

Welcome

Heritage Square - Public Presentation #3

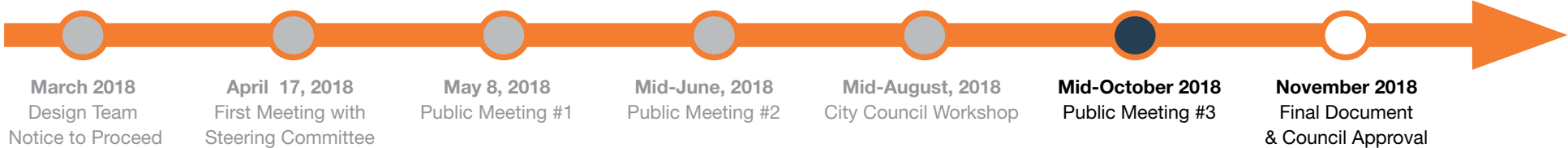
City of Walla Walla
October 17th, 2018



Agenda + Timeline

AGENDA

- 1. Introduction (5 minutes)
- 2. Summary of First Two Meetings Feedback (5 minutes)
- 3. Design Presentation (25 minutes)
- 4. Discussion (20 minutes)
- 5. Closing - Questions and Next Steps (5 minutes)





Preliminary Project Aspirations

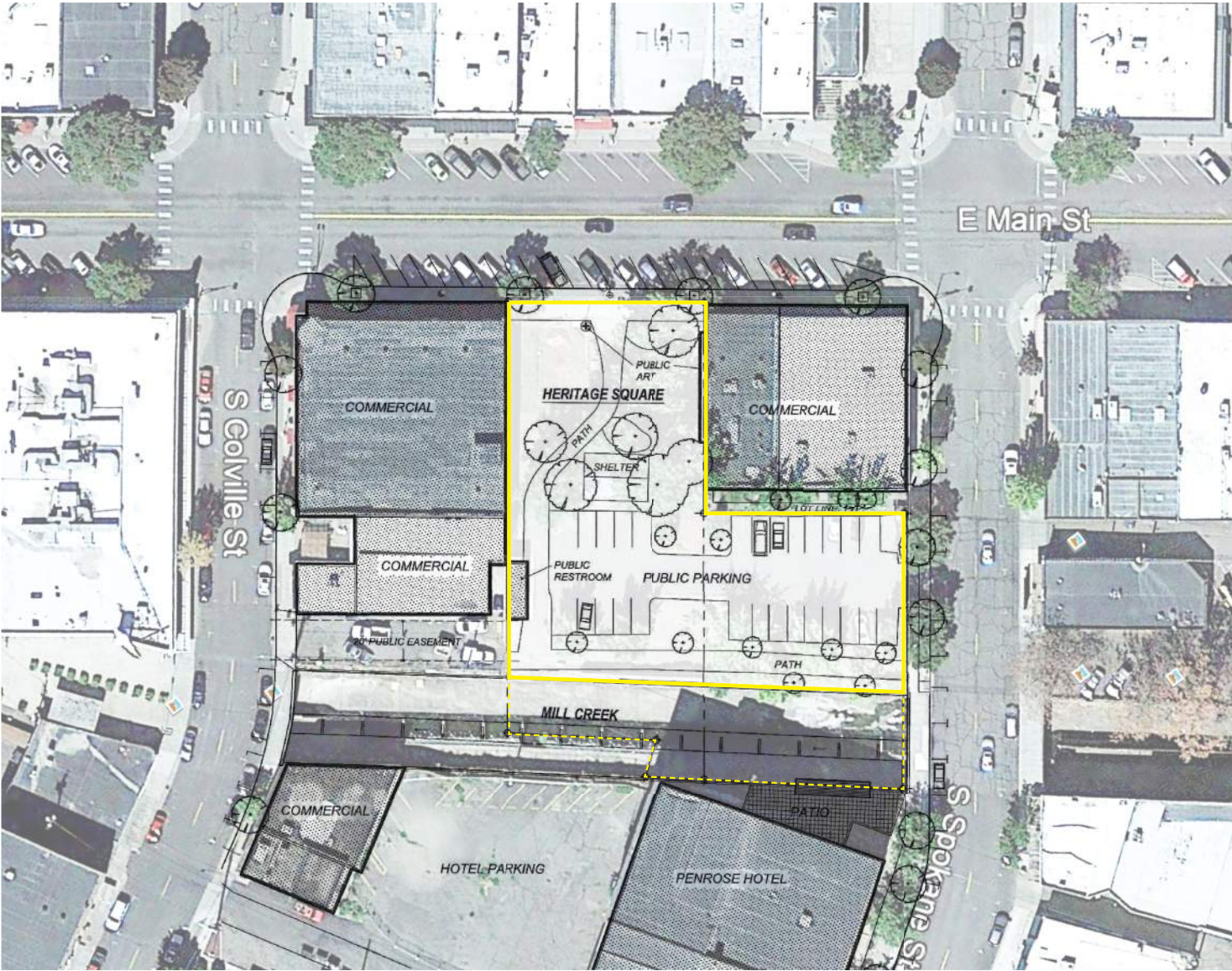
Based on initial steering committee and City Manager commentary

- Welcoming **Centerpiece** of downtown Walla Walla
- **Safety** and Security in space
- **Accessible** place for the whole City
- A draw for downtown living with a **positive impact** on surrounding businesses
- Design for a variety of activities with **increased utilization** day and night
- Accommodate programming currently in **Land Title Plaza**, as well as creating a place for civic celebrations
- Provide strong connection to **Mill Creek**
- A place you go out of your way to **walk through**
- Preserves and better highlights **'Windows on the Past'**
- Plant the seeds for improvements that **spread beyond** the site – Mill Creek Walk, water management showcase, Street Tree system improvements
- **Legacy project** for city - designed for long term success

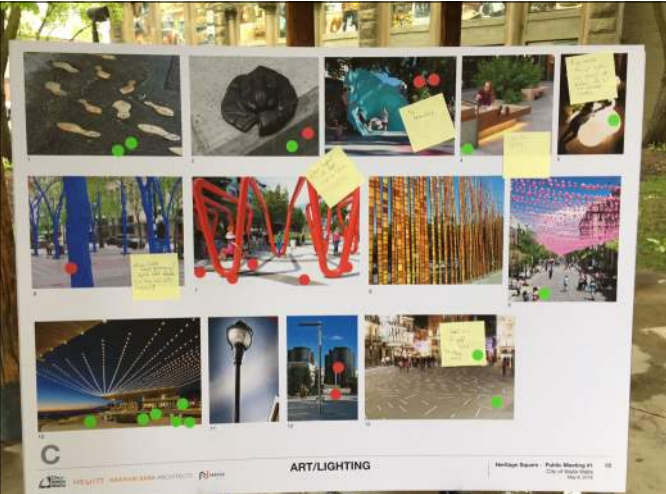
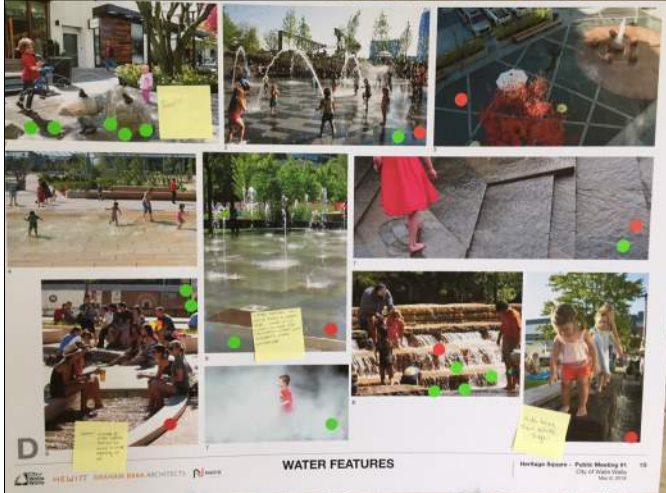
What We Asked

Questions for Work Session


- 1. How would you define success for Heritage Square?
- 2. What potential challenges do you foresee?



