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Waterfront Place Wine Walk at the Port of Everett: South Marina & Fisherman's Harbor

EVERETT, WA

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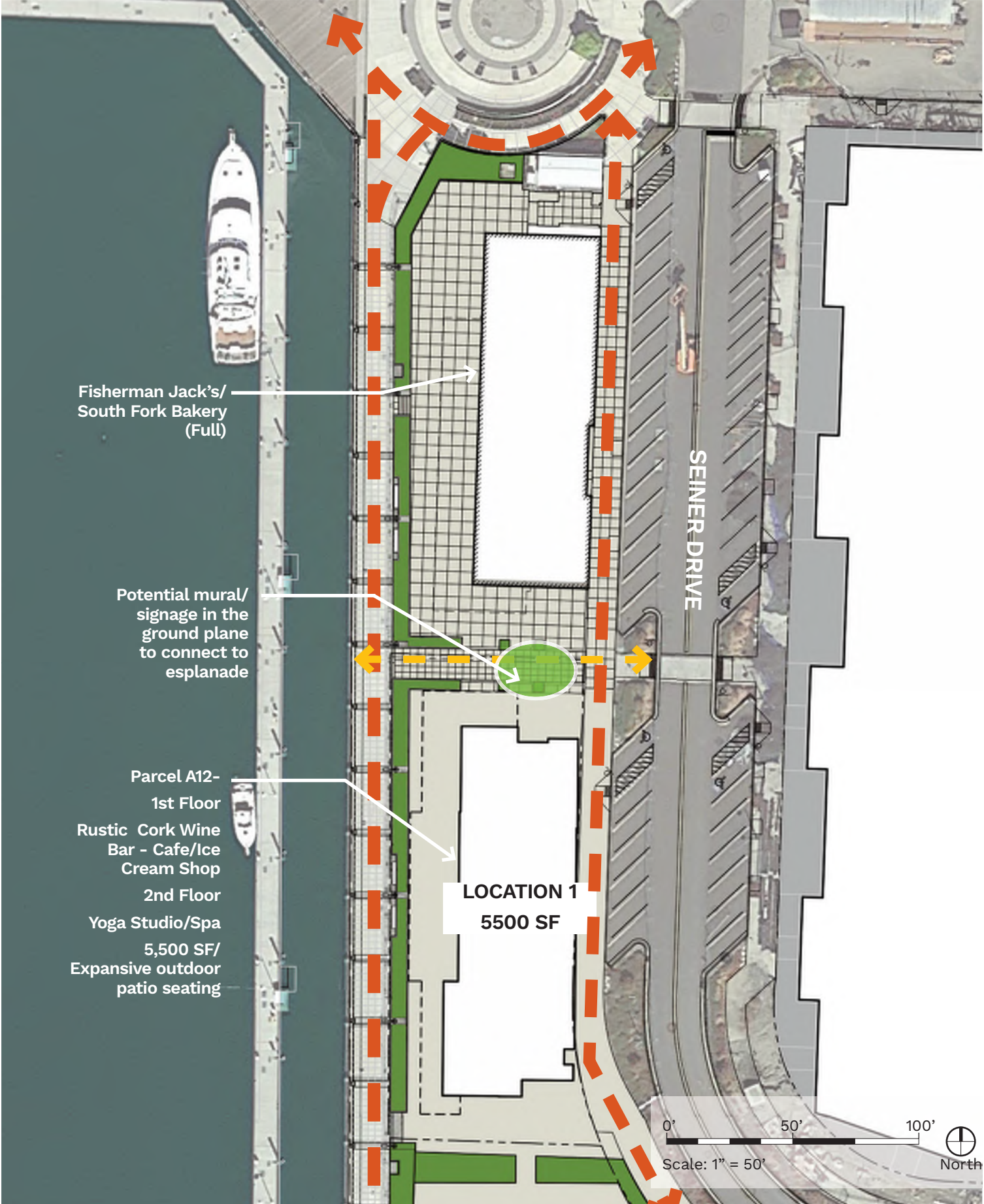
South Marina & Fisherman’s Harbor Site Plan



WATERFRONT PLACE WINE WALK AT THE PORT OF EVERETT



Fisherman’s Harbor (A8/A12): Placemaking, Experiencing the Waterfront Place Wine Walk



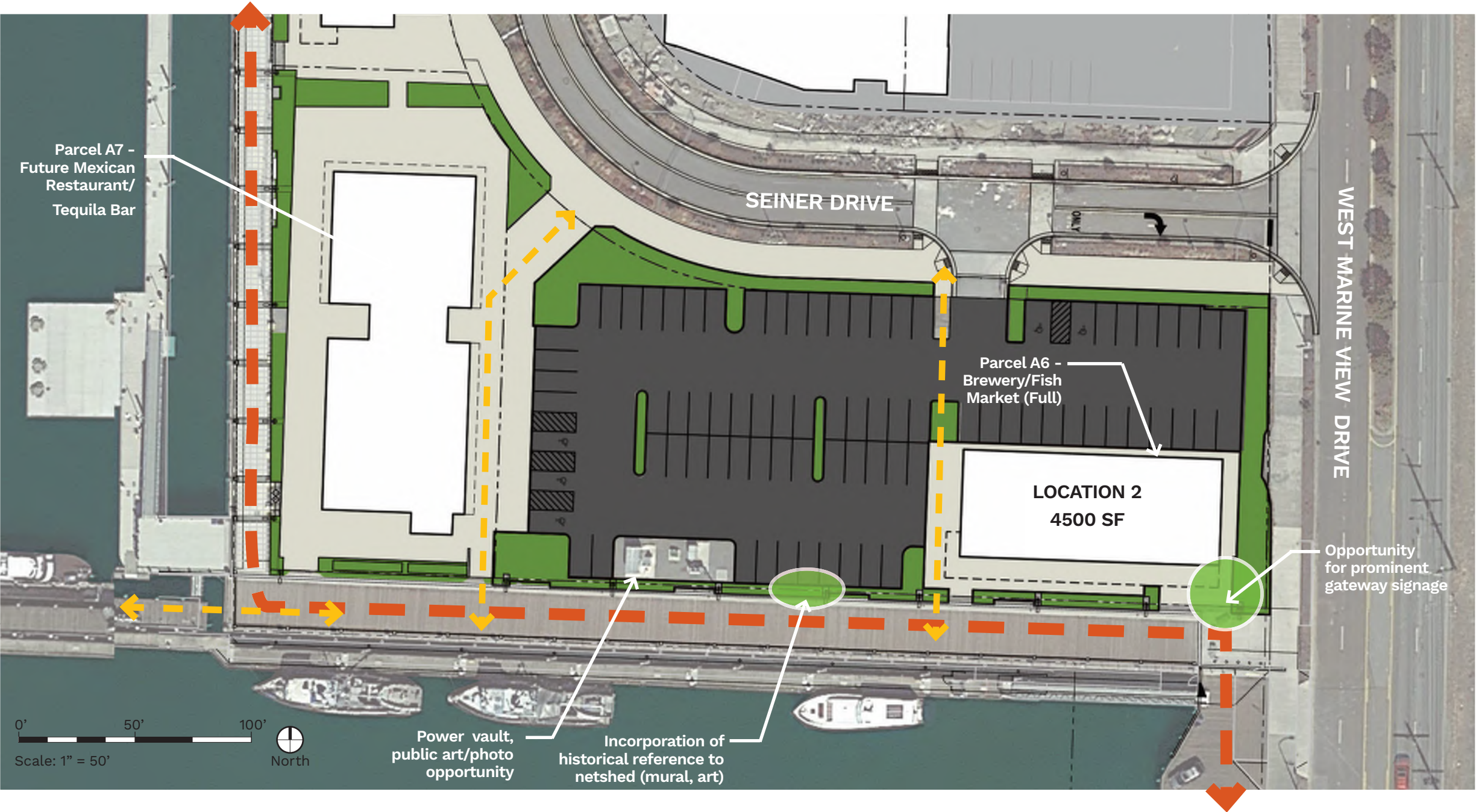
Location 1 (A12): Placemaking, Experiencing the Waterfront Place Wine Walk



