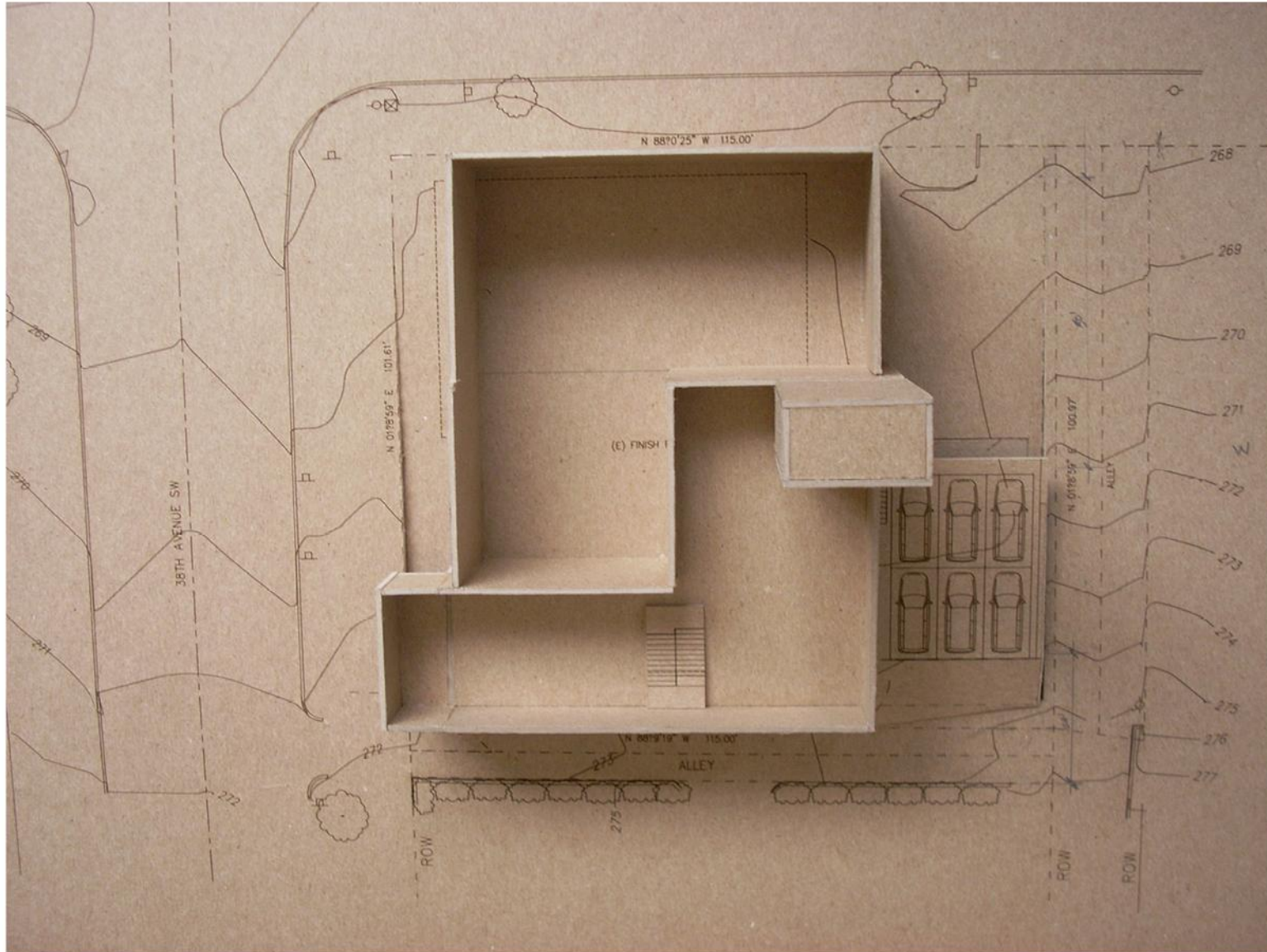
APPARATUS BAY LOCATION TEST FITS