Community Feedback



Community Feedback

TOTAL AGREEMENT	<p>PROGRAM</p> <ul style="list-style-type: none"> • Provide shade • Function as a town square • Sidewalk element to signal Park from downtown • Activate the space to make it self-policing, with good visibility from the surrounding street • Accommodates and promotes multi-generational activities 	<p>SITE ELEMENTS</p> <ul style="list-style-type: none"> • Stage • Activities for kids • Open walkway to Colville • Bike Parking/Bike racks 	<p>WATER – CREEK</p> <ul style="list-style-type: none"> • Provide visual connection to the creek • River viewing • Address that volumes of water fluctuate greatly 	<p>WATER – FEATURE</p>
BROAD AGREEMENT	<ul style="list-style-type: none"> • Music and Dancing!! • Create activity and locate performances to engage sidewalk and park • Nighttime and wintertime events and programming accommodated • Bulb sidewalk, even if it means reducing amount of parking 	<ul style="list-style-type: none"> • Pedestrian bridge • Bump out sidewalk • No play equipment, but Chess Tables and other low impact design elements/uses • Permanent Shade structure • No Chain Link 	<ul style="list-style-type: none"> • New bridges over the creek as opportunity to connect a larger area • Pursue bringing the existing bridges into the park and engaging the water 	<ul style="list-style-type: none"> • Interactive, engaging and flexible water feature <ul style="list-style-type: none"> o Develop with water conservation in mind o Low Maintenance o Can appear and disappear o Seating nearby
Broad Interest with implementation challenges	<p>Food trucks</p> <ul style="list-style-type: none"> - Need careful consideration, balance needs of other food establishments and may need to adjust City code 		<ul style="list-style-type: none"> • Bring creek onto the park site • Provide physical access to the creek • Add planting to extend park feel • Introducing more natural areas After discussions with the Army Corps of Engineers, our ability to change the geometry of the channel is limited and would take a long time to permit, without implementing the larger Mill Creek Vision 	

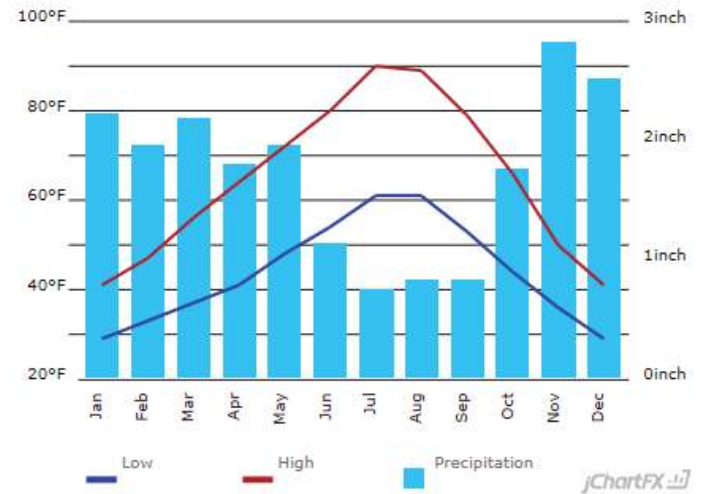
Community Feedback

	ART	PLANTING	LIGHTING	RESTROOMS	PARKING
TOTAL AGREEMENT	<ul style="list-style-type: none"> • Preserve 'Windows on the Past' and make more physically accessible 		<ul style="list-style-type: none"> • Lighting critical to sense of safety and security • Light quality matters <ul style="list-style-type: none"> - No glare from lights 		
BROAD AGREEMENT	<ul style="list-style-type: none"> • Preserve Squire Broel sculpture, but OK to move • Mural Wall OK to alter <p>Intriguing individual comments:</p> <ul style="list-style-type: none"> - Clean Odd Fellows Wall to brighten and make more prominent 'Windows on the Past' - Interest in a citizen art commission/public approval for any new large art in this space and possibly more broadly in downtown. 	<ul style="list-style-type: none"> • Keep as many trees as possible, but OK to lose some to make the Park work • Pay attention to seasonal color and interest • Lawn/grassy areas, but need to be well-located so that it dries out, doesn't stay muddy 	<ul style="list-style-type: none"> • Like overhead string lighting/tivoli 	<ul style="list-style-type: none"> • Necessary for extending programmatic use of Park <ul style="list-style-type: none"> o Nicer quality/experience o Want to be safe 	<ul style="list-style-type: none"> • Okay with losing all parking <ul style="list-style-type: none"> o Need to find alternative locations for dedicated parking for adjacent retailers.

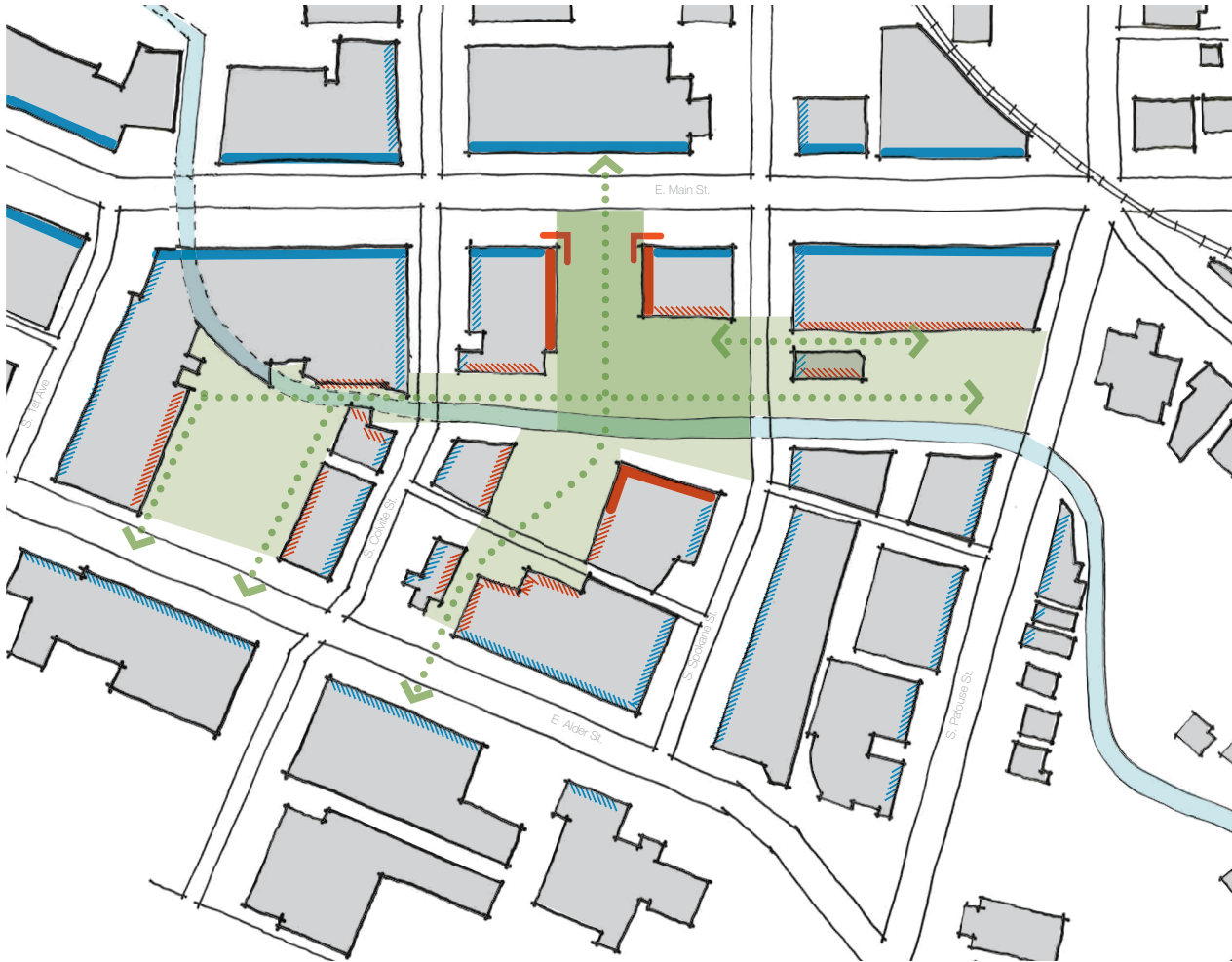
Community Feedback - MILL CREEK

1. Touching the Flood Control channel walls will incur lengthy permitting, which will only be successful if there is no adverse impact on Creek flow upstream and downstream of the site.
2. No footings or other obstructions can be introduced into the flood channel.
3. Trees should be kept away from the back side of the walls
4. Adding structures that overhang the channel, but do not bear on the side walls are permitted.
5. Walls that were installed after flood control can likely be altered or removed.