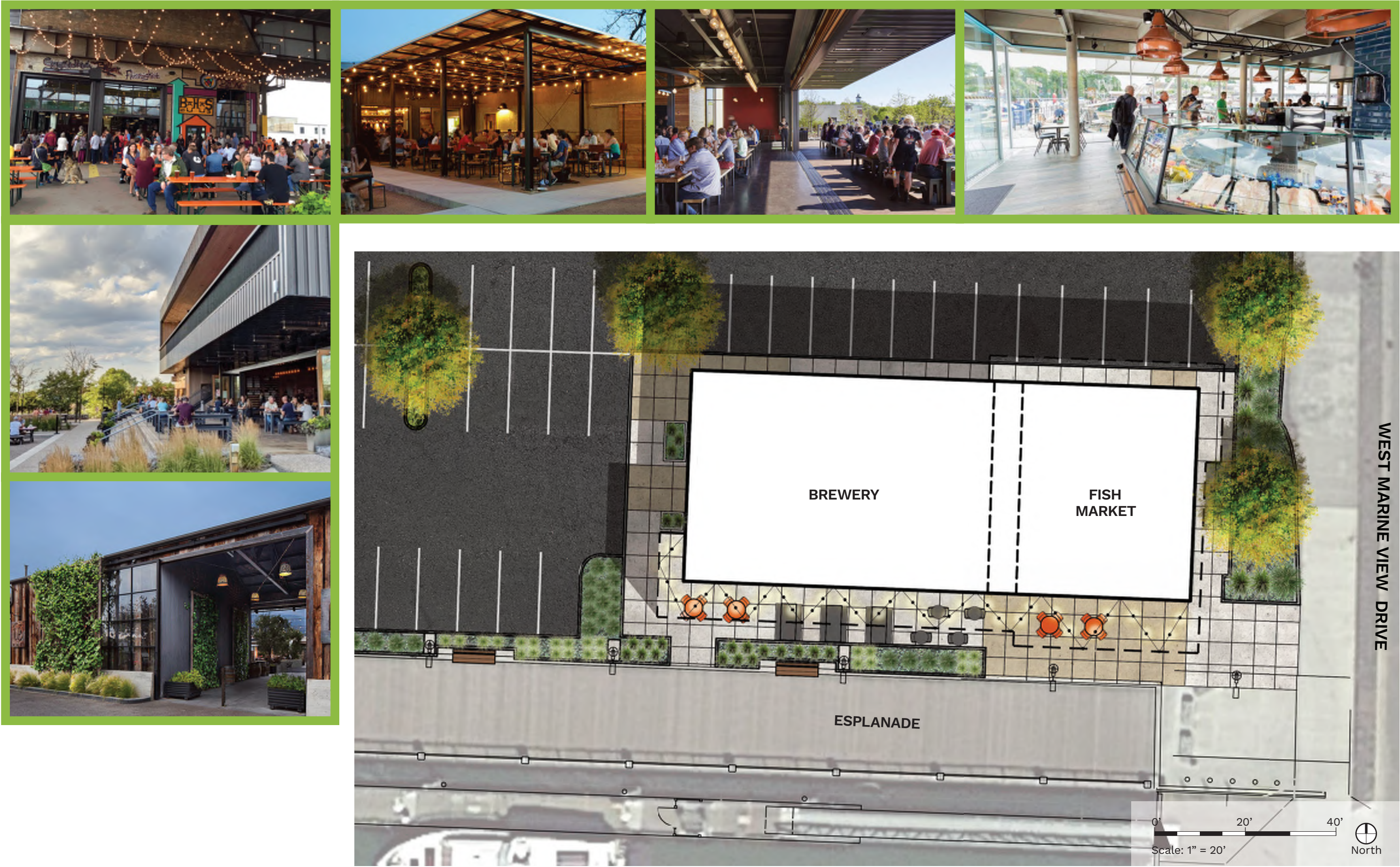
Fisherman’s Harbor (A7/A6): Placemaking, Experiencing the Waterfront Place Wine Walk



- LEGEND
- Activated Outdoor Space
 - Esplanade/Wine Walk Circulation Route
 - Preserved Marina Access/ Circulation
 - Exterior Spaces - Intermediate/'In Between' Moments/Opportunities for Historical Elements Educational Elements, Play Opportunities, 'Pause Points', etc.



Location 2 (A6): Placemaking, Experiencing the Waterfront Place Wine Walk



P.O.E. Property at Lombardi's & Inn at Port Gardner: Placemaking, Experiencing the Waterfront Place Wine Walk



LEGEND

- Activated Outdoor Space
- Esplanade/Wine Walk Circulation Route
- Preserved Marina Access/ Circulation
- Exterior Spaces - Intermediate/'In Between' Moments/Opportunities for Historical Elements Educational Elements, Play Opportunitites, 'Pause Points', etc.



P.O.E. Property at Lombardi's & Inn at Port Gardner: Placemaking, Experiencing the Waterfront Place Wine Walk