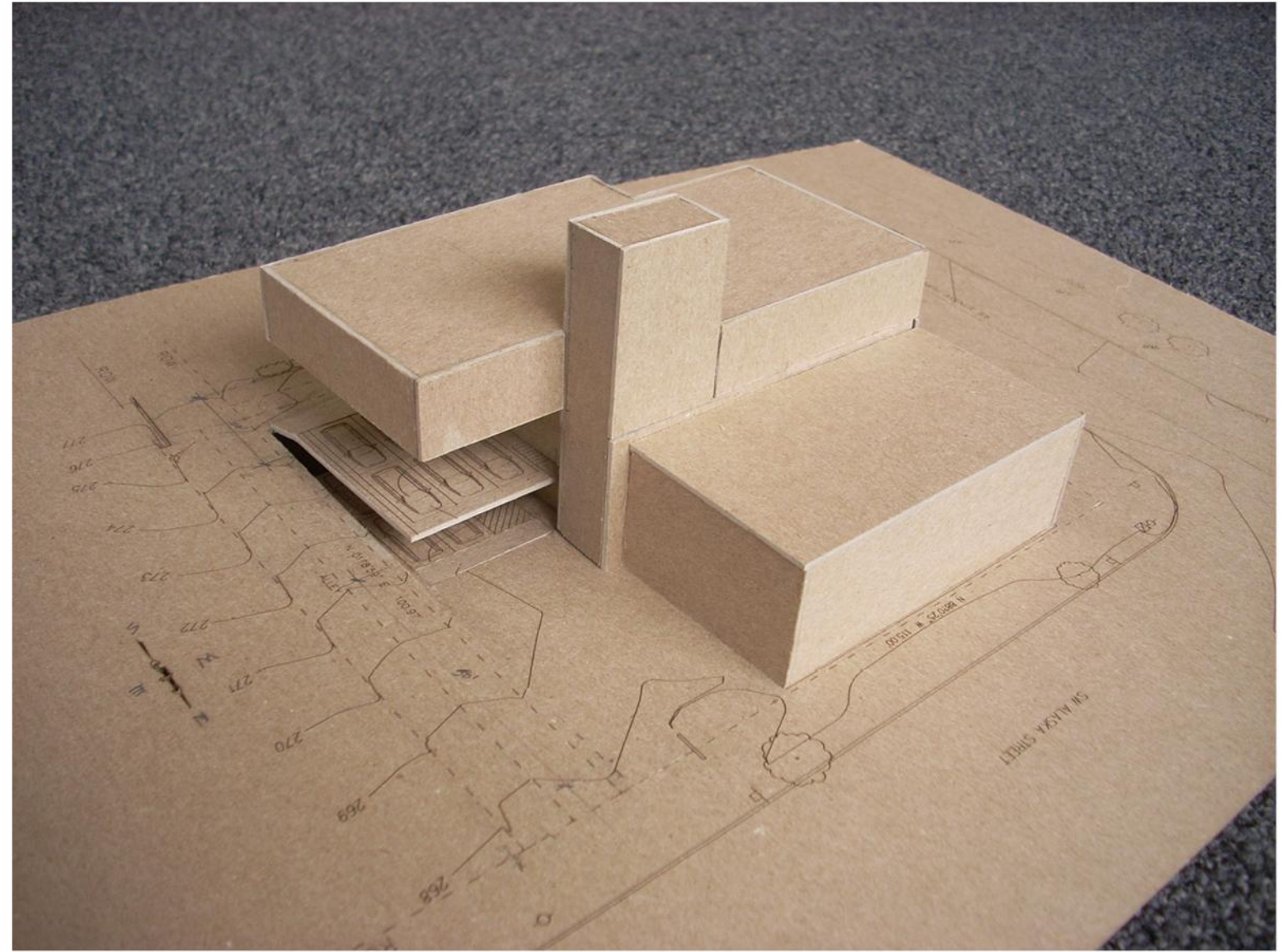
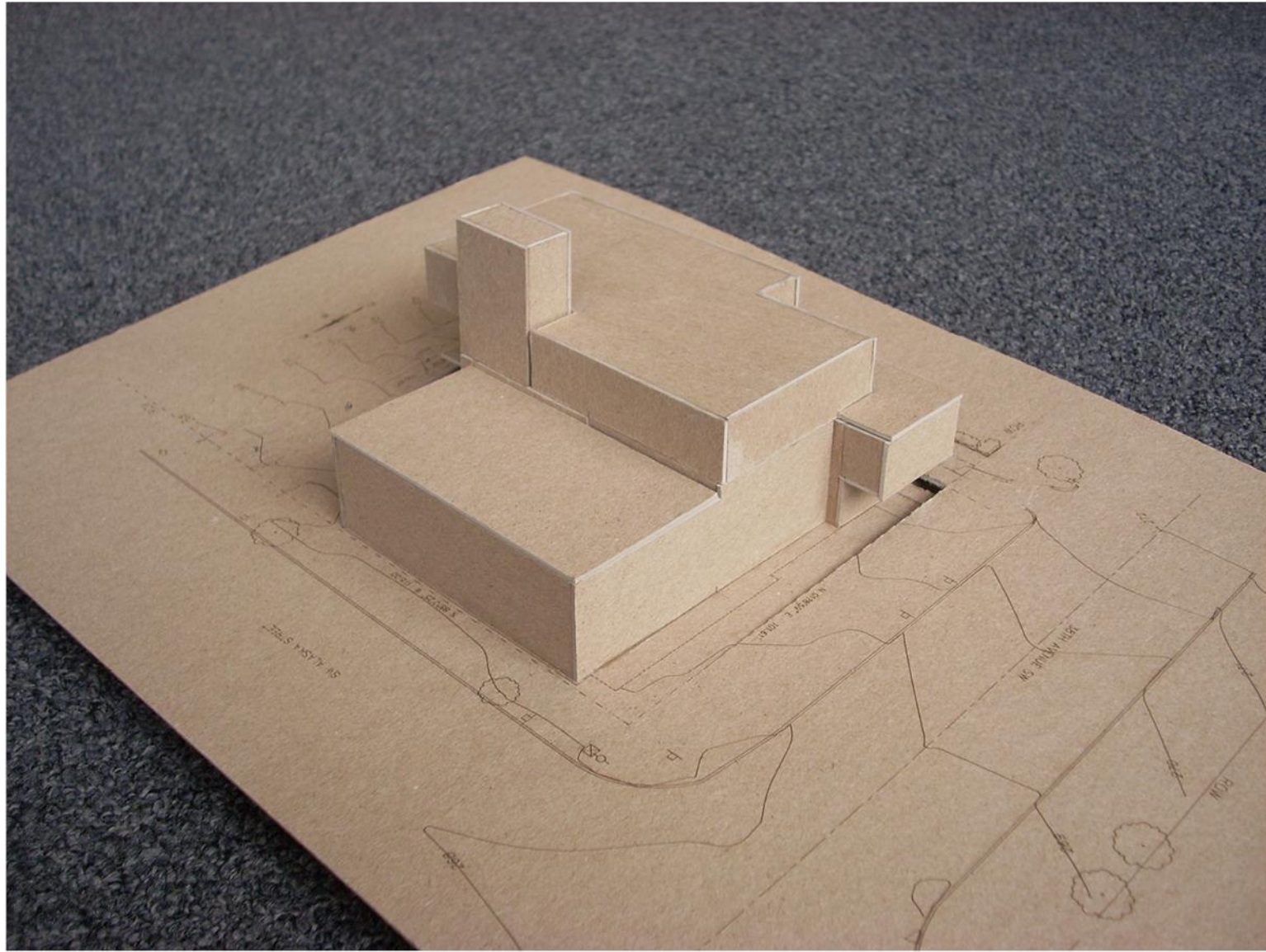
SITE VS. PROGRAM ANALYSIS



