

Fire Station 10

Design Open House



Bohlin Cywinski Jackson
Architecture Planning Interior Design

COMPLETED	June 2014	Fire Facilities Master Plan
	October 2016	Fire Station 10 Site Selection
	November 2016	Fire Facilities Levy Approved by Voters
	2017 - 2019	Land Acquisition for Fire Station 10
	2018 - 2019	Programming, Site Analysis, Owner Goals, Sustainability Studies
	January 2020	Public Meeting - Open House

June 2020

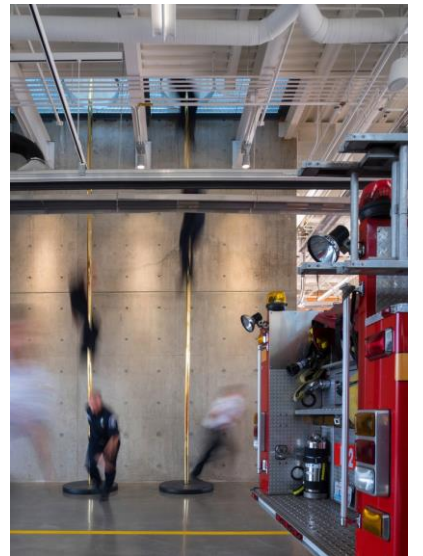
Fire Station 10 Design Open House

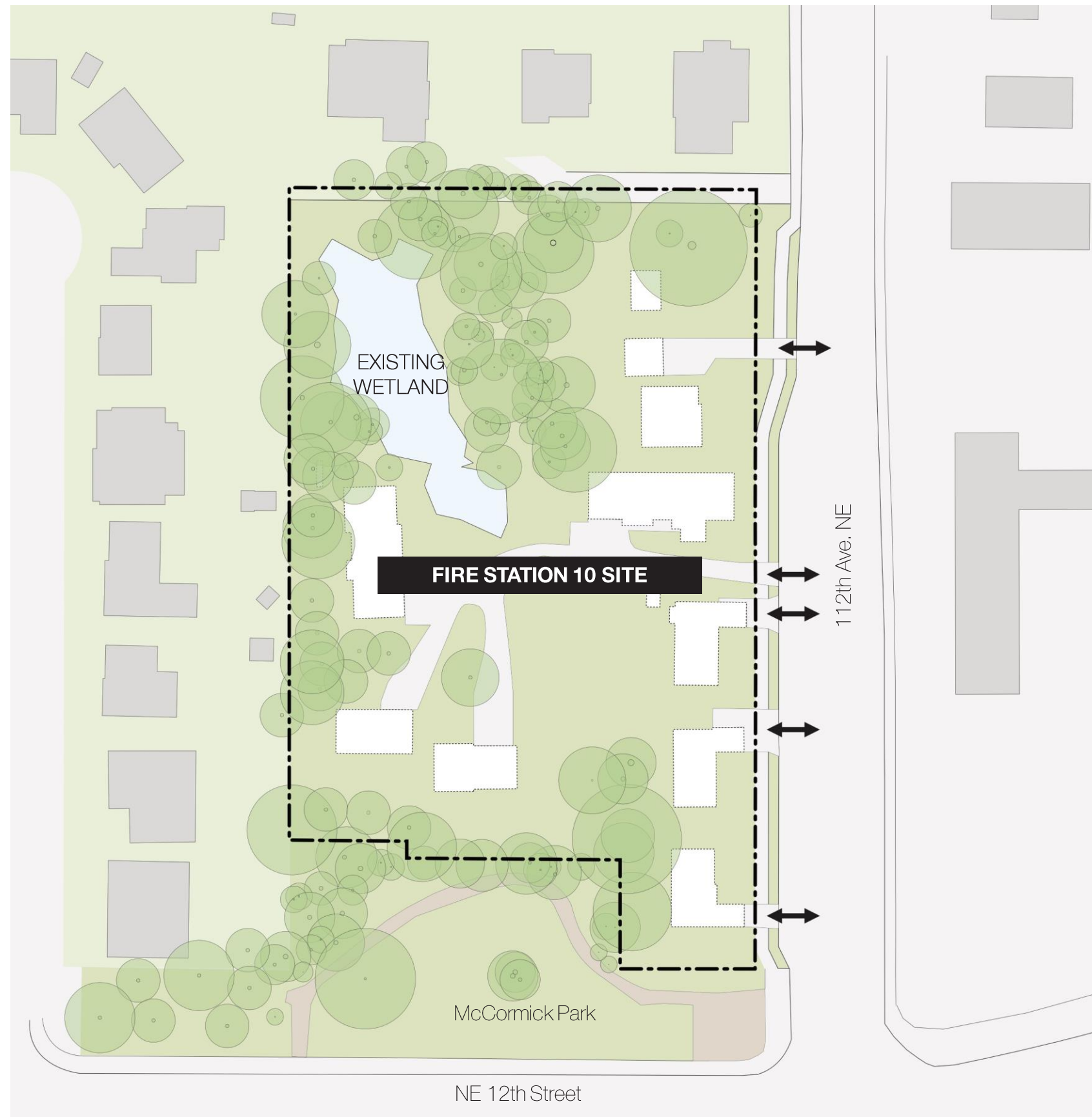
ANTICIPATED	2nd Quarter 2020	Land Use Permit Process
	3rd Quarter 2020	Public Meeting - Conditional Use Permit for Land Use
	1st Quarter 2021	Building Permit Process
	3rd Quarter 2021	Construction Start
	4th Quarter 2022	Fire Station 10 Operational



Project Goals

- Serve a Protected, Prepared and Healthy Community
- Create Community Connections
- Instill Civic Pride
- Promote Firefighter Health and Wellness
- Design Sustainable Solutions





Corner of 112th Ave. NE and NE 12th St.



Grove of Trees at the Existing Wetland



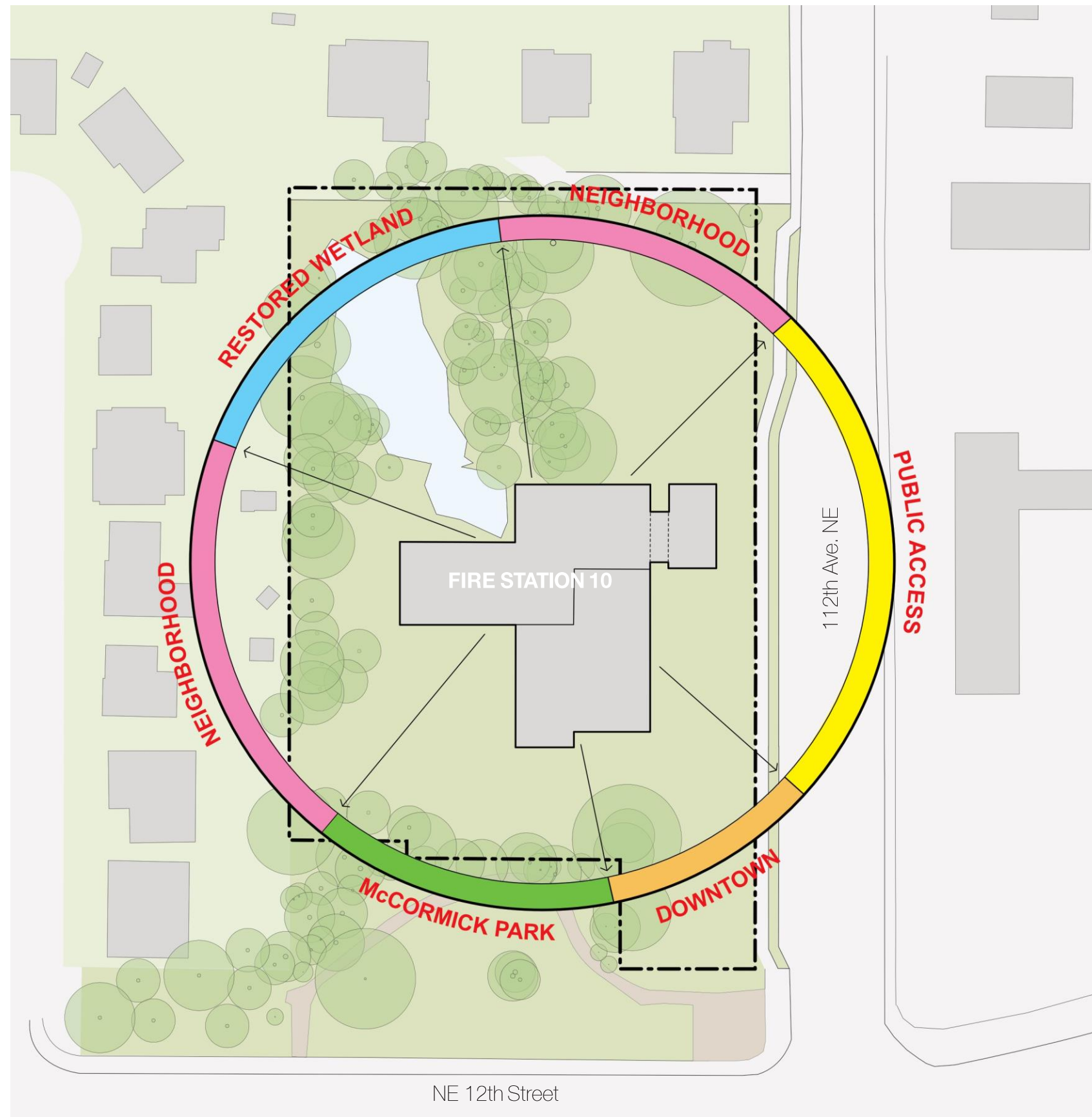
View Looking South on 112th Ave. NE





- Locate centrally on the site
- Preserve and enhance the natural site character
- Ensure efficient and safe access to public right of way
- Respect existing site constraints while taking advantage of site opportunities.

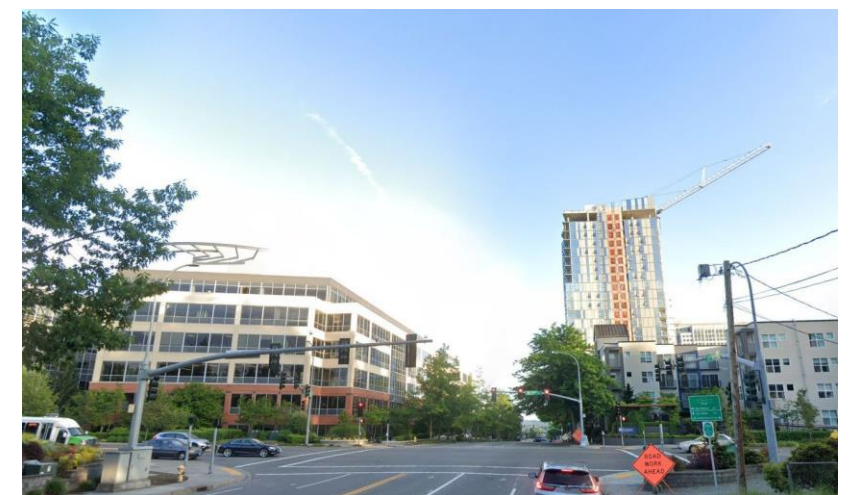




Existing Wetland to be Restored



McCormick Park



View South Towards Downtown





Required Setback From Property Line

Elective Building Buffer

- Required Setbacks By Land Use Code
 - Front Yard: 20'
 - Rear Yard: 10'
 - North Side Yard: 10'
 - South Side Yard: 5'
- Elective Building Buffer to Residential Uses: 50'