Walla Walla Climate Graph - Washington Climate Chart



Discussion



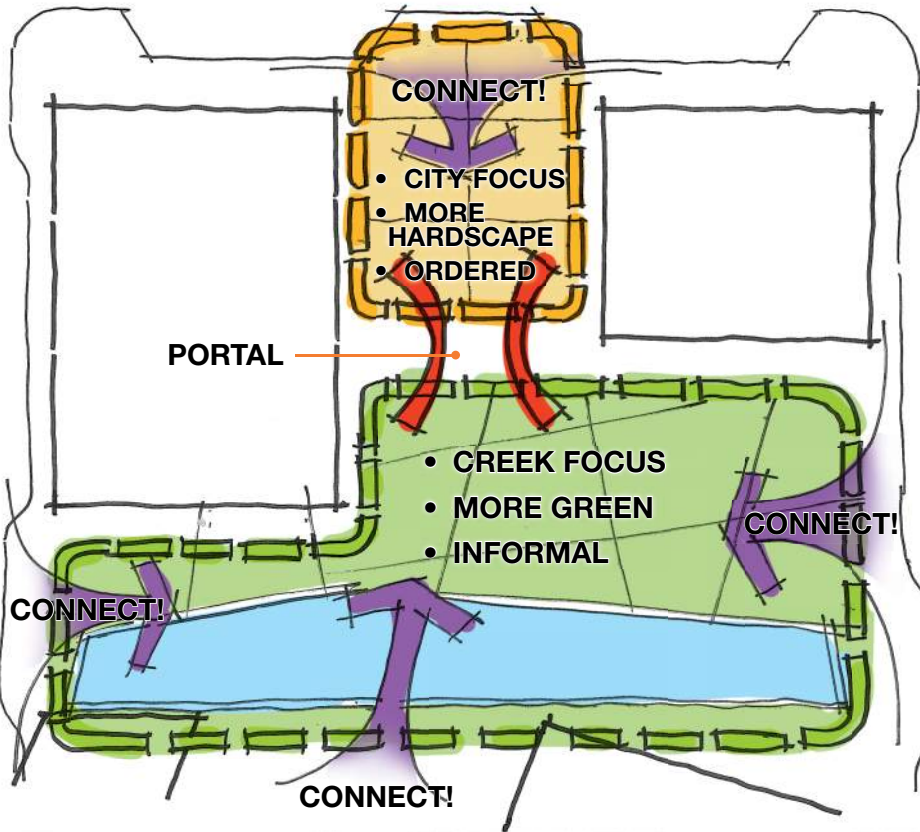
- KEY**
- Circulation
 - Facade Activation
 - ▨ Micro Retail
 - ▨ Primary Retail Frontage
 - ▨ Main Street Primary Retail Frontage
 - └ Wrapper Opportunity with Existing Retail
 - Retail/Pedestrian Opportunity Zone

QUESTION 1: SITE OPPORTUNITY ZONE

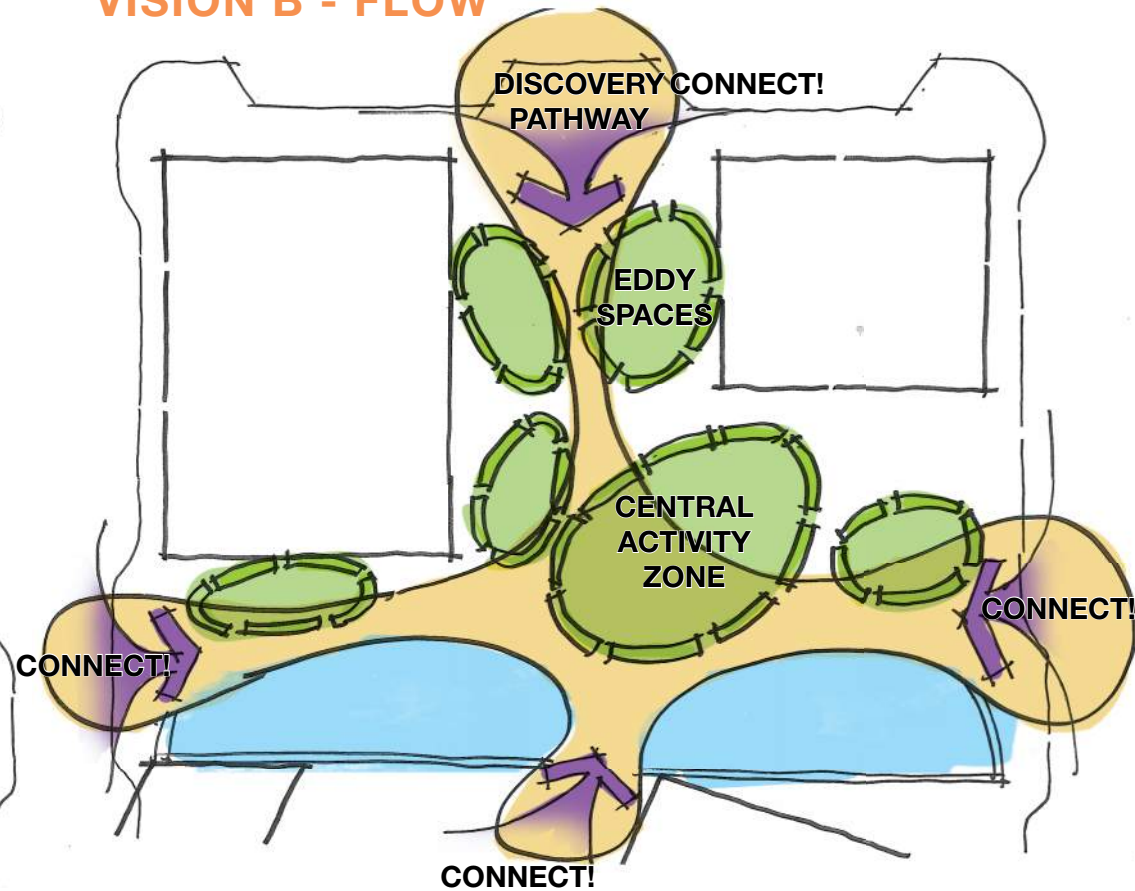
SUPPORT AND EXPAND SITE OPPORTUNITY	NEUTRAL	DO NOT SUPPORT SITE OPPORTUNITY
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Discussion

VISION A - SPLIT



VISION B - FLOW



QUESTION 2: ORGANIZATIONAL LAYOUT

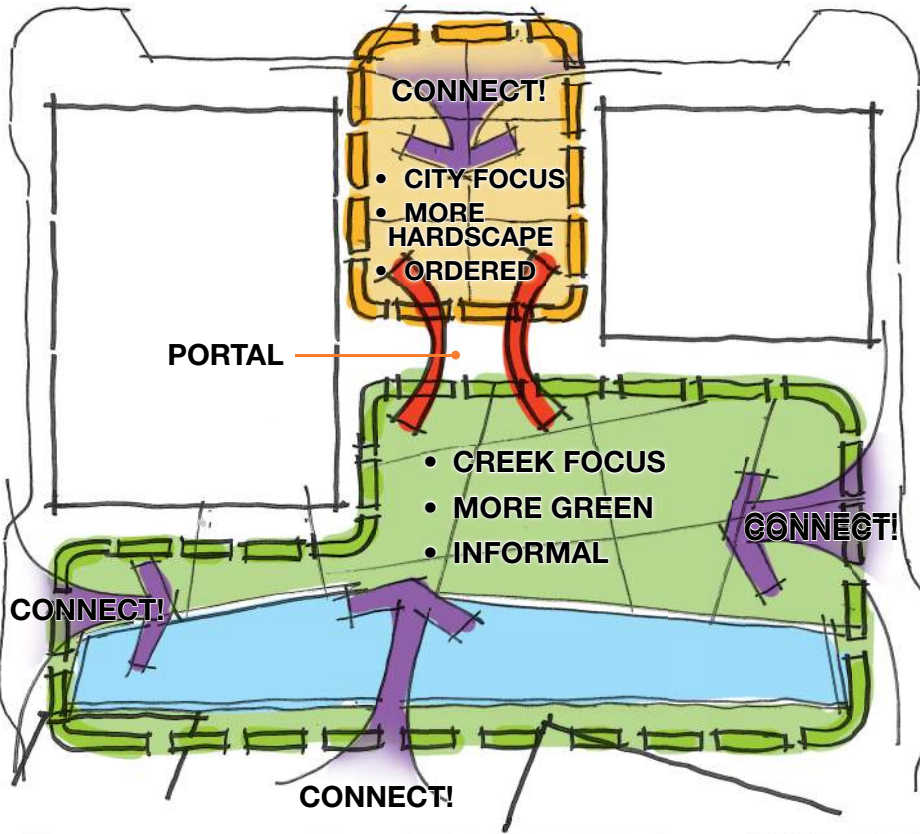
SPLIT	NEUTRAL	FLOW
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QUESTION 3: DESIGN FORM

