



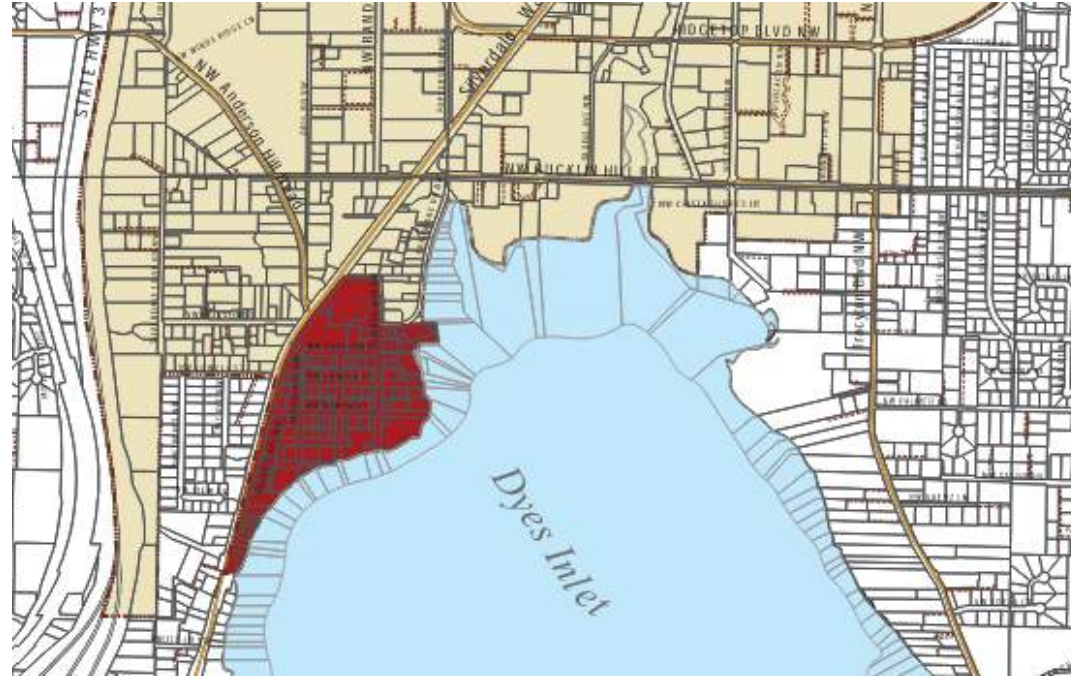
PORT OF SILVERDALE

WATERFRONT

CENTER

CONCEPT DESIGN PRELIMINARY REVIEW

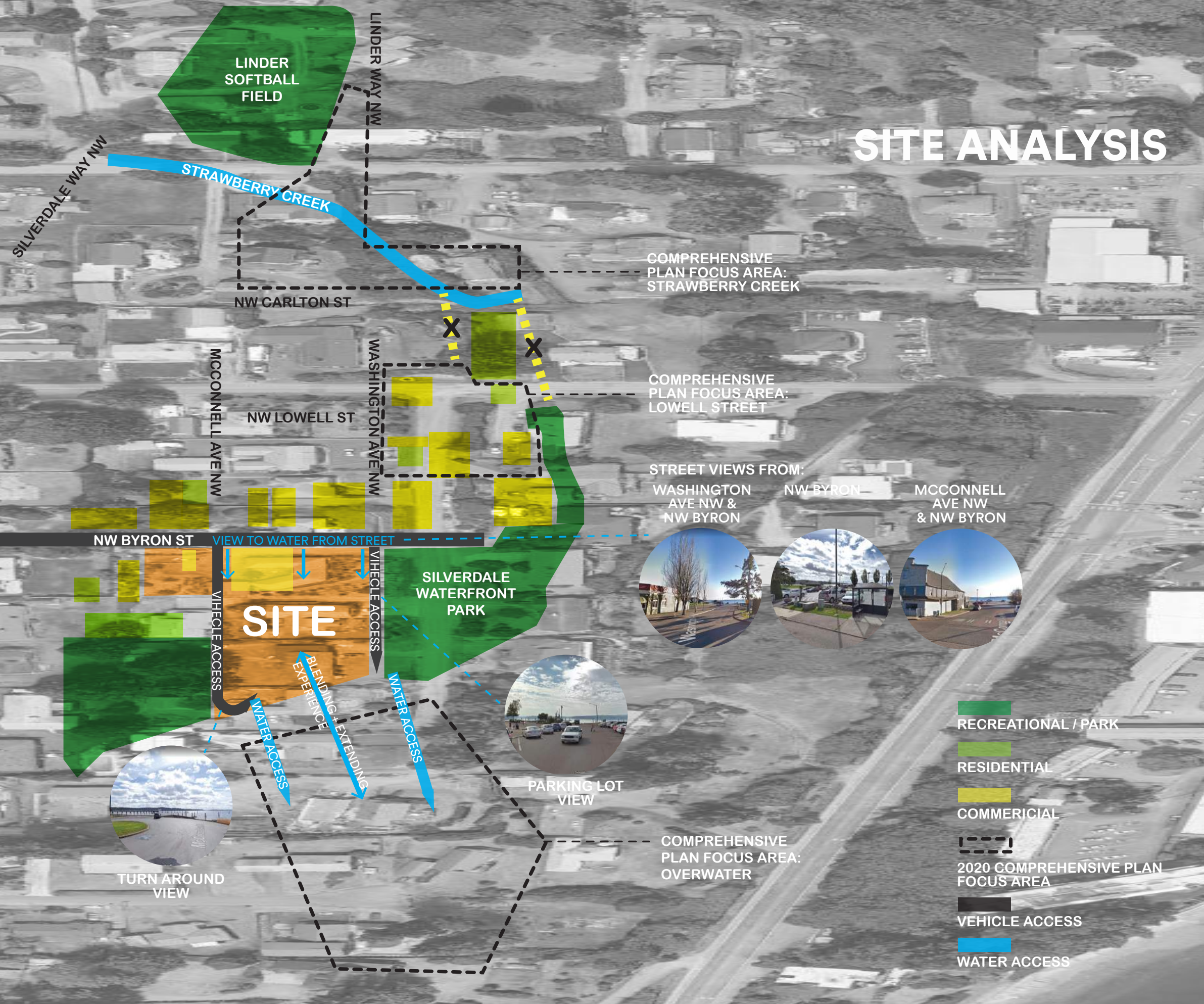
JUNE 25TH 2021



PORT OF SILVERDALE

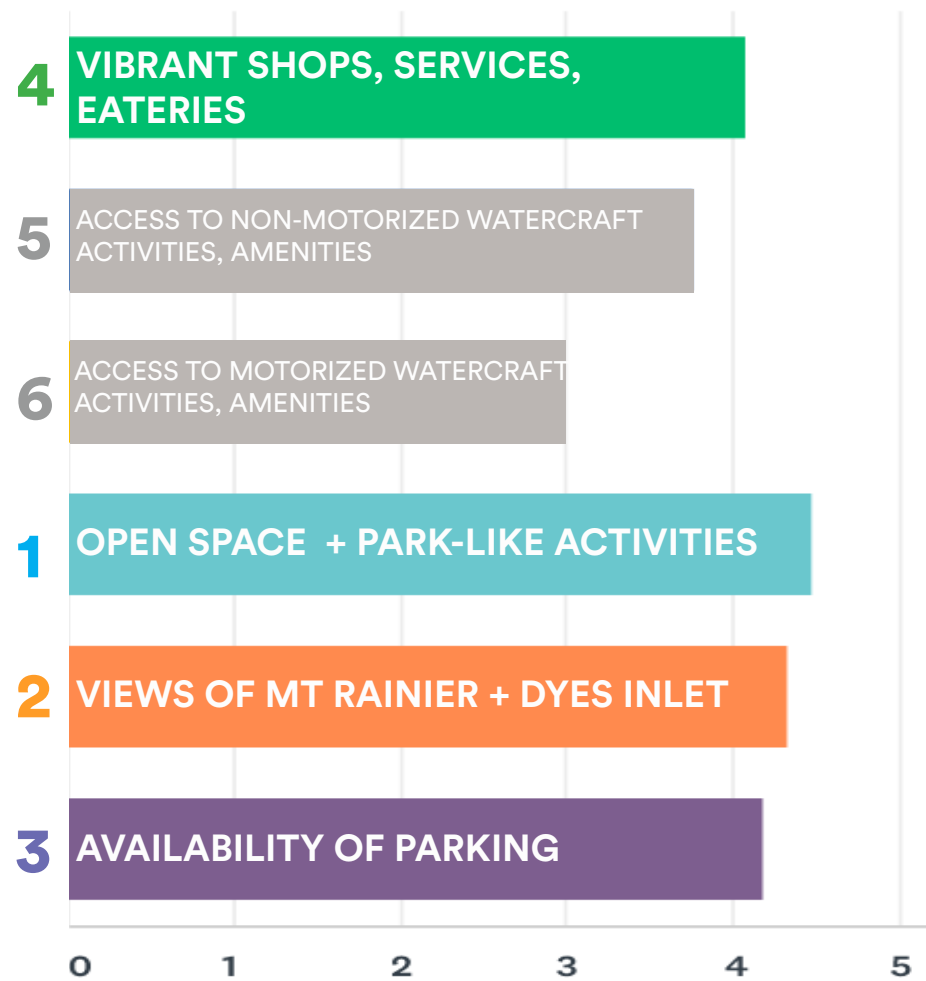


SITE ANALYSIS

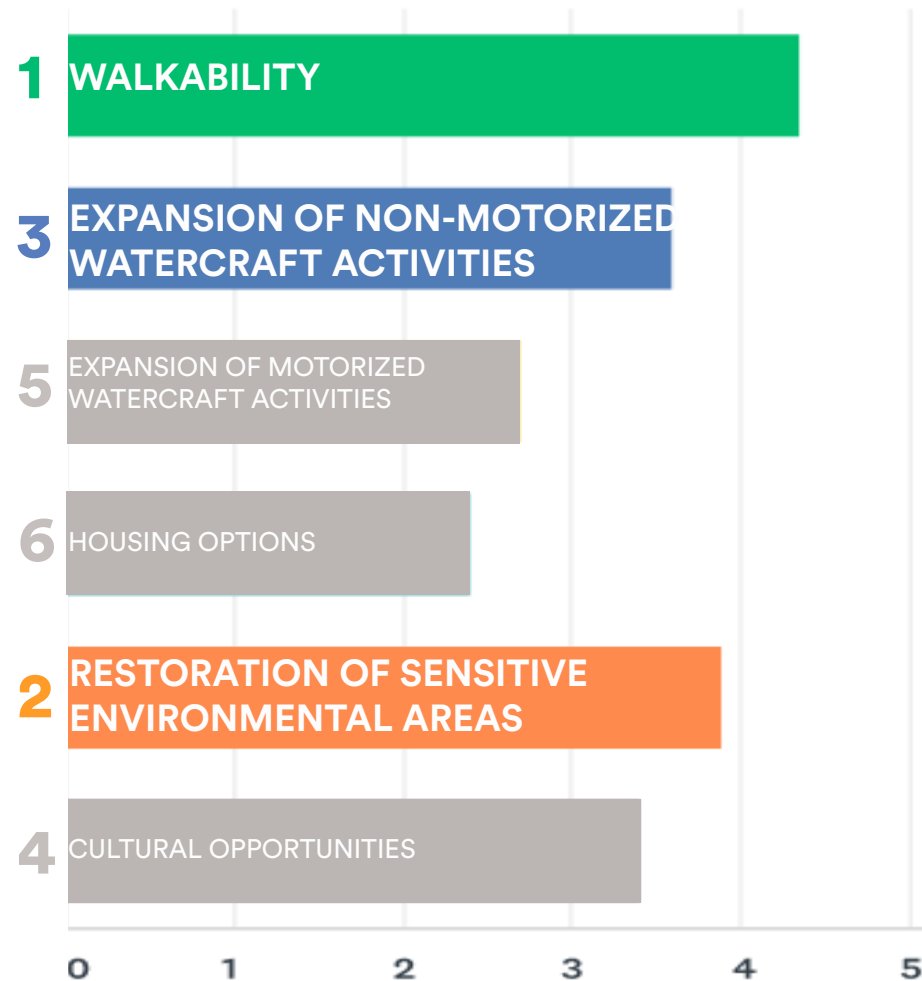


SELECTED SURVEY RESULTS

MOST VALUABLE ABOUT THE OLD TOWN SILVERDALE WATERFRONT AREA?



IDEAS FOR IMPROVEMENTS?



BEST USES FOR THE OLD TOWN SILVERDALE WATERFRONT?



- PORT OF SILVERDALE 2020 COMPREHENSIVE PLAN JAN.2020 - APPENDIX E: OLD TOWN WATERFRONT PUBLIC SURVEY RESULTS