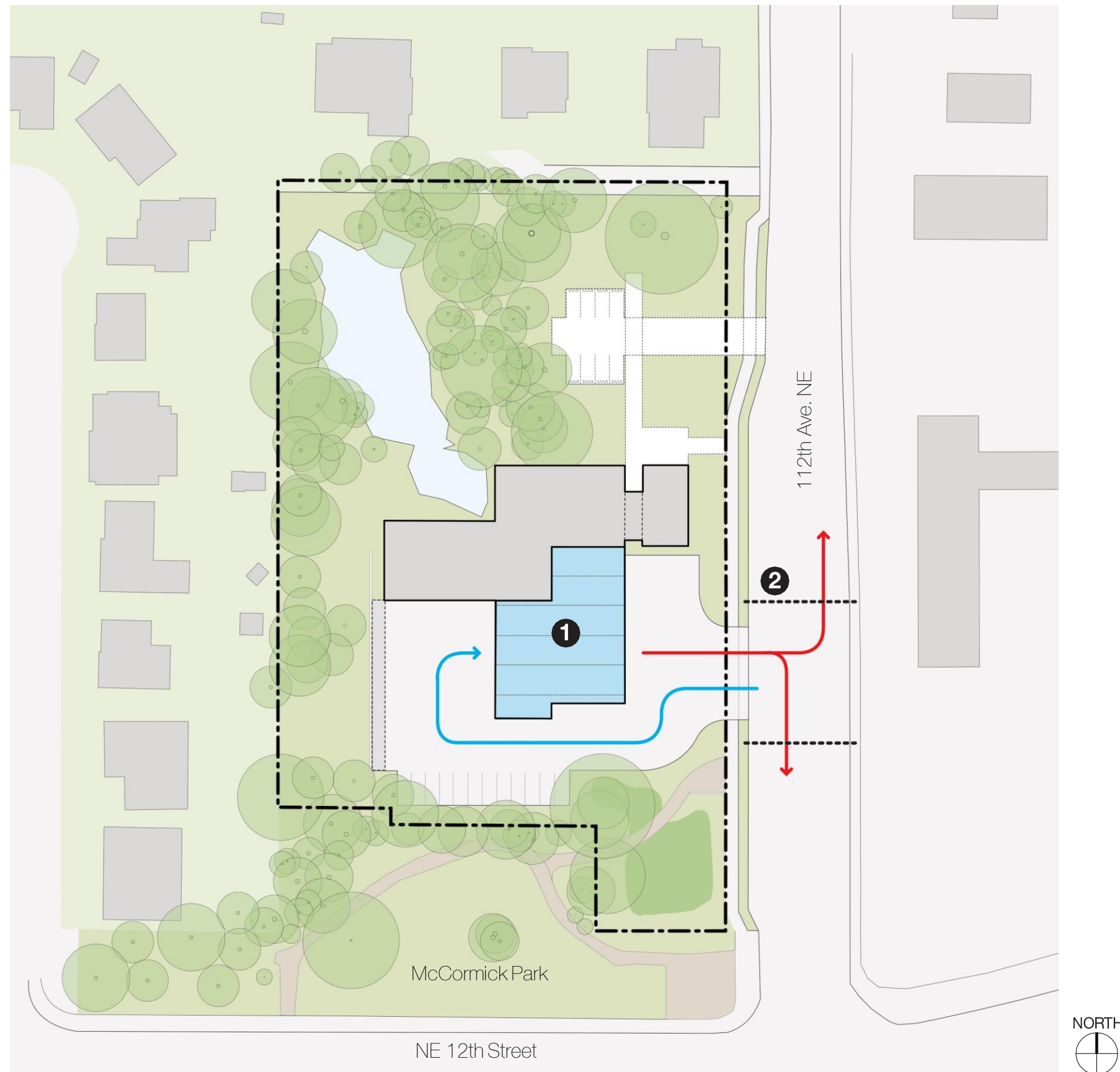




- 1 Fire Department Operations Driveway
- 2 Firefighter Parking Area and Fire Department Operations Court

- The south driveway is the main Fire Department access point to the public right of way.
- Parking for on duty firefighters, site utilities and vehicle fueling island are located at the Fire Department Operations Court.
- Electric Vehicle charging stations for on-duty firefighters





- 1 Apparatus Bay
- 2 Fire Department Traffic Signal

- Apparatus Bay
 - 3 drive-through bays
 - 2 back-in bays
- Efficient response access to the north and south on 112th Ave NE.
- Safe return route for larger fire apparatus
- Fire Department traffic signal improves safety and responding times to emergencies.





- 1 Visitor Parking Area
- 2 Public Entry Porch

- Visitor parking spaces for members of the public
- Parking for accessible van access
- Electric vehicle charging stations
- Accessible pedestrian access provided from 112th Ave NE and visitor parking.
- Bike parking
- Gathering point for fire station open house and public tours.

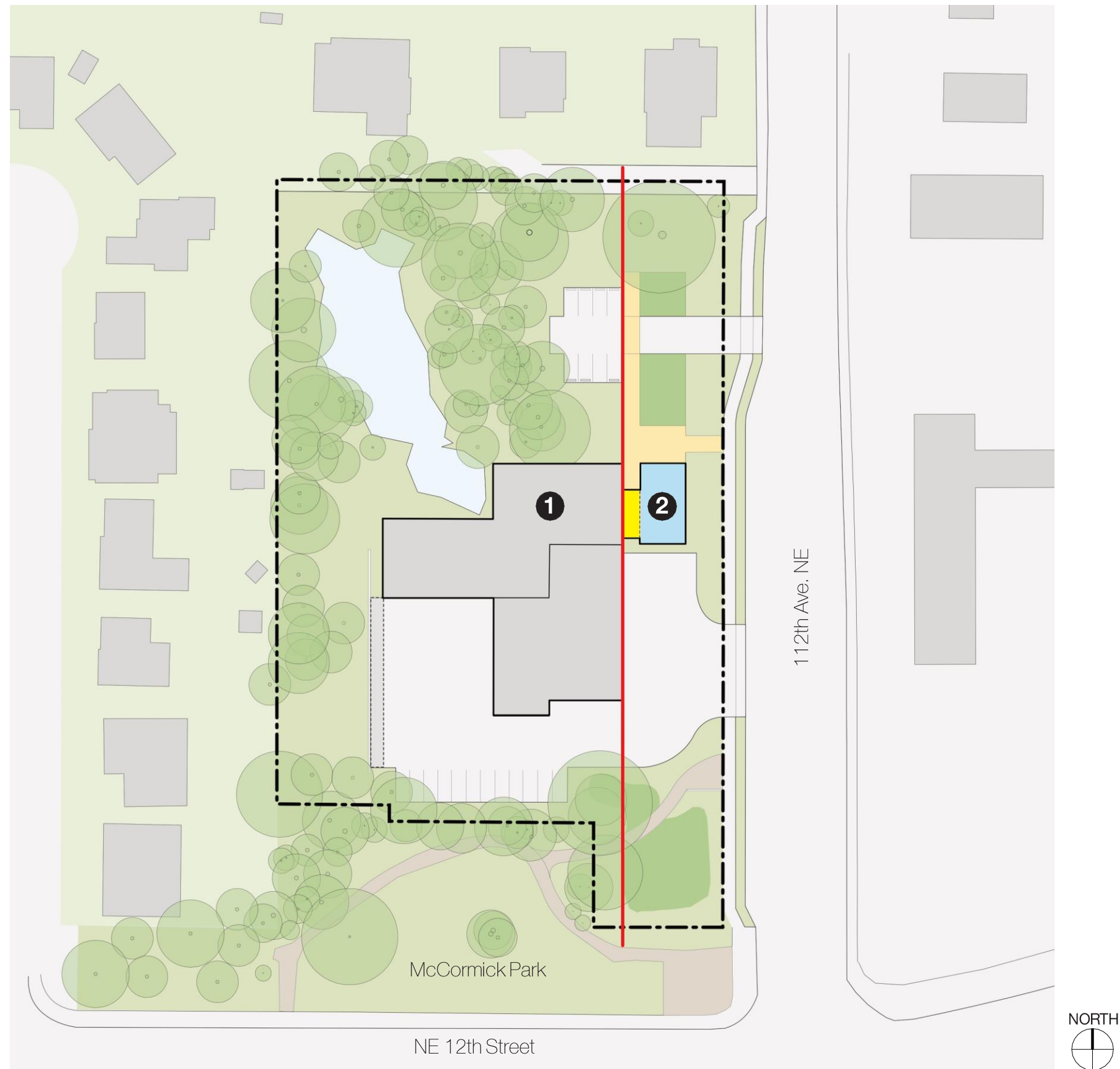




- 1 Public Pedestrian Entry
- 2 Visitor Parking Entry

- Visitor parking spaces for members of the public
- Parking for accessible van access
- Electric vehicle charging stations
- Accessible pedestrian access provided from 112th Ave NE and visitor parking.
- Bike parking
- Gathering point for fire station open house and public tours.





- 1 Private Firefighter Space
- 2 Semi-Public Space

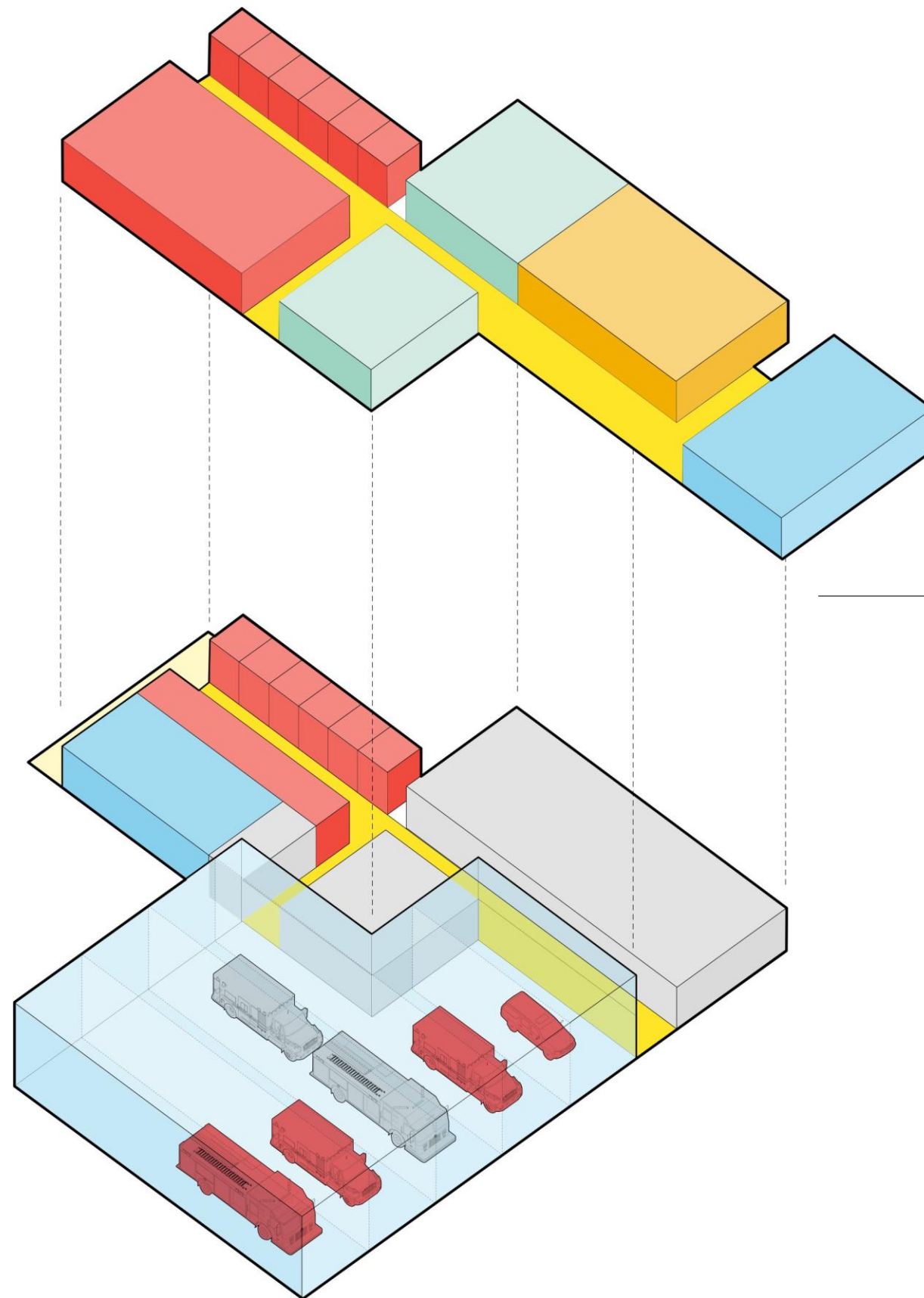
- Accessible and more visible spaces are located near the visitor parking and on 112th Ave NE.
- Firefighter living and operational areas are more private.





