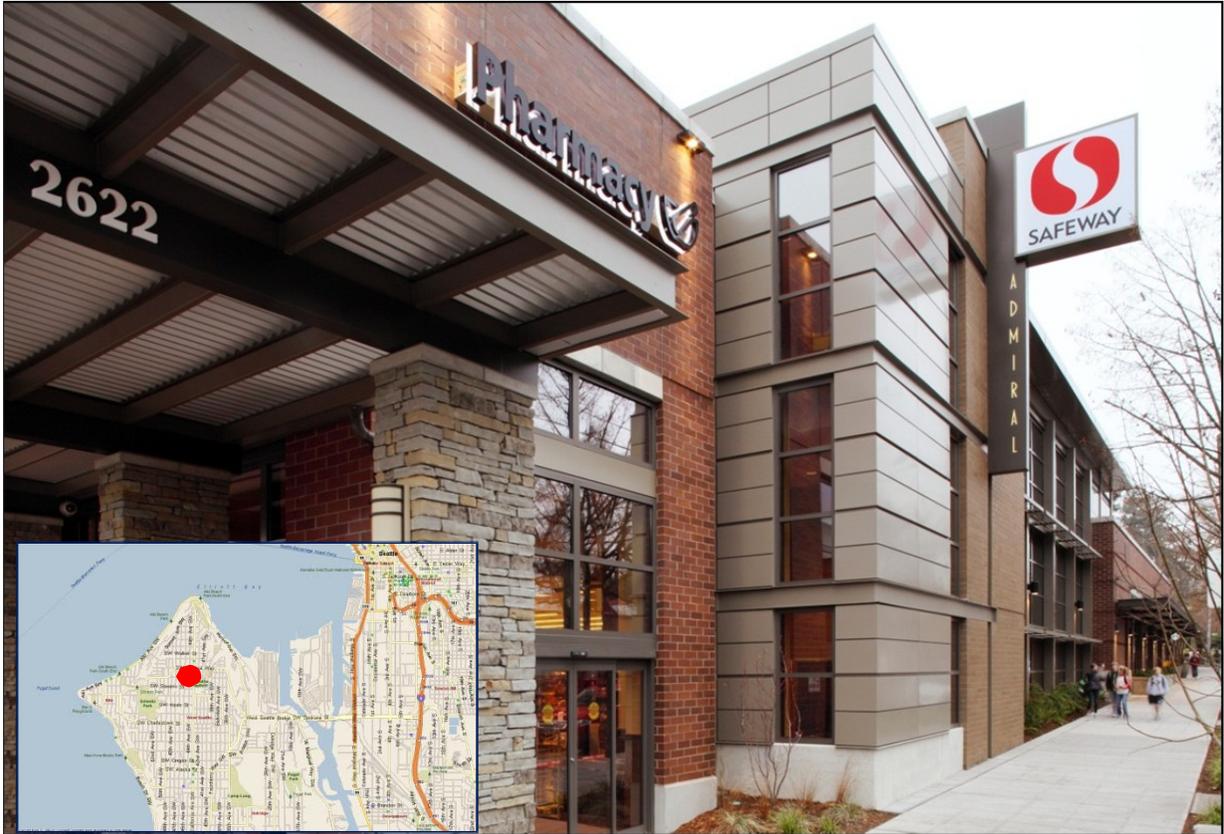


Admiral Safeway Alley Vacation

2620 California Avenue SW



Safeway Alley Vacation Public Benefits

CONDITION REQUIREMENT

Requirement: A public plaza at the corner of California Avenue SW and SW Lander Street. This approximately 22' by 36' space will include tables and chairs, landscaping, seat walls facing the street and lighting.

Proposed: Rendering as presented to the Seattle City Council Transportation Committee on July 27, 2010:



Aerial View



View From Corner

Safeway Alley Vacation Public Benefits

Current: As currently improved, as of March 14, 2012:



Status: Complete.

The public plaza at the corner of California Avenue and Lander Street, SW is built according to plan and offers tables, chairs, landscaping, seat walls facing the street and decorative lighting.

