

City of Yakima
Space Study

ALSC ARCHITECTS

Guiding Principles

SERVICE FIRST  Efficient, friendly, interpersonal treatment

APPROACHABLE  Serve unique population needs of all citizens

CATALYST  Stimulate redevelopment, public use in Second Street vicinity

MAXIMIZE EXISTING ASSETS  Creative, effective re-use of existing spaces

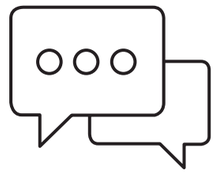
EMBRACE DEI  Serve Staff needs of diversity, equity, inclusion

Process

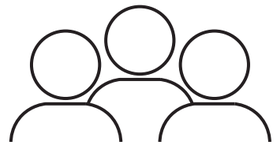
1. Questionnaire



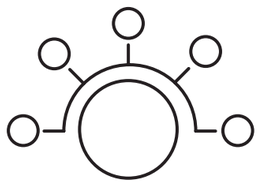
2. Interviews



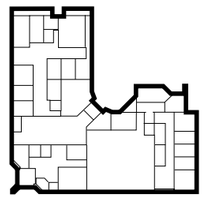
3. Facility Tours



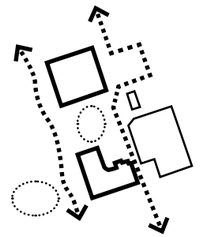
4. Adjacency Diagrams



5. Building Plans



6. Masterplan

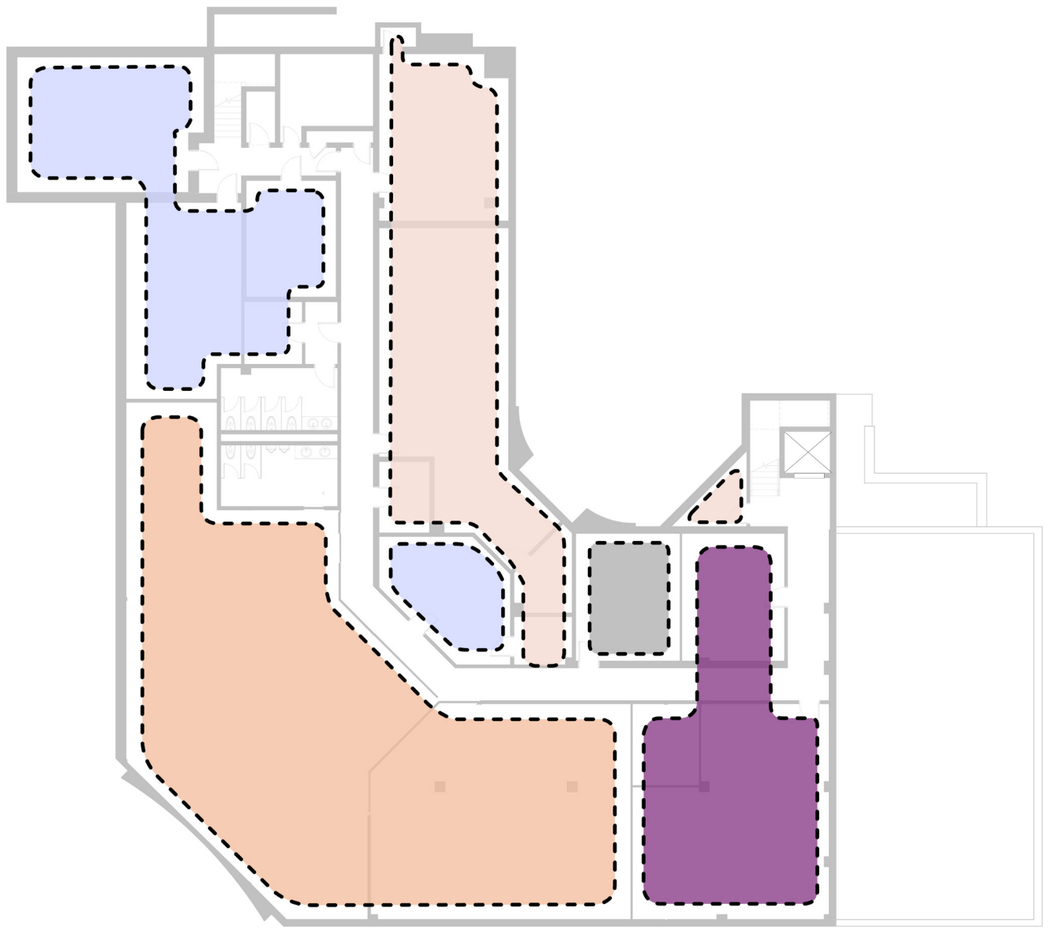


City Hall *(Former Bank of America)* - Basement

Existing



New



YPD

Communications