GOALS



VIEWS TO WATER



REINFORCE OLD TOWN



**SUPPORT FOR
WATER ACTIVITIES**

PROGRAM

COMUNITY LIVING ROOM = 4,000 SF

CLASSROOM
(750 SF, 30 people)

MEETING / INDOOR EVENT
(1,000 SF, 100 people)

RESTROOMS (600 SF)

COMMERCIAL KITCHEN
(750 SF)

CATERING GEAR STORAGE
(150 SF)

ELEV. / STAIR (200 SF)

ENTRANCE (200 SF)

STORAGE (150 SF)

JANITORS CLOSET (40 SF)

ELECTRICAL ROOM (60 SF)

MECHANICAL ROOM (100 SF)

BOATING CENTER = 6,700 SF

WATERCRAFT STORAGE,
ROWING (1,500 SF)

WATERCRAFT STORAGE,
SAILING, SAIL DRYING
(1,000 SF)

ERG TRAINING
(500 SF, 7-10 ERG MACHINES)

BOAT REPAIR / SHOP SPACE (800
SF)

OAR STORAGE (100 SF)

CLASSROOM / MEETING
SPACE (750 SF)

CHANGING FACILITIES /
RESTROOMS (850 SF)

SAILING PROGRAM
STORAGE (400 SF)

ROWING PROGRAM
STORAGE (400 SF)

ELEV / STAIR (200 SF)

JANITORS CLOSET (40 SF)

ELECTRICAL ROOM (60 SF)

MECHANICAL ROOM (100 SF)

WETABLE PROTECTED AREA
(+/- 1,500 SF, OUTDOOR / COVERED)

PUMP HOUSE / AMENITY BUILDING = 1,900 SF

PUMP STATION (1,200 SF, 24' X 50')

JANITORS CLOSET (40 SF)

ELECTRICAL ROOM (60 SF)

PLUG-IN CONCESSIONS
SPACE (400 SF)

ELEV / STAIR (200 SF)

ROOF TOP OBSERVATION
DECK (+/- 1,900 SF, OUTDOOR)

NOTE: FOR OPTIONS 4 AND 5
COMMUNITY LIVING ROOM SCOPE
IS ADDED TO PUMP HOUSE /
AMENITY BUILDING, RESULTING
IN A **5,900 SF** COMBINED
STRUCTURE

OPTION 1: DO MORE WITH LESS

- All buildings are located to allow views to water. Locate building to maximize views to the water
- New buildings reuse existing building site
- Preserve and enhance current green space.
- Building locations take into consideration of the sea level rise.