- Site character is enhanced with new planting areas.
- New and existing trees and shrubs screen the fire station from the neighborhood and the park.

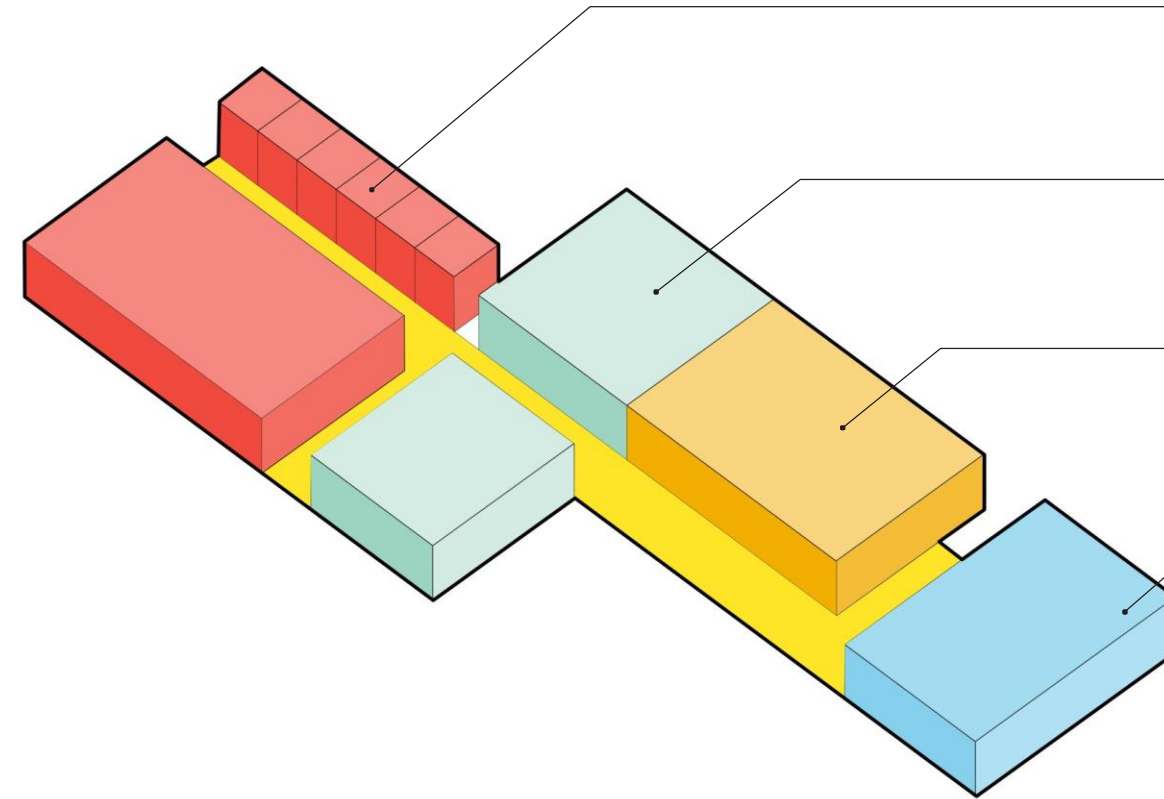




Upper Level Floorplan

Lower Level Floorplan





Firefighter Living

Firefighter Bunk Rooms
Firefighter Offices
Firefighter Bathrooms and Laundry

Shared Living

Kitchen
Dining
Dayroom

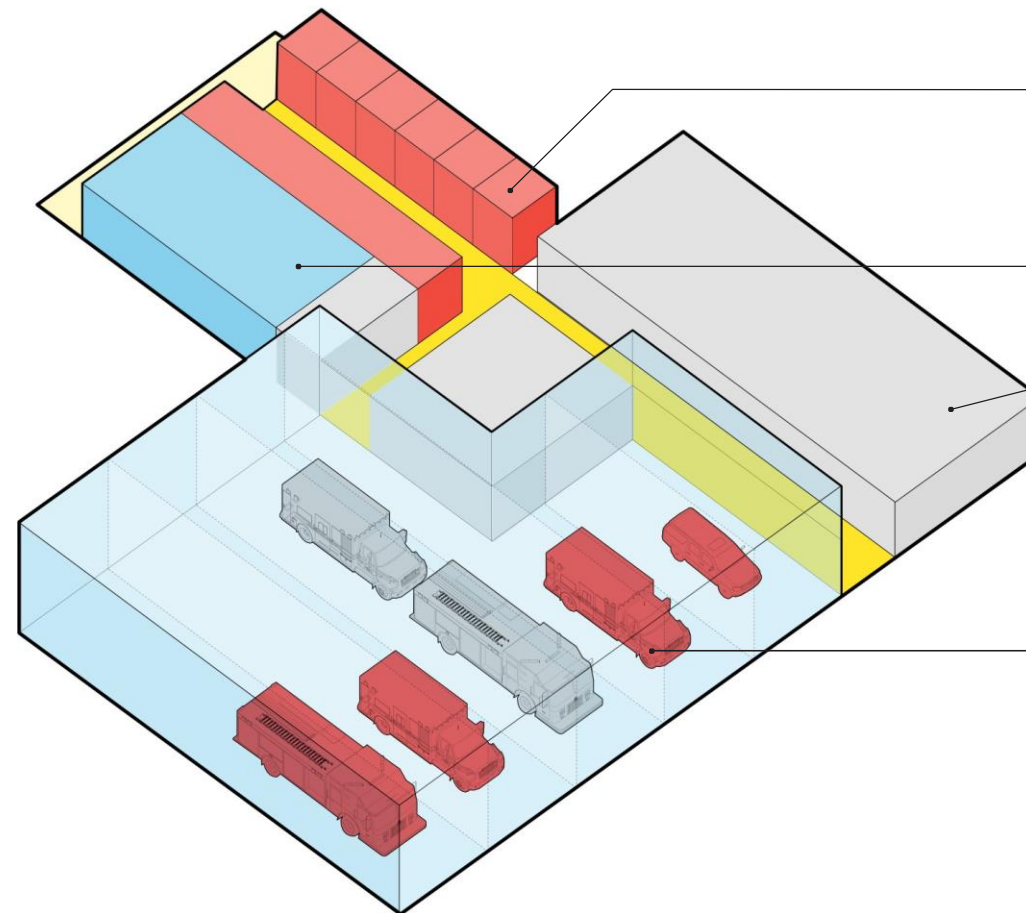
Administration

Battalion Chief Bunk Room
Staff Assistant Bunk Room
Bathrooms
Fire Command Center

Training

Training Room
Public Restroom
Public Aid Alcove

Upper Level Floorplan



Firefighter Living

Firefighter Bunk Rooms
Firefighter Offices
Firefighter Bathrooms and Laundry

Fitness

Physical Training Room

Operations

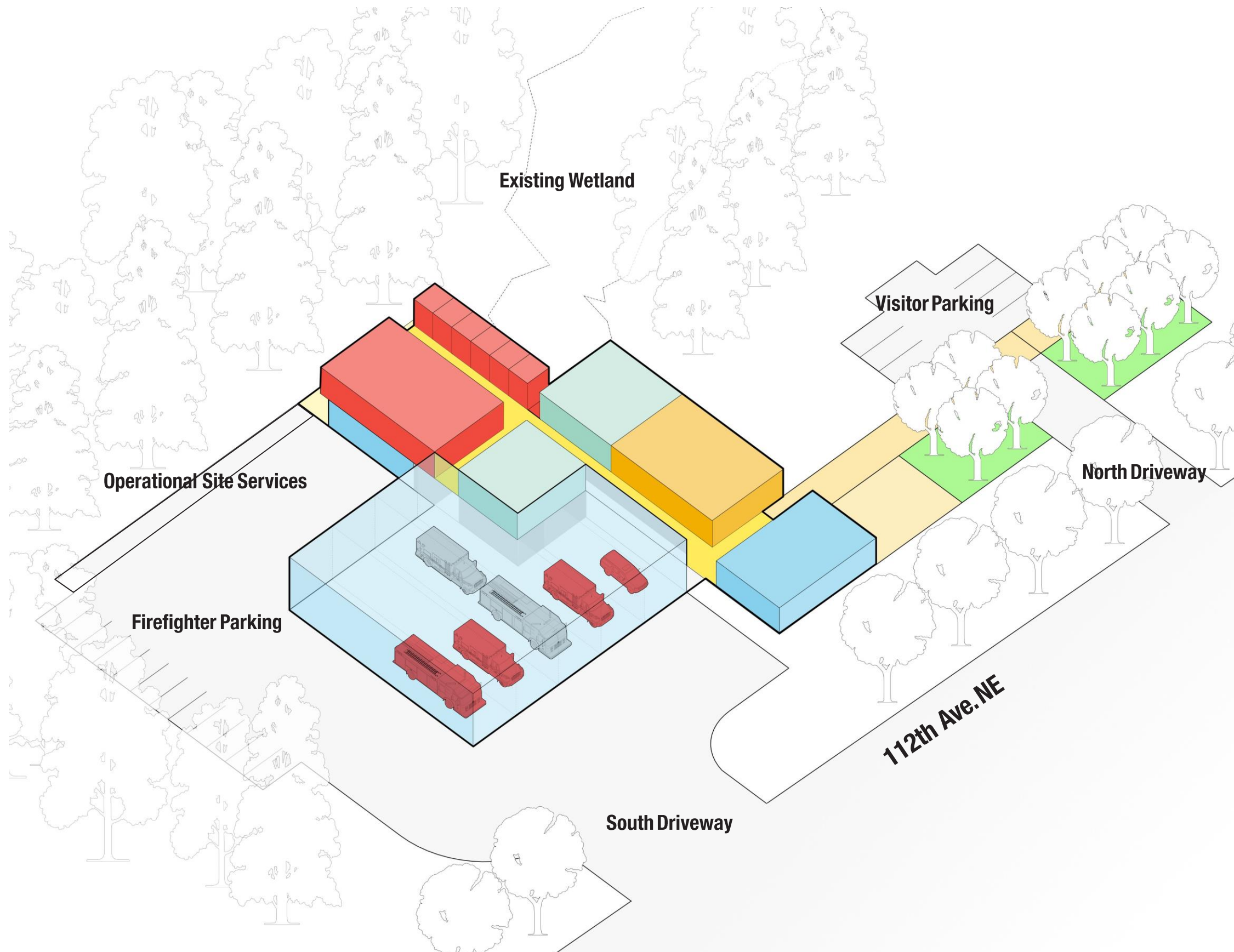
Bunker Gear Storage
Decontamination Room
Bunker Cleaning Room
Workshop
Medical Supplies Storage
Mechanical Spaces
Storage Spaces