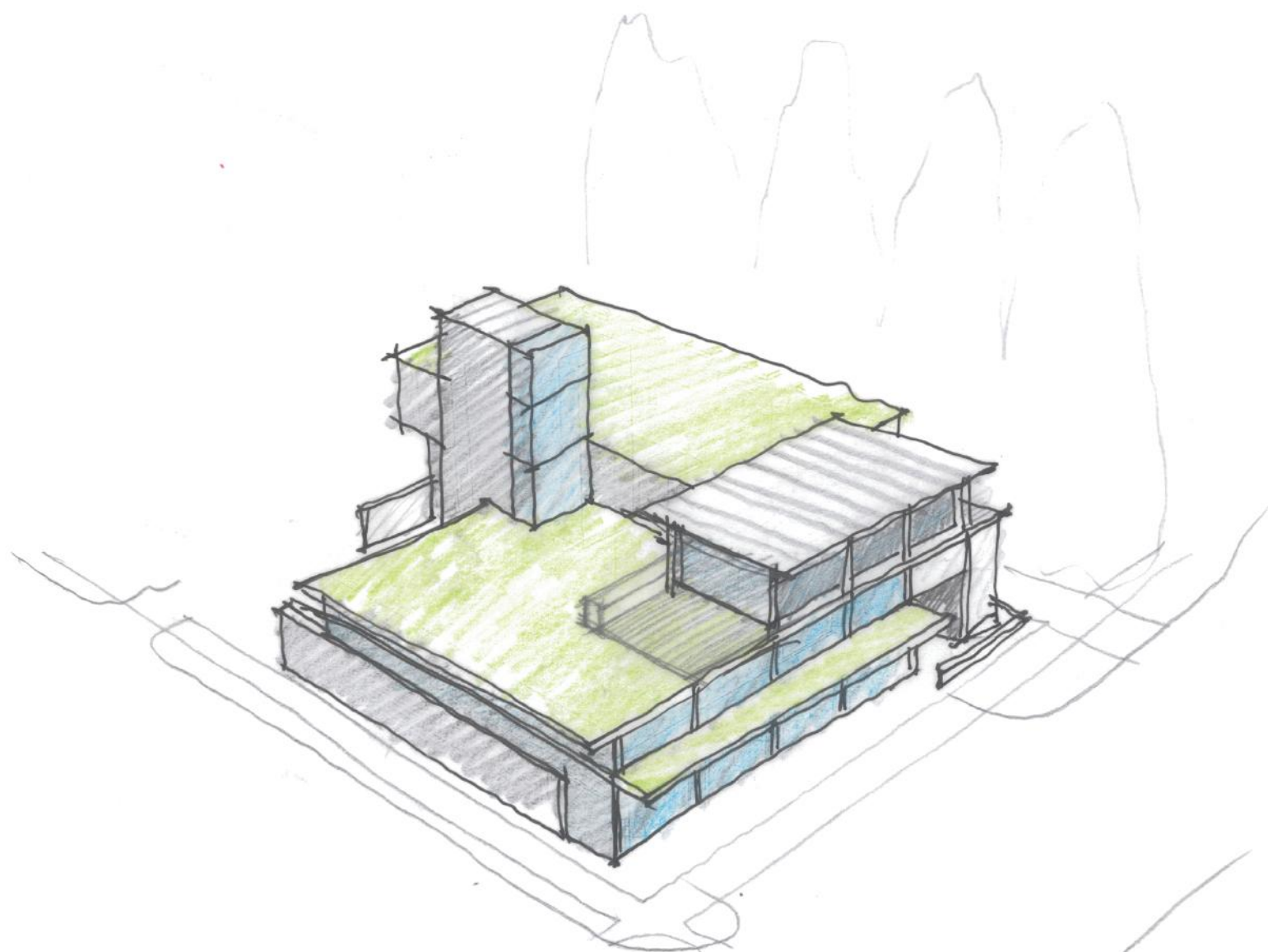
SITE PLAN



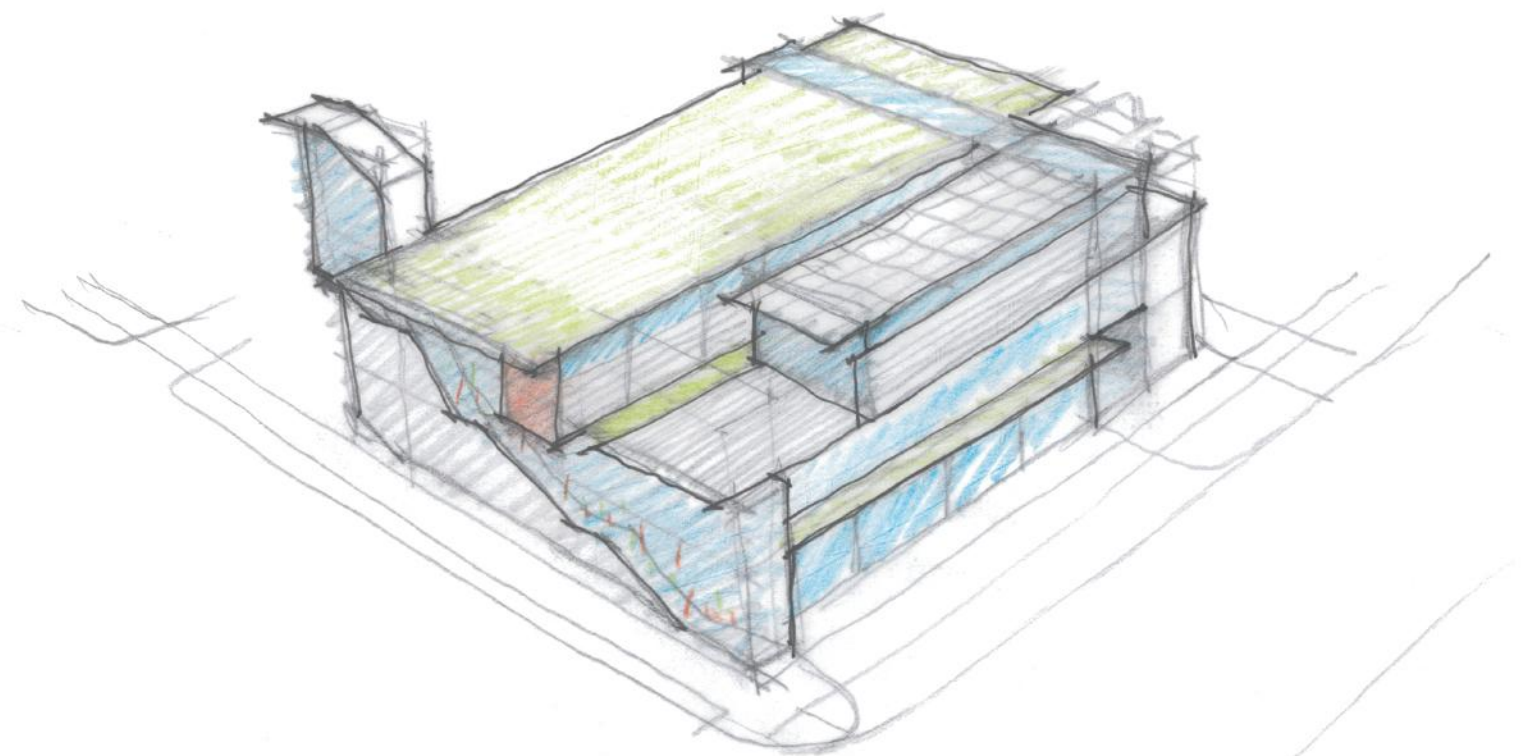
PRE-DESIGN CONCEPT MODEL



PRE-DESIGN CONCEPT MODEL

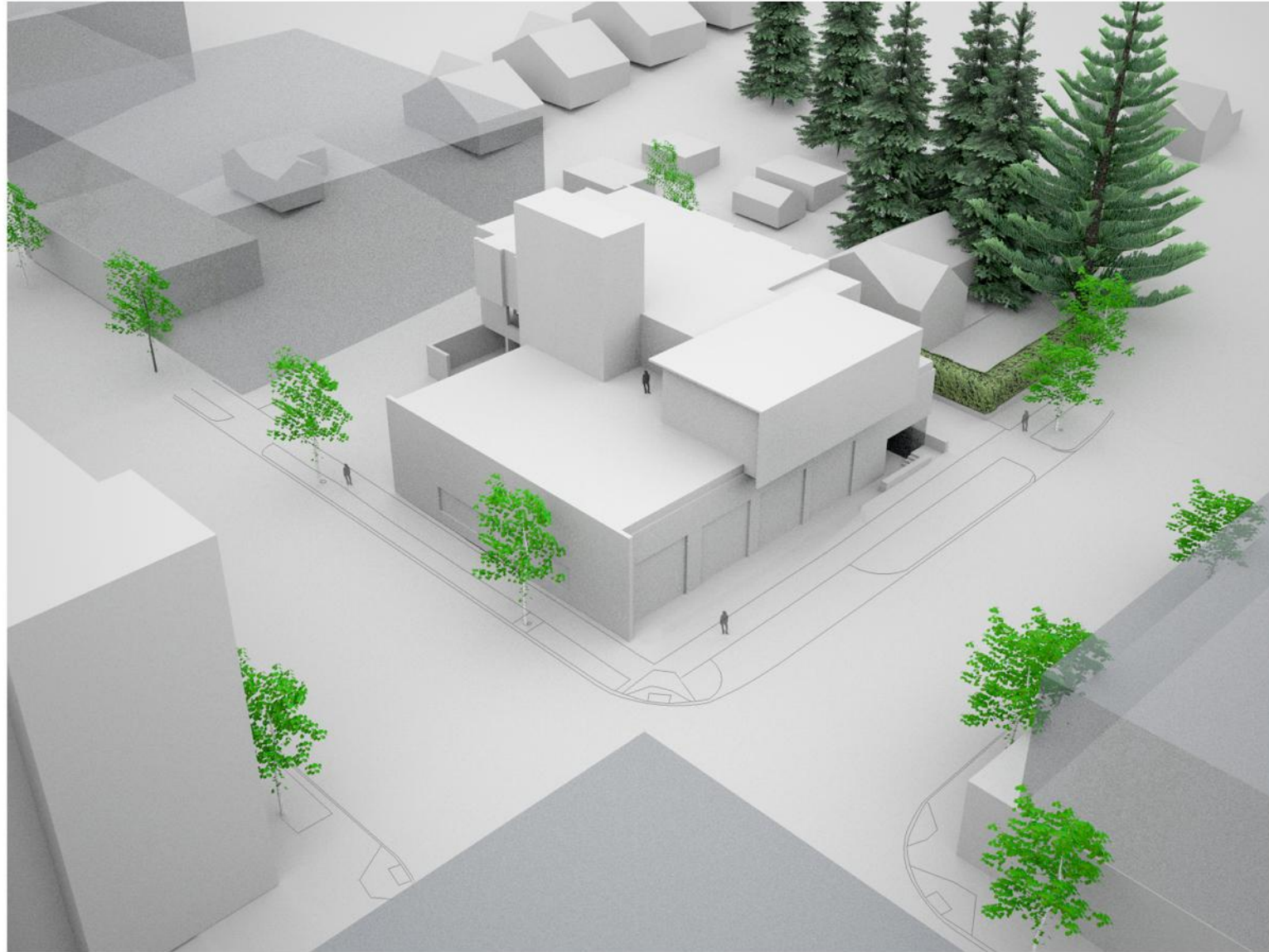


SCHEME 1 - TOWER

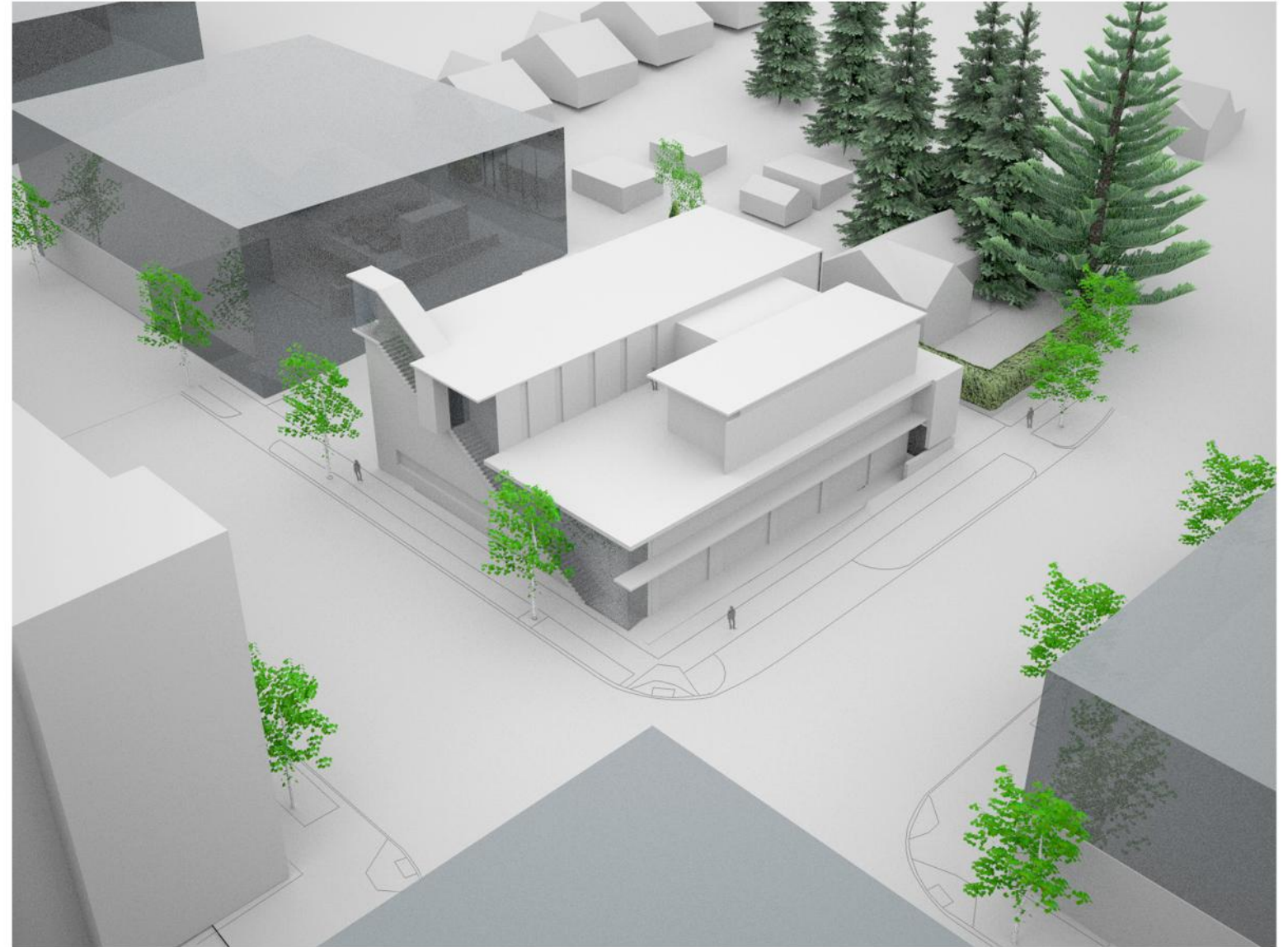


