Project Summary

- 760 Dwelling Units; 104 du affordable
- Up to 250,000 sf in Maritime and Commercial Core
- +/- 20.55 ac in Total Open Space
  - +/- 3.45 ac on land/wharf
  - +/-1 7.10 ac in water
- +250 Employed on Site
- Approx. 1,932 Residents

WIDER BAY TRAIL

- Bay Trail width along the dry boat storage area increased from 5' to 14' to 16' clear to ensure better access and flow along the trail.

BOAT HOIST

- Boat hoist use will require a security credential (card-key or fob). When the boat hoist is in operation, the Bay Trail will be temporarily blocked off from through access to ensure public safety.
- See page 27 for more detailed information on boat hoist operation and Bay Trail public access inteface.

100' SHORELINE BAND

- 20 buildings set at least partially within the 100' Shoreline Band; these buildings are setback on average 10' from open space areas and the Bay Trail to provide a transition zone betwen public and private realms.
- The setback transition zone areas will be appropriately landscaped and/or contain site elements that will help delineate between public and private realms.

BAY TRAIL RELOCATED

- Bay Trail moved to the north side of Harbor View Park for better connection to waterfront and to maximize shoreline edge experience.

- Public restrooms, open during business hours. Covered outdoor shower.

- Public restrooms, open during business hours.

SEA LEVEL RISE

- The project will be designed such that proposed public access areas, streets, and building sites will be raised to a minimum elevation of 13.5, providing built-in protection from over 6 feet of future sea level rise above King Tides.
- The project is designed with adaptive capacity to accomodate future adaptive measures along the shoreline to provide protection from further extreme amounts of sea level rise.
- Please see the *Sea Level Risk Assessment* Strategy for more detailed information.

BAY TRAIL CONTINUATION

- Bay Trail now continues to the eastern end of the site, in the event that a future connection can be established through the Navy Operational Support Center (NOSC) site.
- Until the connection through NOSC can be established, the Bay Trail will continue out to Clement Avenue from the southern end of Waterlife Park.

Interim Bay Trail

Grand St
Alameda Marina Dr
Minturn St
Union St
Schiller St
Lafayette St
Chestnut St
Clement Ave
Stanford St
Willow St

PUBLIC ACCESS & BUILDING INTERFACE

- The project proposes 7 public access points from Clement Avenue into the project site to the waterfront; increasing the porosity of the site from its existing condition which is walled off.
- Where buildings front onto the Clement Avenue frontage, as well as at street frontages and public spaces within the site, landscape transitions will be provided to create a clear delineation between public and private realms.

N

0ft 80ft

Legend

- Shoreline Edge
- 100' Shoreline Band
- Proposed Bay Trail
- Security Fence
- Boat Hoist
- Marina Restrooms
- Open Space Park
- Open Space Promenade
- Open Space Water

Proposed Master Site Plan

WHARF PROMENADE PERSPECTIVE



HARBOR VIEW PARK PERSPECTIVE



WATERLIFE PARK PERSPECTIVE