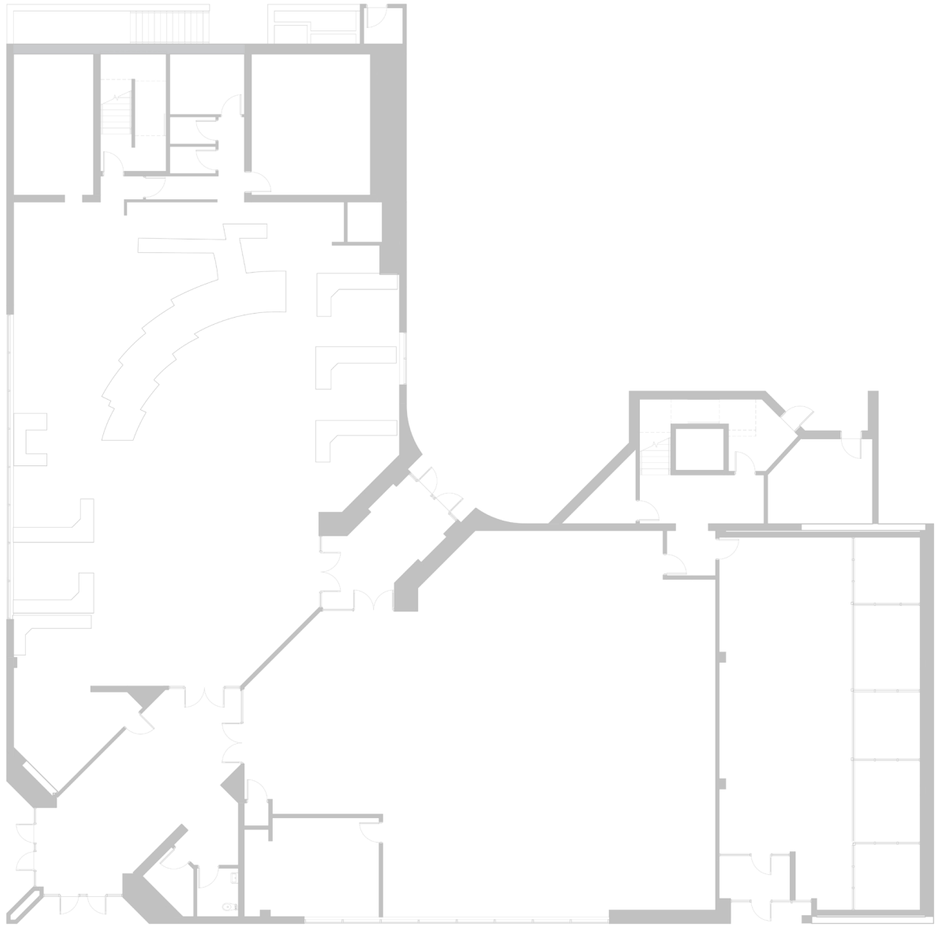
Mech / Elec

Unassigned

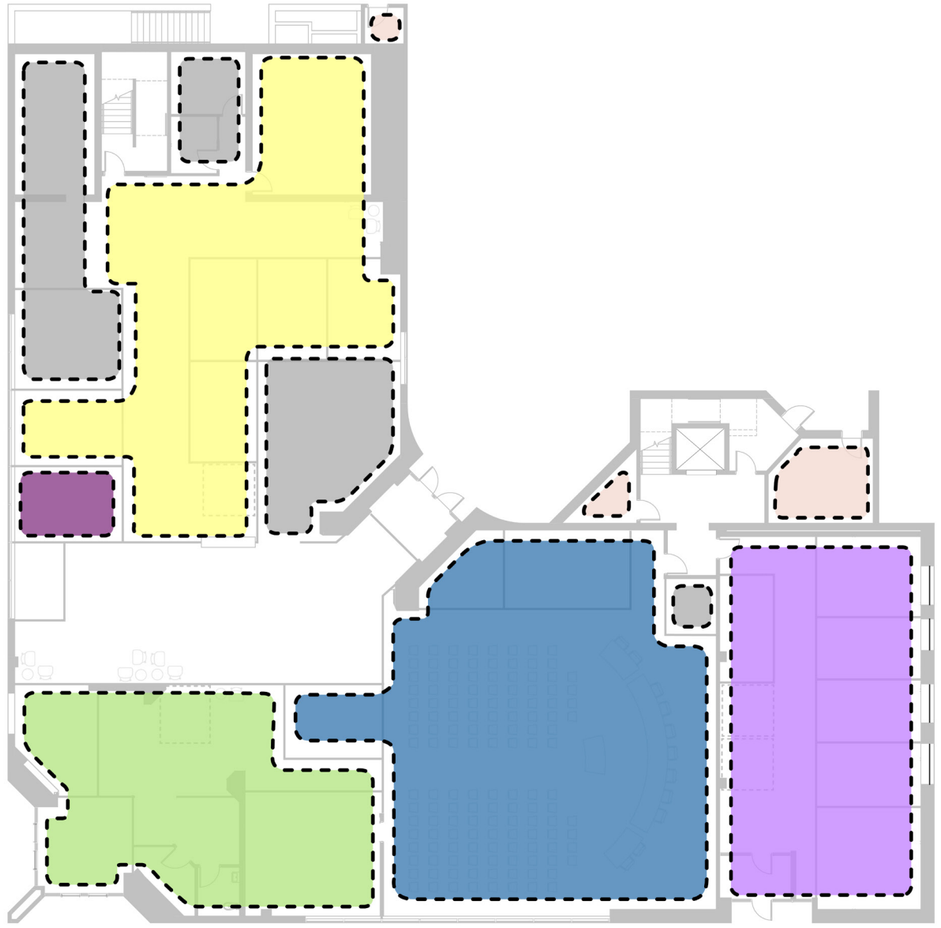
Support

City Hall *(Former Bank of America)* - Level 1

Existing



New



City Clerks

City Manager

Communications

City Council

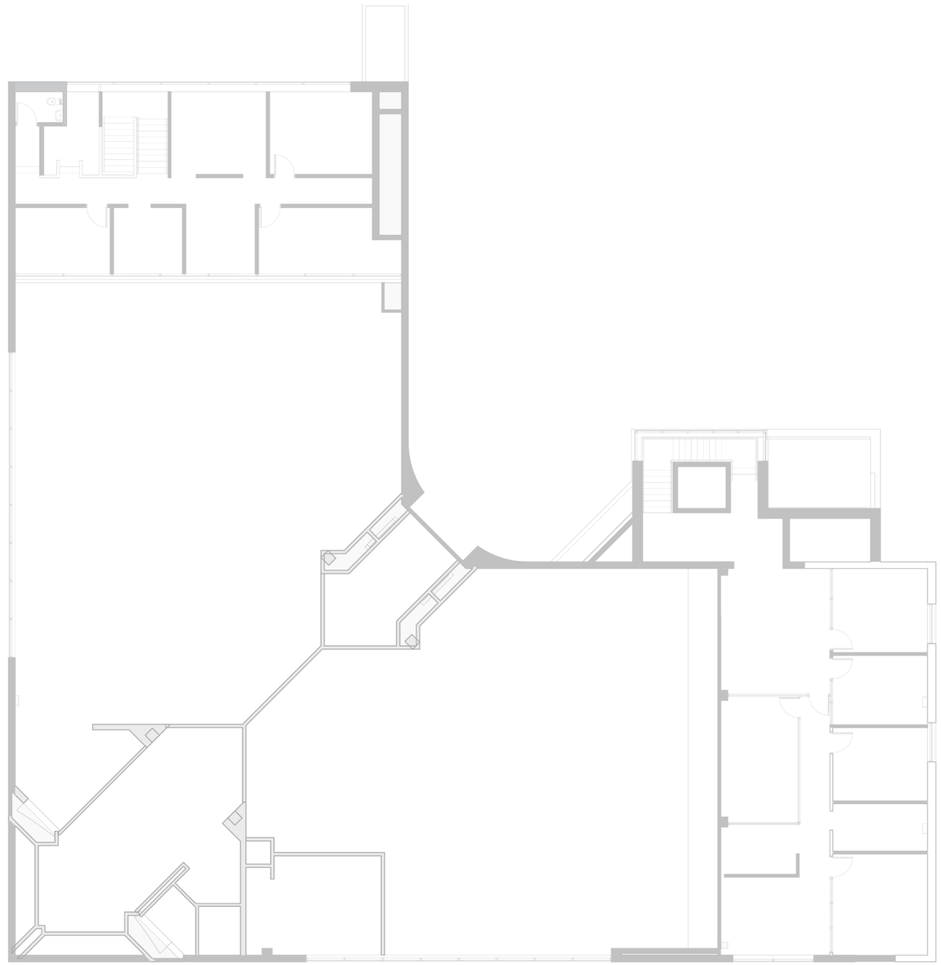