Safeway Alley Vacation Public Benefits

CONDITION REQUIREMENT

Requirement: Increased building setbacks of 1 to 7 feet along California Avenue SW, 1.5 to 9.5 feet along 42nd Avenue SW, and 4.5 to 11 feet along SW Lander Street to allow for wider sidewalks. This adds approximately 900 square feet of sidewalk.

Proposed: Rendering as presented to the Seattle City Council Transportation Committee on July 27, 2010:



Safeway Alley Vacation Public Benefits

Current: As currently improved, as of March 14, 2012:



Status: Complete.

Building setbacks and increased sidewalk width along retail shops as required.

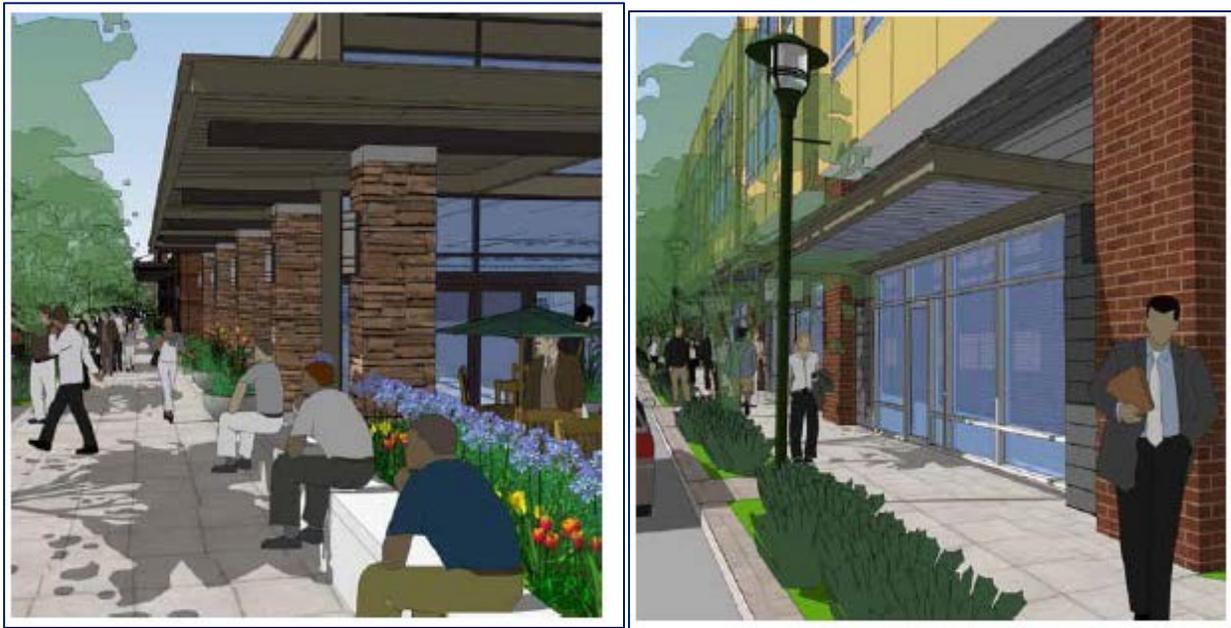
Safeway Alley Vacation Public Benefits

CONDITION REQUIREMENT

Requirement: Pedestrian amenities along California Avenue SW, including:

- The provision of seating walls and benches, providing approximately 51 seats;
- Higher quality landscaping including additional street trees and decorative pots, approximately 2,322 square feet beyond code requirements.
- Sidewalk canopies will be provided on all three streets around the project. The canopies will provide weather protection over approximately 2,714 square feet of sidewalks.