Apparatus Bay

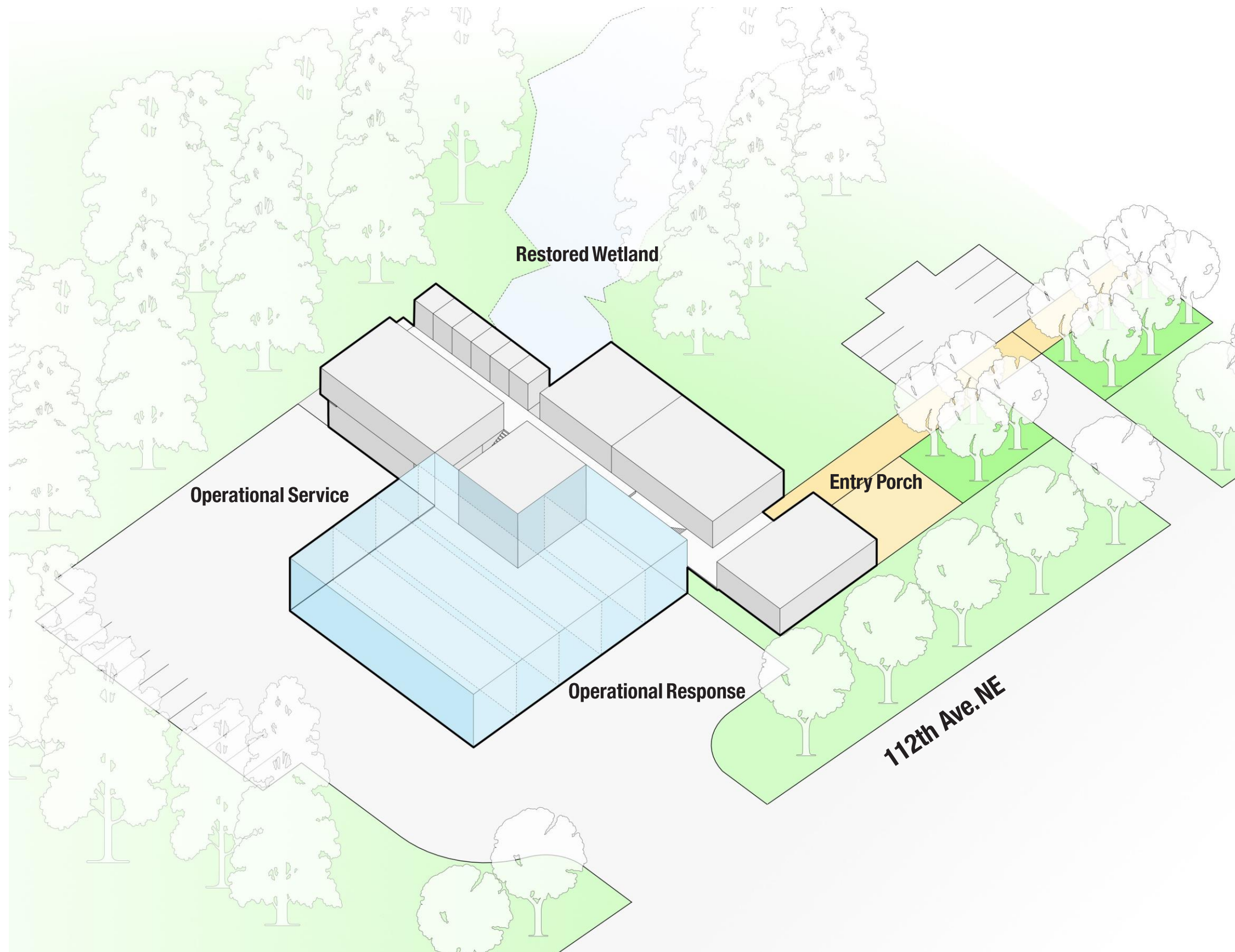
Fire Department Apparatus Parking
Fire Hose Storage

Lower Level Floorplan



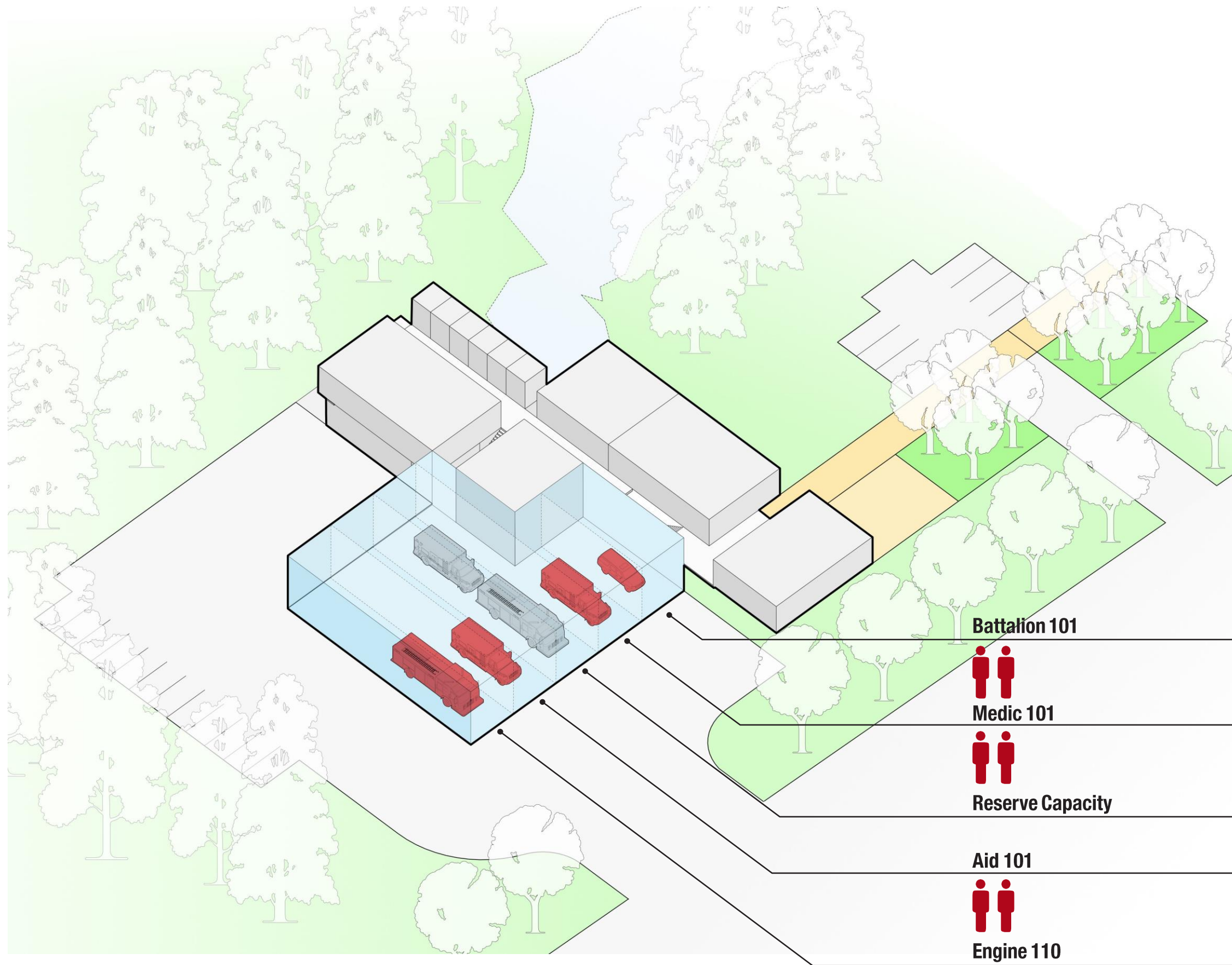


- Fire station program massing is located on the site to correspond to site program adjacencies.

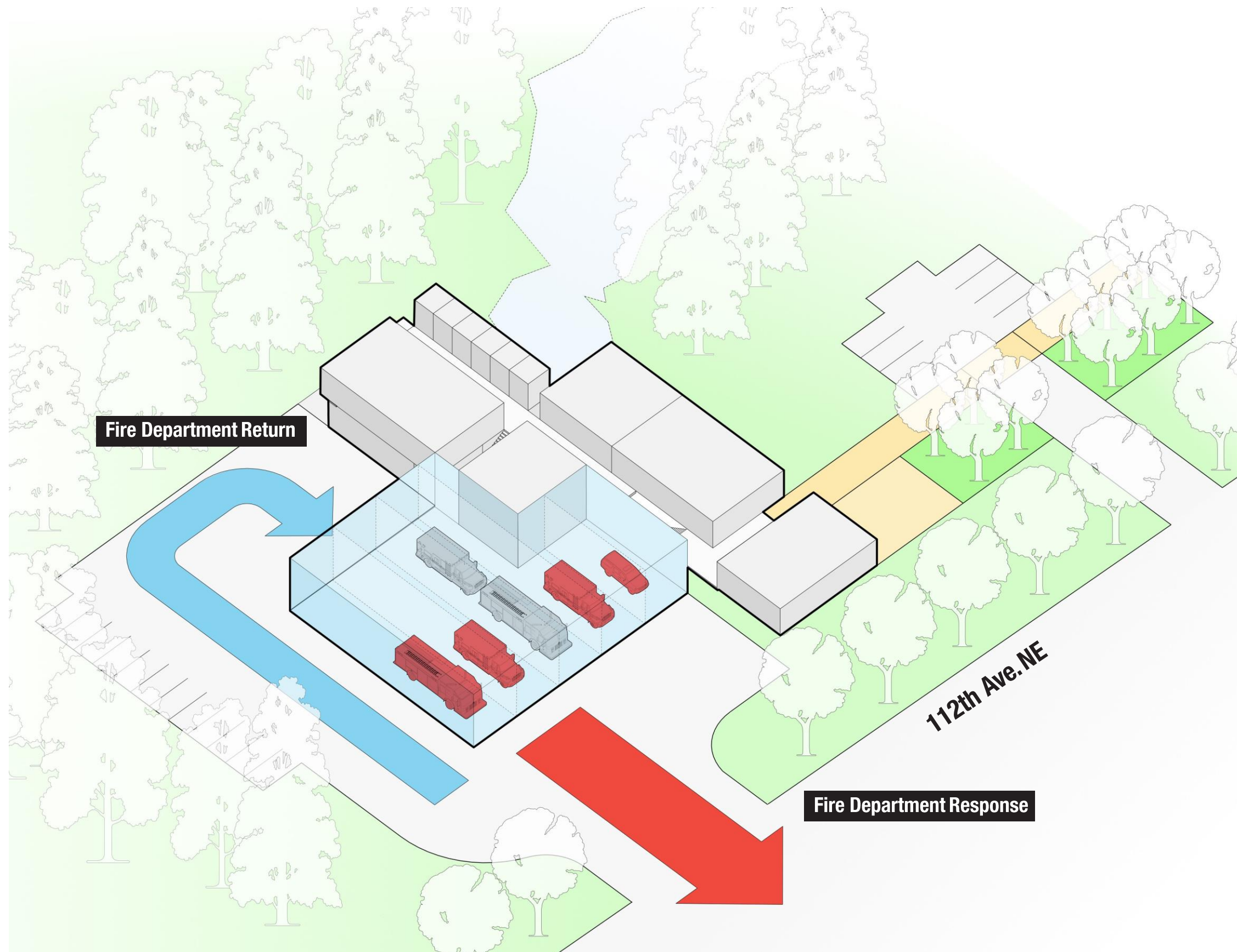


- **Restored Wetland**
 - Quiet space
 - Views of nature
 - Screening neighbors' views
- **Entry Porch**
 - Public gathering space
 - Views towards the city
- **Operational Response**
 - Direct efficient access
 - Visibility as an icon for the fire station.
- **Operational Service**
 - "Back of house"
 - Fueling
 - Training





