



WHITEFISH CITY HALL AND DOWNTOWN PARKING STRUCTURE

PHASE 2^{v13} - DESIGN PHASE - 50% REVIEW

December 9, 2014



Dec. 9th, 2014

BUILDING COMMITTEE REVIEW

mosaic
architecture | planning | design

PHASE 2- EARLY SCHEMATICS REVIEW

Index

- Schematic Plans and Images
- Project Goals
- Building program
- Concept Design – Plan Schemes
- Parking and Retail Components
- Project Cost & Budget
- Design Context/Example Historic Images
- Comments/Critique



SW Corner

Original Design Competition Submission

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WHITEFISH CITY HALL AND PARKING STRUCTURE





SW Corner

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November 13th progress sketch



SW Corner

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WHITEFISH CITY HALL AND PARKING STRUCTURE

December 4th progress sketch



SW Corner

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SW Corner

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SW Corner

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WHITEFISH CITY HALL AND PARKING STRUCTURE





PARKING GARAGE

Public access from PG & Baker

Staff Access from PG

History Wall

Baker Avenue

Whitefish Rising sculpture

Main open stair from first to third floors

East 2nd Street

Alley

PUBLIC WORKS

BUILDING, PLANNING, & ZONING

PARKS & RECREATION

Main Floor

SOUTH WALL AT PROPERTY LINE and SOUTH STAIR

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Baker Avenue

PARKING GARAGE

Access from PG



Alley

Council work stations

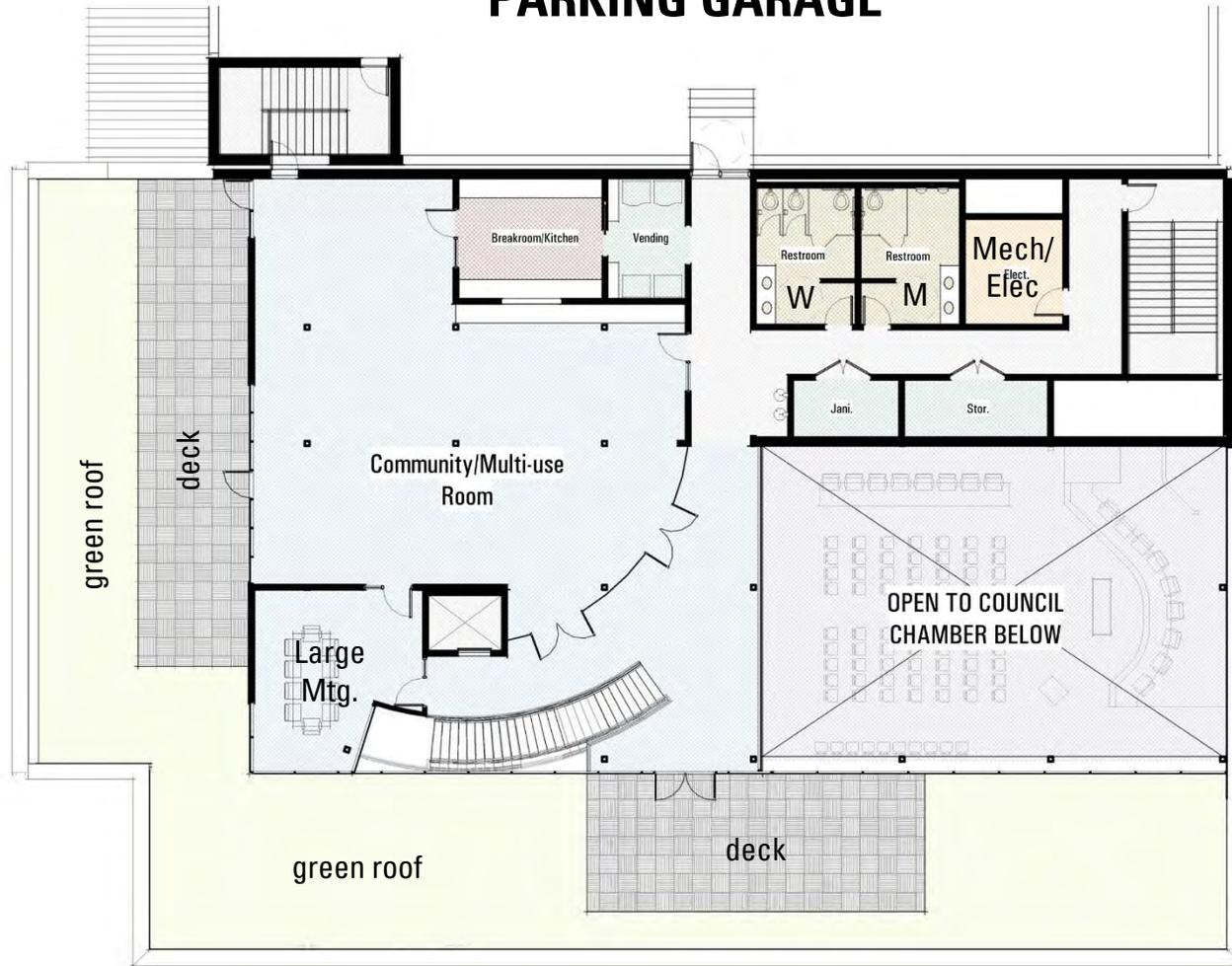
LEVEL 2

East 2nd Street



PARKING GARAGE

Baker Avenue



LEVEL 3

East 2nd Street

3rd Floor

SOUTH WALL RECESSED 8' and CURVED STAIR

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WHITEFISH CITY HALL AND PARKING STRUCTURE

PARKING GARAGE

Baker Avenue



Alley

East 2nd Street

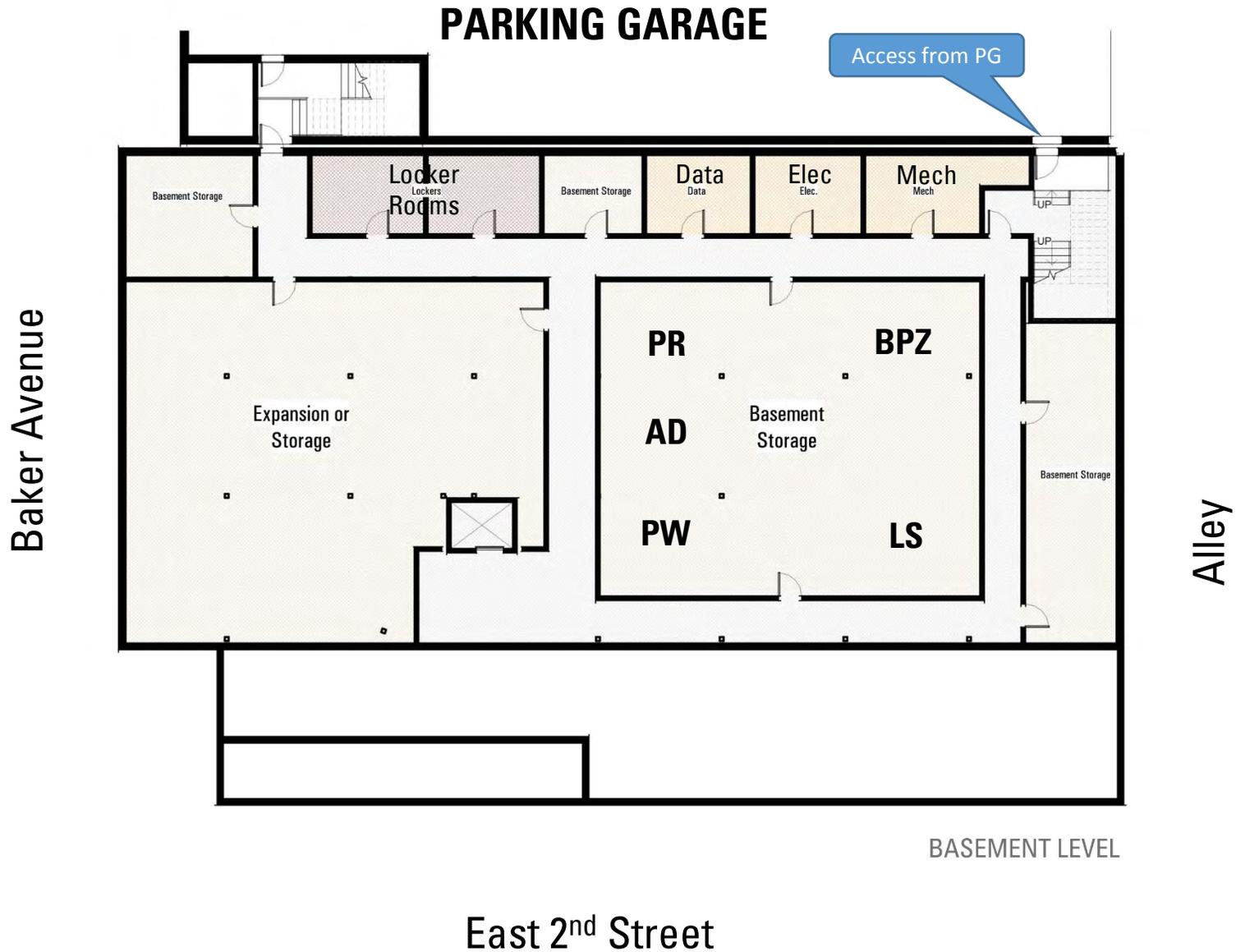
3rd Floor

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WHITEFISH CITY HALL AND PARKING STRUCTURE

SOUTH WALL AT PROPERTY LINE and SOUTH STAIR





Basement Floor

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 WHITEFISH CITY HALL AND PARKING STRUCTURE



South Elevation

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SW Corner