SCHEME 2 - STACKED

DESIGN ALTERNATIVES



SCHEME 1 - TOWER



SCHEME 2 - STACKED

DESIGN ALTERNATIVES



AERIAL LADDER CHECK



LADDER DRILL



EQUIPMENT CHECK



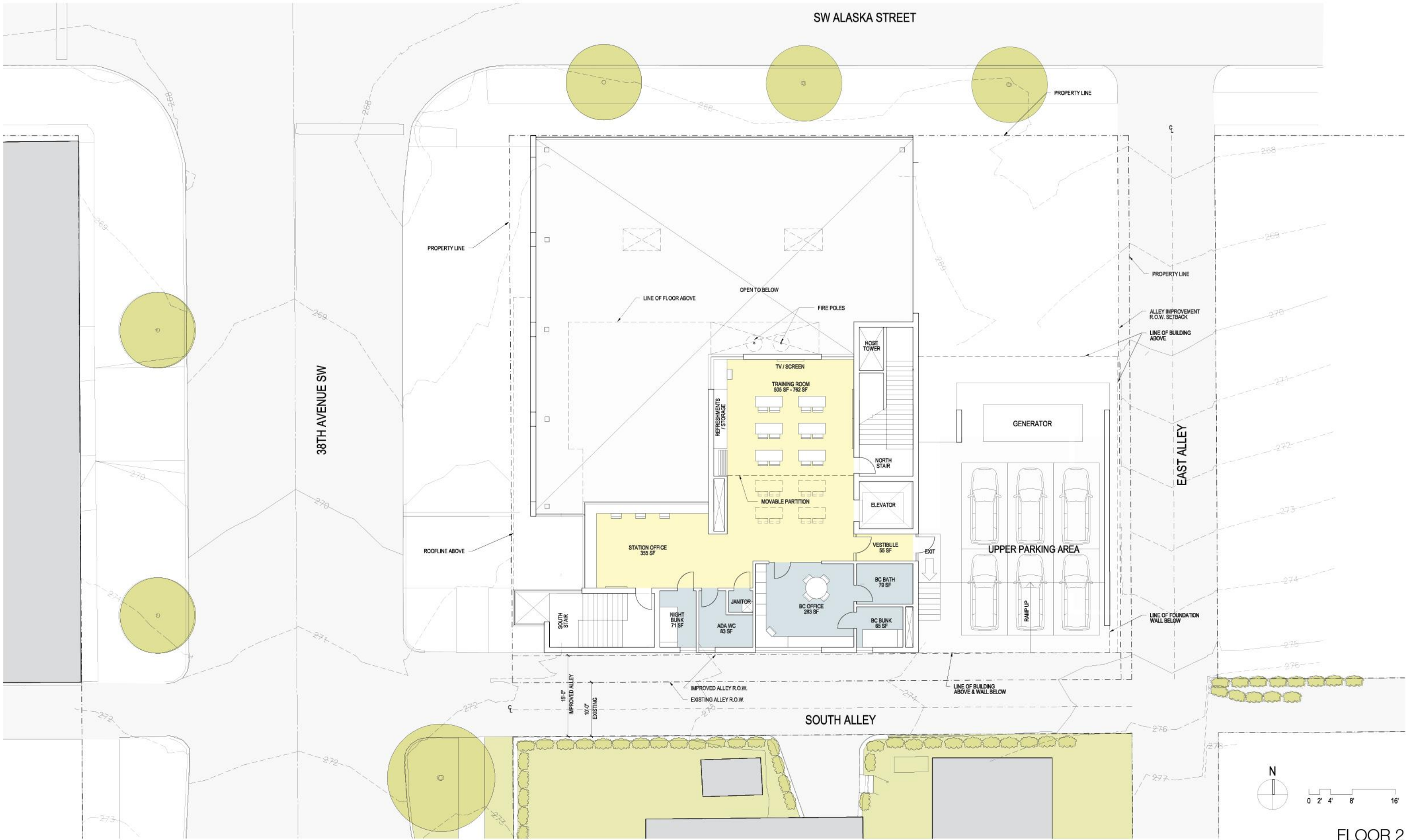
SHIFT CHANGE

STATION ACTIVITIES