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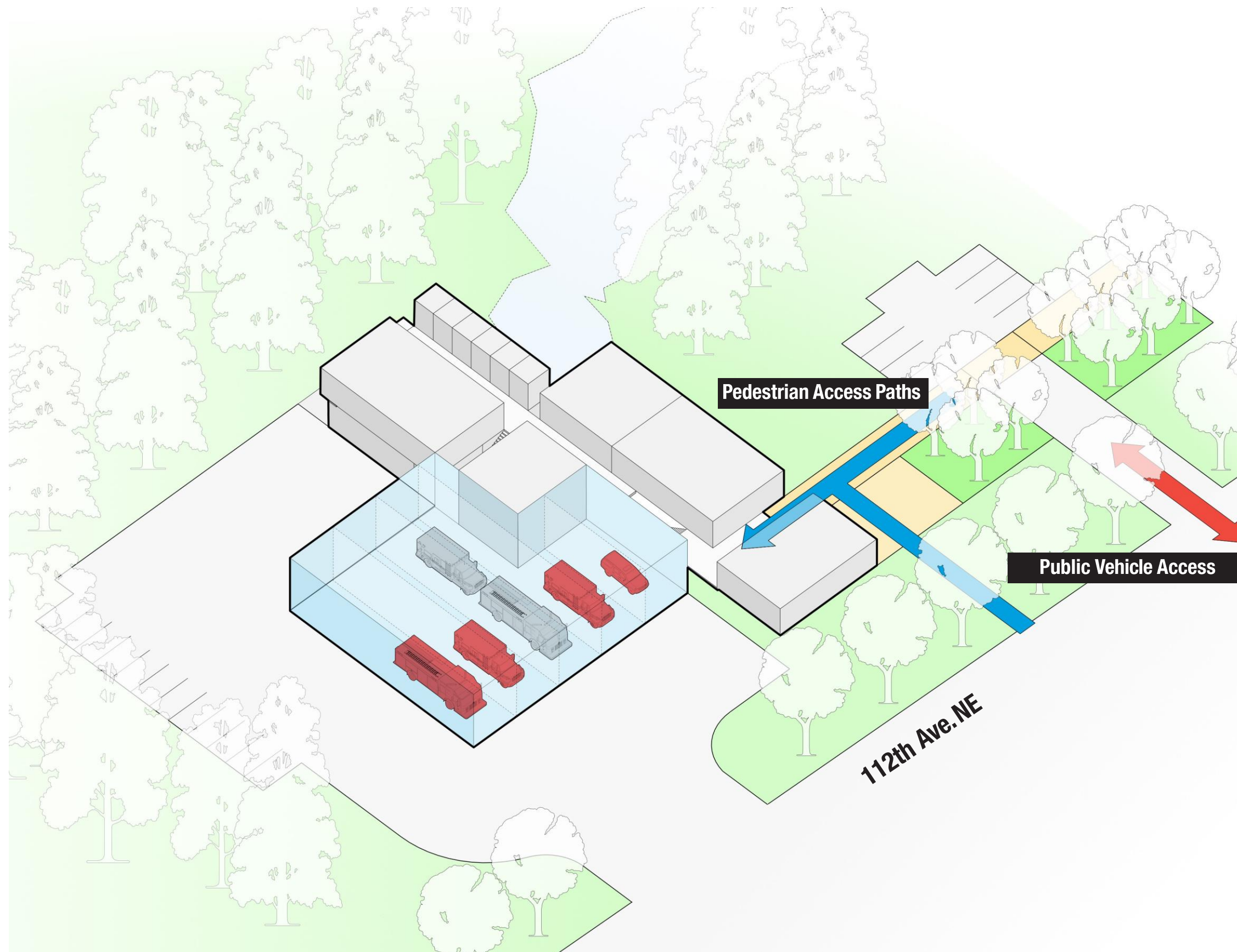
Fire Response



Medical Emergency Response



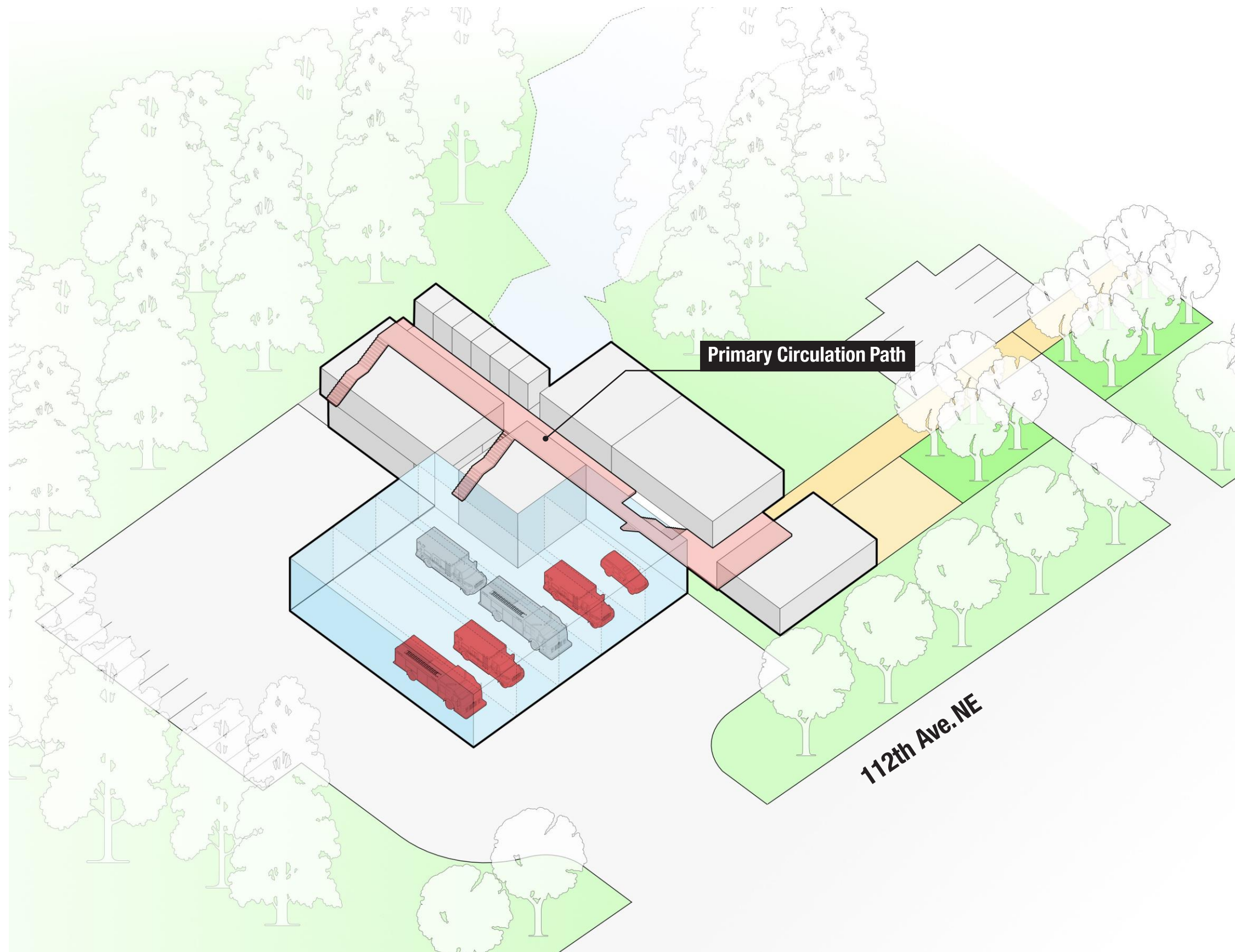
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Public Open House and Tours