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WHITEFISH CITY HALL AND PARKING STRUCTURE



South Elevation - Flat

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WHITEFISH CITY HALL AND PARKING STRUCTURE



West Elevation – City Hall

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WHITEFISH CITY HALL AND PARKING STRUCTURE



West Elevation – City Hall

City Hall: Plan Organization

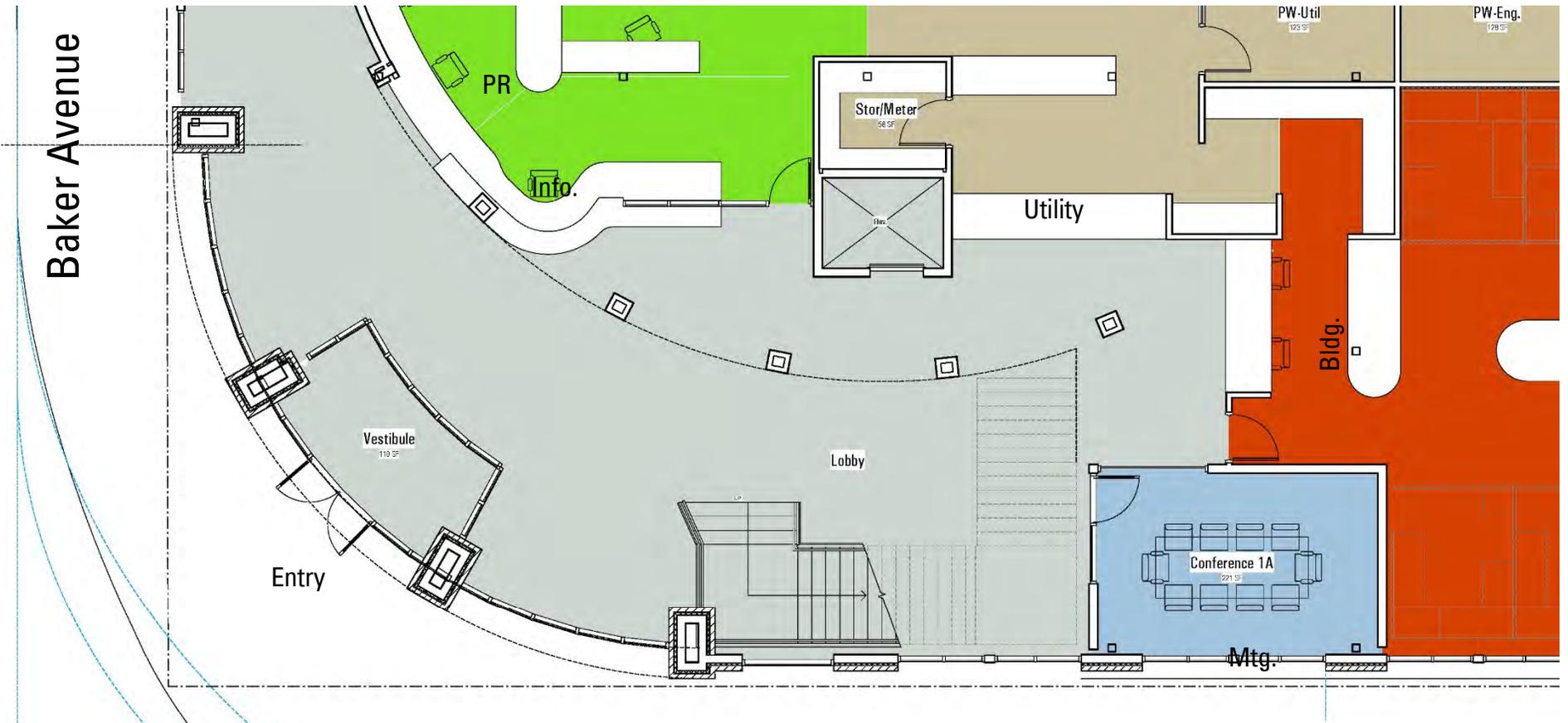
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SW Aerial 1

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East 2nd Street



SW Corner

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WHITEFISH CITY HALL AND PARKING STRUCTURE



South Elevation

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WHITEFISH CITY HALL AND PARKING STRUCTURE



SW Corner

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WHITEFISH CITY HALL AND PARKING STRUCTURE



SW Corner

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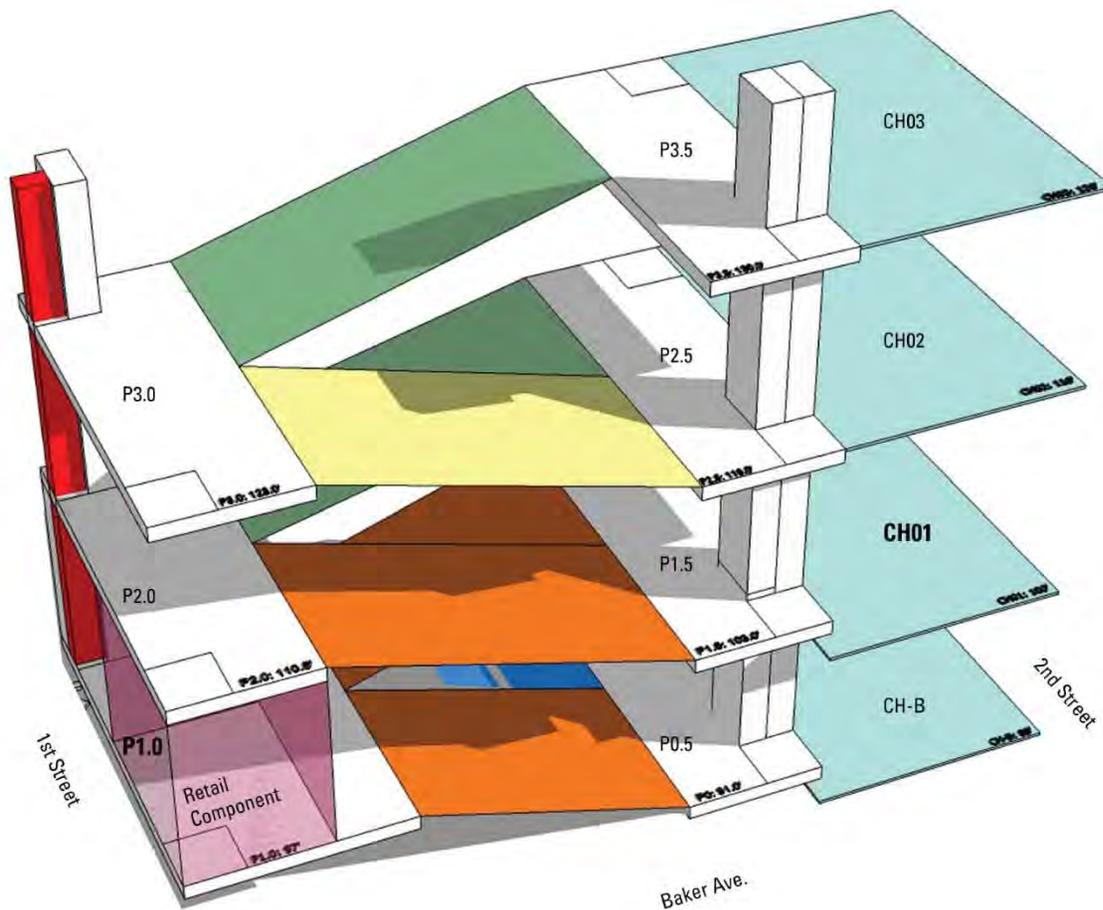
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SW Corner