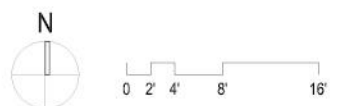


VIEW OF STATION FROM NORTHWEST

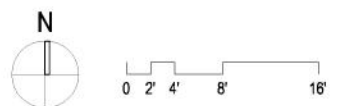
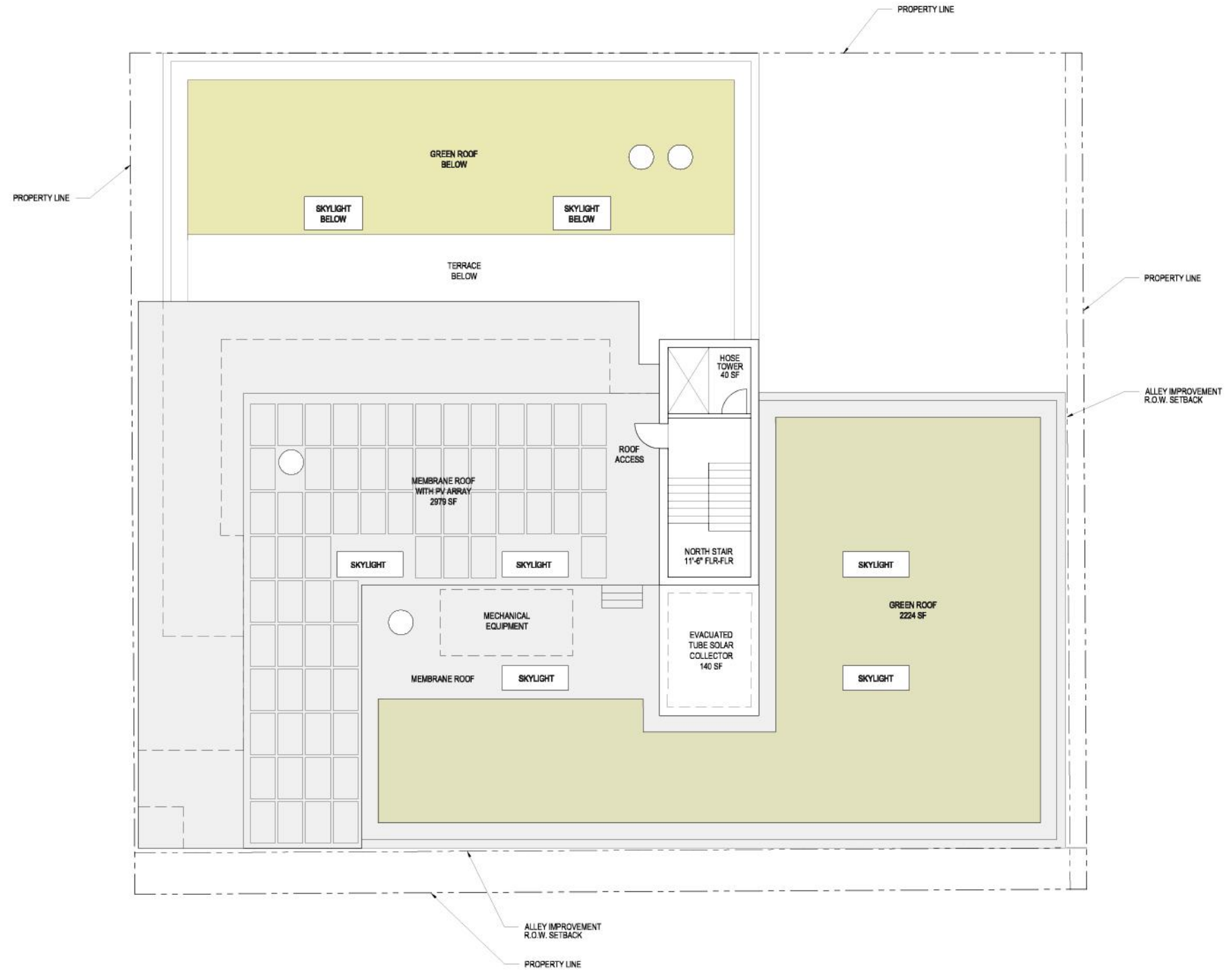




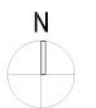
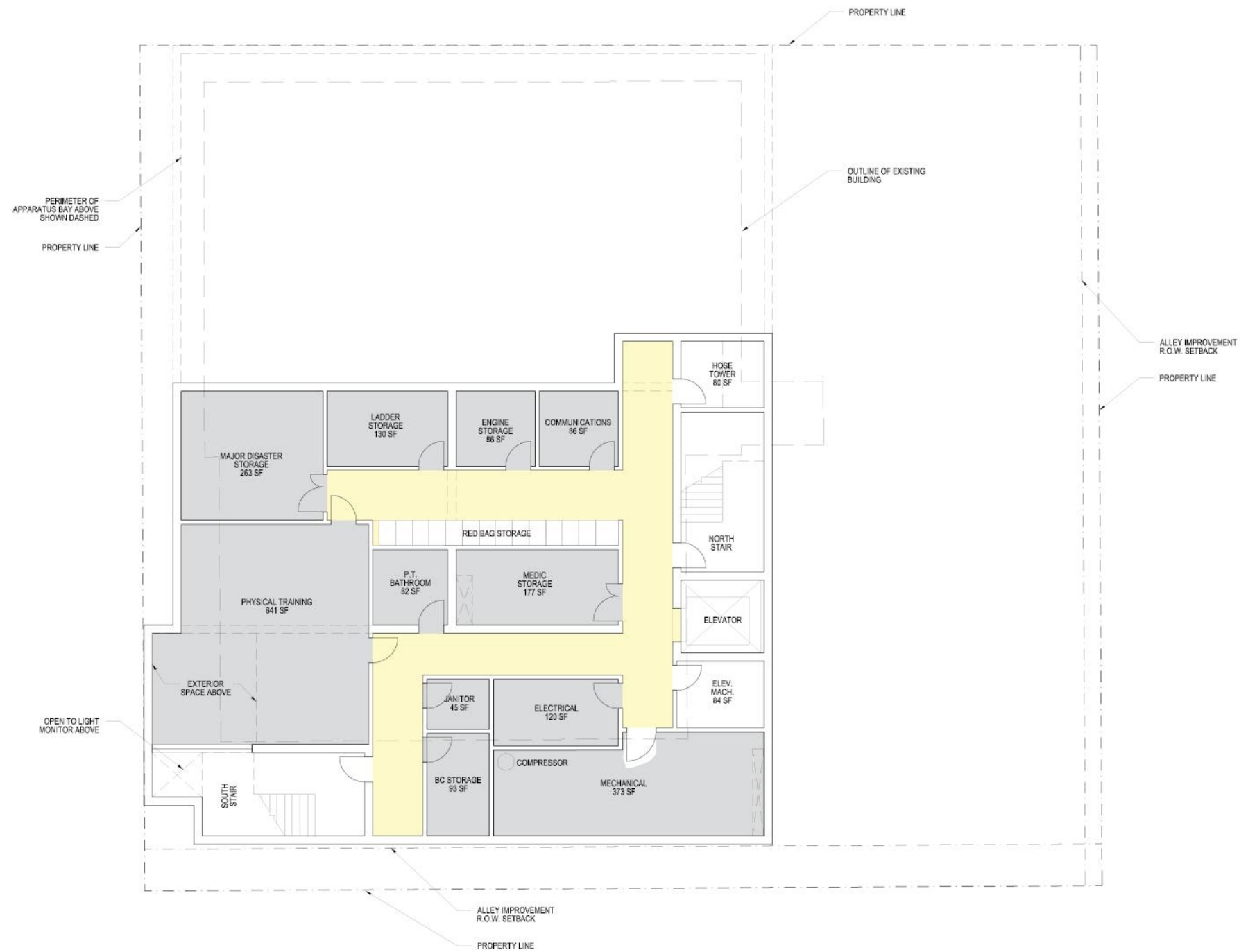
FLOOR 2