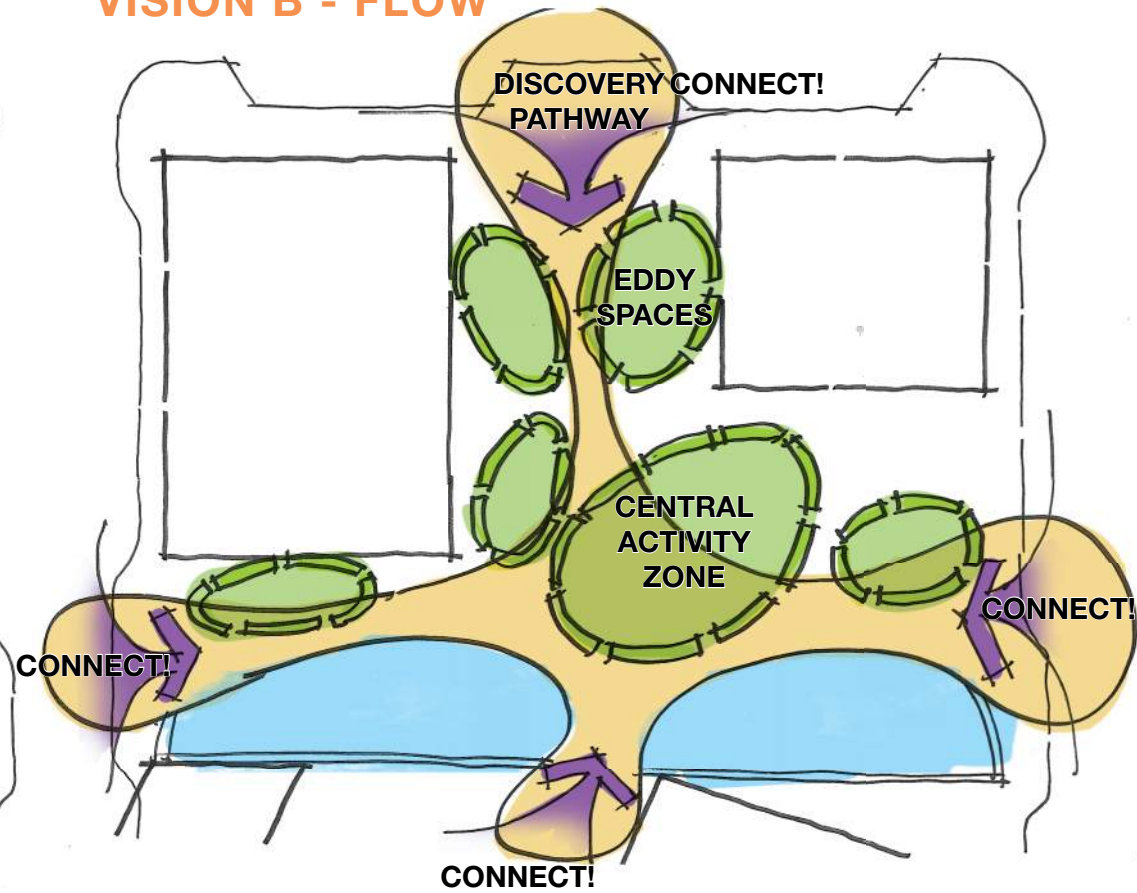
ORDERED	NEUTRAL	INFORMAL
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Discussion