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WHITEFISH CITY HALL AND PARKING STRUCTURE



CONCEPT 1C
PARKING/CITY HALL LEVELS 2 & 3 ALIGN

CRITICAL FEATURES

BASEMENT LEVEL ACCESS

P0.5 to CH-B

One element not fully present in previous studies was access from the parking structure to a basement level of the new City Hall. Although basement level can be considered as undesirable, due to its potential to be unattractive to downtown visitors and its potential to increase construction costs, it can be utilized for city fleet and staff reserved parking, providing direct access to staff areas (including locker-rooms) or delivery to/from basement storage areas.

ADDITIONAL FEATURES AND AMENITIES

Additional desired features and amenities will also integrate into the new Downtown Parking Structure.

“GRANDMA-FRIENDLY” AISLE SLOPES

Level of Service (LOS) is dependent on a number of factors relating to comfort and navigability of the parking structure for vehicular or pedestrian traffic. Variables include stall size, aisle widths, and distances to exits and elevators. Ramps slopes are desired to be minimized as much as possible. A LOS of level A includes 9' wide X 18' deep parking stalls, with 26' wide drive aisles; large enough to accommodate a typical full-size truck (design vehicle 6'-7" x 17'-1"). These metrics were used in the layout and tabulation of the parking. Building Code prohibits vehicle ramps from exceeding 1:15 (6.67%) [2012 IBC 406.4]. Ramp slopes of 5% are considered most desirable and is the target for much of the structure; however, to adequately reach above the retail-component of the north end and the basement level of the city hall, greater than 5% will be necessary to those areas. Lighting systems will be explored to provide safe levels of lighting while still being energy efficient.

PUBLIC RESTROOMS

Public restrooms, accessible from the exterior, will be integrated into the new Downtown Parking Structure or new City Hall. Likely, this restroom will be included in the NE corner of the parking structure, at ground level.

ARCHITECTURAL FACADES

The aesthetic appearance of the parking structure will be contextually sensitive to the rhythmic facades and covered walkways typical in Downtown Whitefish.