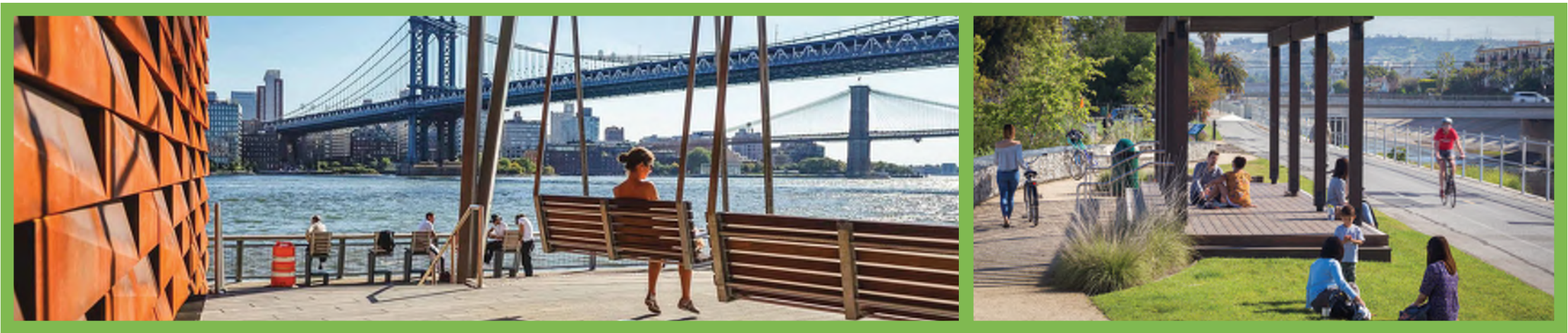


South Marina East: Placemaking, Experiential Nodes Along Esplanade



LEGEND

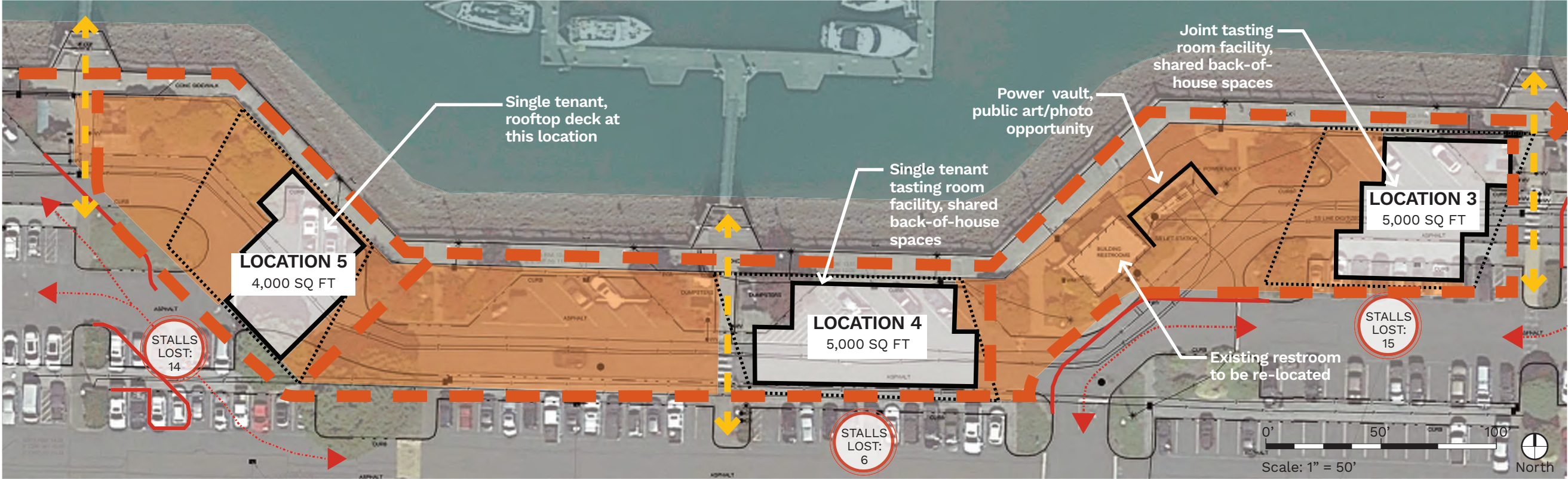
- Exterior Spaces - Intermediate/'In Between' Moments/Opportunities for Historical Elements Educational Elements, Play
- Opportunities, 'Pause Points', etc.
- Potential Parking/Curb Revisions
- Esplanade/Wine Walk Circulation Route
- Preserved Marina Access/Circulation



South Marina Central: Placemaking, Experiencing the Waterfront Place Wine Walk



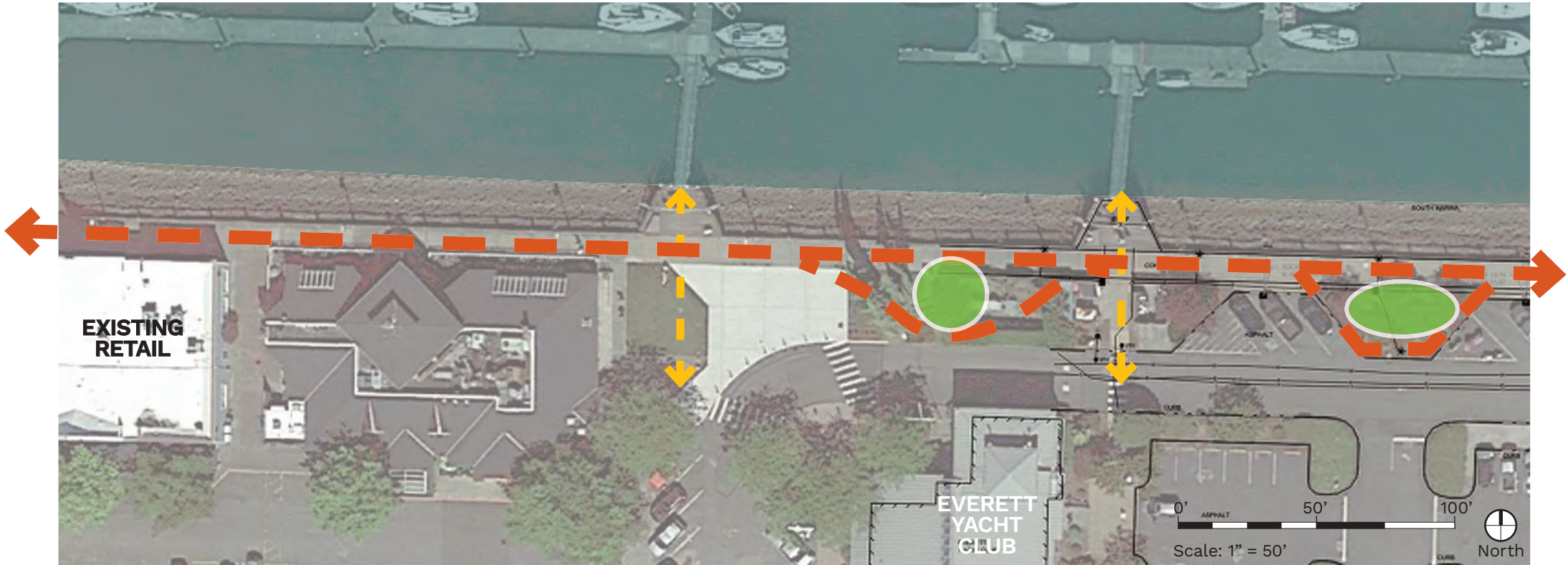
- LEGEND
- Activated Outdoor Space
 - Potential Parking/Curb Revisions
 - Esplanade/Wine Walk Circulation Route
 - Preserved Marina Access Circulation



South Marina Central: Experiencing the Waterfront Place Wine Walk



South Marina West: Placemaking, Experiential Nodes Along Esplanade



- LEGEND
- Exterior Spaces - Intermediate/'In Between' Moments/Opportunities for Historical Elements Educational Elements, Play Opportunities, 'Pause Points', etc.
 - Esplanade/Wine Walk Circulation Route
 - Preserved Marina Access/Circulation

Aesthetics & Attitude – Architecture & Interiors



Expressed Structure & Covered Outdoor



Blending the Interior & Exterior



Simple Form



Covered Outdoor Seating



Standing Seam Room & Siding



Panelized Siding



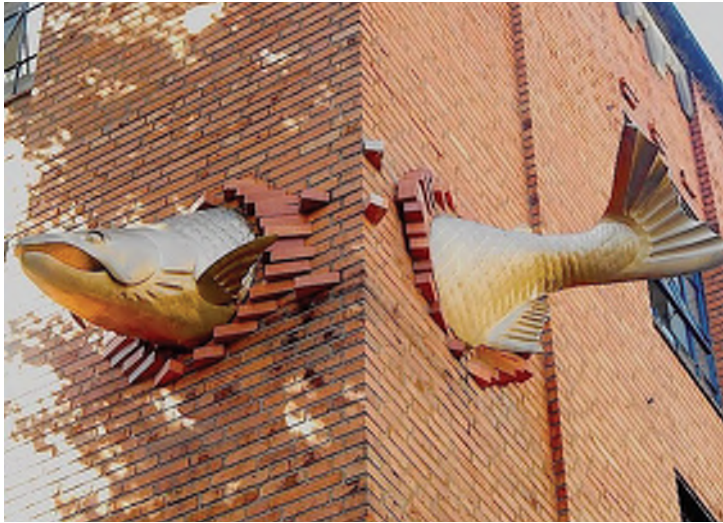
Deep Overhang



Framed View



Bold Graphics



Elevator Tower



Fisherman's Market

Materials



COLOR AND MATERIAL PALETTE

1

Roofing Options

2

Panel Siding Options

3

Simulated Wood Siding Options:

4


Aluminum Storefront

5

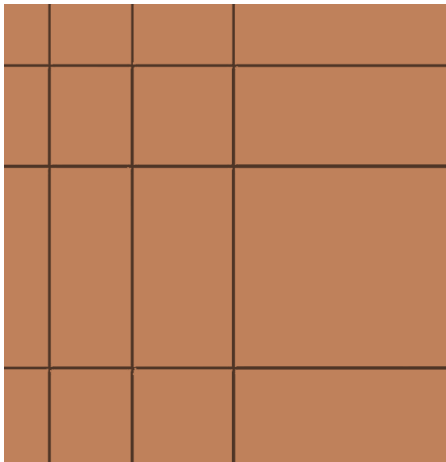
Paint

6

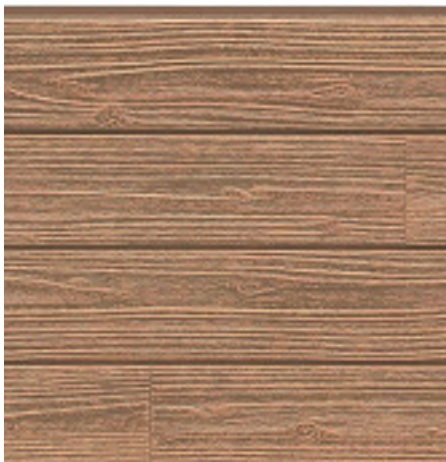
Soffit Options



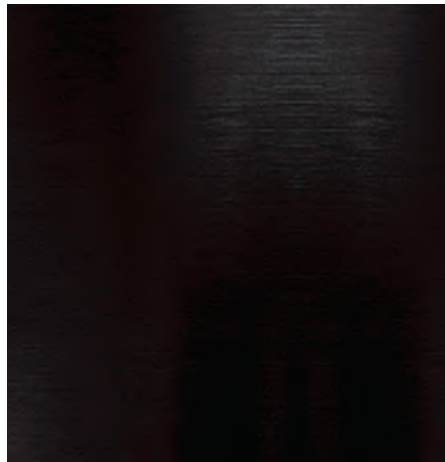
Standing Seam Roof Dark Gray



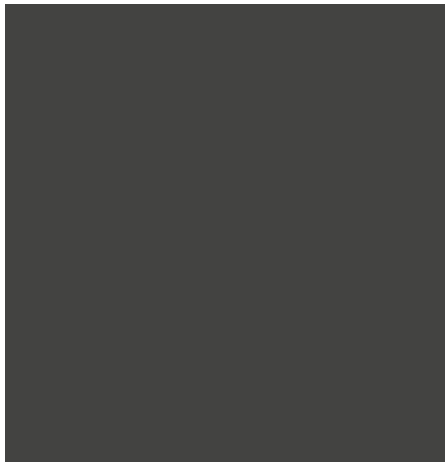
Fiber Cement Panel (Hardi)




Phenolic Panel (Trespa)




Black




Sherwin Williams SW7069 Iron Ore




T&G Cedar




Weathered Cedar Shingles




Phenolic Panel (Trespa)




Fiber Cement Lap (Ceraclad)