VISION A - SPLIT



VISION B - FLOW



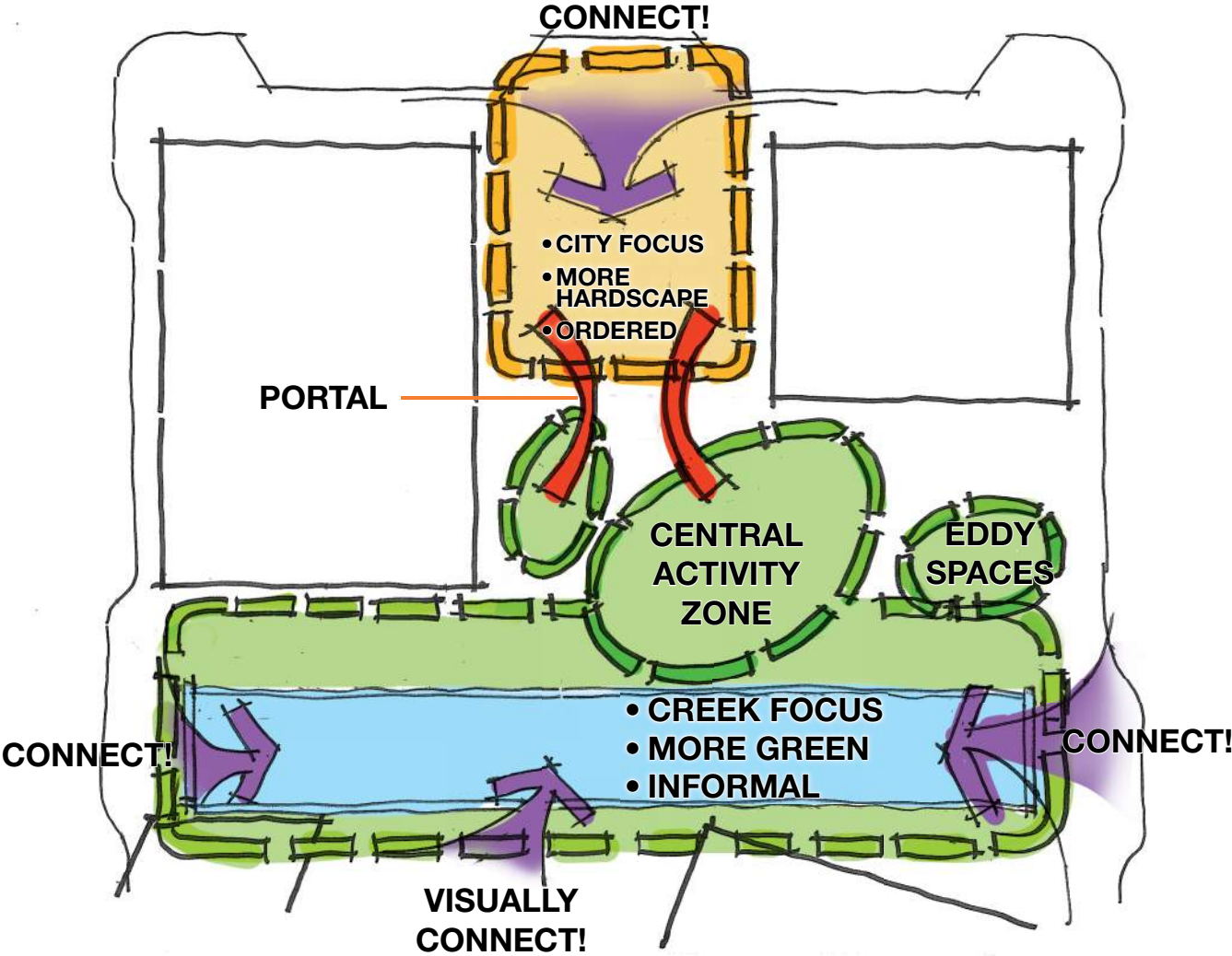
QUESTION 4: SHELTER

PERMANENT SHELTER	NEUTRAL	TEMPORARY SHELTER
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QUESTION 5: BRIDGE

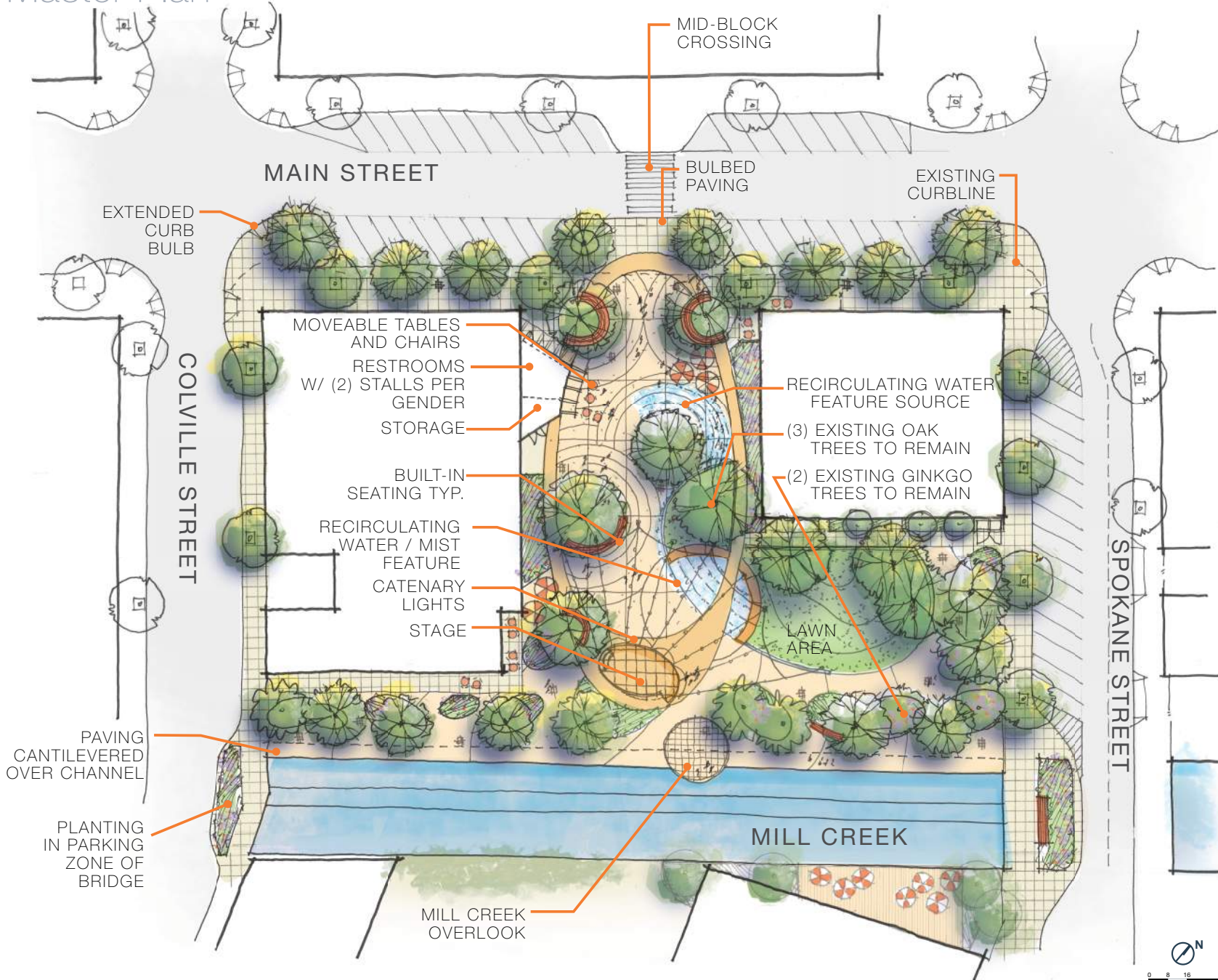
BRIDGE	NEUTRAL	NO BRIDGE
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Organizational Concept Diagrams