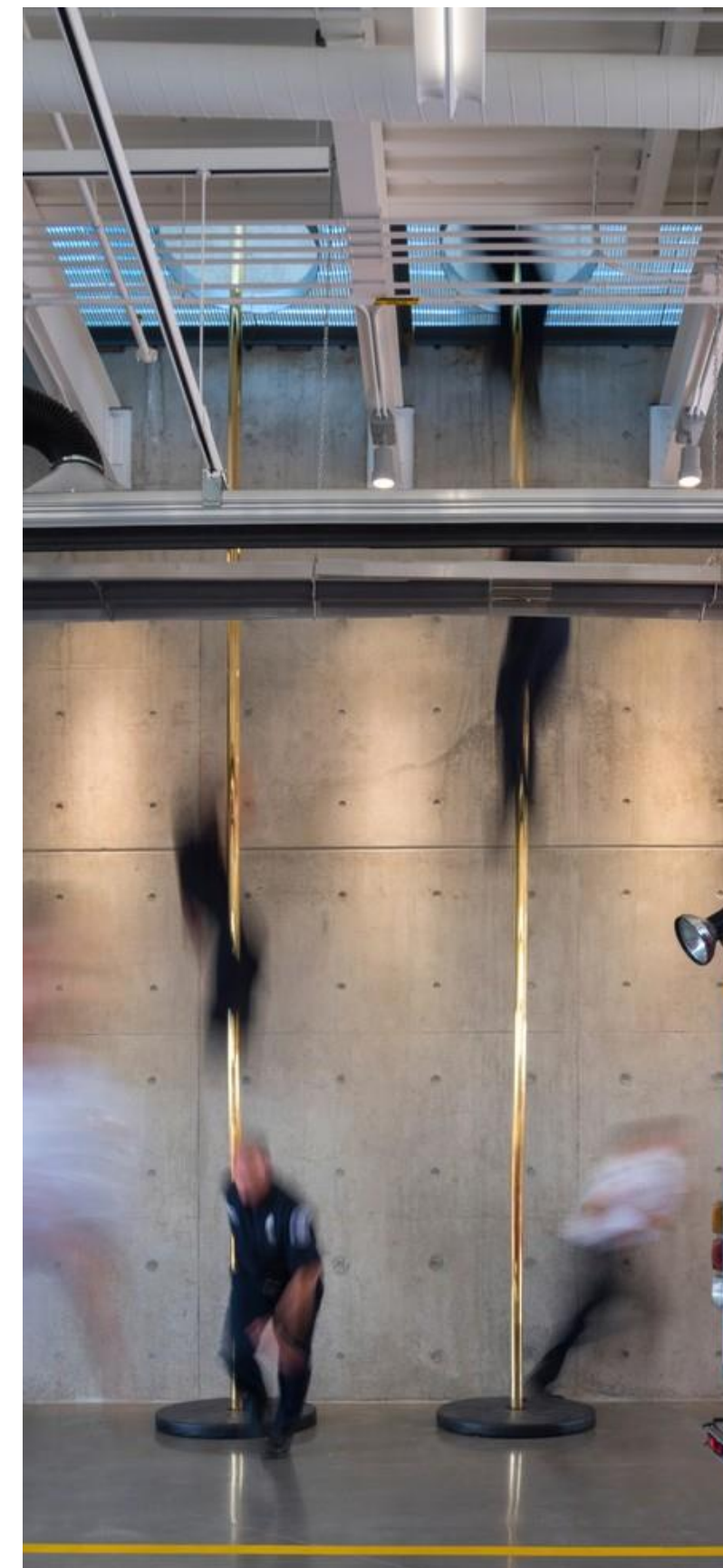
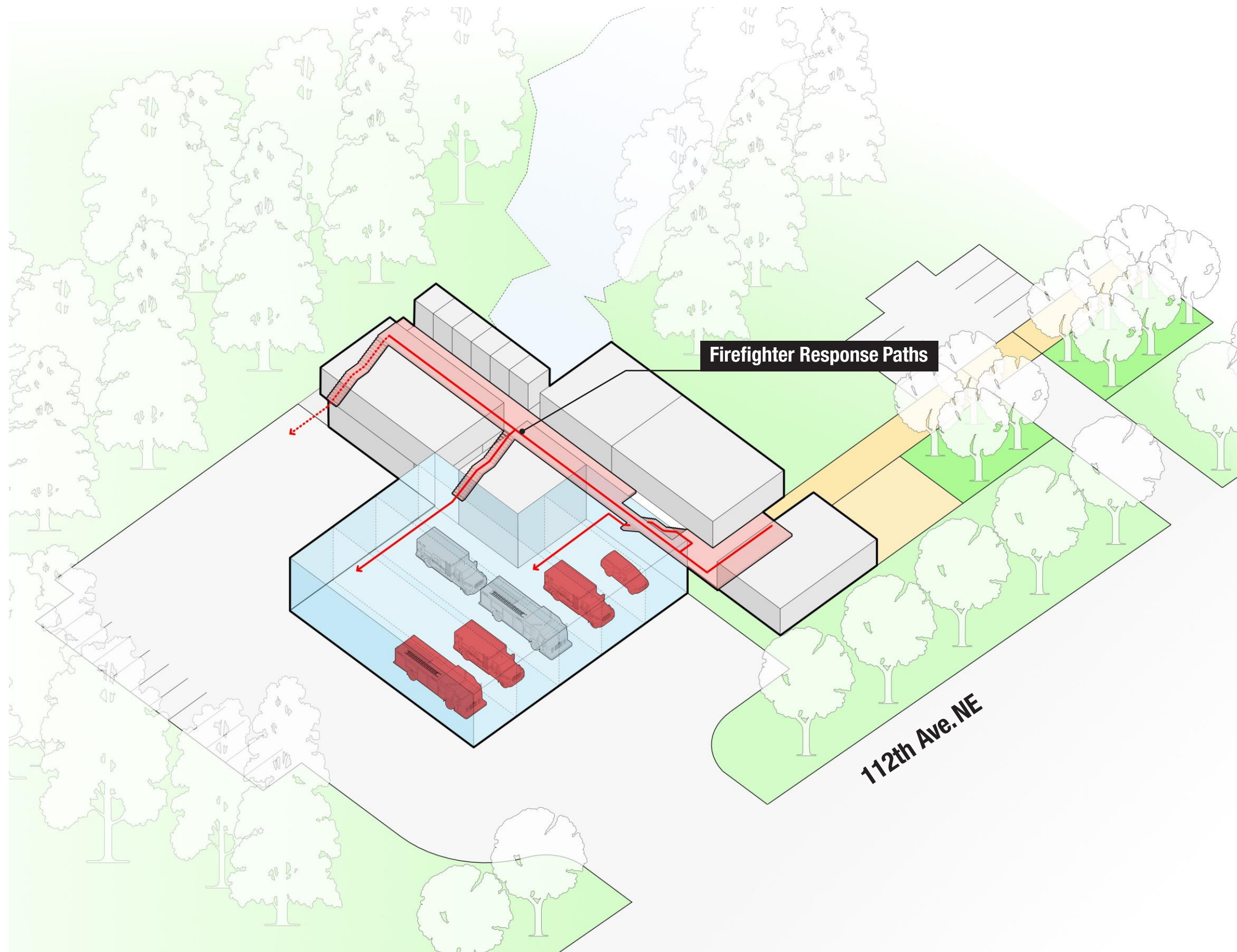
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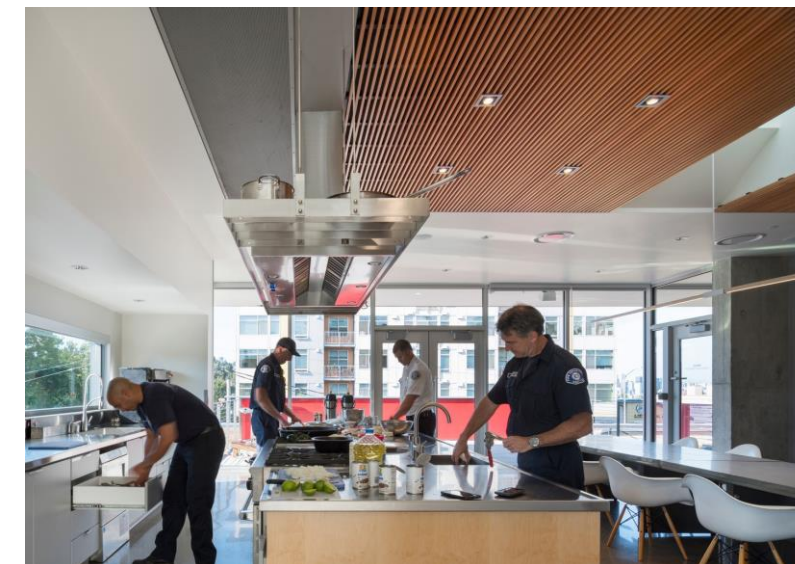
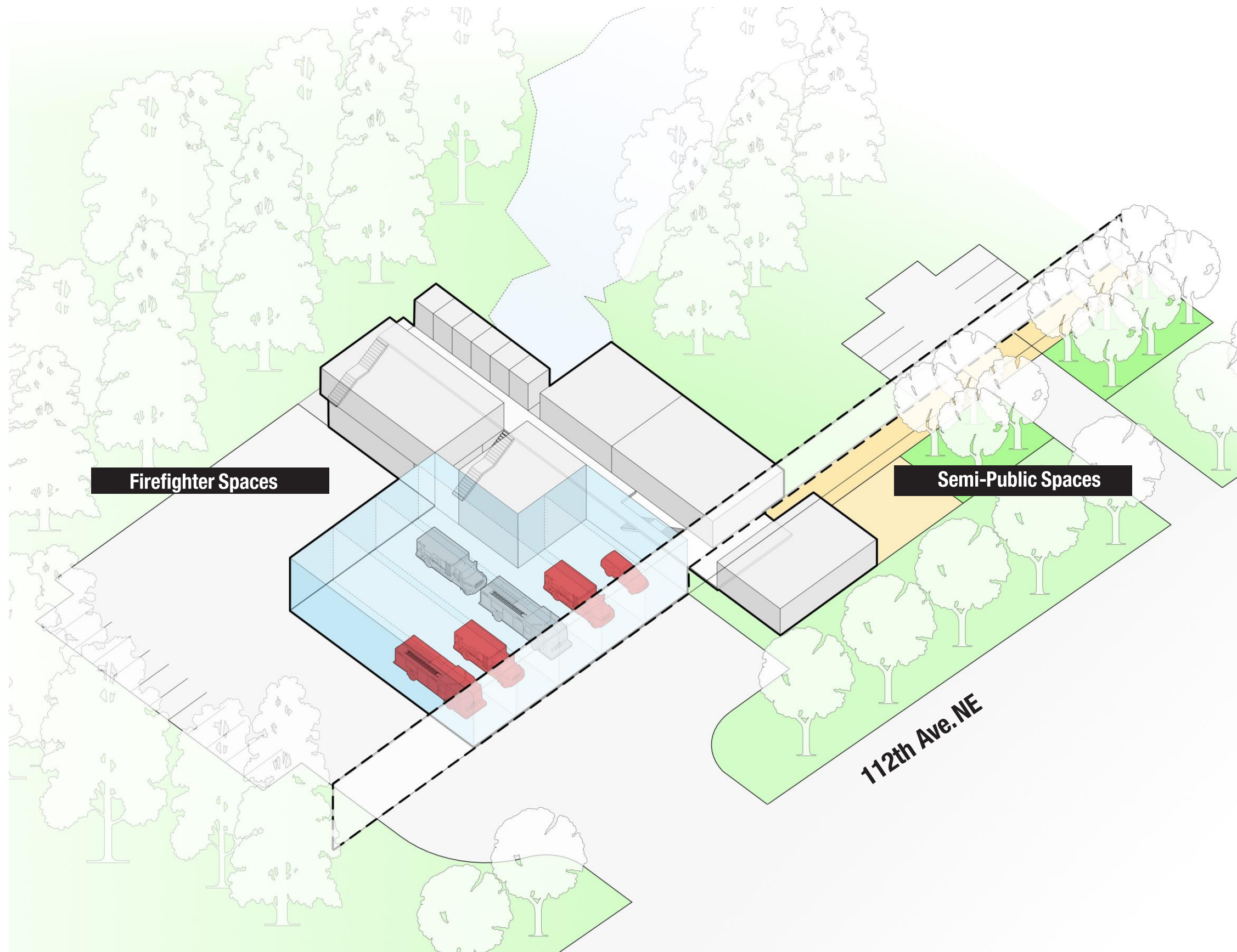
INTERNAL CIRCULATION

- Prioritize safe and fast firefighter emergency responses
- Clear primary circulation path