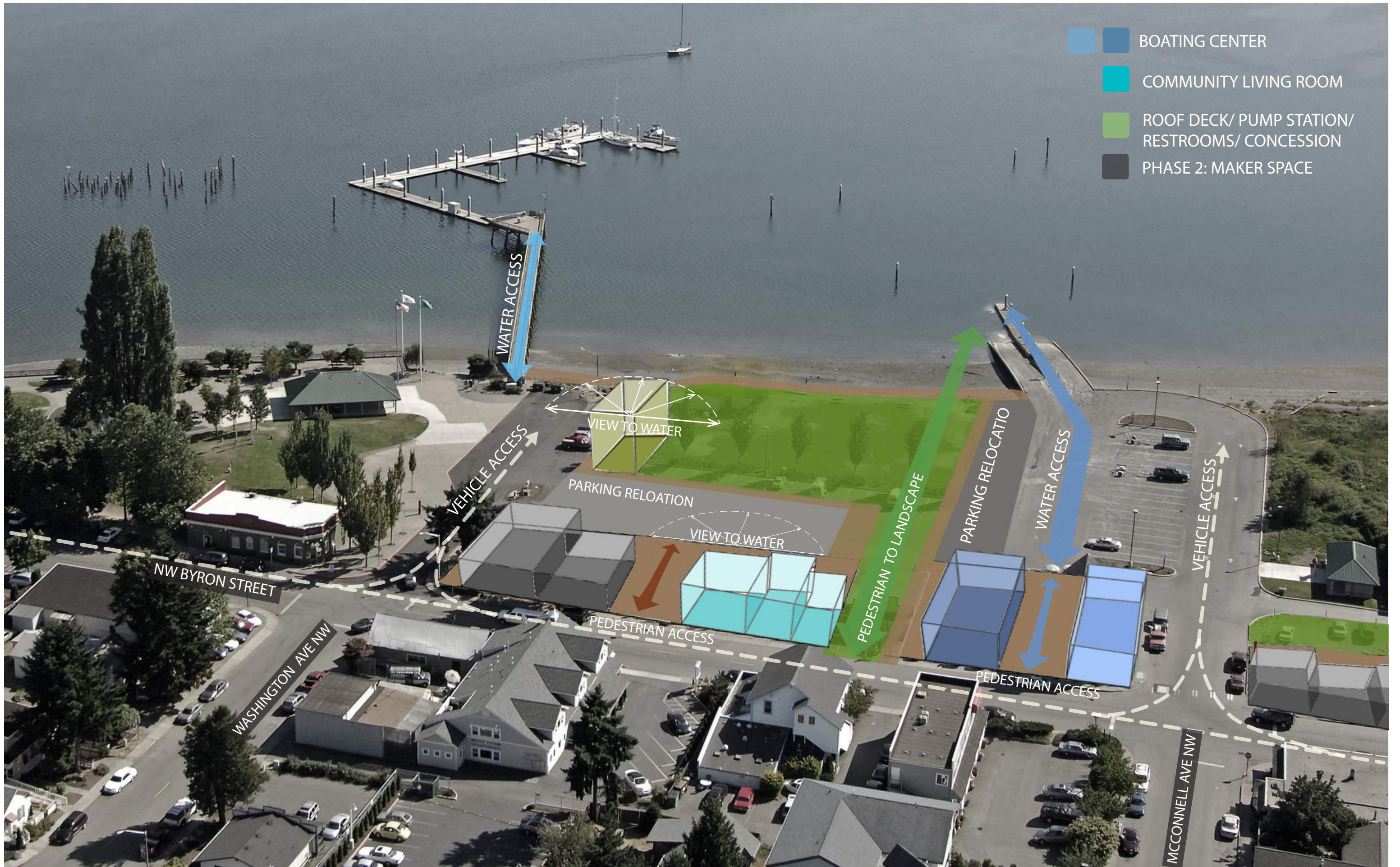


- BOATING CENTER
- COMMUNITY LIVING ROOM
- ROOF DECK/ PUMP STATION/
RESTROOMS/ CONCESSION
- PHASE 2: MAKER SPACE

OPTION 2: REINFORCE OLD TOWN

- Outer building edges align with street while inner building edges angle towards water. The water facing edge is maximized.
- Building layout echoing and reinforcing the old town grid.
- Extending green field and landscape to the street, encouraging pedestrian access
- Future phases incorporating maker spaces, create opportunities for future revenue generation.

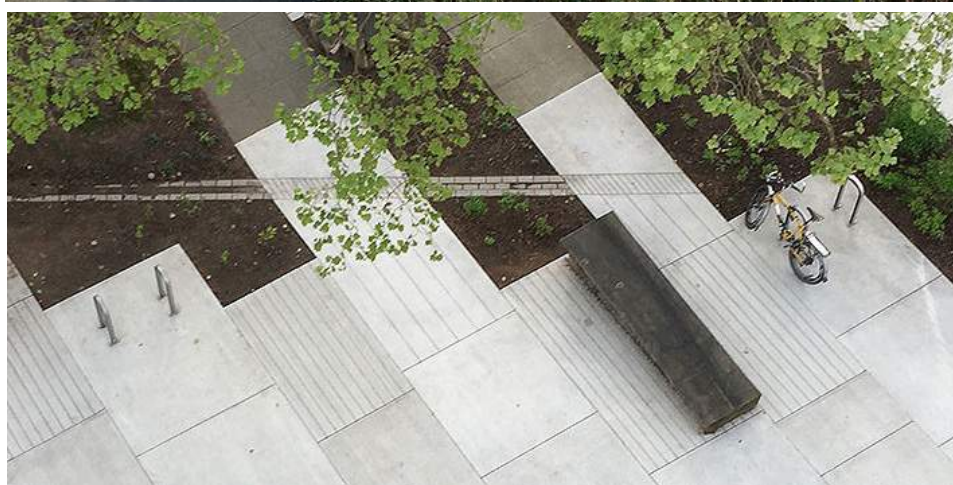




- BOATING CENTER
- COMMUNITY LIVING ROOM
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- PHASE 2: MAKER SPACE

OPTION 3: MIN. BUILDING MAX LANDSCAPE

- Maximize recreation area and opportunities to view and interact with the water and landscape.
- Reuse existing building site. Reinforce street corner.
- Extend green field and landscape to street front, and maximize pedestrian access to waterfront through landscape.



- BOATING CENTER
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- ROOF DECK/ PUMP STATION/ RESTROOMS/ CONCESSION
- PHASE 2: MAKER SPACE