FLOOR 3

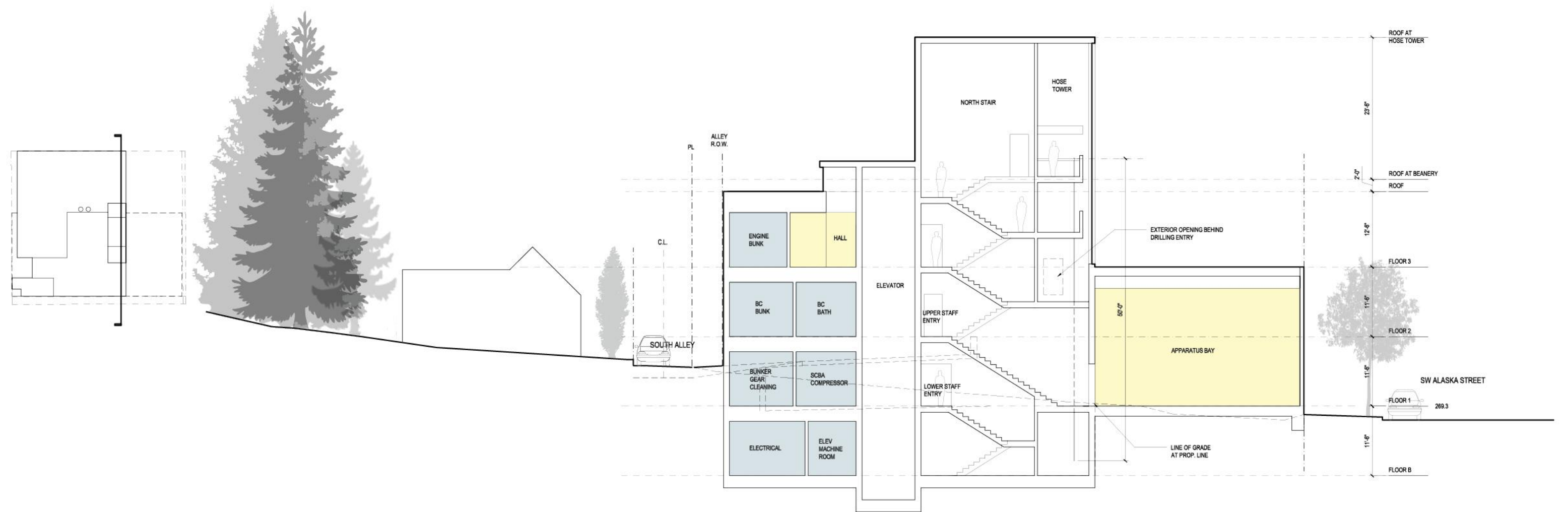


ROOF PLAN

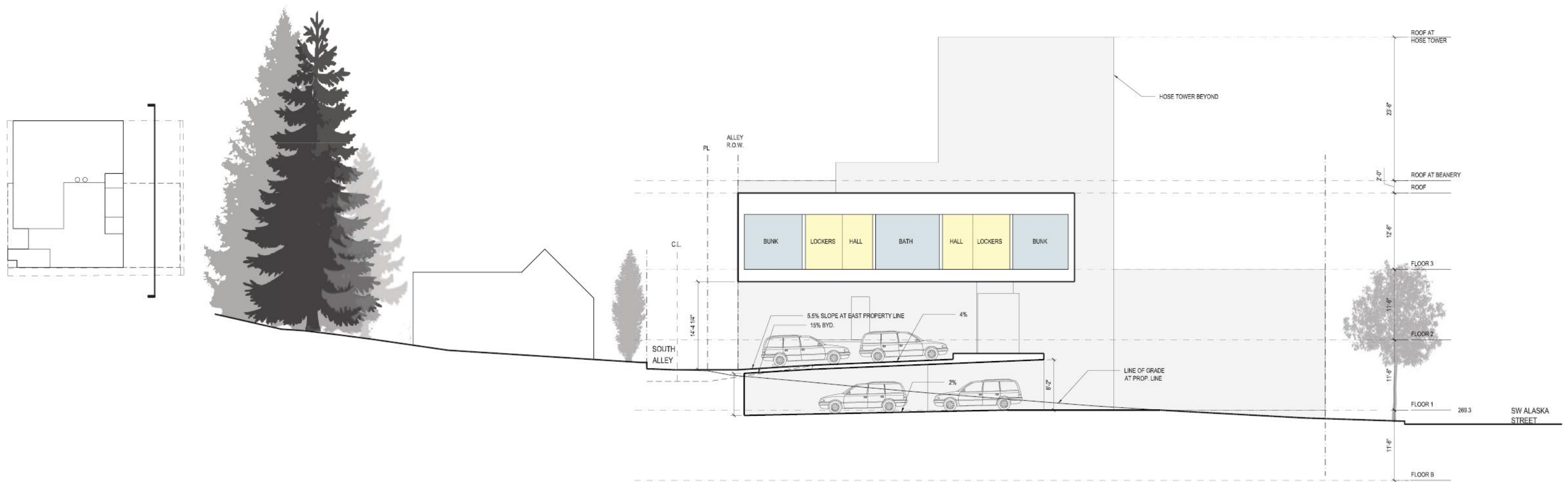


0 2' 4' 8' 16'

BASEMENT



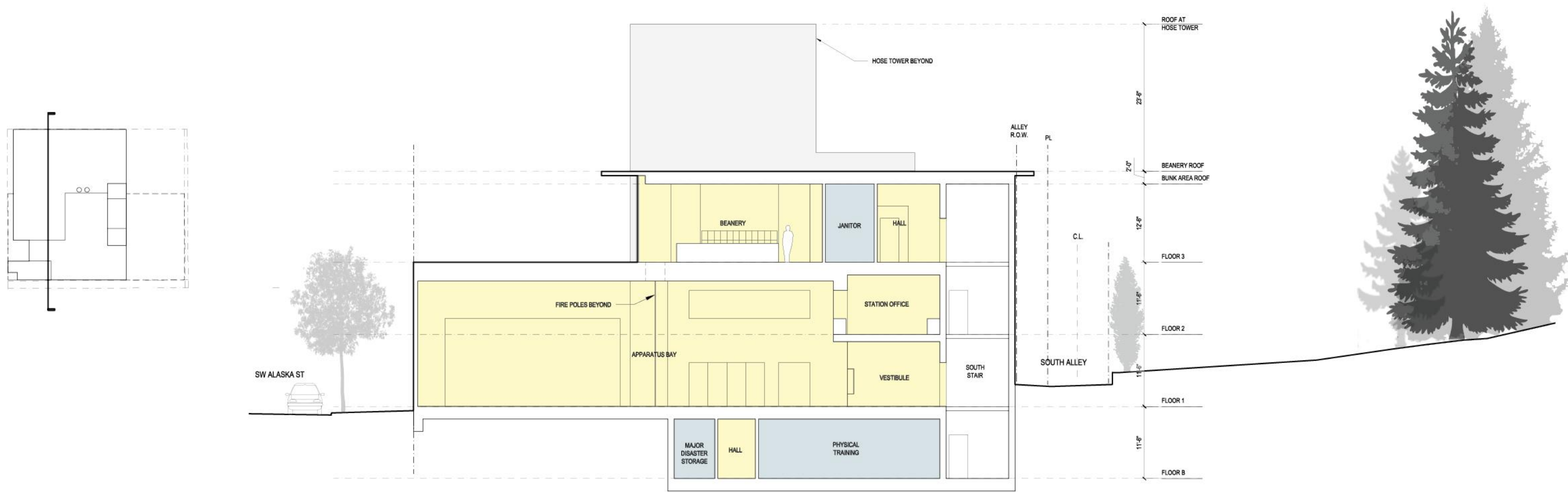
SECTION A THROUGH HOSE TOWER LOOKING WEST