Proposed: Renderings as presented to the Seattle City Council Transportation Committee on July 27, 2010:



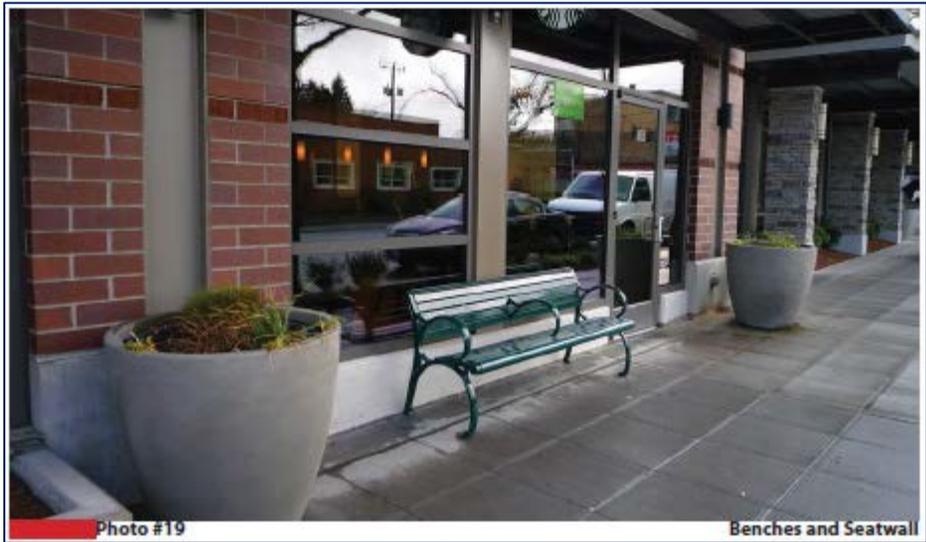
Safeway Alley Vacation Public Benefits



Current: As currently improved, as of March 14, 2012:



Safeway Alley Vacation Public Benefits



Safeway Alley Vacation Public Benefits



Sidewalk Canopies

Status: Complete.

Provided seating wall and benches, installed quality landscaping with additional street trees and decorative pots, in addition to the sidewalk canopies to provide for weather protection.

Safeway Alley Vacation Public Benefits

CONDITION REQUIREMENT

Requirement: In addition to the main corner plaza, two additional public plazas are located at:

- the retail entries at the entry adjacent to the driveway access about midblock; and,
- at the north end of the project site on California Avenue SW.

Proposed: Renderings as presented to the Seattle City Council Transportation Committee on July 27, 2010:



Safeway Alley Vacation Public Benefits



Public Plaza Area at Retail Entries Midblock Looking South on California

Safeway Alley Vacation Public Benefits



Retail Entries Midblock Looking North Along California

Status: Complete.

Two plazas were created, one at the north end of the project at California Avenue, SW and at the retail entries midblock adjacent to the driveway access.

Safeway Alley Vacation Public Benefits

CONDITION REQUIREMENT

Requirement: Pedestrian level street lighting will be provided along California Avenue SW, the lighting will be a continuation of the historic light poles already in place along parts of California Avenue SW. Approximately 14 historic light poles will be added

Proposed: Rendering as presented to the Seattle City Council Transportation Committee on July 27, 2010:



View Along California



Streetlight Example

Safeway Alley Vacation Public Benefits

Current: As currently improved, as of March 14, 2012:



Status: Complete.

Pedestrian level street lighting was provided along California Avenue, SQ to replicate the historic light poles in place.

Safeway Alley Vacation Public Benefits

CONDITION REQUIREMENT

Requirement: Signage by the Friends of Seattle Olmstead Parks, in collaboration with Seattle Parks and Recreation, on the history of Hiawatha Playfield will be mounted along the south façade of the Safeway Building. There will be three porcelain enamel plaques, approximately 3 feet wide by 4 feet tall.

Proposed: Renderings as presented to the Seattle City Council Transportation Committee on July 27, 2010:



Safeway Alley Vacation Public Benefits

Current: As currently improved, as of March 14, 2012:



Status: Complete.