Capitol Theater

Mech / Elec

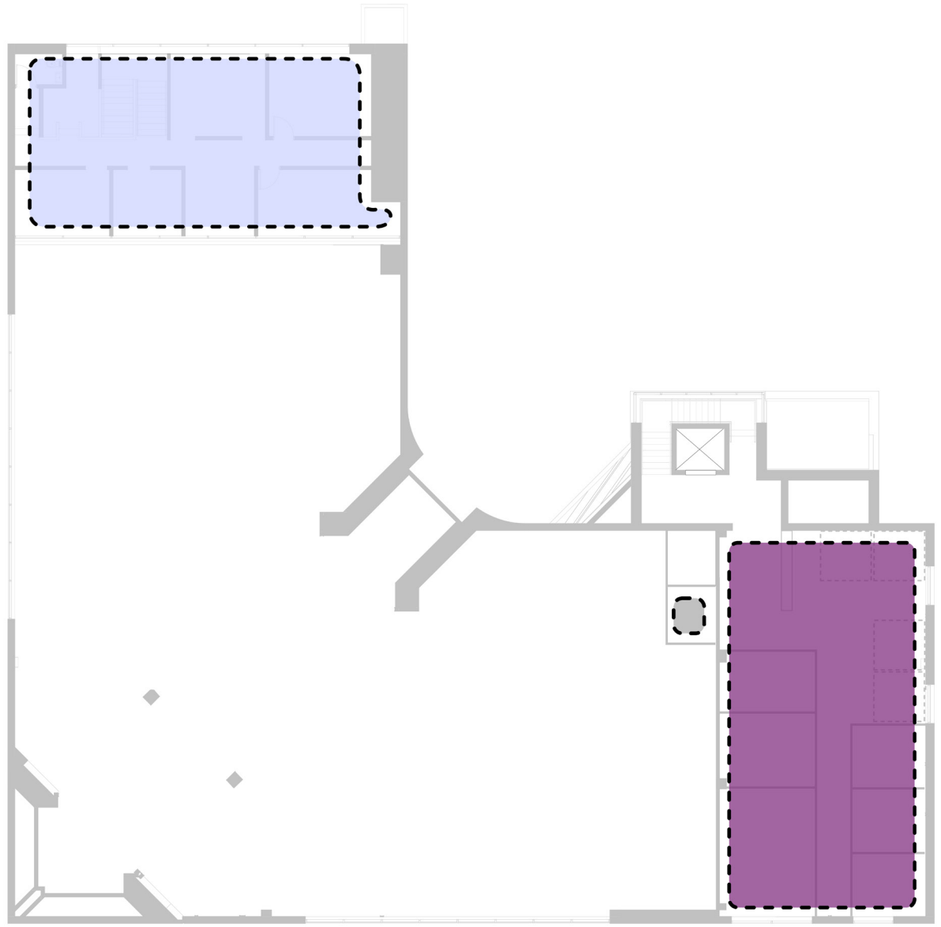
Support

City Hall *(Former Bank of America)* - Mezzanine

Existing



New



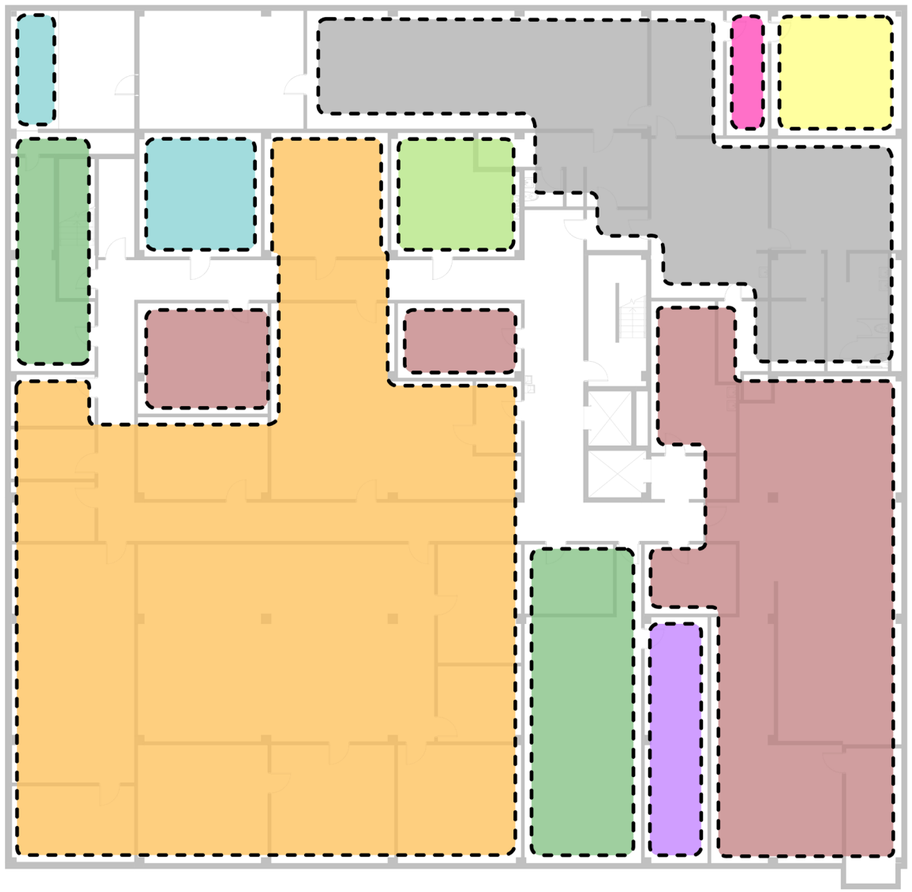
Communications

Unassigned

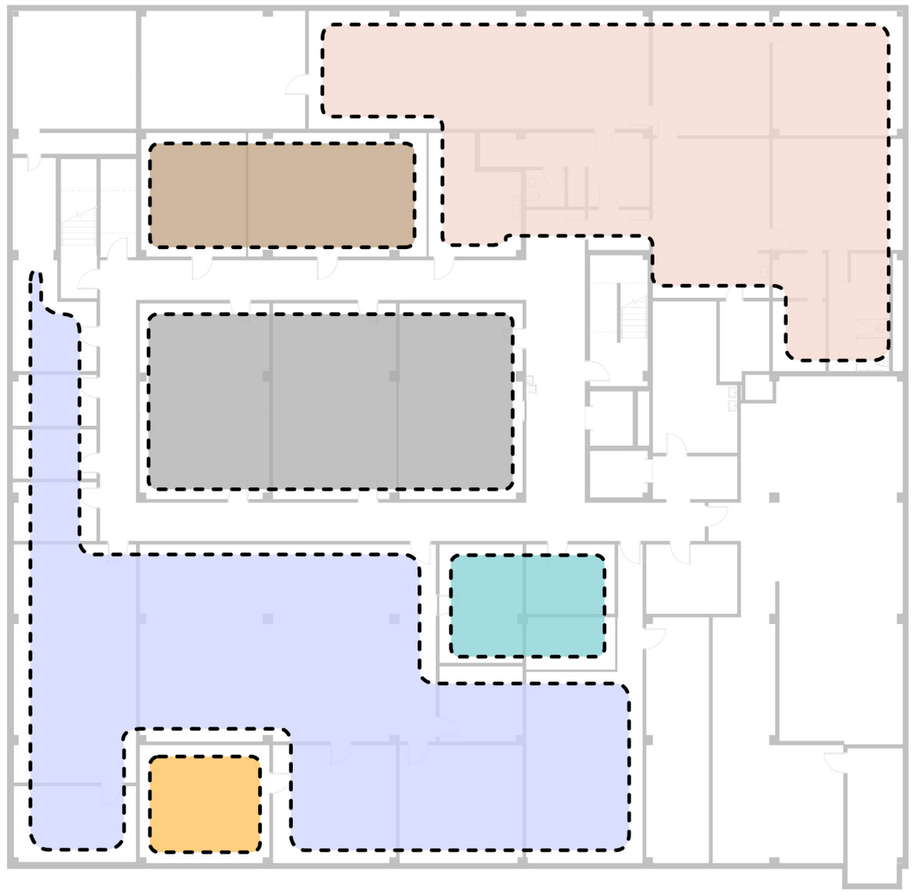
Support