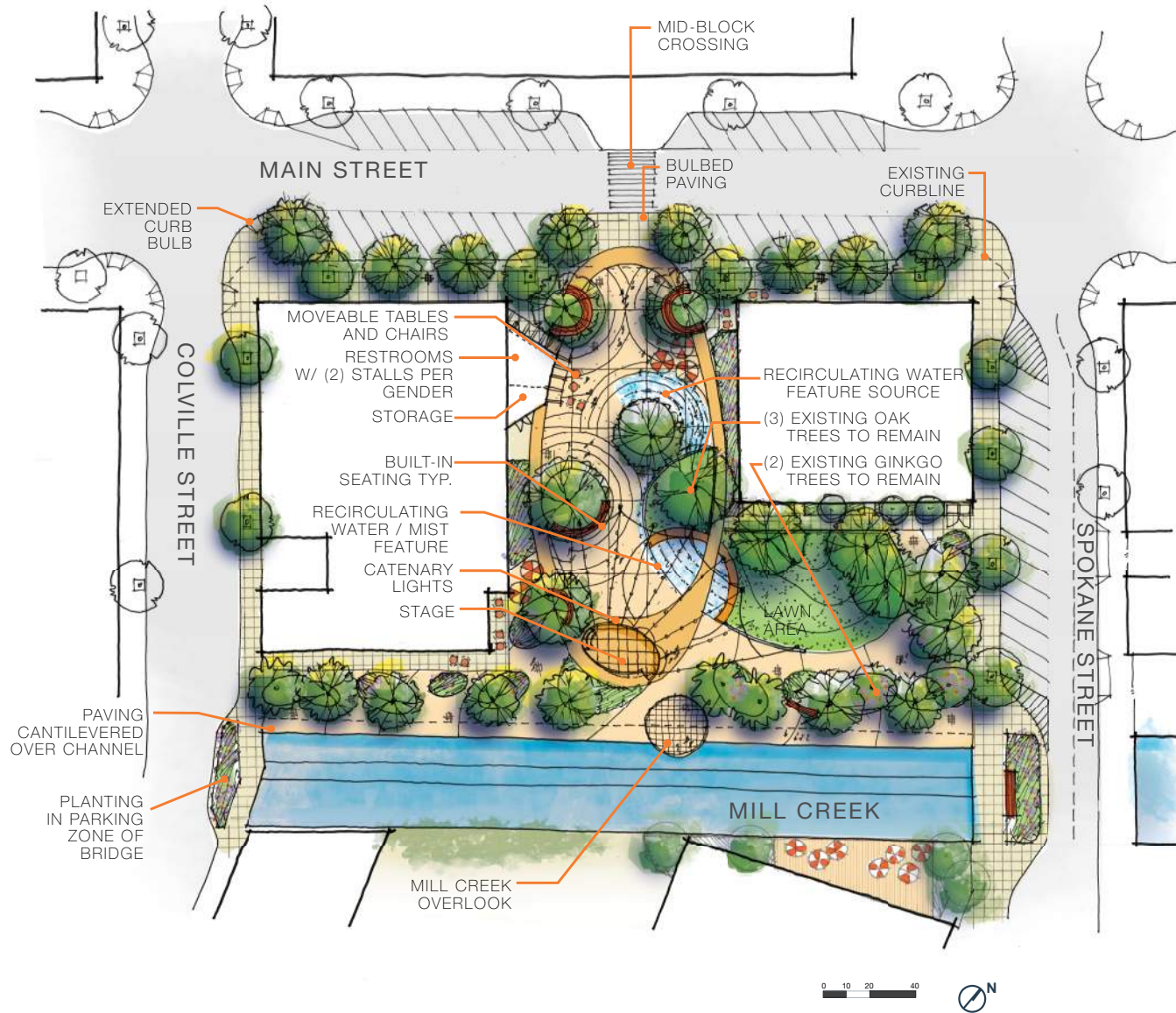


MASTER PLAN VISION

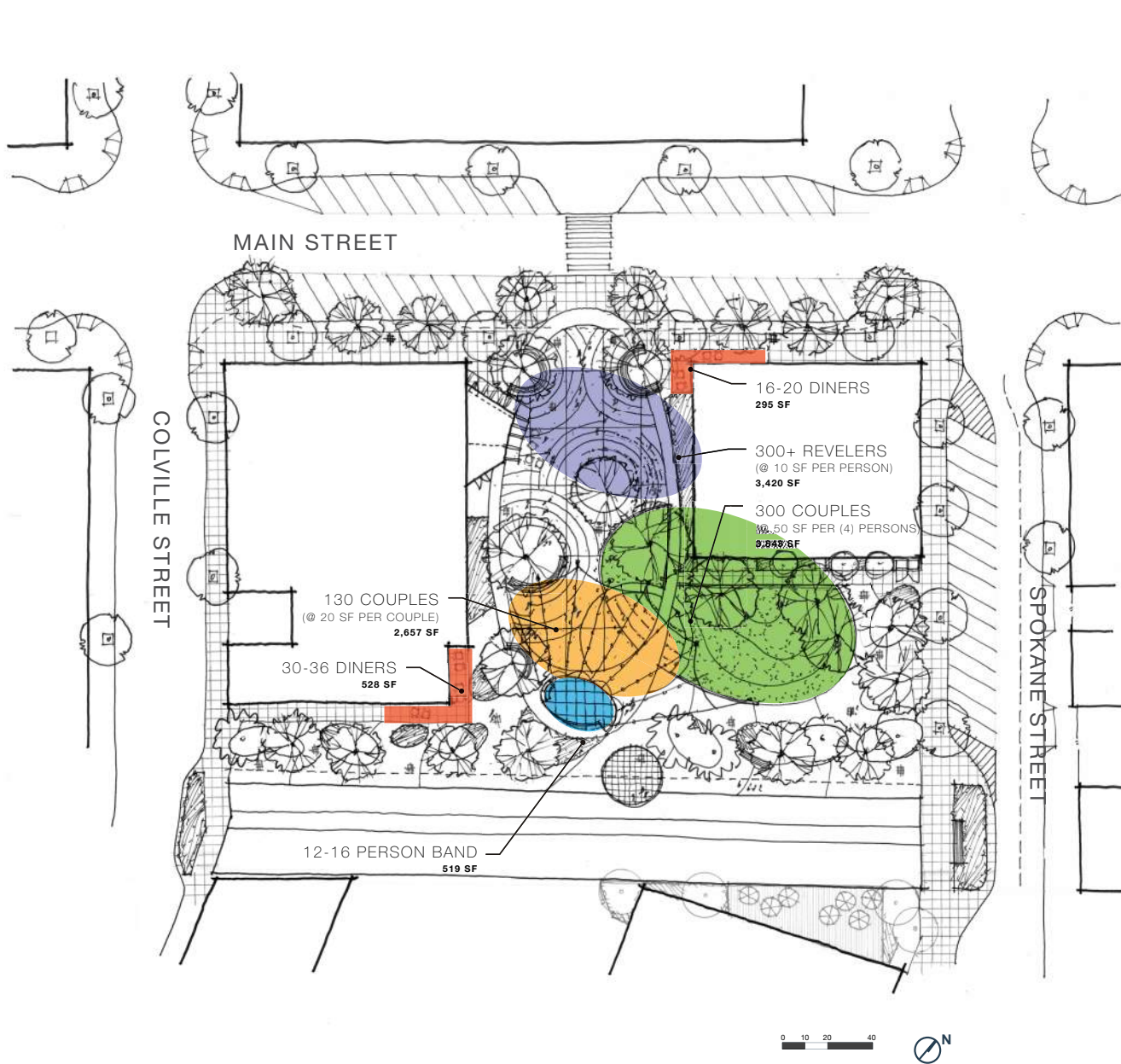
Master Plan



Master Plan - Concept & Inspiration



Master Plan - Program

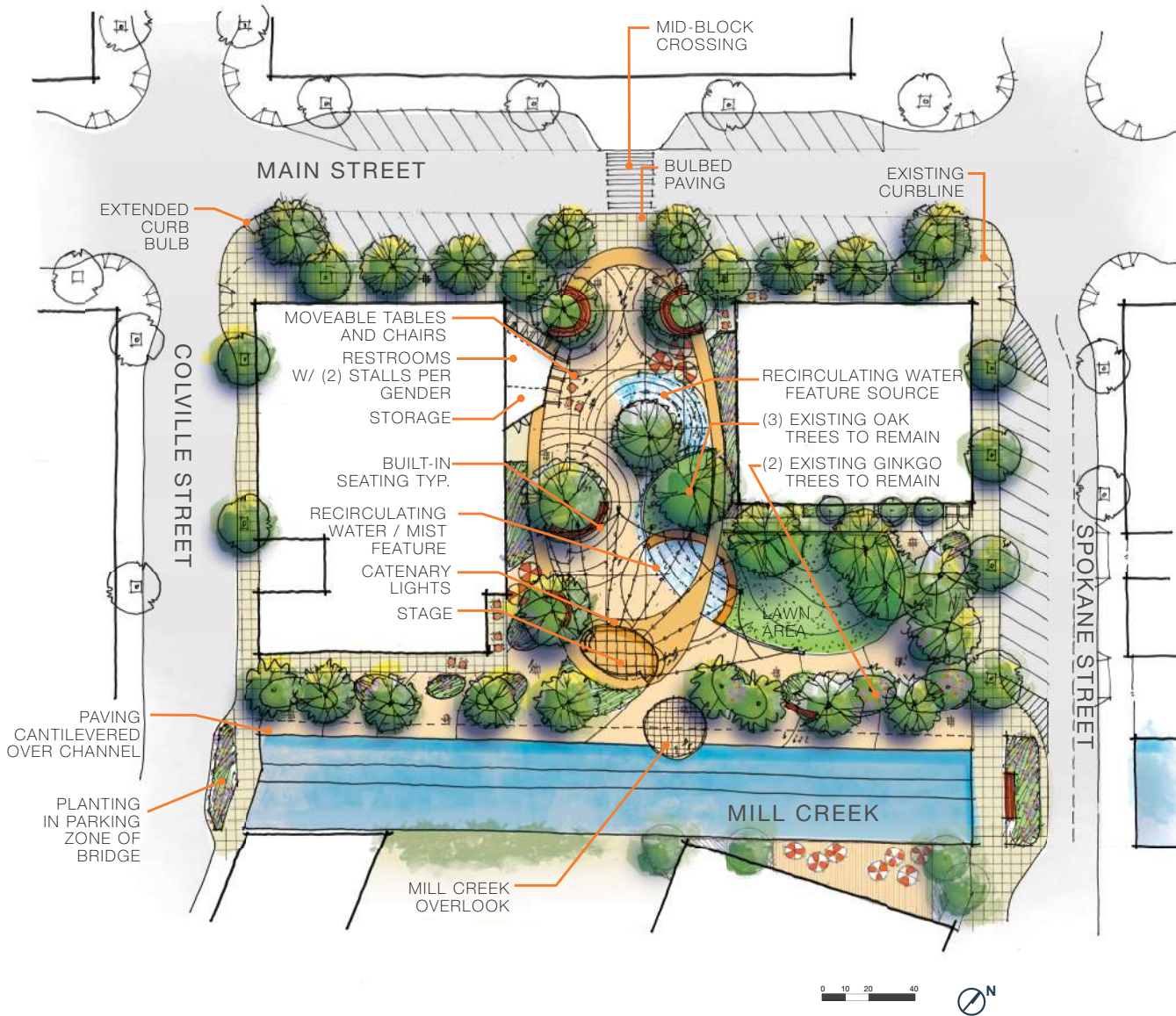


STANDING LOS B to C

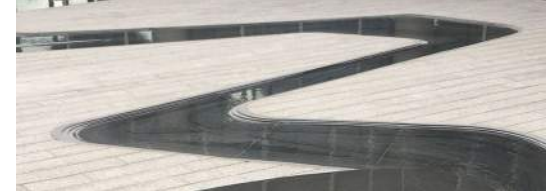