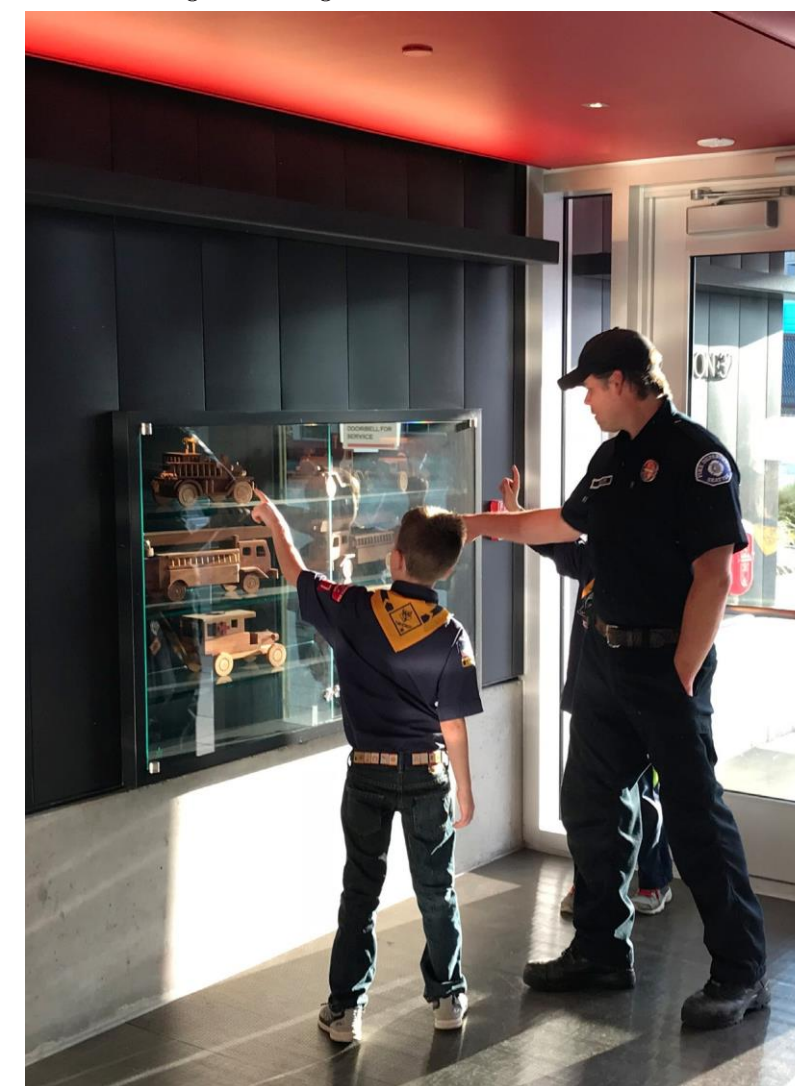




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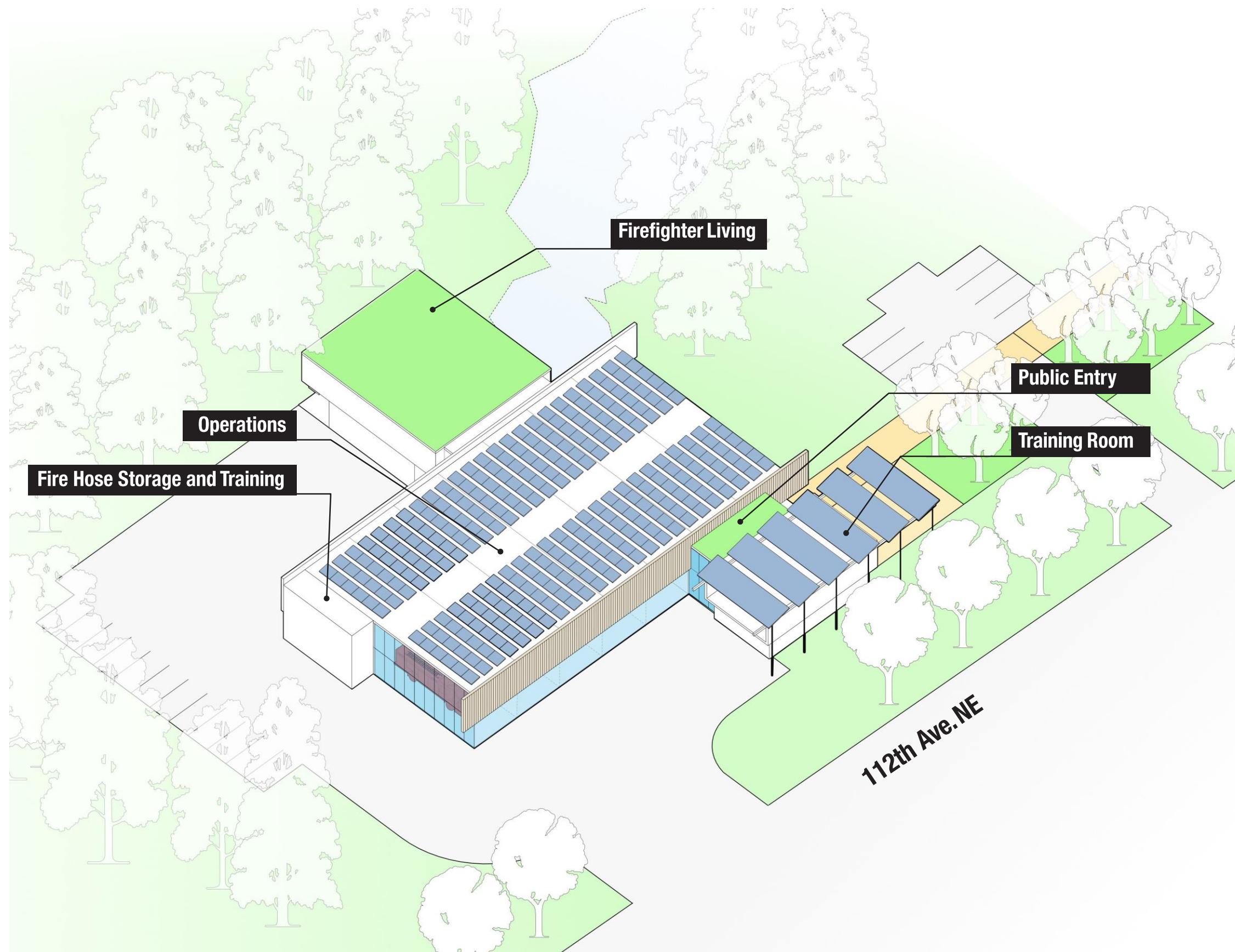


Private Firefighter Living Areas



Safe Public Interaction

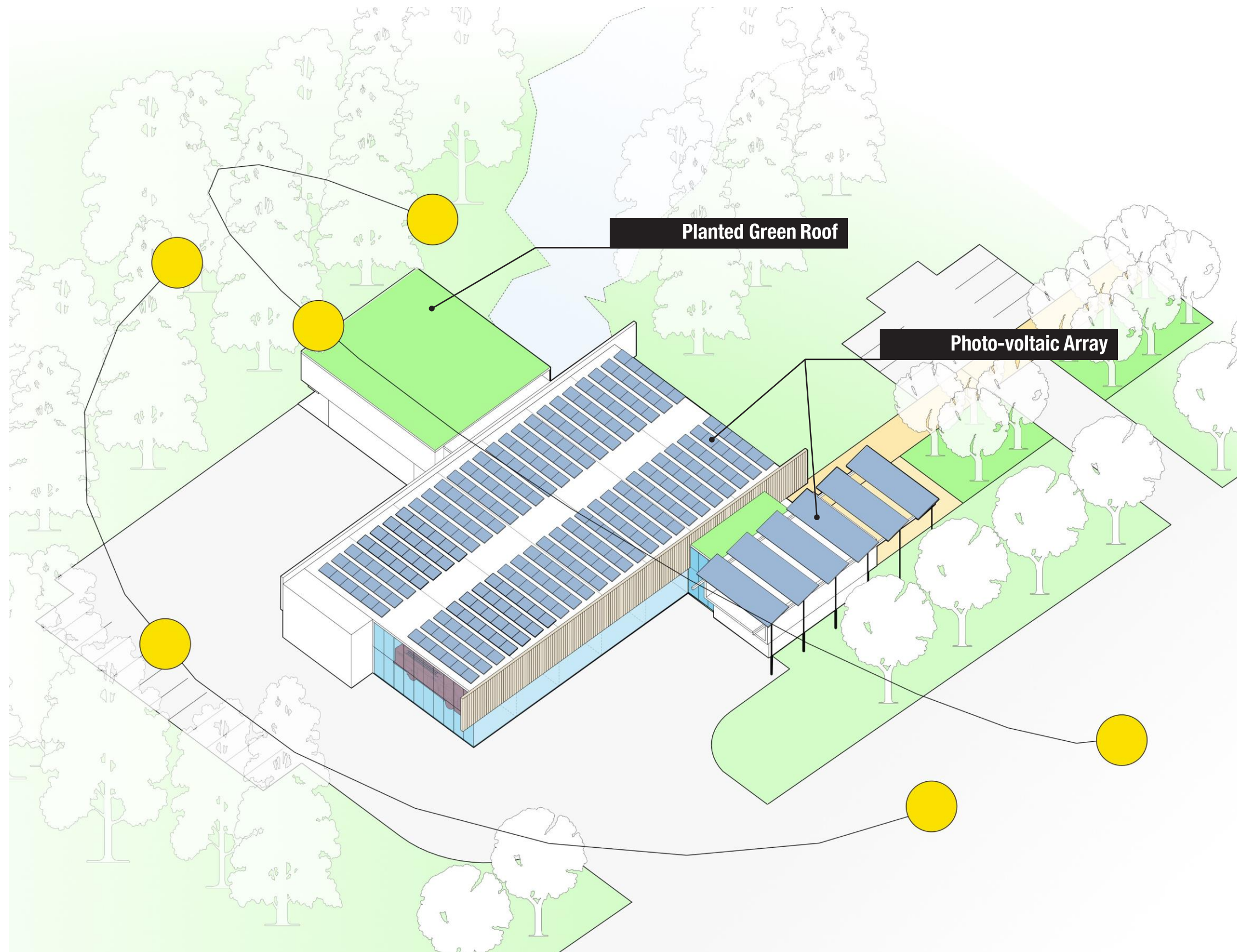




BUILDING MASSING

- Divide building massing into smaller areas
- Emphasize public and firefighter separation
- Celebrate important views using glass and transparency





Rooftop Photo-voltaic Array



Planted Green Roof

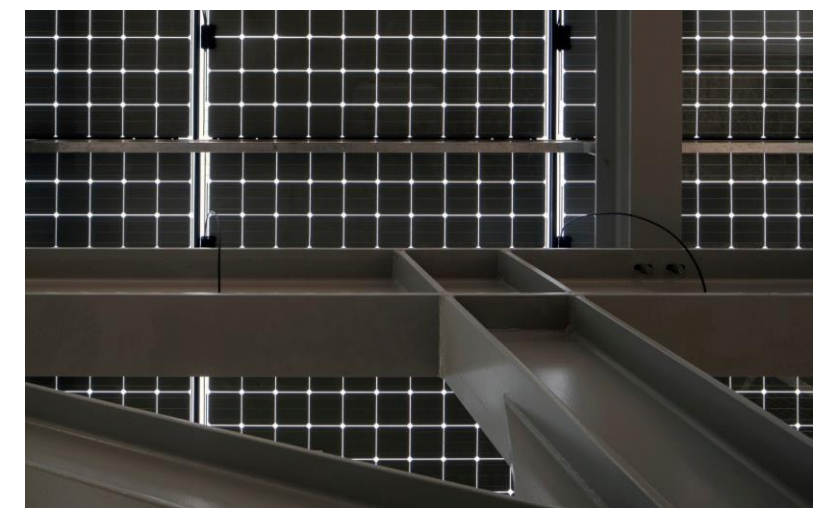
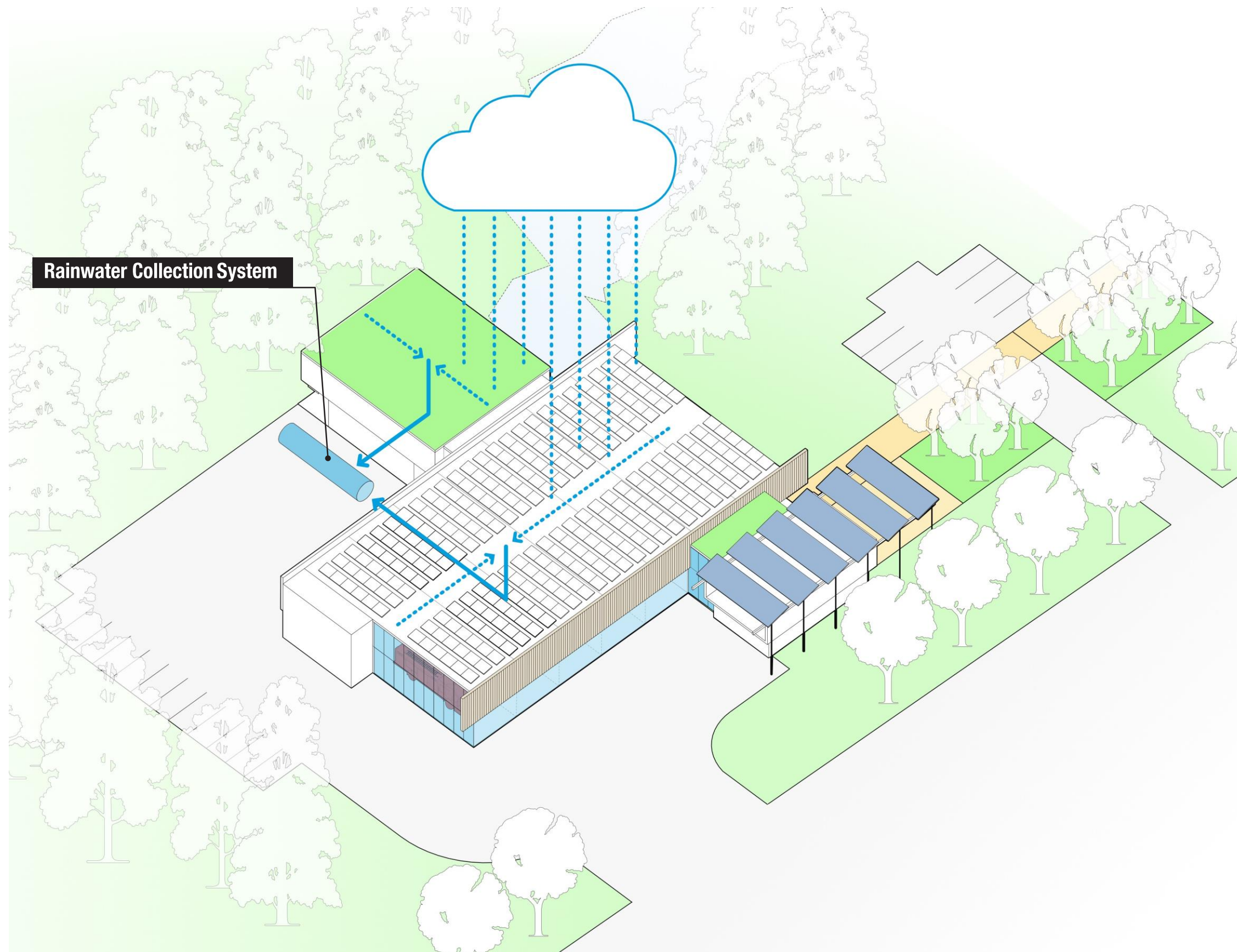


