

Corica Park Golf Course Fire Tower Beautification

APRIL 12, 2022

Proposal Review
Recommendations
Next steps





CURRENT FIRE TOWER

Project Timeline

2003	Fire tower vacated by Fire Department – building sits abandoned
Jan. 10, 2021	Umesh contacts Amy and Eric with the idea for Greenway renovating the fire tower premises
Feb. 3, 2021	Amy responds that City is agreeable to renovation of fire tower by Greenway
Feb-May, 2021	Greenway and City staff negotiate details of Second Amendment to Greenway Lease
May 18, 2021	Discussion at City Council meeting of Second Amendment to Greenway Lease
May 19-31, 2021	Greenway and City staff re-negotiate Second Amendment
June 1, 2021	City Council unanimously approves Second Amendment
June 15, 2021	Second reading of City approval

Project Timeline

July 16, 2021	Second Amendment becomes effective and Greenway takes possession of fire tower
Sept. 30, 2021	Greenway submits structural and hazardous materials assessment reports to City
Nov. 24, 2021	City agrees with Greenway recommendation that fire tower should remain standing; Umesh speaks to Amy about not meeting on Dec. 31, 2021 deadline for design application
Jan. 3, 2022	Greenway requests 90 day extension on email for design application
Jan. 11, 2022	Golf Commission notified at Meeting that Greenway working with City on extension
Jan. 21, 2022	City sends Letter of Violation giving Greenway 60 days to submit design application
Mar. 21, 2022	Greenway submits design application to the City
Apr. 12, 2022	Greenway reviews design application with City Golf Commission



FIRE TOWER BEAUTIFICATION PROPOSAL

Second Amendment

- Submitted design proposal by March 21 deadline
 - Very quick turnaround after City determined Fire Tower should remain standing
- Contractually required to complete work by Sept. 30
- Second amendment language: The design review application shall first be submitted to the City Golf Commission for its review and recommendation
- Next steps
 - Gather feedback from homeowners' associations and Fire Department
 - Compile and share feedback with Design Review Committee
 - Secure design review approval from Alameda City Planning Board

FIRE TOWER BEAUTIFICATION PROPOSAL

Existing Conditions

- Existing building structurally sound and can remain standing
- Renovation, beautification and landscaping project
- Transforms run-down, derelict building into visually attractive feature
 - People who visit Corica Park and Jim's on the Course
 - Bay Farm neighbors
 - Cars and passersby



Beautification Plan

Background research

- Researched large-scale art installations
- Many cities are moving away from murals and towards options that offer less opportunity for vandalism
- Bay Harbor HOA expressed they wanted beautification project to be tasteful
- Iconic structure – simplicity is key

Initial design concept included mural painting to hide existing building and add pretend architectural details

- Confirmed structure integrity and architectural features
- Original mullioned wooden windows largely intact
- Wrought iron fire escape can be properly cleaned and painted

Renovation and beautification of fire tower

- Restore/paint façade to highlight architectural details
- Non-invasive, flowering vines on east side of tower to soften wall and integrate it into surrounding greenery of North Course
- Large-scale artwork behind windows honoring Alameda history, legacy of fire tower and sustainability themes
 - Exhibits can be changed over time – more opportunities for local artists and broader platform to share themes over time that are important to community

Extensive landscaping

- Habitat for pollinators
- Drought tolerant plants to increase water conservation
- Gravel/mulch pathways for access and maintenance
- New gate and gravel parking spaces



FIRE TOWER BEAUTIFICATION PROPOSAL

After Beautification

- Provides significant beautification to Bay Farm Island and City of Alameda
 - Honors iconic structure
 - Highlights existing architectural features
 - Pollinator garden
 - Beautiful entrance to golf course
 - Enjoyment for passersby
- Will accomplish a major transformation by fall 2022

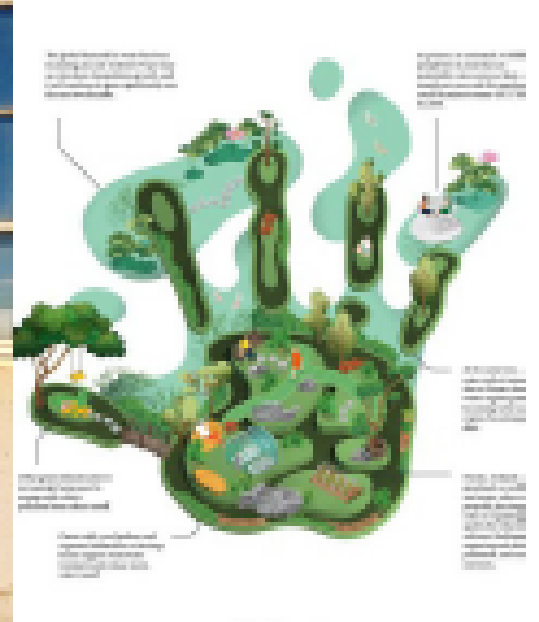
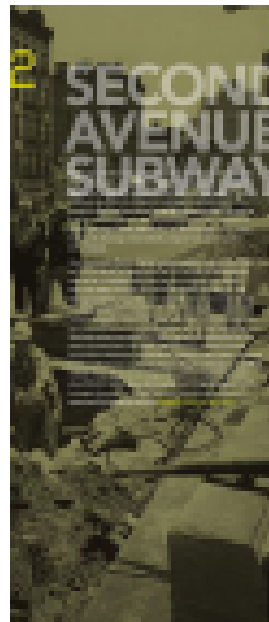
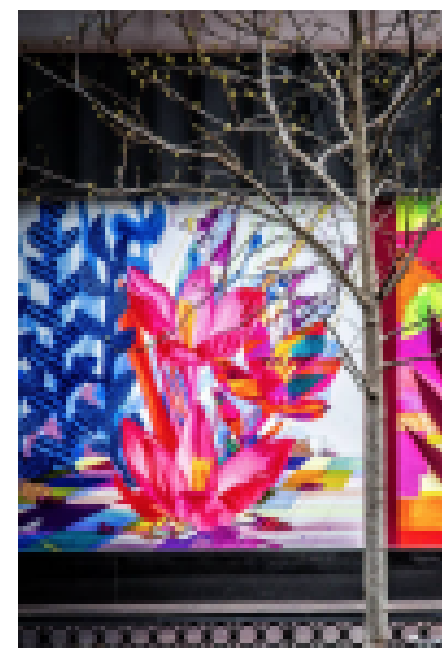




LEFT: NORTH ELEVATION
RIGHT: EAST ELEVATION



LEFT: SOUTH ELEVATION
RIGHT: WEST ELEVATION



WEST ELEVATION FEATURES ROTATING LOCAL HISTORICAL
AND SUSTAINABILITY ARTWORK REFERENCES FOR WINDOWS



BEFORE



AFTER



Thank you

GREENWAY GOLF
APRIL 2022