City Hall Annex *(Former City Hall)* - Basement

Existing



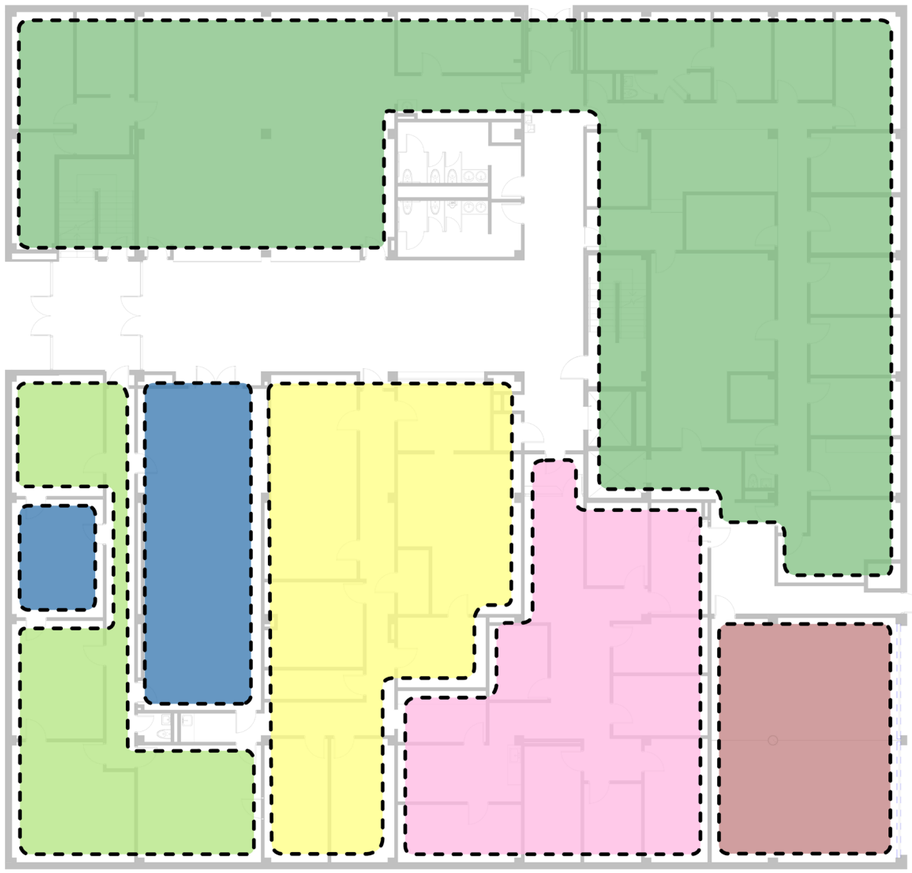
New



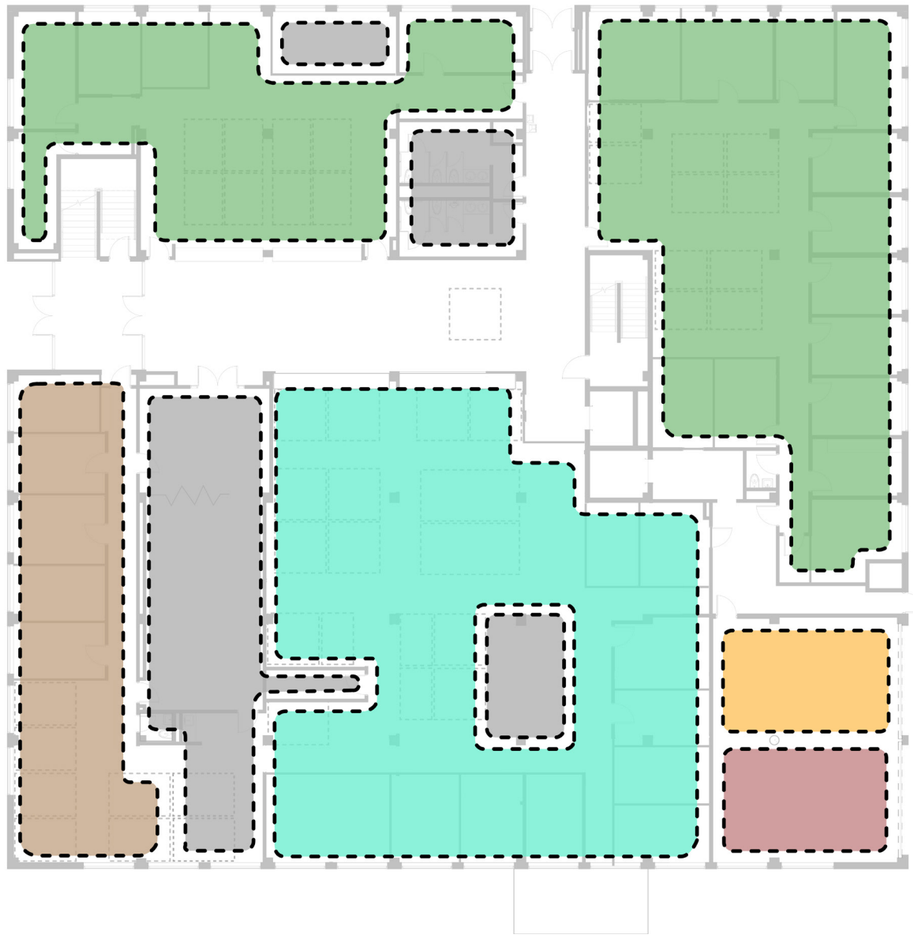
- Codes
- Economic Dev
- City Clerks
- Finance
- IT
- Engineering
- City Manager
- Capitol Theater
- Facilities
- Unassigned
- Mech / Elec
- Support