Galvanized Steel

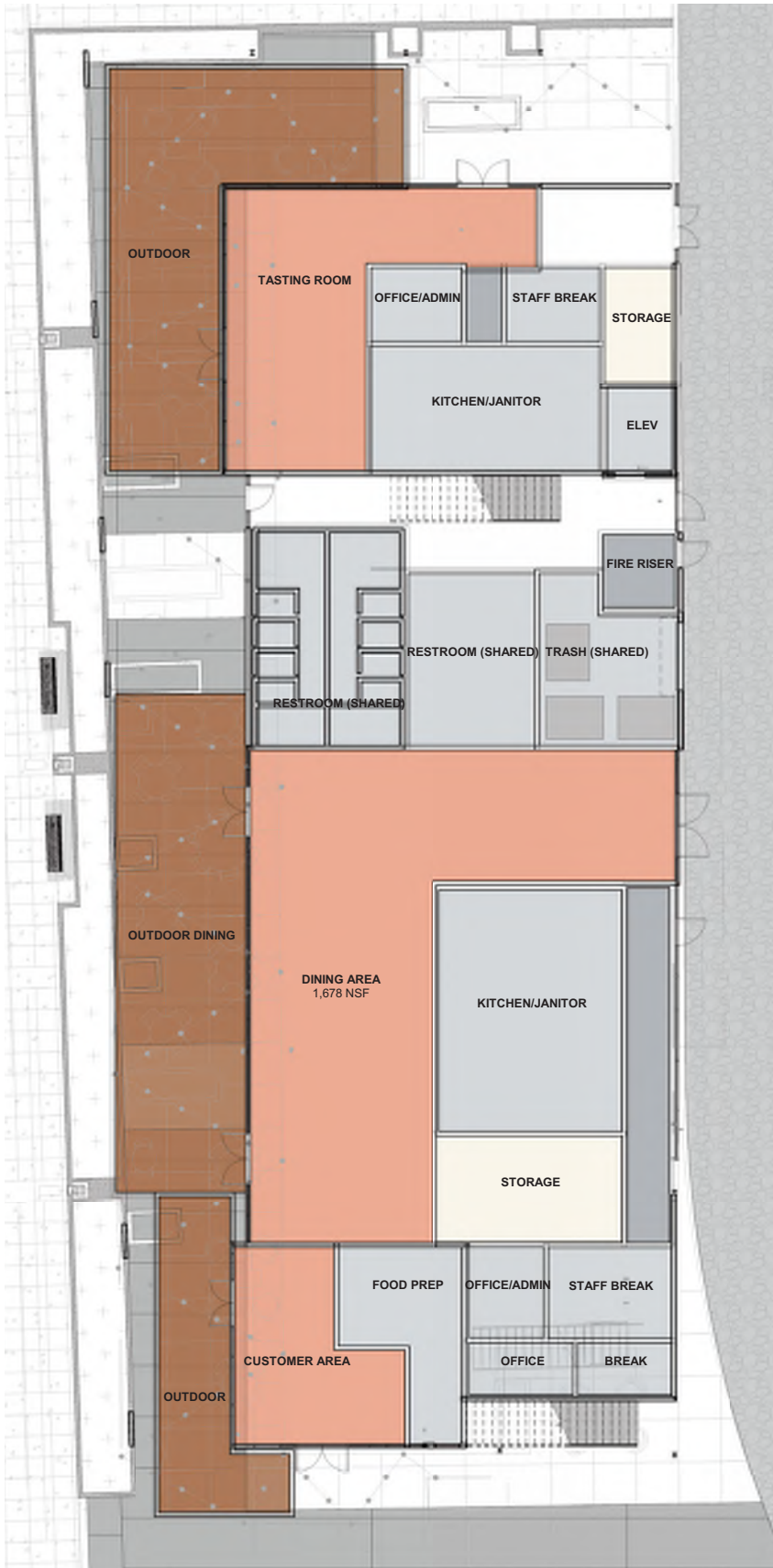


Corrugated Steel

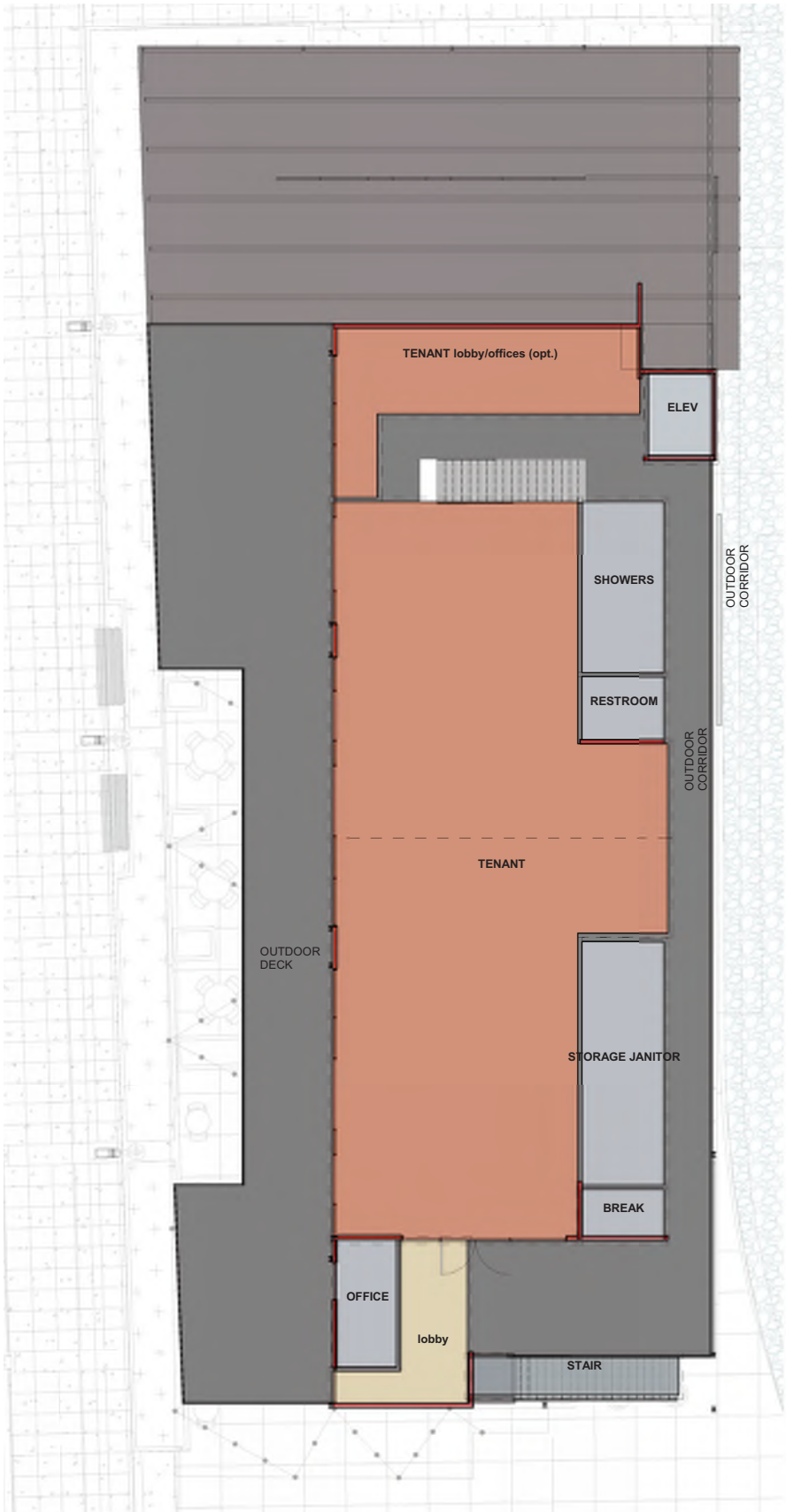


Corten Steel

Fisherman’s Harbor - Building 1 - A12



BUILDING 1 - A12 - LEVEL 1 - FLOOR PLAN DIAGRAM



BUILDING 1 - A12 - LEVEL 2 - FLOOR PLAN DIAGRAM



Fisherman’s Harbor – Building 1 – A12



Building 1 - A12 NE Corner

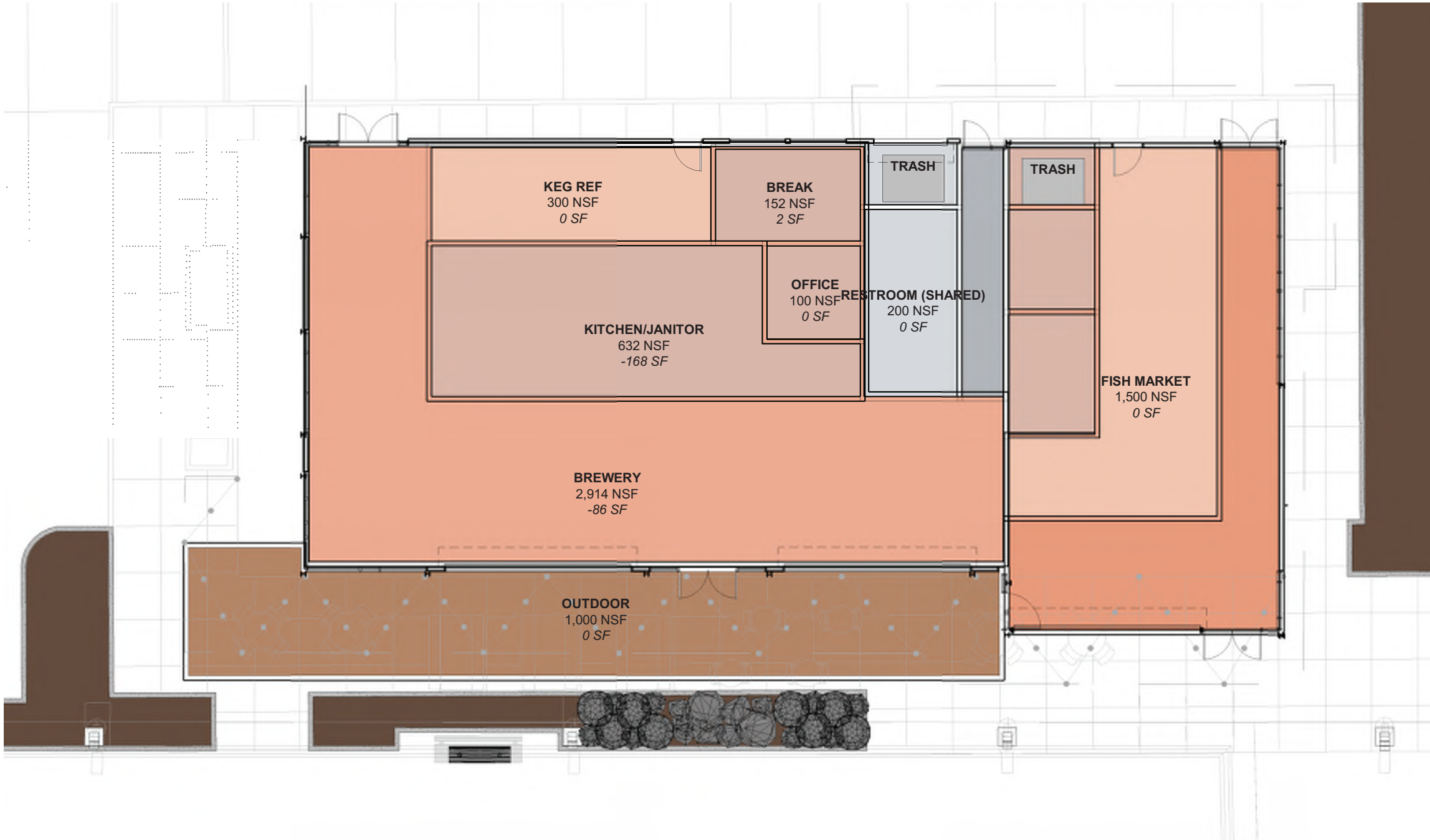


Building 1 - A12 SW Corner



Building 1 - A12 NW Corner

Fisherman’s Harbor – Building 2 – A6



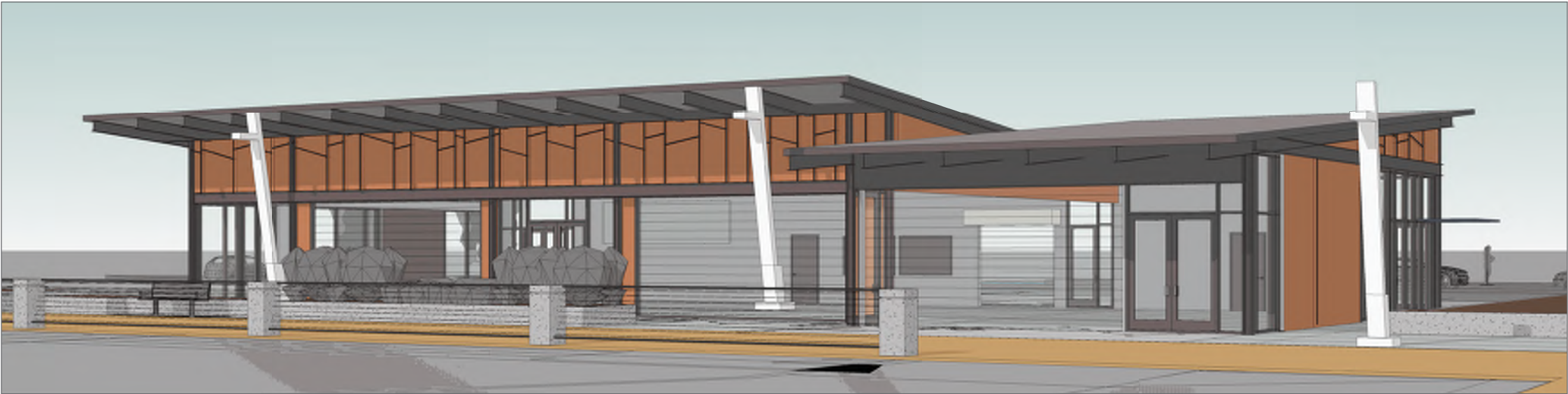
BUILDING 2 - A6 - FLOOR PLAN DIAGRAM



Fisherman’s Harbor – Building 2 – A6