Parking Structure / Retail Component

WHITEFISH CITY HALL AND PARKING STRUCTURE

1ST STREET

One Entrance Lane

Elevator

Public Restrooms M/F

Two Exit Lanes

Egress Stair

Retail Suite(s)
TBD
3044 SF

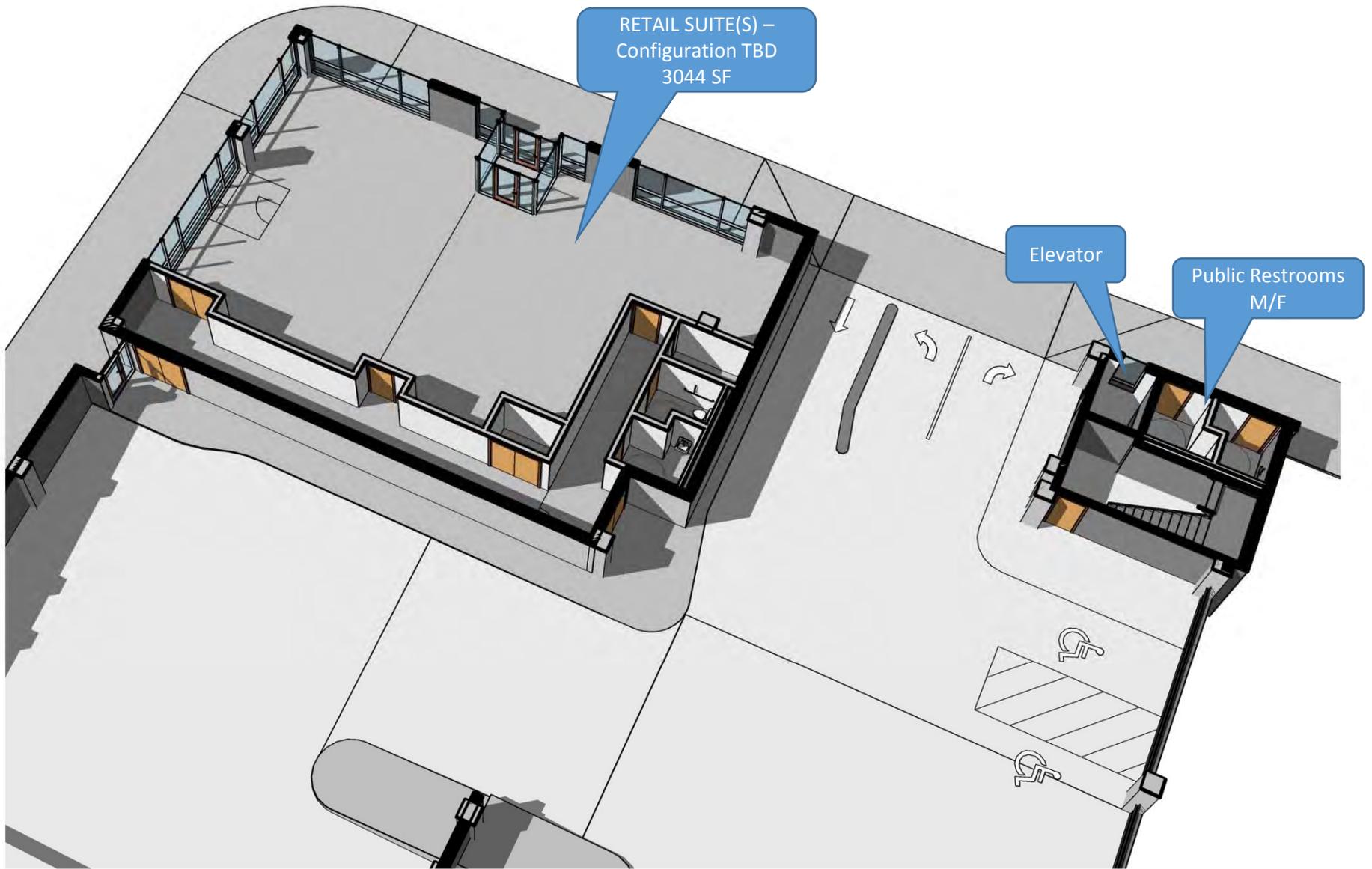
Elev.
Parking - Stairs NE

BAKER AVE.

ALLEY

DOWN 6.30%

UP 5.04%





1st & Baker

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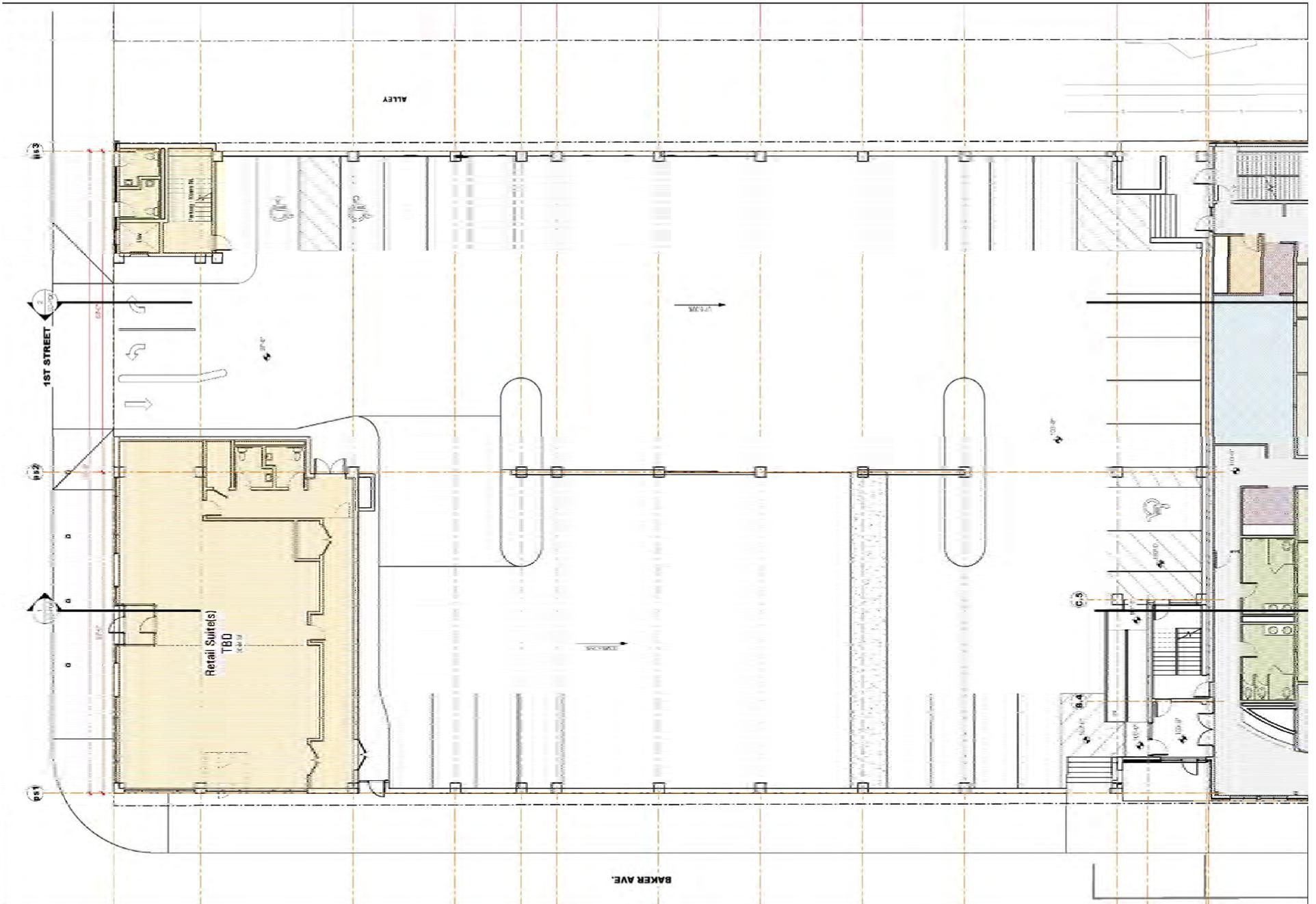
NW Corner – Retail Corner