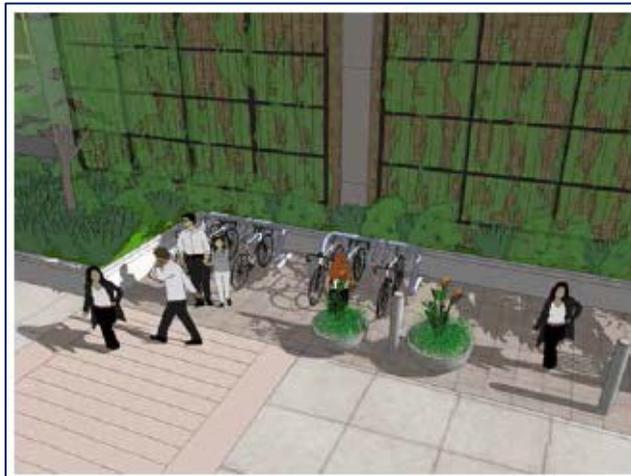
The Signage created by the Friends of Seattle Olmstead Parks in collaboration with Seattle Parks on the history of Hiawatha Playfield were mounted along the south façade of the Safeway building. In addition three porcelain enamel plaques were installed.

Safeway Alley Vacation Public Benefits

CONDITION REQUIREMENT

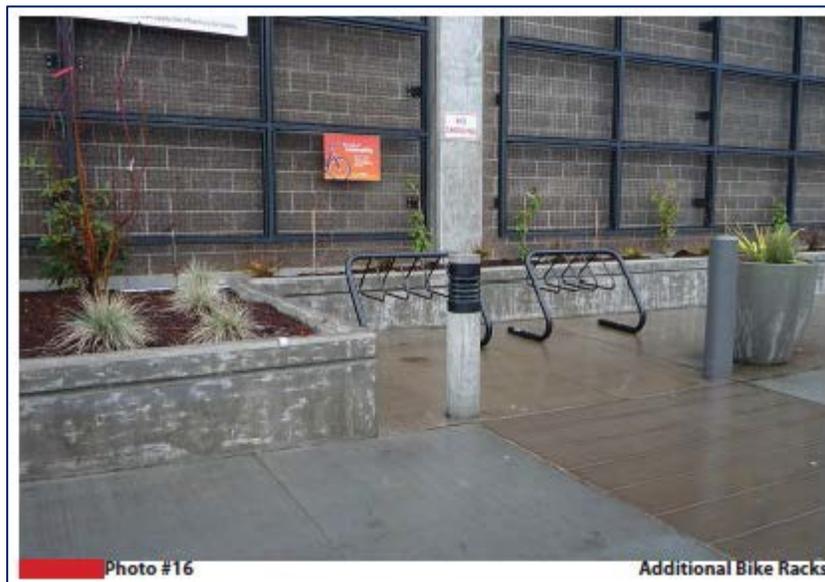
Requirement: Covered bicycle parking is provided at California Avenue SW and SW Lander Street by the addition of a 10 foot canopy adjacent to the plaza. Racks are provided to accommodate approximately 28 additional bicycles beyond that required by code.

Proposed: Renderings as presented to the Seattle City Council Transportation Committee on July 27, 2010:



Safeway Alley Vacation Public Benefits

Current: As currently improved, as of March 14, 2012:



Status: Complete. Covered racks provided.

Safeway Alley Vacation Public Benefits

CONDITION REQUIREMENT

Requirement: Installation of stylized rosettes in the sidewalk at California Avenue SW and SW Lander Street, and at 42nd Avenue SW and SW Lander Street to complete the design already installed in the existing crosswalks.

Current: As currently improved, as of March 14, 2012:



Status: Complete.

Stylized rosettes were installed in the sidewalk at California Avenue and Lander Street, SW to match the design already installed in existing sidewalks in the area.

Safeway Alley Vacation Public Benefits

CONDITION REQUIREMENT

Requirement: Addition of a stylized crosswalk at 42nd Avenue SW and SW Lander Street matching other stylized crosswalks and supporting pedestrian access to Hiawatha Playfield.

Current: As currently improved, as of March 14, 2012:



Status: Complete. Stylized crosswalk to match area.