Building 3 NW

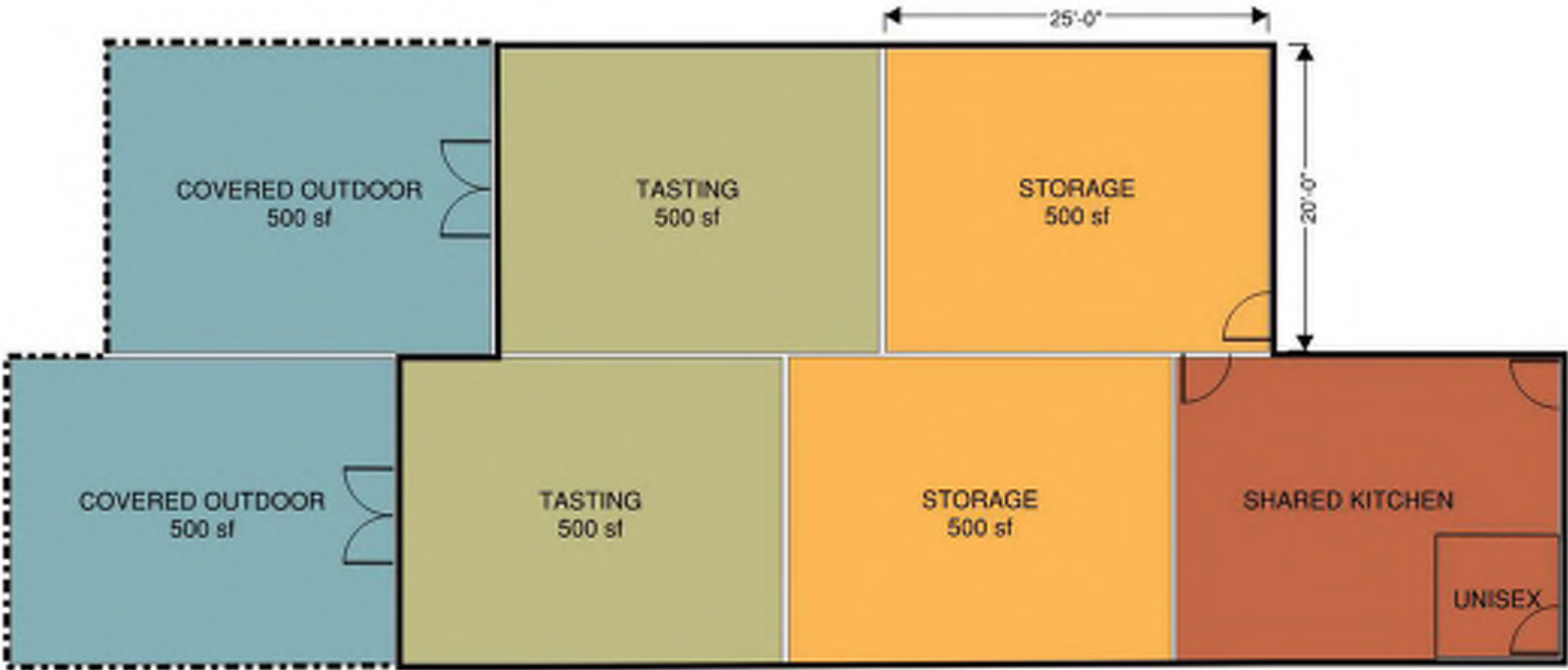


Building 3 NW



Building 3 NW

South Marina - Building 3



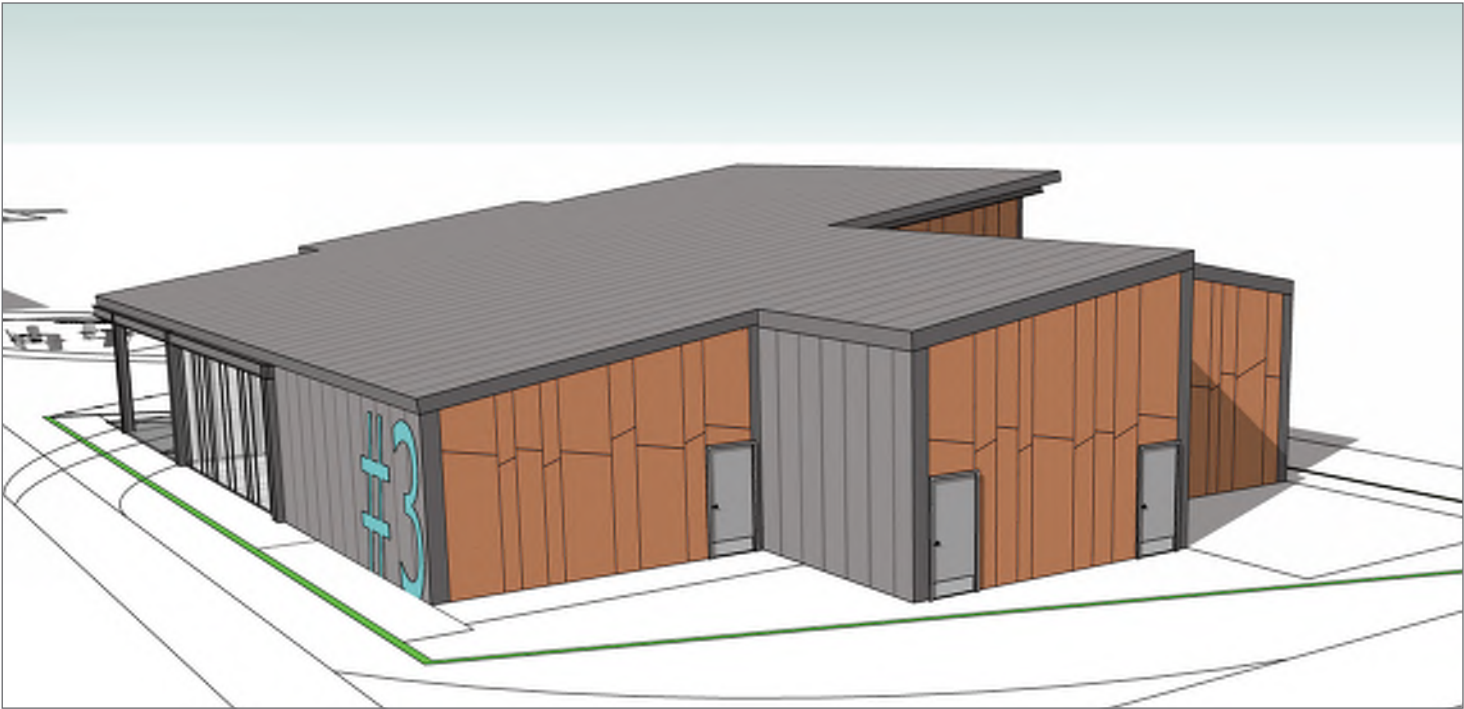
BUILDING #3 FLOOR PLAN DIAGRAM



South Marina - Building 3



Building 3 NW

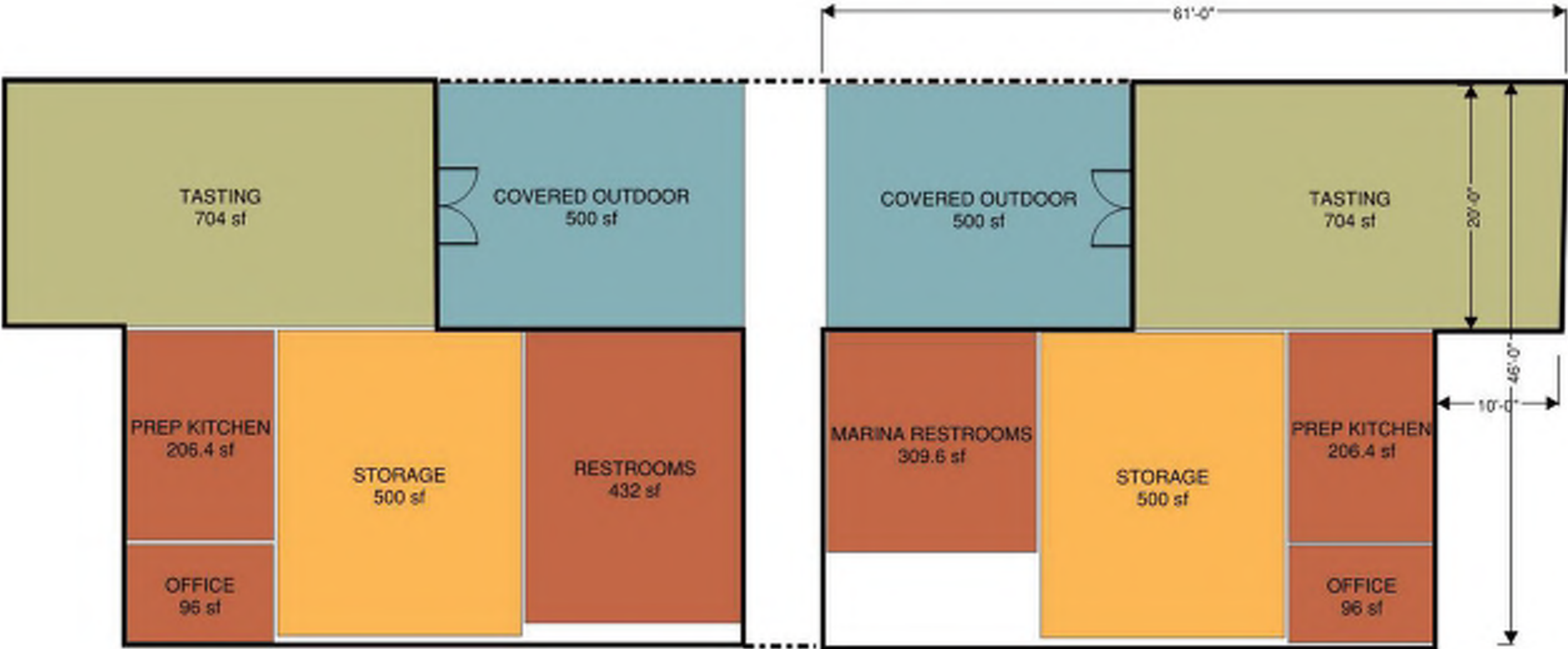


Building 3 SE



Building 3 W

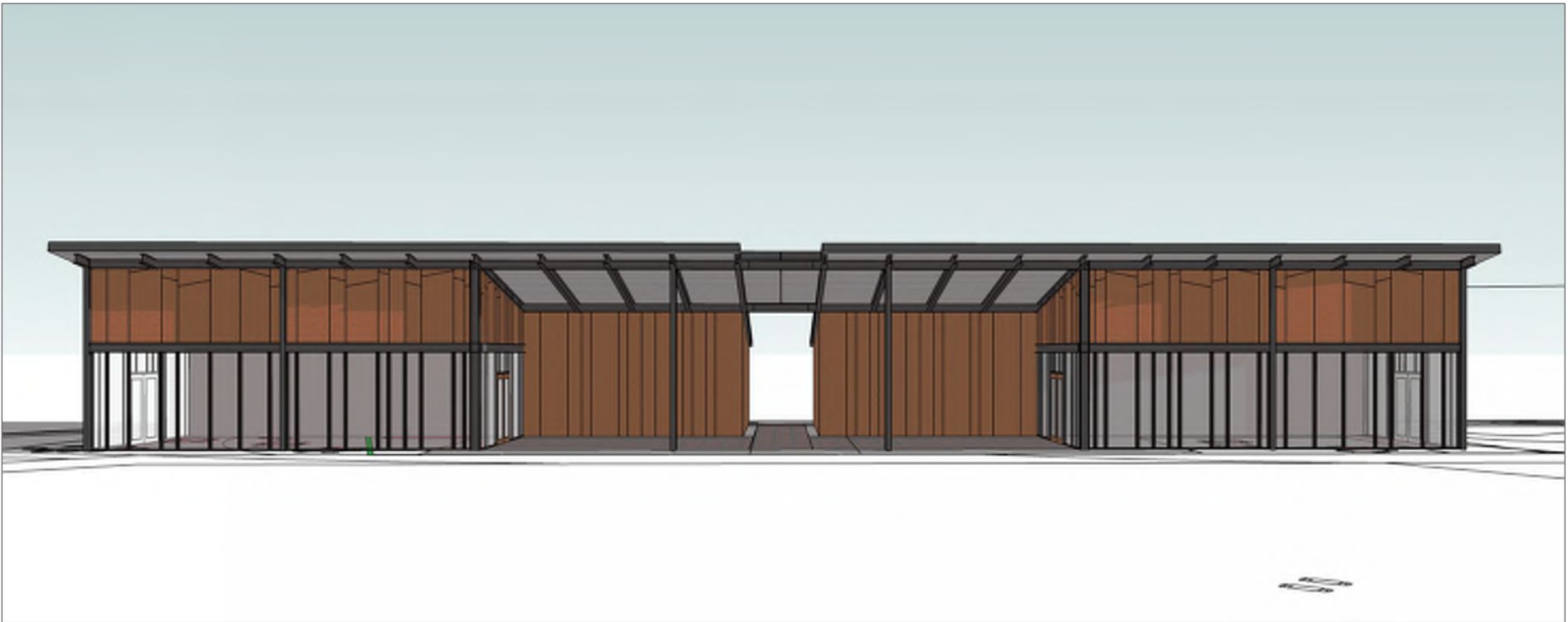
South Marina - Building 4



BUILDING #4 FLOOR PLAN DIAGRAM



South Marina - Building 4

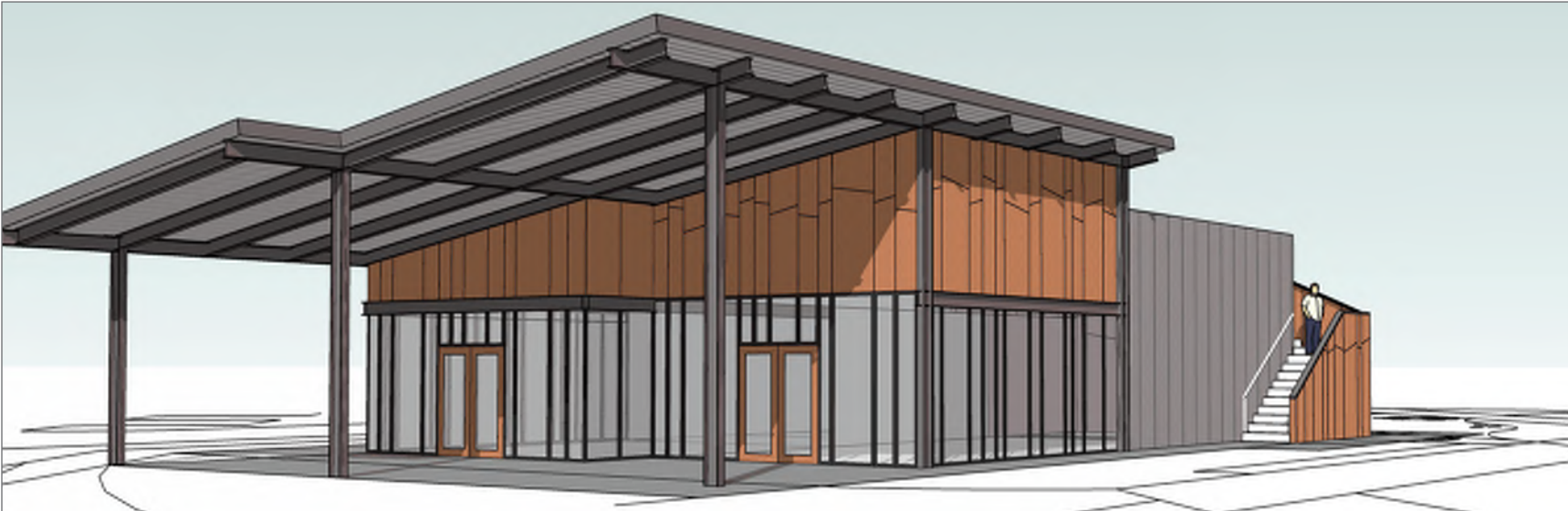


Building 4 N

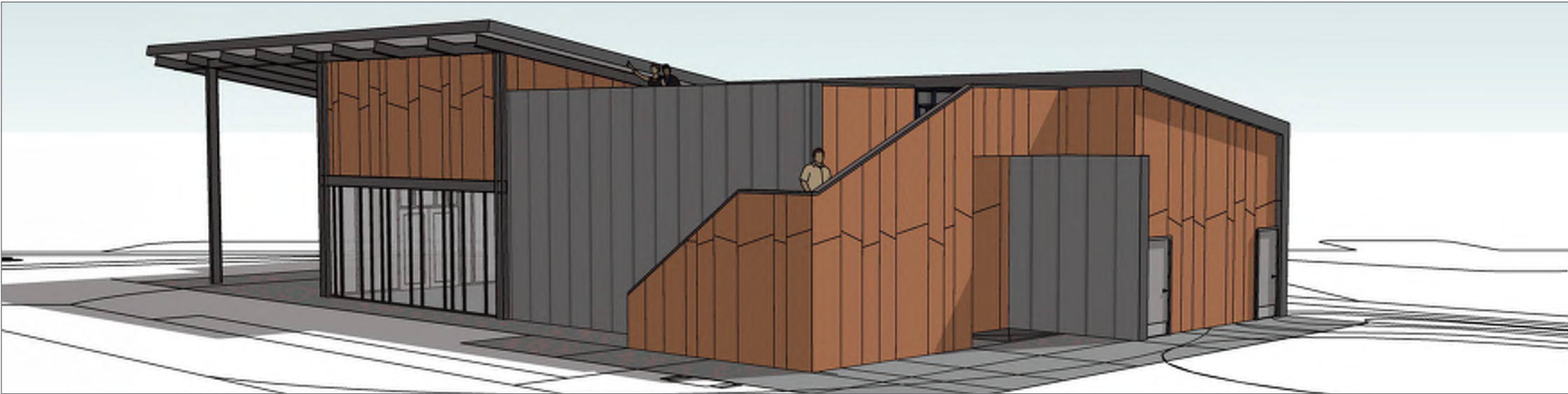


Building 4 NW

South Marina - Building 5