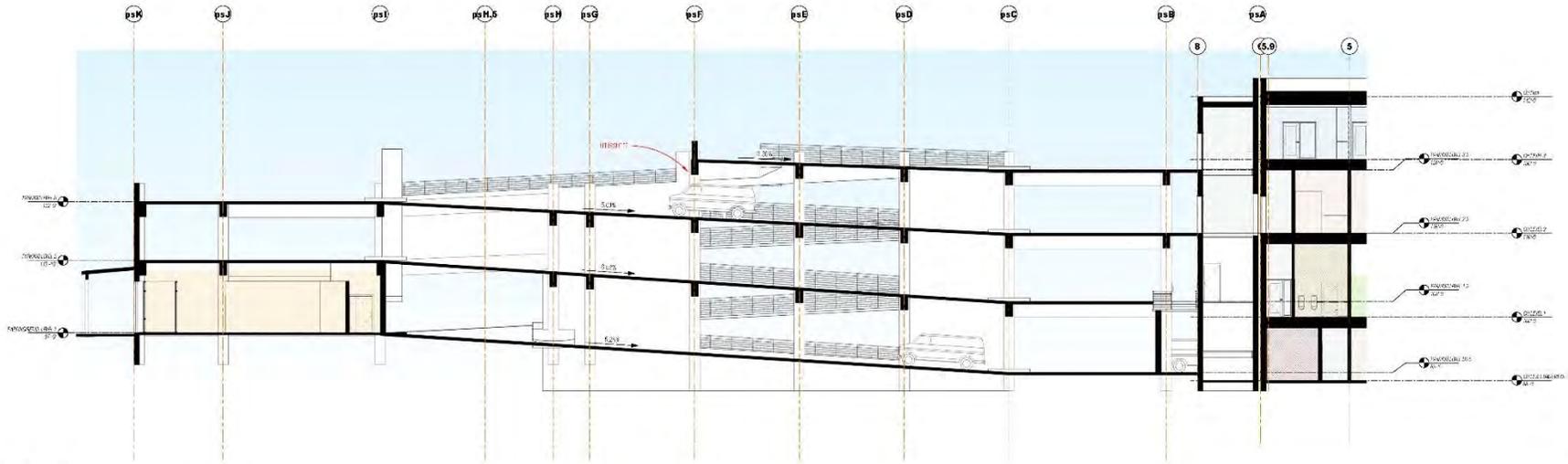
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WHITEFISH CITY HALL AND PARKING STRUCTURE