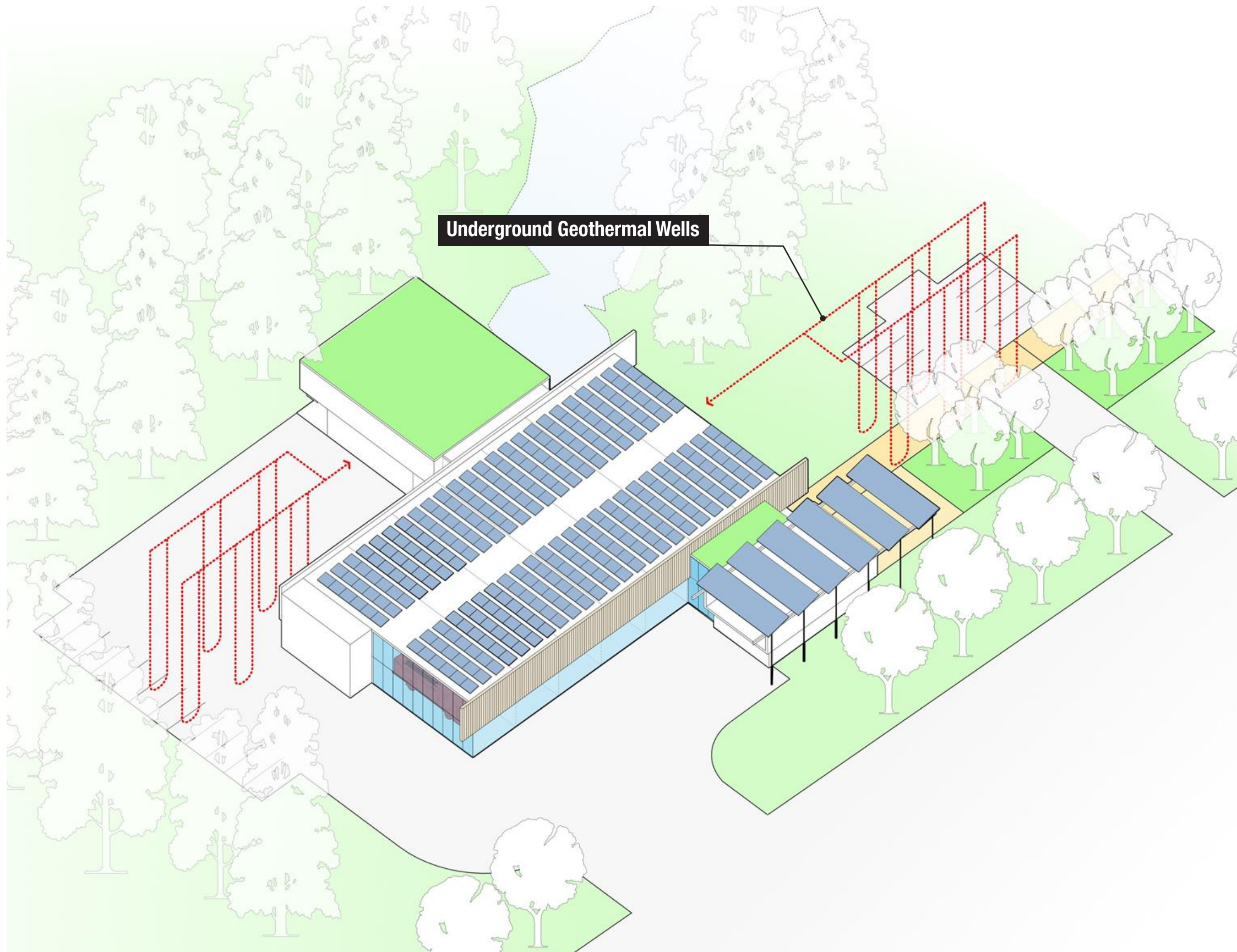
Photo-voltaic Canopy





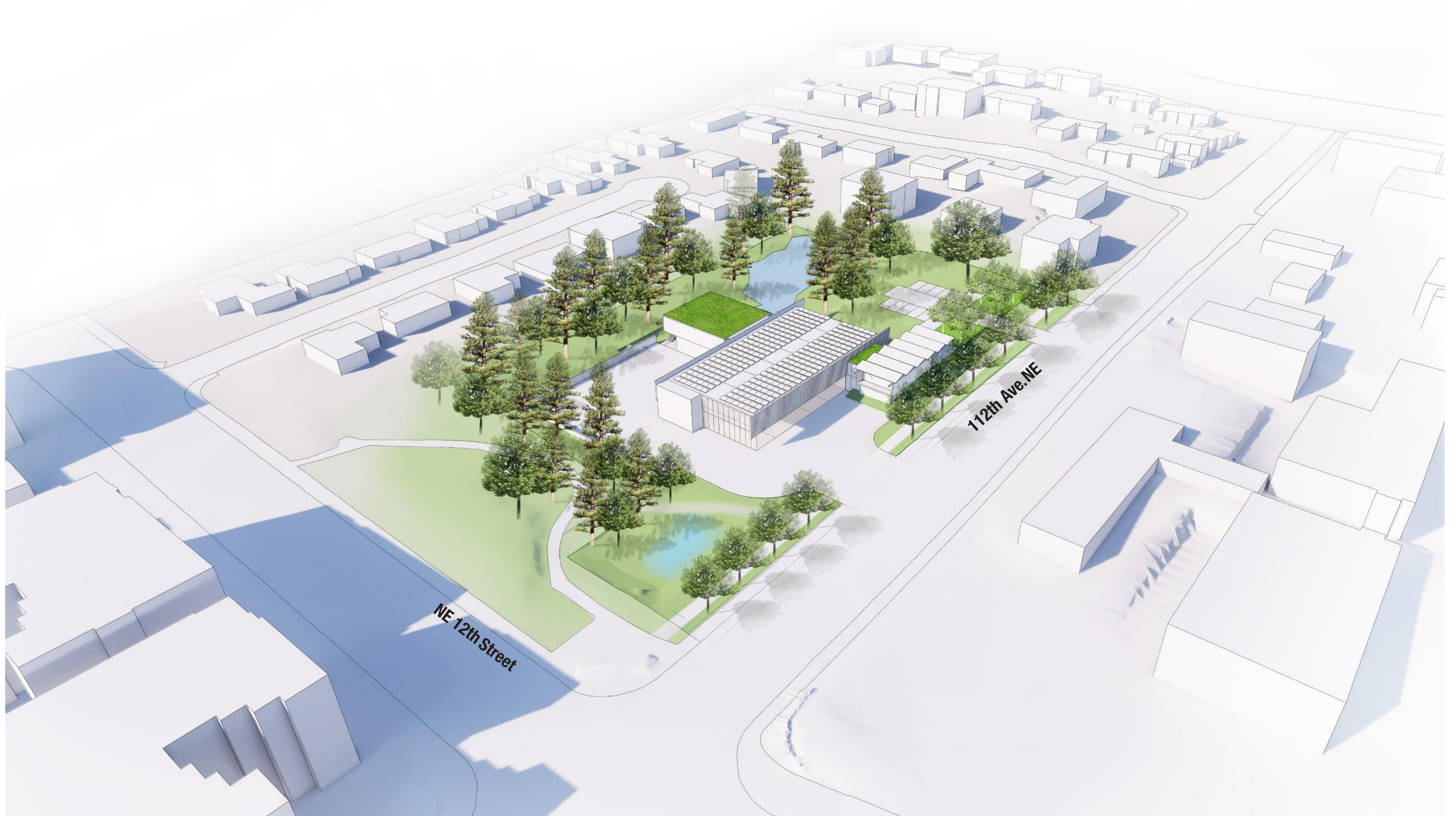
Rainwater Collection

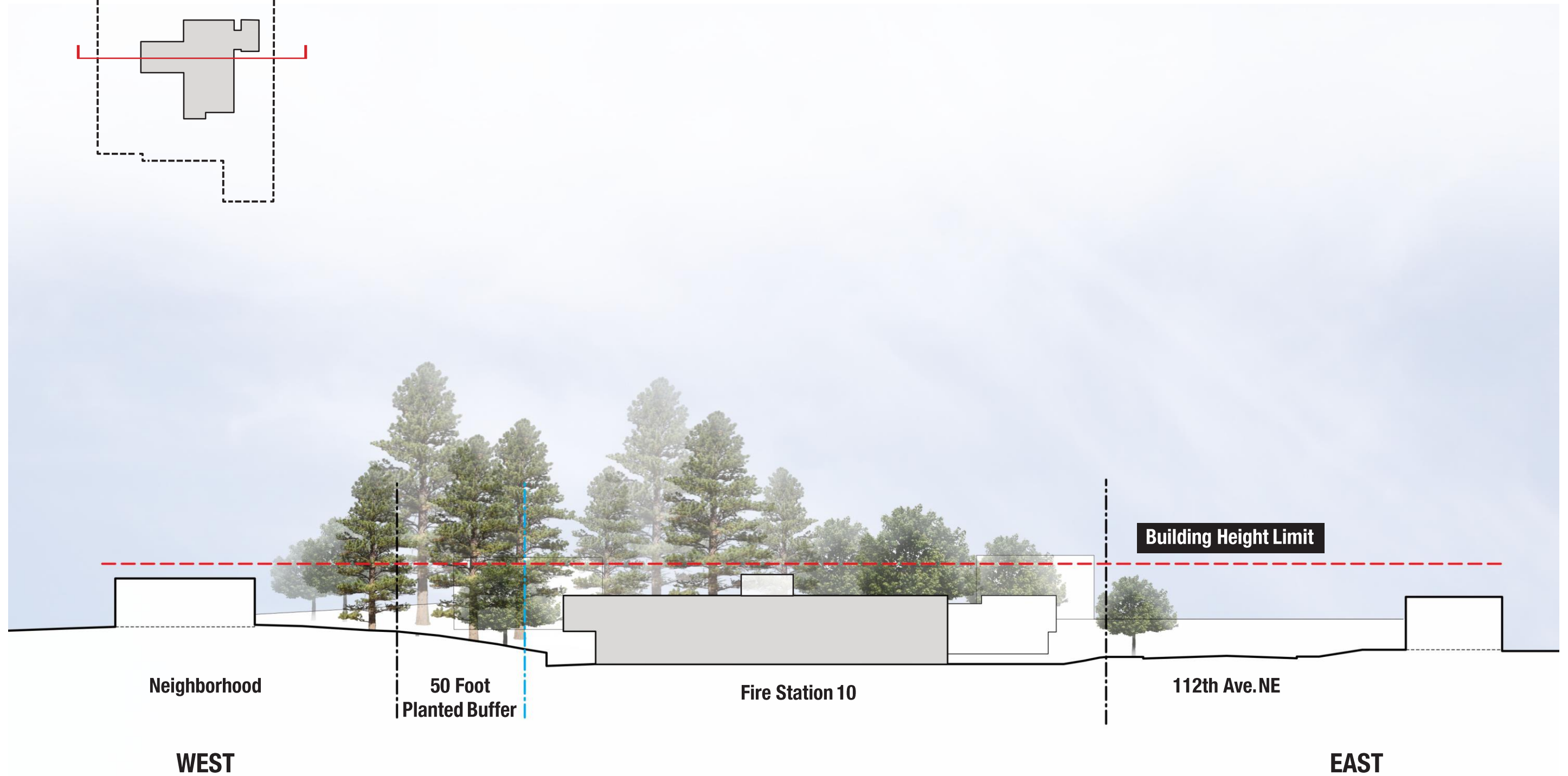
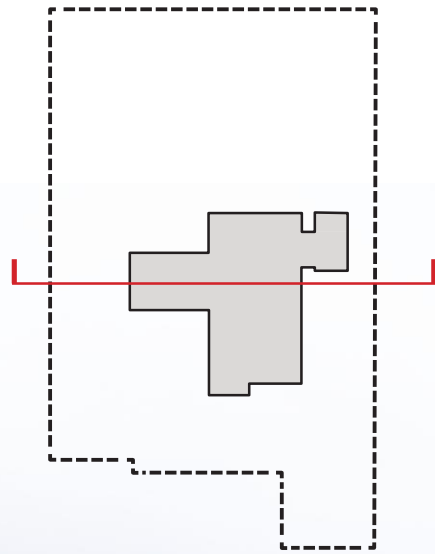
- Site Irrigation
- Vehicle Washing
- Toilet Flushing



Underground Geothermal Wells

- Transfers heat energy between the building and the ground
- Heating in the winter
- Cooling in the summer







Building Height Limit

McCormick Park

Fire Station 10

50 Foot
Planted Buffer

Neighborhood

SOUTH

NORTH



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