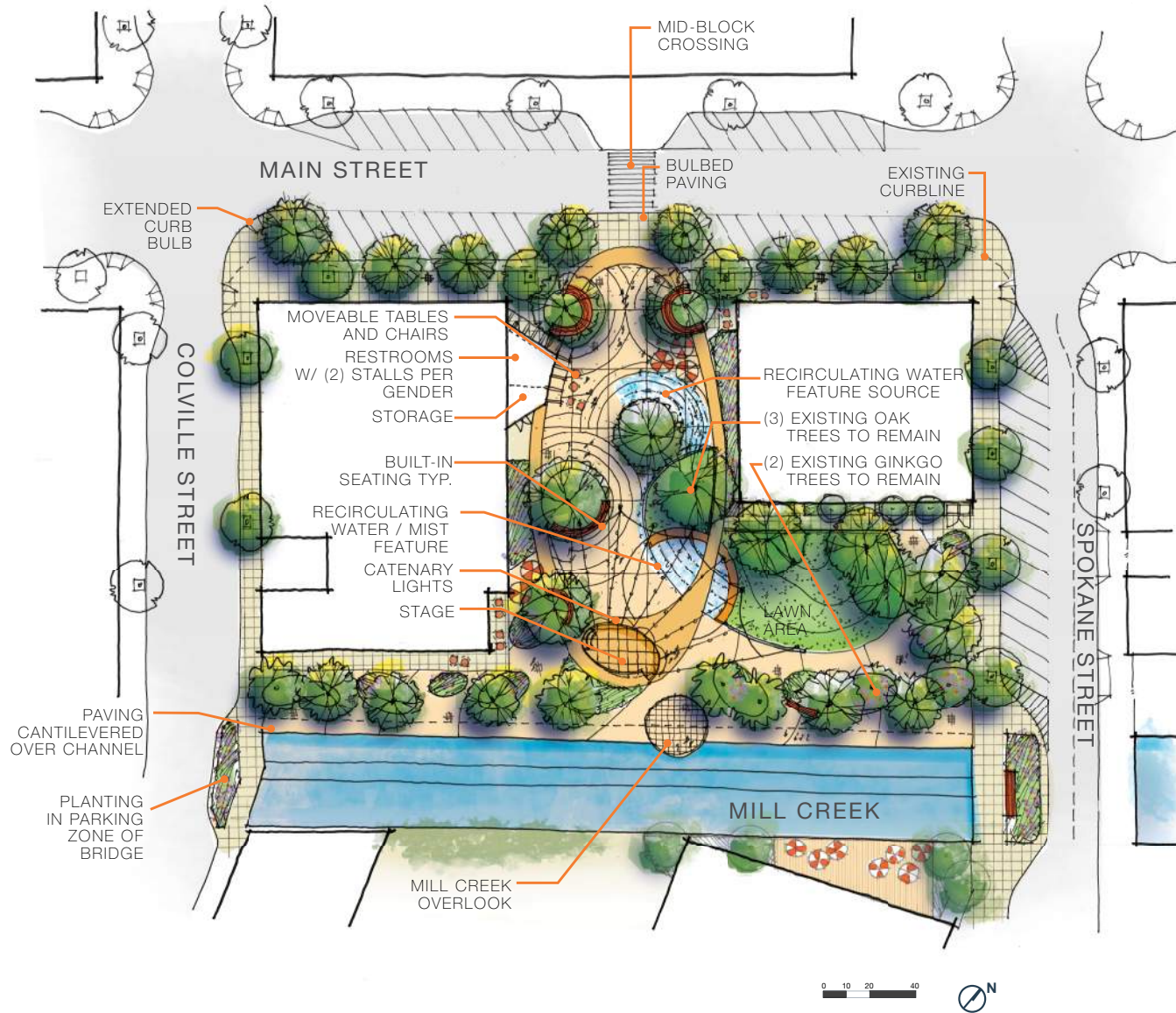
- LOS A ≥ 13 ft² per person
- LOS B 10-13 ft² per person
- LOS C 7-10 ft² per person
- LOS D 3-7 ft² per person
- LOS E 2-3 ft² per person
- LOS F < 2 ft² per person

Source: Transit Capacity and Quality of Service Manual, 3rd ed., Transit Research Board