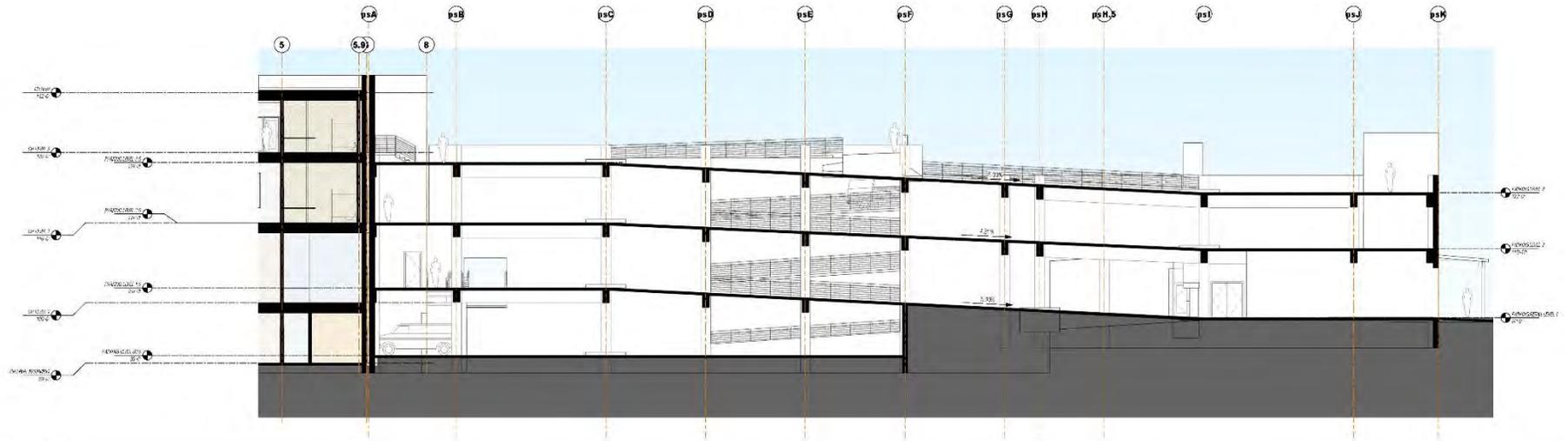
 **Awnings**

 **mosaic**
architecture planning design

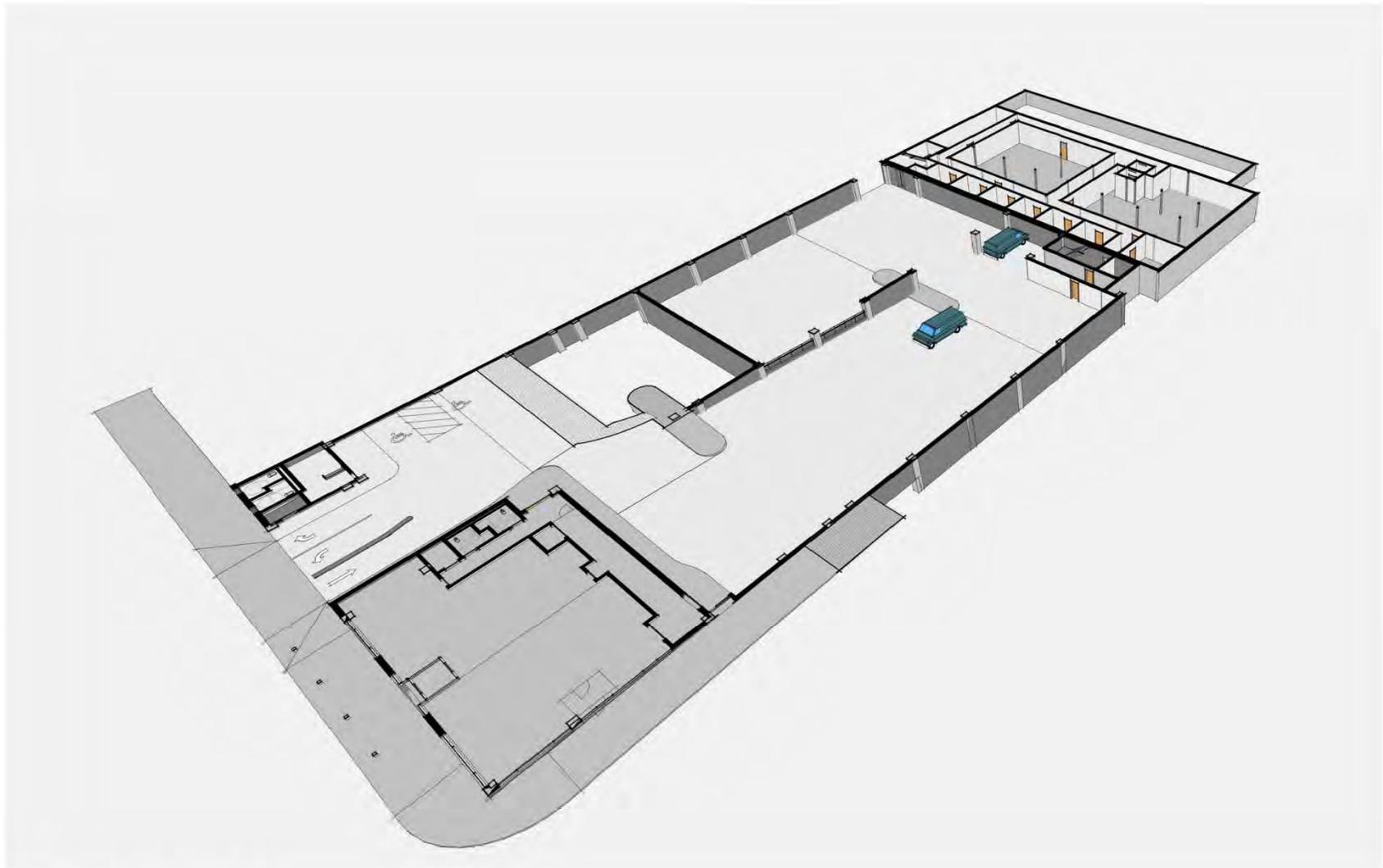




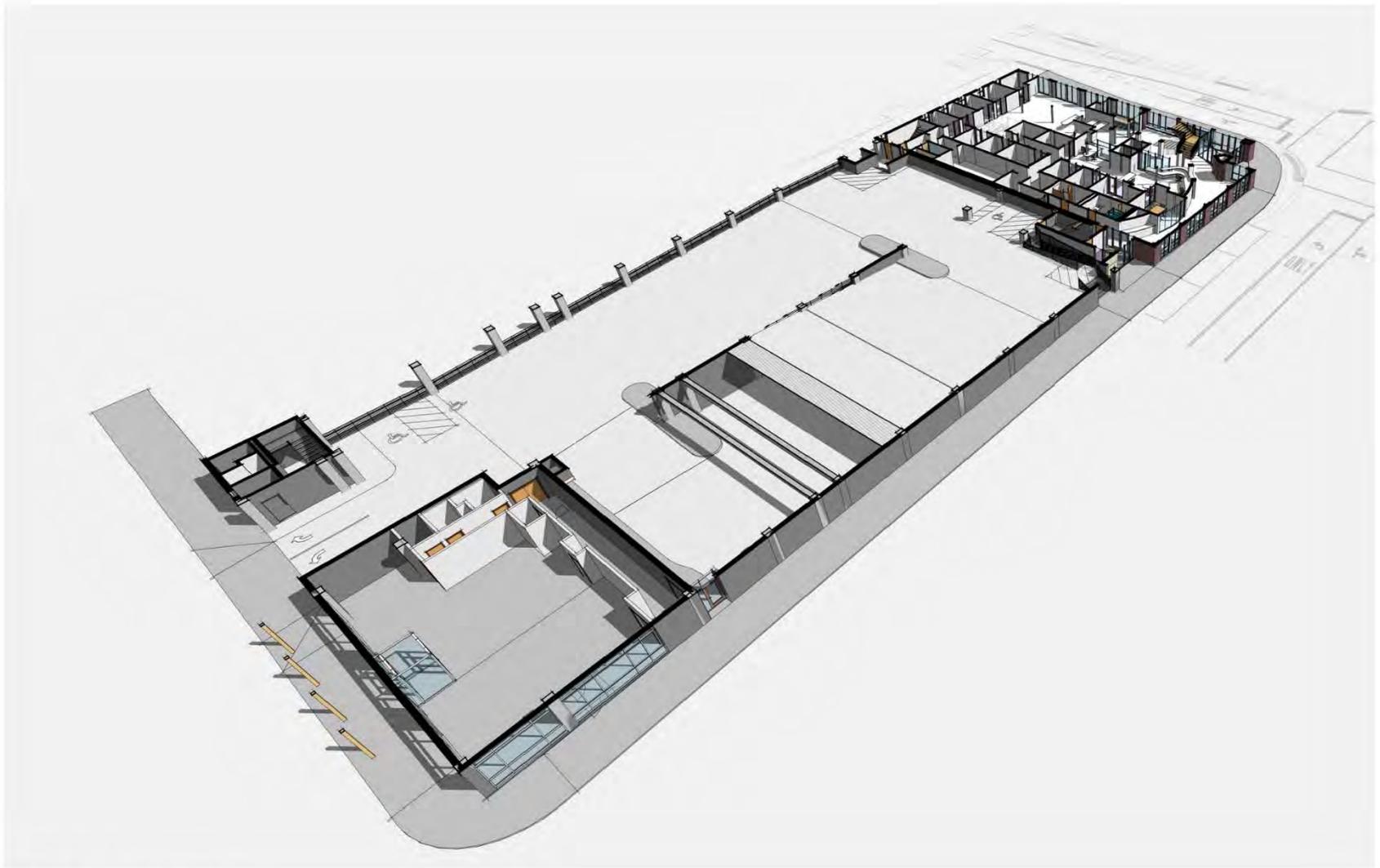
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1" = 10' 0"



