Agenda

Date/Time:       Monday, February 24, 2020, 4:00 pm
Location:       Gathering Place: Koz Building, 304 Puyallup Avenue (Puyallup and E. ‘C’ St.)
Attendees:      TODAG Members, City Staff
Purpose:        • Tour of Dome District

<table>
<thead>
<tr>
<th>ITEM</th>
<th>LEAD</th>
<th>APPROX. DURATION</th>
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<tbody>
<tr>
<td>Items</td>
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<tr>
<td>1. Tour of TDLE Station Locations in the Dome District</td>
<td>Imad / Don</td>
<td>1 hr.</td>
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<td>Discussion</td>
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<td>1. Summarize Observations</td>
<td>All</td>
<td>15 min.</td>
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| Communication Items           |             |                  |
| 1. Next Steps                 | Imad / Don  | 5 min.           |

Adjournment

Next Meeting: March 16, 2020, 4:00 pm, in Room 243 (not 248)
Portland Avenue Station Updates

Site Plan

* Does not represent all necessary construction staging areas; additional areas may be needed.

** Potential pedestrian bridge options are for evaluation purposes. Funding sources and construction have not been committed and are to be determined. Pedestrian enhancement at street level also being studied.

Design of station and alignment concepts currently in progress and subject to change.

11 November 2019

Design Option Under Study: Span Portland Avenue
East of Portland Avenue Station Alternative
Bird’s-eye view looking southwest

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.
East of Portland Avenue Station Alternative
Bird’s-eye view looking northeast

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.
East of Portland Avenue Station Alternative
View looking southeast from intersection Portland Avenue East and East 26th Street

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.

February 2020
East of Portland Avenue Station Alternative
View looking northwest from intersection of East Bay Street and East 27th Street

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.

February 2020
Portland Avenue Station Updates
Site Plan

Design of station and alignment concepts currently in progress and subject to change.

11 November 2019
Span Portland Avenue Station Alternative
Bird’s-eye view looking southwest

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.

February 2020
Span Portland Avenue Station Alternative

Bird’s-eye view looking northeast

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.

February 2020
Span Portland Avenue Station Alternative
View looking east from intersection of Portland Avenue East and East 26th Street

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.

February 2020
Span Portland Avenue Station Alternative

View looking north from south of East 27th Street and east of Portland Avenue East

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.

February 2020
Tacoma Dome Station Updates
TD 25th West - Site Plan

Design of station and alignment concepts currently in progress and subject to change.

3 November 2019

TDLE Tacoma Station Site Plans and Viewpoints (Feb. 20, 2020 Draft)   Page 11 of 30
Tacoma Dome 25th Street West Station Alternative

Bird’s-eye view looking southwest

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.

February 2020
Tacoma Dome 25th Street West Station Alternative
Bird’s-eye view looking northeast

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.

February 2020
Tacoma Dome 25th Street West Station Alternative
View looking east from intersection of East D Street and East 25th Street

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances. February 2020
Tacoma Dome 25th Street West Station Alternative

View looking west from intersection of East G Street and East 25th Street

This visualization is based on limited conceptual design and intended to inform comparison among alternatives.
The station concept is subject to change as the design process advances.

February 2020
Design of station and alignment concepts currently in progress and subject to change.
Tacoma Dome 25th Street East Station Alternative

Bird’s-eye view looking southwest

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.
Tacoma Dome 25th Street East Station Alternative
Bird’s-eye view looking northeast

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.
This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.
Tacoma Dome 25th Street East Station Alternative
View looking west from intersection of McKinley Avenue East and East 25th Street

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.

February 2020
Tacoma Dome Station Updates
TD 26th - Site Plan

Design of station and alignment concepts currently in progress and subject to change.

November 2019
Tacoma Dome 26th Street Station Alternative

Bird’s-eye view looking southwest

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.

February 2020
Tacoma Dome 26th Street Station Alternative

Bird’s-eye view looking northeast

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.

February 2020
Tacoma Dome 26th Street Station Alternative

View looking east from intersection of East D Street and East 26th Street

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.

February 2020
**Tacoma Dome 26th Street Station Alternative**

View looking north from intersection of East D Street and East 27th Street

*This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.*
Tacoma Dome Station Updates
TD Close to Sounder - Site Plan

Design of station and alignment concepts currently in progress and subject to change.