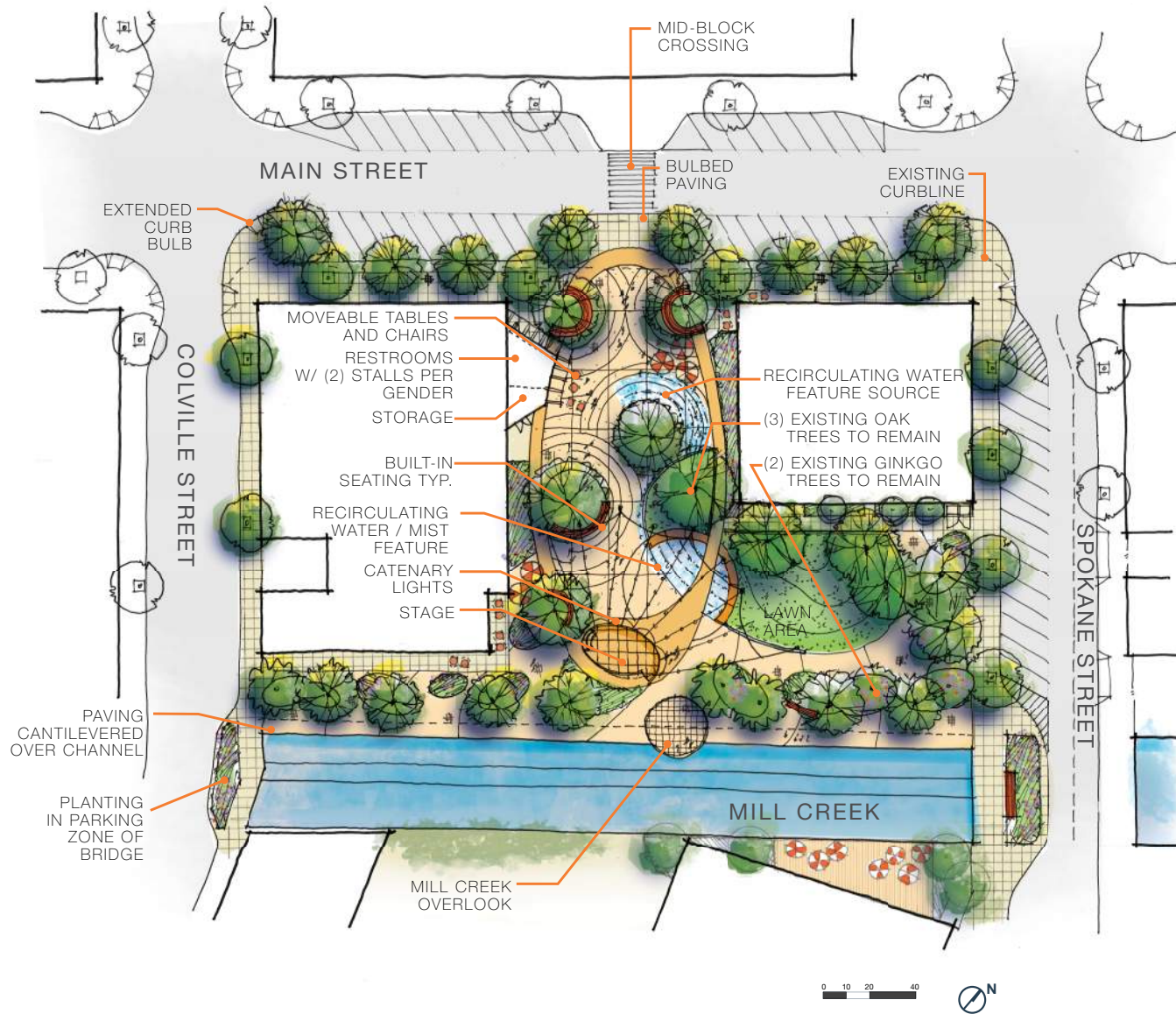
Master Plan - Paving / Lawns



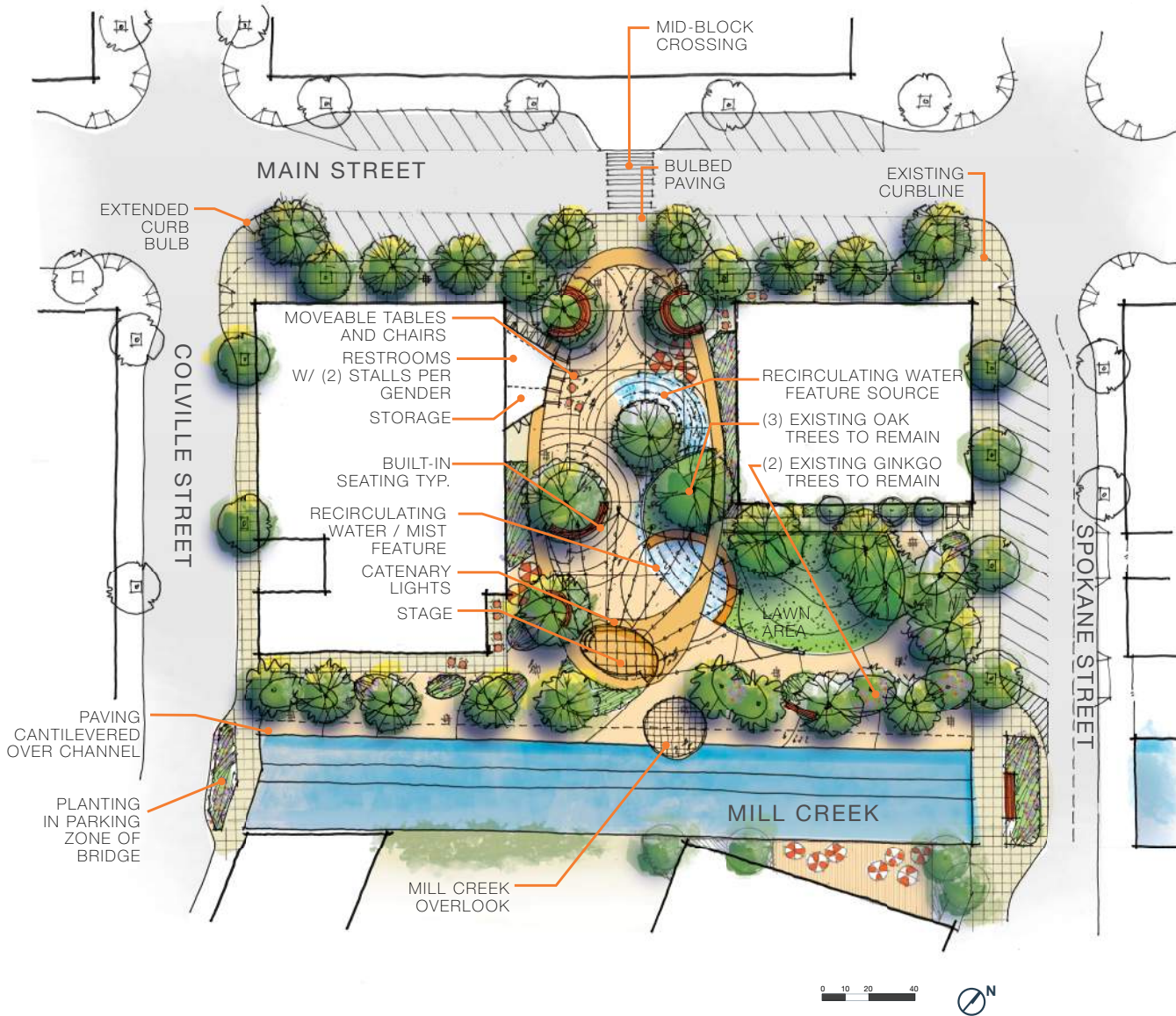
Master Plan - Water Feature / Water's Edge



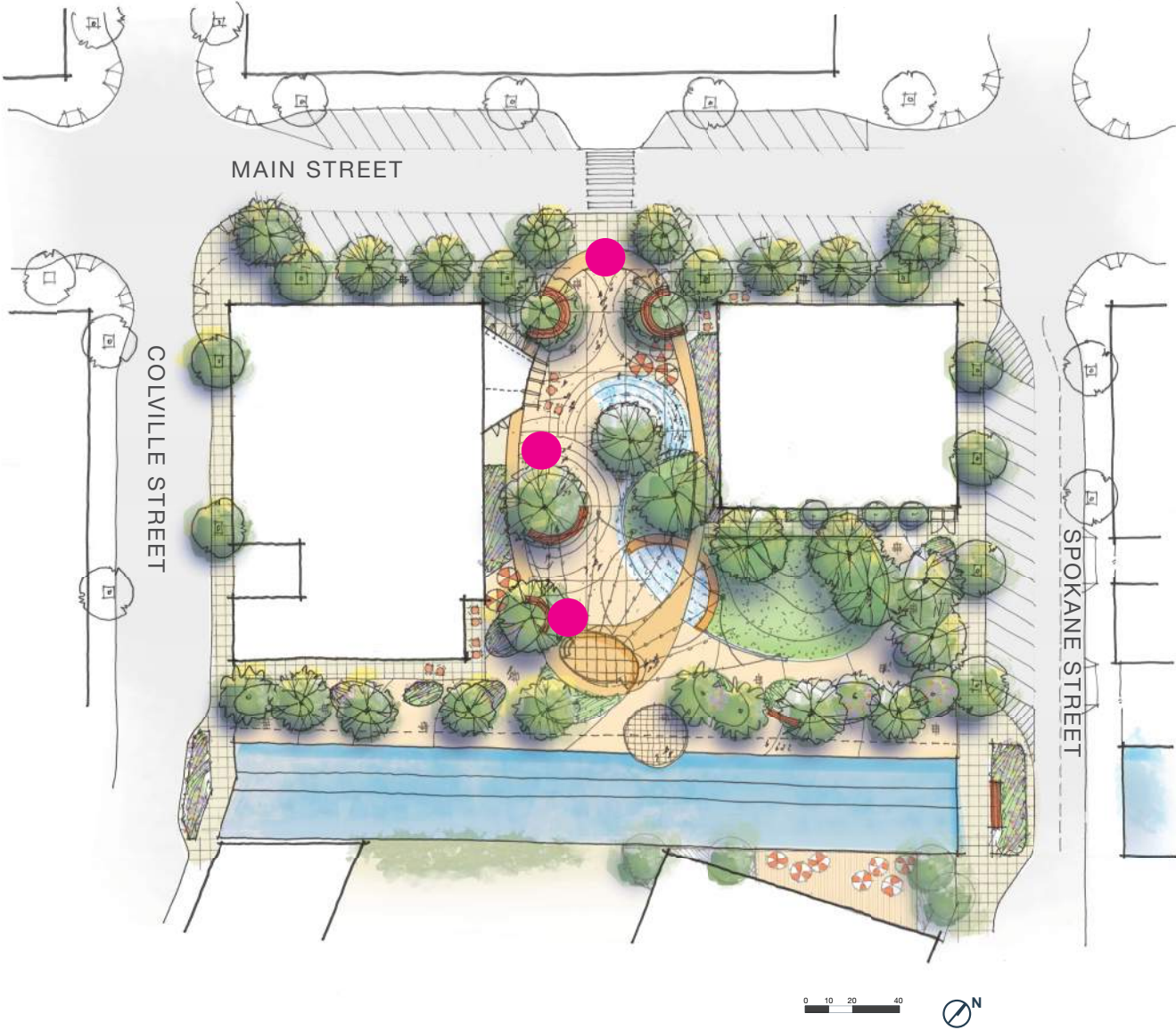
Master Plan - Site Furnishings



Master Plan - Planting / Feature Lighting / Restroom



Master Plan - Potential Christmas Tree Locations



**Estimate of Probable Cost
Oct-18
Walla Walla
17071**

SUMMARY OF PROJECTED CONSTRUCTION COSTS		
Base Site	Low Contingency	High Contingency
excluding Restroom, Water Feature and Stage Canopy	\$1,129,024.36	\$1,233,564
Restroom	\$352,123.20	\$384,727
Water Feature	\$115,117.20	\$125,776
Stage Canopy	\$75,164.76	\$82,124
Subtotal:	\$1,671,429.52	\$1,826,192
Main Street Curb Realignment		
includes all improvements shown in plan and model	\$111,147.59	\$121,439
Easement Improvements		
includes all improvements shown in plan and model	\$147,538.34	\$161,199
Mill Creek Cantilever Walkway		
Railing in Base Site, includes all other improvements shown in plan and model.	\$126,692.57	\$138,423
Curb Bulb Improvements		
Spokane Street Improvements	\$42,622.01	\$46,568
Colville Street Improvements	\$23,359.59	\$25,523

Thank you for your time!