City Hall Annex *(Former City Hall)* - Level 1

Existing



New



Finance

City Council

HR

Community Dev

IT

City Manager

City Clerks

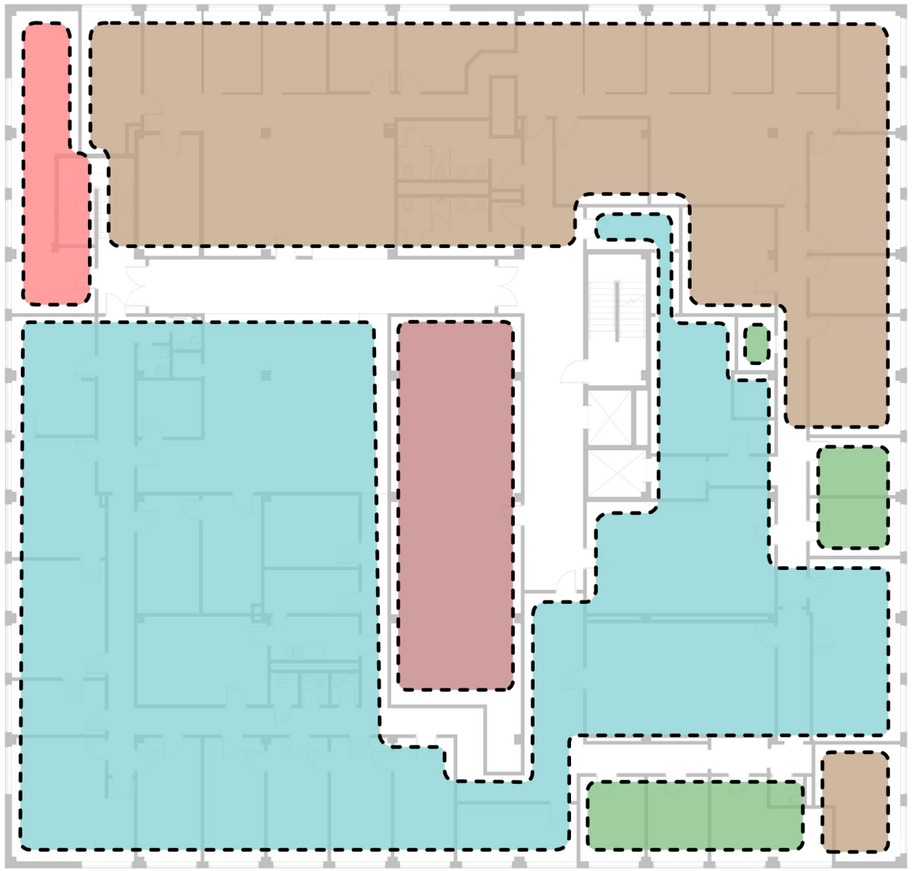