November 2019

1. **Tail Tracks Above West End**
   - Concept aims to retain the Amtrak station and western end of Freighthouse Square underneath the tail tracks

2. **Potential Non-Transit Uses**
   - Sound Transit is exploring whether non-transit uses could be allowed under the new station and guideway

3. **Station platform location**
   - Elevated station platform replaces Freighthouse Square east of the Sounder concourse

4. **Street frontage**
   - Concept aims to have a building frontage on street, similar to the Amtrak station, if possible based on design constraints

9 November 2019

TDLE Tacoma Station Site Plans and Viewpoints (Feb. 20, 2020 Draft) Page 26 of 30
Tacoma Dome Close to Sounder Station Alternative

Bird’s-eye view looking northeast

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.
Tacoma Dome Close to Sounder Station Alternative
View looking south from East 25th Street

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.

February 2020
Tacoma Dome Close to Sounder Station Alternative
View looking west from intersection of East G Street and East 25th Street

This visualization is based on limited conceptual design and intended to inform comparison among alternatives. The station concept is subject to change as the design process advances.
At the heart of the project is the idea of respecting the fabric and history of the neighborhood, as well as creating contemporary, urban and progressive design features that cause a new “spark” for the area. Our design strives to meet these ends, while creating functional and fun housing and retail environments.

- The Name
- The Brick
- The Colors
- The Feel / Vibe
- The Orientation
- The Unique Destination (Indoor Farmer’s Market)
ATTRACTION RESIDENT AMENITIES

- Rooftop Deck with covered area, BBQ's, Fire Pit, a variety of seating to hangout, views of the city / Garden planters
- Community Room with Big Screen TV, Game Center, Pool Table, and Café Series Kitchen for entertaining - opens up to rooftop deck
- Fully equipped fitness center with exercise room and free-weights
- Secure bike room to store and fix your bike
- Bike wash and dog wash room
- Parcel pending (24-hour secure package locker service) and mailroom

- Do-it-yourself room – a place to fix and create things
- Secure key-fob reader for building and parking garage access
- Lots of extra storage
- Trash & recycle chutes on every floor
- High speed internet and free wifi in common areas
- Orca card discount for residents
COMPONENTS OF A SUCCESSFUL TOD PROJECT

Pedestrian and Bicycling Accessibility

- Pedestrian
  - Wide Sidewalks and Way Finding - Safety
  - Well Marked Crosswalks
  - Good Lighting Design - CPTED
  - Inviting Gathering Opportunities (indoor/outdoor plazas)

- Bicycling
  - Bike Storage / Bike Wash - Encourage Use of Bikes
  - Bike Parking Along Edges of Retail / Market
  - Bike Lanes (City)
COMPONENTS OF A SUCCESSFUL TOD PROJECT

Cultural Development and Place Making

- Brings a Sense of Vibrancy to TOD Communities
- More Intriguing Destinations (Farmer’s Market)
- Livelier Places to Live

- Promote the Arts
- Festivals
- Concerts
- Farmer’s Market Concept
QUICK STATS

● 5 LEVELS OF WOOD CONSTRUCTION - 115 MARKET RATE APARTMENTS

● MIX OF STUDIOS, 1B, 1B+ DEN, 2B AND 2B+DEN

● 17,000 SF OF INDOOR FARMER'S MARKET FLOOR + 2,200 SF OF ADDITIONAL PUBLIC MEZZANINE AREA

● STRUCTURED PARKING WITH ALLEY ACCESS - 55 STALLS

● 20, 139 SF FOOTPRINT

● ROOF TOP DECK - 8,400 SF OF AMENITY SPACE

● TOTAL SQ. FOOTAGE - 158, 270 SF
EXTERIOR IMAGES

IHB Architects
SOUTH FROM AMTRAK
ARRIVAL FROM WEST
MAIN PLAZA FROM NORTH EAST
EAST PUBLIC PLAZA
PUBLIC ACCESS AT E. 25TH ST.
IHB Architects
INTERIOR IMAGES - FARMER’S MARKET
INDOOR / OUTDOOR SPACES
COZY HANG-OUT AREAS
VIEW FROM MEZZANINE