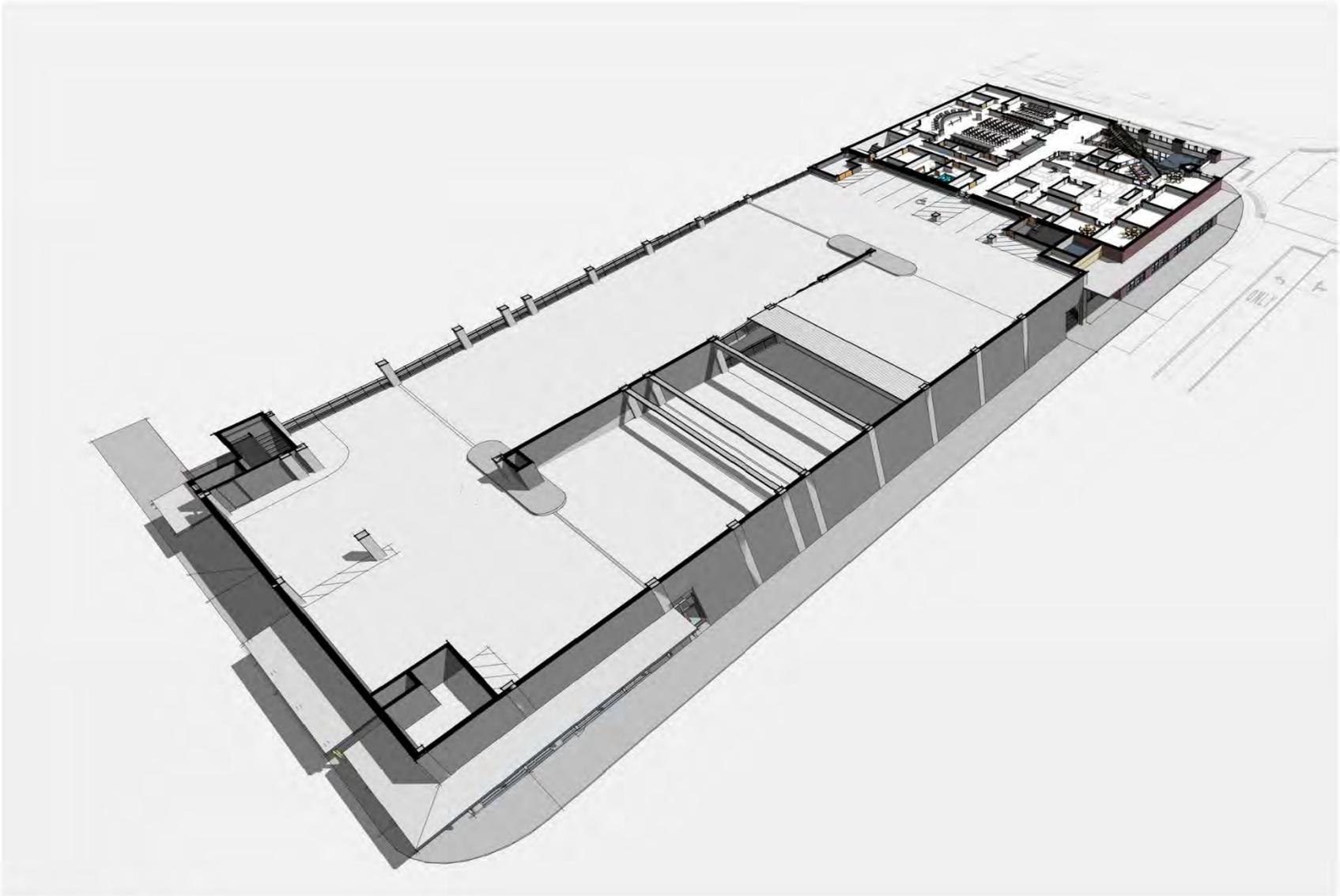
2 SD-PG NS2
1" = 10' 0"



4 SD-PG Persp Plan Level B0.5



1 SD-PG Persp Plan Level 1



2

SD-PG Persp Plan Level 2



3 SD-PG Persp Plan Level 3



Example Images

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