SECTION B THROUGH PARKING LOOKING WEST



SECTION THROUGH ENTRY LOOKING NORTH



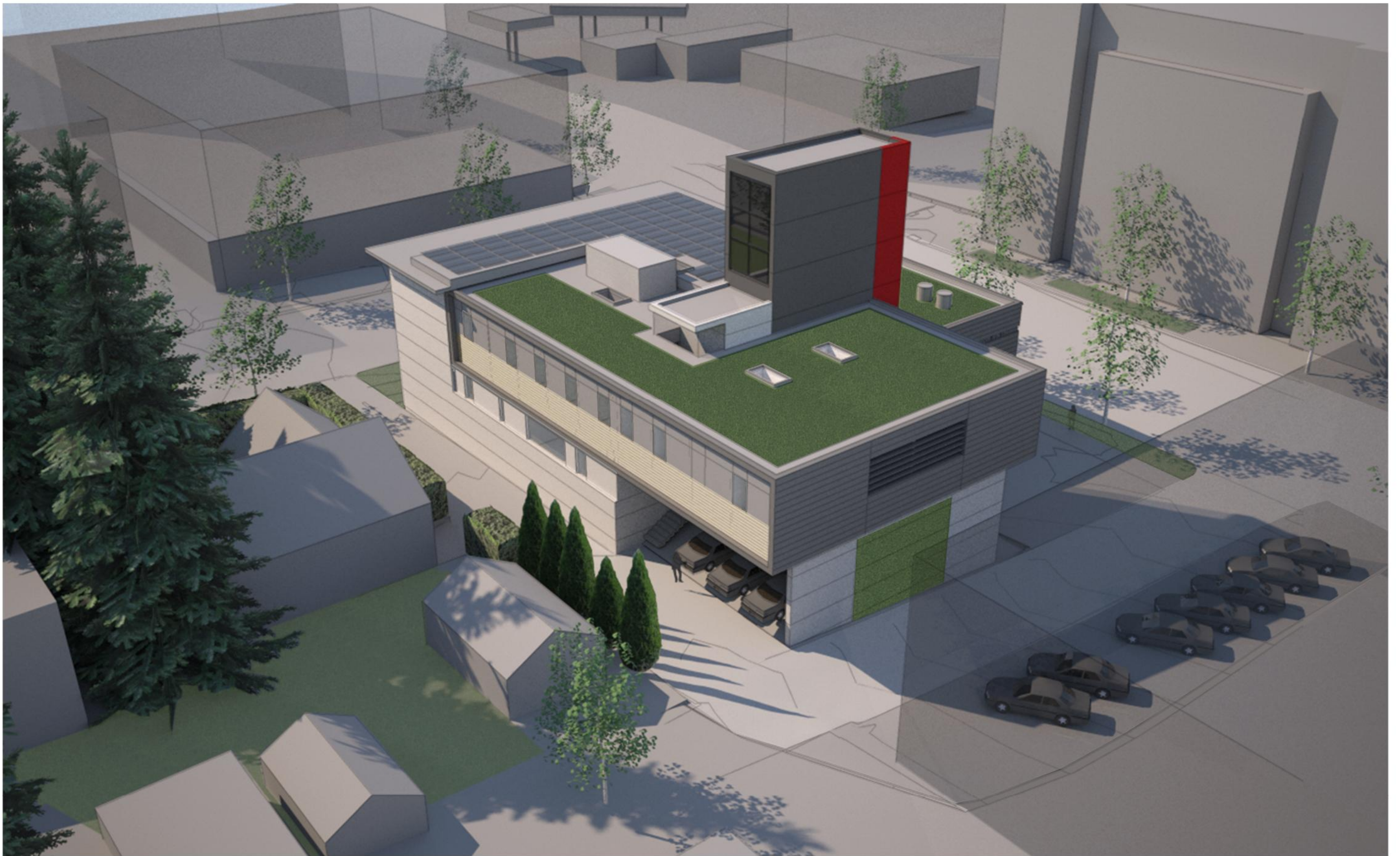
SECTION THROUGH PUBLIC SPACES LOOKING EAST



AERIAL VIEW FROM NORTHWEST



AERIAL VIEW FROM SOUTHWEST

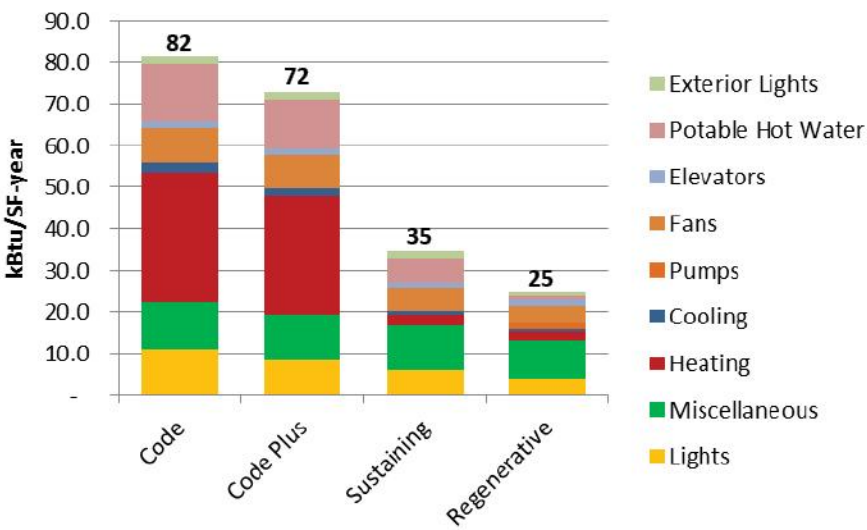
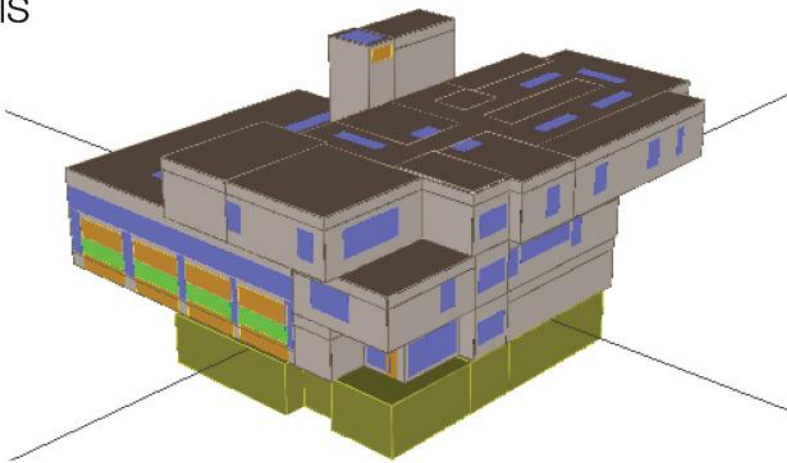