Building 3 NE Corner



Building 3 NW Corner



Building 3 SE Corner

Rendering View Options



Code Summary



BLDG 1 (A12)		REQUIRED/PROVIDE	
		MALE	FEMALE
WATER CLOSETS		4	4
LAVATORIES		2	2
TOTAL OCCUPANTS	494 OCC		

BLDG 2 (A6)		REQUIRED/PROVIDE	
		MALE	FEMALE
WATER CLOSETS		1	1
LAVATORIES		1	1
TOTAL OCCUPANTS	141 OCC		

BLDG 3 (South Marina)		REQUIRED		PROVIDE
		MALE	FEMALE	UNISEX
WATER CLOSETS		1	1	1
LAVATORIES		1	1	1
TOTAL OCCUPANTS	109 OCC			

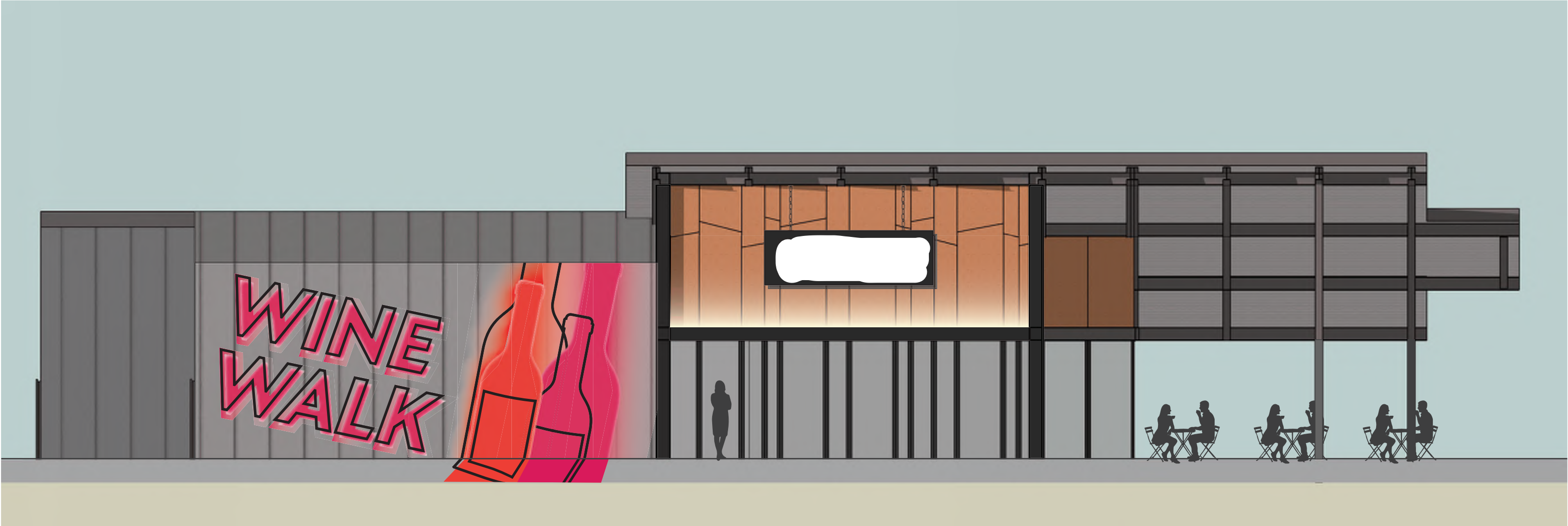
BLDG 4 (South Marina)		REQUIRED		PROVIDE	
SHARED RESTROOMS		MALE	FEMALE	MALE	FEMALE
