



Urban Design and Public Space Committee Meeting

November 1, 2017 – Horizon House

In Attendance

- Alex Hudson, FHIA Director
- Betsy Braun, VMMC/FHIA Board
- Bob Terrell, FHIA Board
- Darel Grothaus, Trinity Church
- Douglas Holtom, FHIA Coordinator
- Jim Erickson, UDPS Cmt. Chair
- Kate Compton, Caydon Development
- Lindsay Radliff, FHIA Board
- Mary Ellen Hudgins, FHIA President
- Sam Russell, FH Resident
- Sue VanLeuvan, FH Resident
- Suzanne Hittman, FH Resident
- Ted Klainer, HMC / FHIA Board
- Gordon Werner, FHIA Board
- Jerry Sparrow, FH Resident
- Ken Schrage, FH Resident
- David Buck, FH Resident

Agenda

- Welcome and Introductions
- Updates
- Response to 1103 Summit
- Response to Skybridge Proposal for Skyline 2.0
- Park-to-Park Path Next Steps
- Park Acquisition Fund

Updates

800 Columbia: Daniels Development from the 800 Columbia redevelopment project are seeking help from FHIA to help designate their site changes to Minor Use Changes. Alex Hudson spoke with Bruce Ripps from the City's SDCI and strongly encourage a resubmittal of a MUP review. Daniels Development will now revert to their original plans and designs for their public open space. FHIA will need to coordinate with Daniels to come up with speaking points to give to SDCI. Jim Erickson mentioned that the 800 Columbia project is consistent with the Public Realm Action Plan and is being used the way it was intended. FHIA prefers the design of the second, updated design. Sue VanLeuvan said that she prefers the second design of the proposed open space. Mary Ellen Hudgins mentioned that Daniels Development has already gone through the entire design review process. Suzanne Hittman said that FHIA needs to be sensitive to the costs of this project. Mary Ellen Hudgins suggested that Alex Hudson contact Daniels Development and say that FHIA has been contacting SDCI. Gordon Werner said that he is okay with the first park design.

Daniels Development will be removing a significant Red Oak adjacent to their property. Daniels Development will do a 2-to-1 replacement with another tree somewhere else nearby the project. Daniels will also have to support the value of the removed Red Oak (flexible pavement or more trees).

First Hill Park: FHIA has secured \$500,000 from Swedish Medical Center, but it is not released until construction has started. FHIA will learn more of the timeline at the Standing Advisory Committee meeting tonight. \$500,000 is not enough to cover the expenses of the First Hill Park redesign. FHIA is currently fundraising and developing strategies to close that funding gap.



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Terry Avenue Next Steps: FHIA secured funding from the WSCC Addition project (\$4,000,000). It will be received to the Department of Transportation upon completion of the WSCC Addition project. In the meantime, FHIA will need to lead a community visioning process and design work. Jim Erickson asked about the occupancy date for the 707 Terry project, which will be roughly mid-2020. Jim Erickson also said that we should take advantage of all the construction that will occur along that stretch of Terry Avenue. To build the Terry Avenue Promenade sooner, FHIA will need to organize and coordinate. Alex Hudson suggested a task force convene as soon as possible.

OED Grant: The grant details 4 areas: Staff income, Tier V (flexible pavement in tree pits along 9th Ave and Seneca St), Summer event series (\$20,000) and place-making banners/signal box artwork (\$15,000).

Response to 1103 Summit

Jim Erickson reminded the committee that EDG does not have purview over curb cuts (i.e. moving van drop-offs). Alex Hudson reminded the committee that the building's first EDG meeting is mostly about massing. FHIA responded that Option C is not preferred. Their development team was urged to provide more space for trash in the alley. Jim Erickson mentioned that the EDG meeting is open to the public and if interested, or write a letter. Jerry Sparrow expressed concerns about parking and Mary Ellen Hudgins suggested those concerns be taken to the City Council. Jim Erickson also explained the history of parking ratios in Seattle. Alex Hudson said that this developer caters to workforce housing units or 'missing middle' apartments. Mary Ellen Hudgins reminded the committee that there are no street trees that exist and trees should be included, which was agreed upon by the committee. Doug Holtom will draft a letter, edited by the committee and sent to the design review board. David Buck would like to see larger set-backs.

Response to Skybridge Proposal for Skyline 2.0

Jim Erickson said that he thinks it is unlikely that a skybridge will be approved by the city and cautioned the committee to think carefully. The skybridge will be roughly 45 feet above ground level. Alex Hudson said that the City requires a proof of need for skybridges and it is a major political battle. Gordon Werner said the argument will be about safety. Bob Terrell said that another argument is that hundreds of people will use the skybridge, connecting the two buildings. Gordon Werner said that FHIA should support improving the intersection and that FHIA should work to avoid to not set a precedent with skybridges. Alex Hudson suggested FHIA come out as advocates for mid-block crossing. Sue VanLeuvan mentioned her concerns regarding safety along 8th Avenue. Kate Compton asked about tunneling options. Bob Terrell said that most residents of Skyline are in support of a skybridge. Suzanne Hittman mentioned that both buildings will become co-dependent and the skybridge will financially benefit Transforming Age. Suzanne Hittman mentioned that skybridges require a 'rent' type fee to the City and wondered if Transforming Age has a plan for those expenses. Gordon Werner said that FHIA should stay out of the skybridge debate and shift support to sidewalk improvements. Mary Ellen Hudgins asked further about tunnels and Bob Terrell responded that it would be very difficult. Kate Compton struggles with the skybridge due to the high quality of 8th Avenue. Alex Hudson gave FHIA three options: support, neutrality, or oppose the skybridge. Derel Grothaus and Kate Compton abstained from voting. 1 in support. 8 neutral. 1 opposed.

Park to Park Path Next Steps

Doug Holtom distributed rubrics and Park-to-Park Path maps and encouraged every committee member to complete the rubric by Thanksgiving. Alex Hudson mentioned that University of Washington approached FHIA regarding the Built Environment to work on consulting for the Park-to-Park Path.

Park Acquisition

Jim Erickson reminded the committee that FHIA will have to decide about the \$5,000,000 in the budget for acquiring land for public open space. The PRAP has designated sites for potential park land. One was at Cherry and Terry. The second was the large parking lot at 8th Ave and Madison next to the Landes, but the plan was



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cancelled. The 800 Columbia site was also considered at one point. The Parks Department is considering land near the upcoming Madison BRT. There is not funding for design work for the Terry Avenue Promenade to get it complete before 707 Terry is completed. Jim Erickson spoke about the Bell Street Park in Belltown, mentioning that SDOT and the Parks Department do not want to replicate such a project.