AERIAL VIEW FROM SOUTHEAST

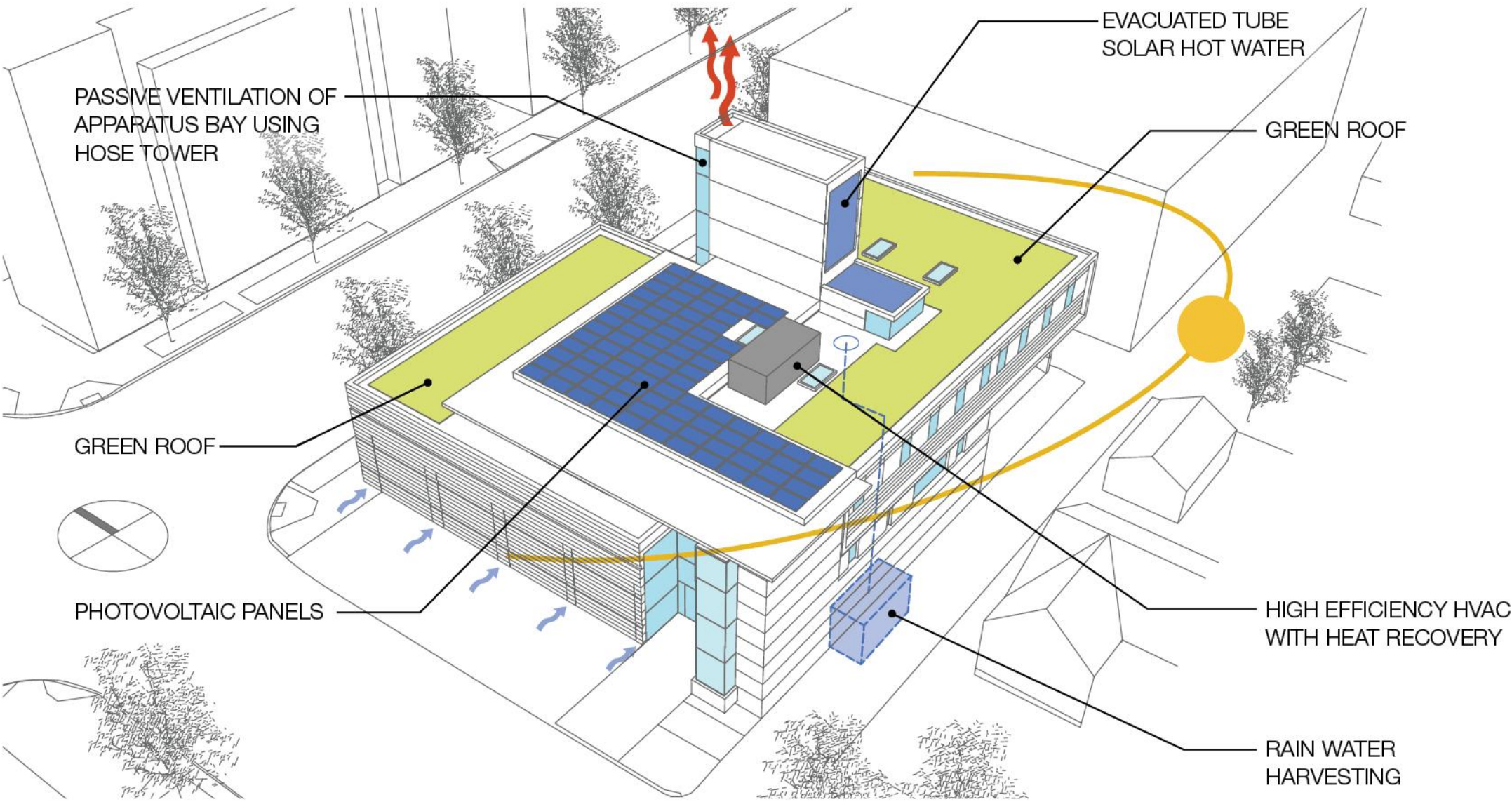


AERIAL VIEW FROM NORTHEAST

ENERGY ANALYSIS



BUILDING SYSTEMS



SUSTAINABILITY STRATEGIES

ENERGY

- Highly insulated building envelope
- High performance glazing
- Passive ventilation
- Thermal mass
- Daylighting of occupied spaces
- Lighting and power outlet controls
- High efficiency appliances and HVAC system
- Waste water heat recovery
- Solar thermal domestic water heating
- Photovoltaic energy production

WATER

- Low-flow plumbing fixtures
- Drought-tolerant, native vegetation
- Rainwater for toilet flushing and truck washing

SITE AND NEIGHBORHOOD

- Green roofs and wall
- Street trees and low planting
- Permeable pedestrian paving
- Electric car charging station
- Bicycle parking

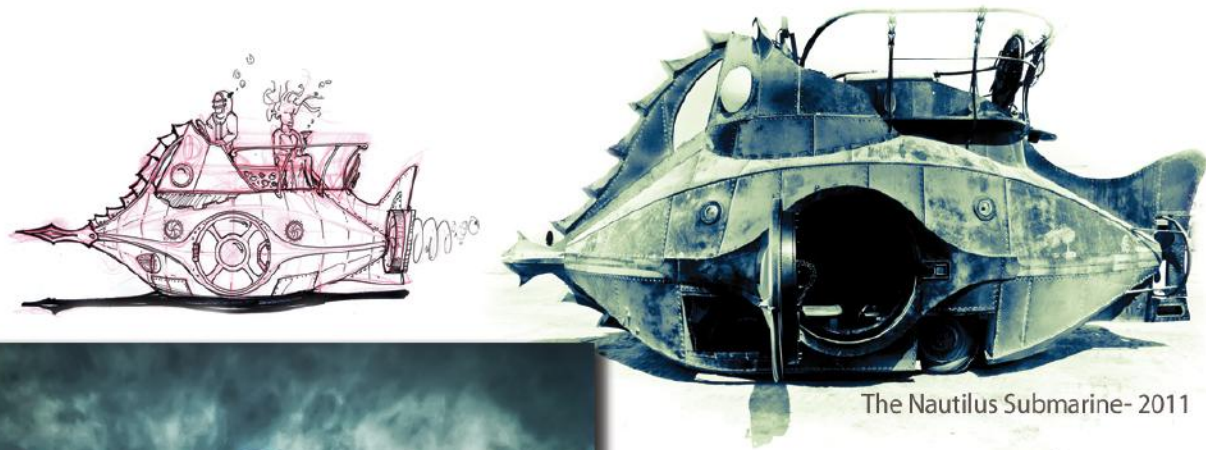
MATERIALS

- Durable, low-maintenance materials
- Low-VOC finishes
- Sustainably harvested wood products
- Red list material awareness
- Construction material reuse

LEED

Required Certification:	Gold	60-79 Points
Target Certification:	Platinum	80+ Points
Anticipated LEED Credits:		73-95 Points

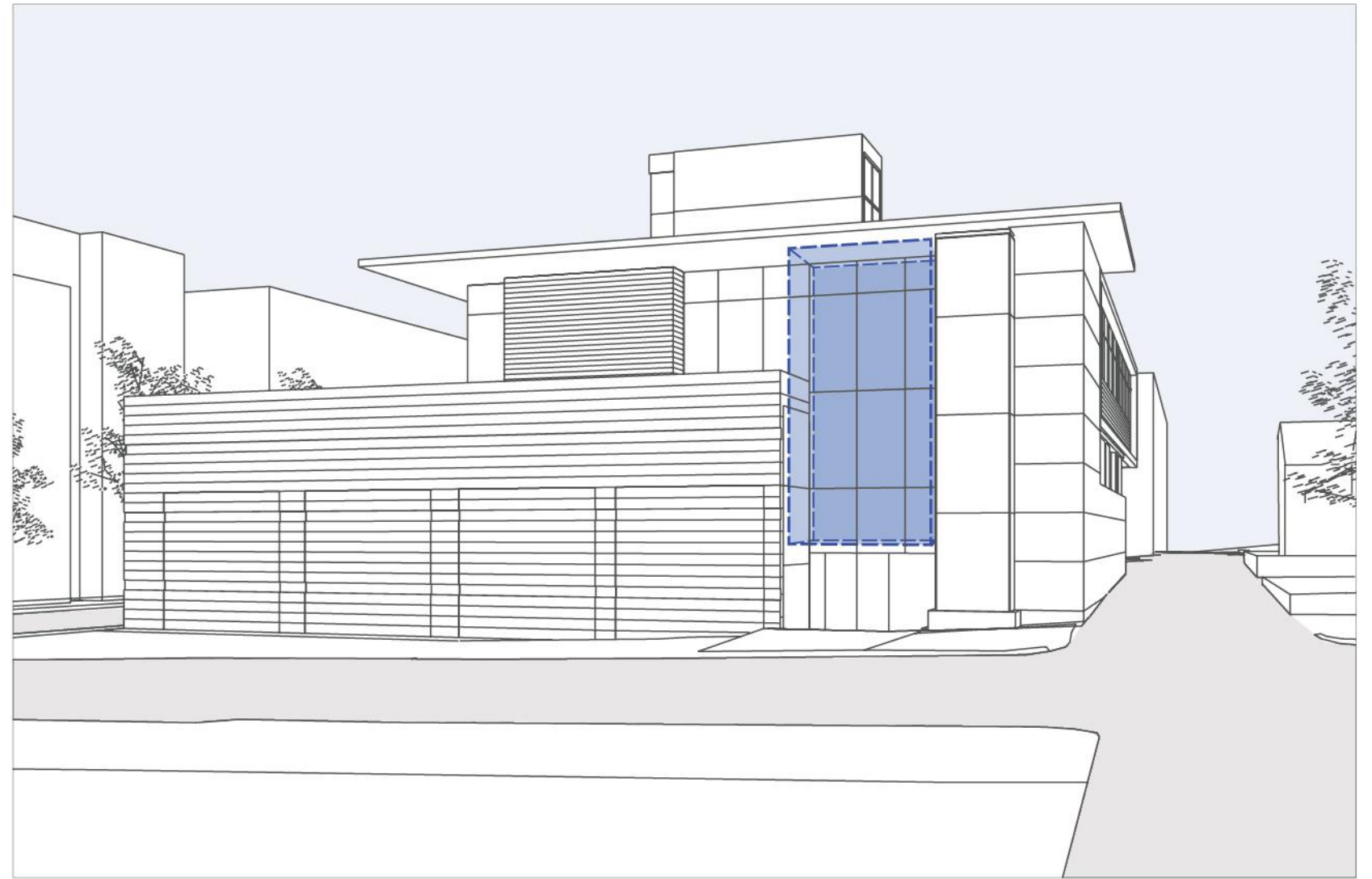
SUSTAINABILITY



The Nautilus Submarine- 2011



Raygun Gothic Rocketship - 2009



PROPOSED FIRE STATION 32 INSTALLATION LOCATION



Steampunk Tree House- 2007



PREVIOUS WORKS

FIRE STATION ARTIST: SEAN ORLANDO



VIEW OF PUBLIC ENTRY LOOKING EAST



VIEW ALONG SW ALASKA ST LOOKING EAST



VIEW ALONG SW ALASKA ST LOOKING WEST



VIEW OF STATION FROM NORTHWEST