WATER CLOSETS		2	2	3 WC, 1 URINAL	4
LAVATORIES		2	2	3	3

MARINA RESTROOMS (Displaced Restrooms)		MALE	FEMALE	MALE	FEMALE
WATER CLOSETS		1 WC, 1 URINAL	1	1 WC, 1 URINAL	1
LAVATORIES		2	2	2	2
TOTAL OCCUPANTS	102 OCC				

BLDG 5 (South Marina)		REQUIRED		PROVIDE
		MALE	FEMALE	UNISEX
WATER CLOSETS		2	2	1
LAVATORIES		1	1	1
TOTAL OCCUPANTS	116 OCC			

Experiential Graphic Design - South Marina Building 3

DESIGN INTENT



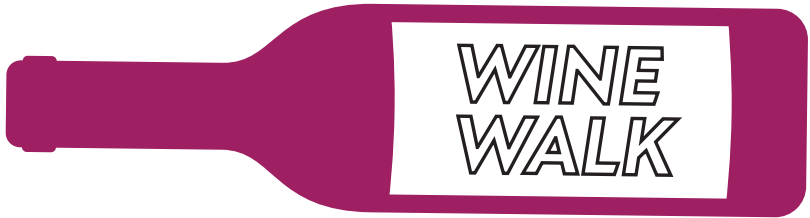
Experiential Graphic Design - South Marina Building 4

DESIGN INTENT



Experiential Graphic Design - Wayfinding System

DESIGN INTENT



WINE WALK