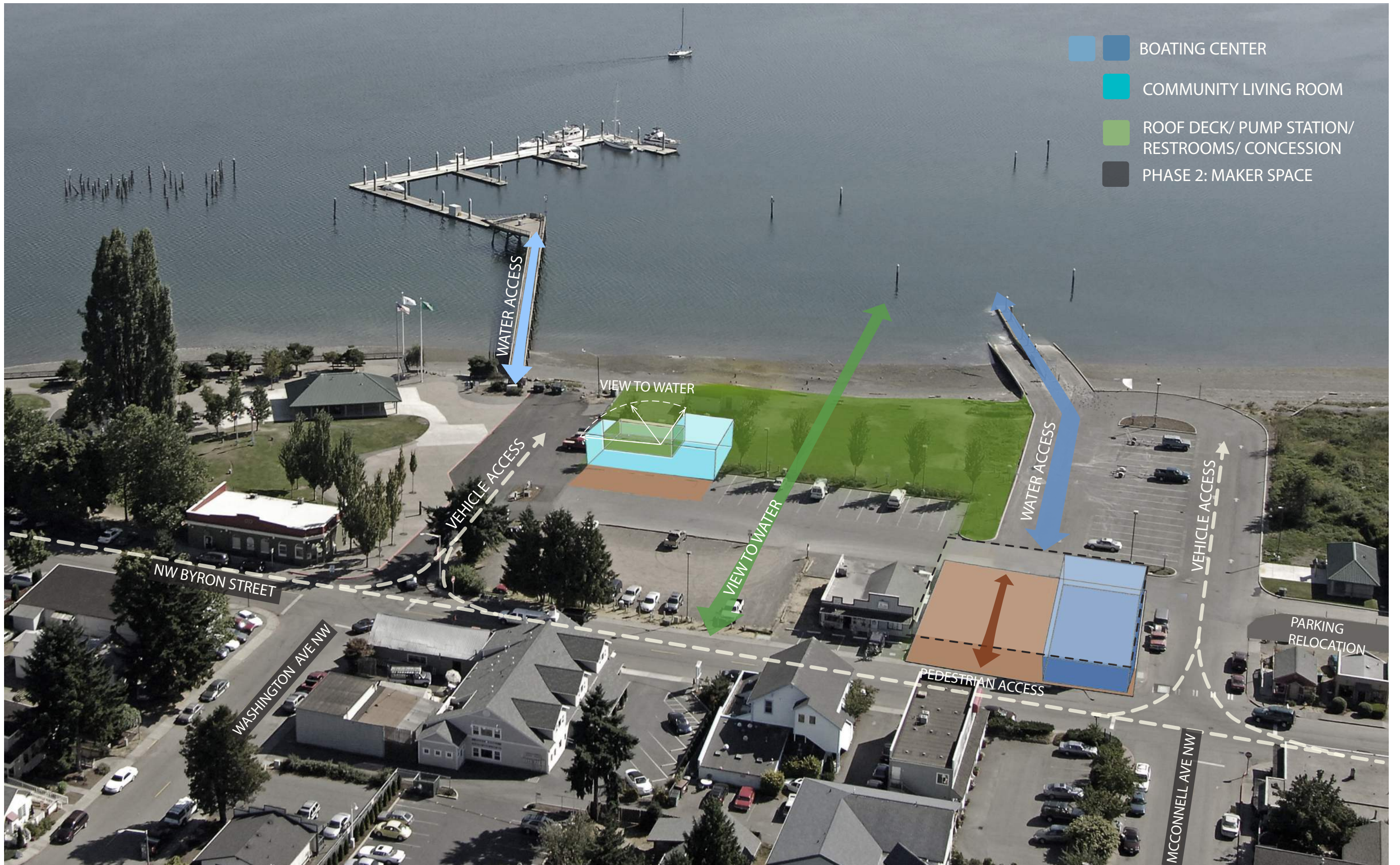


- BOATING CENTER
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OPTION 4: F2-1 WRAP PS3

- Wrap community living room program around pump house.
- Separation needed in-between pump house and rest of the program.
- Minimal parking relocation.
- Unobstructed water view from second floor.
- Community living room with close proximity to water.





- BOATING CENTER
- COMMUNITY LIVING ROOM
- ROOF DECK/ PUMP STATION/ RESTROOMS/ CONCESSION
- PHASE 2: MAKER SPACE

OPTION 5: F2-2 ALIGN WITH PS3

- Extend community living room program to west of pump house.
- Separation needed in-between pump house and rest of the program.
- Unobstructed water view from community living room.
- Community living room with close proximity to water.
- No parking relocation required.





- BOATING CENTER
- COMMUNITY LIVING ROOM
- ROOF DECK/ PUMP STATION/ RESTROOMS/ CONCESSION
- PHASE 2: MAKER SPACE

THANK YOU