Facilities

Engineering

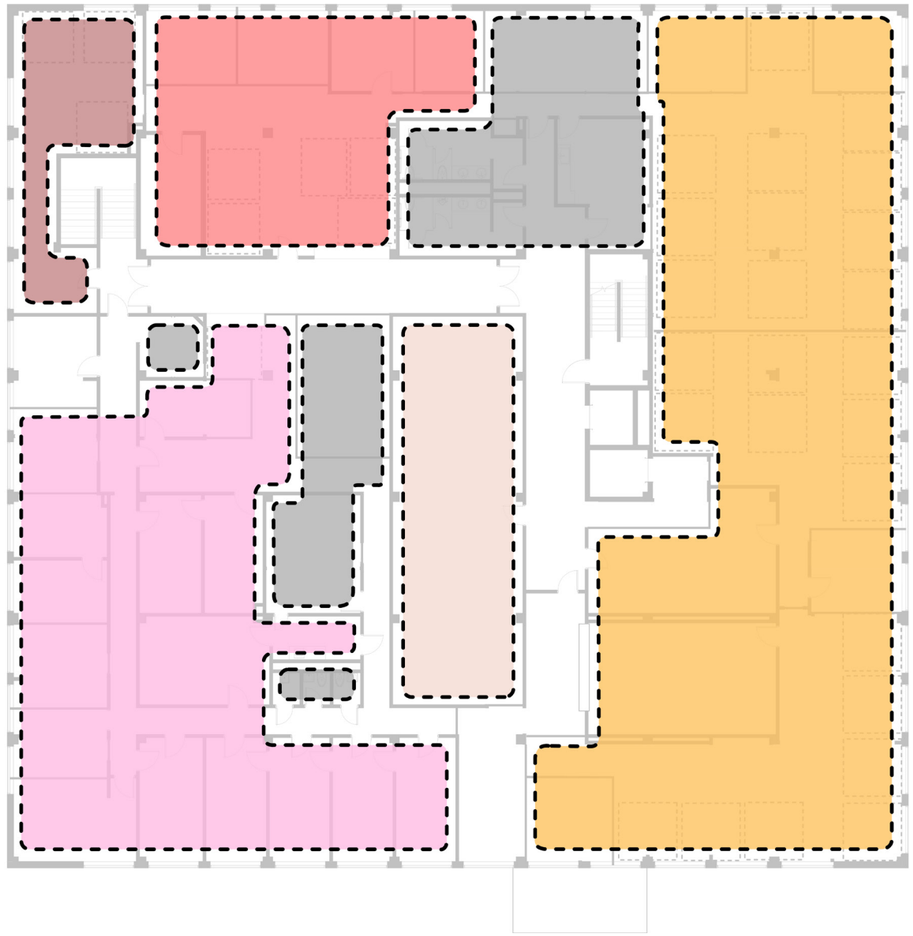
Support

City Hall Annex *(Former City Hall)* - Level 2

Existing



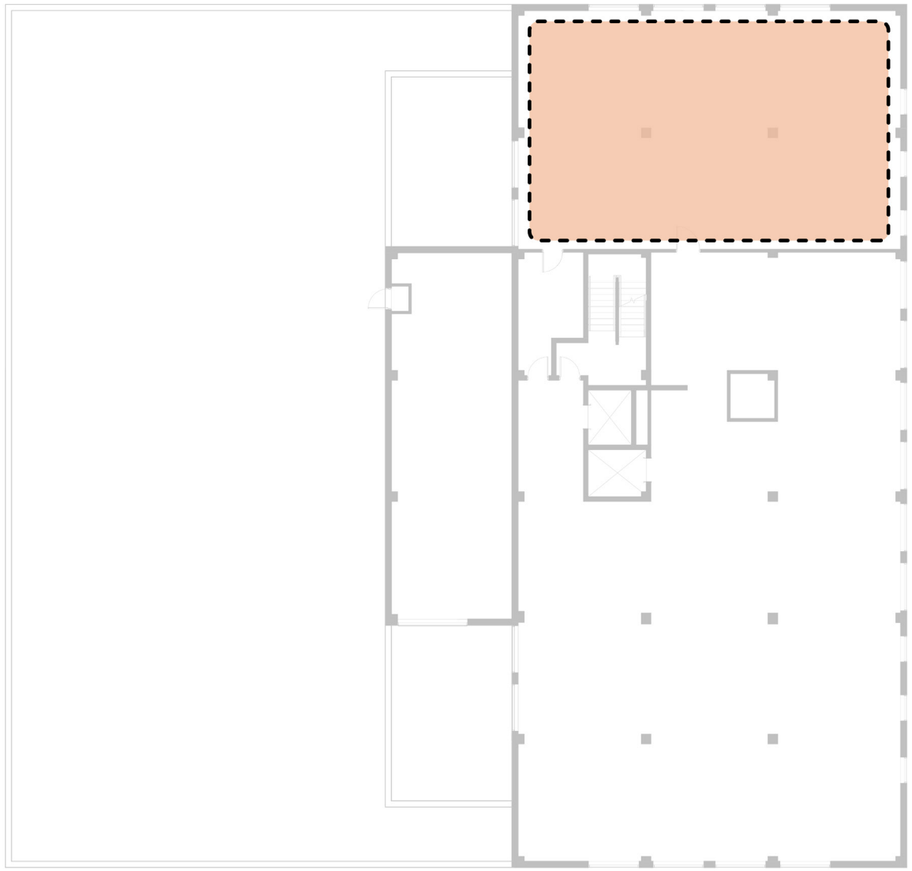
New



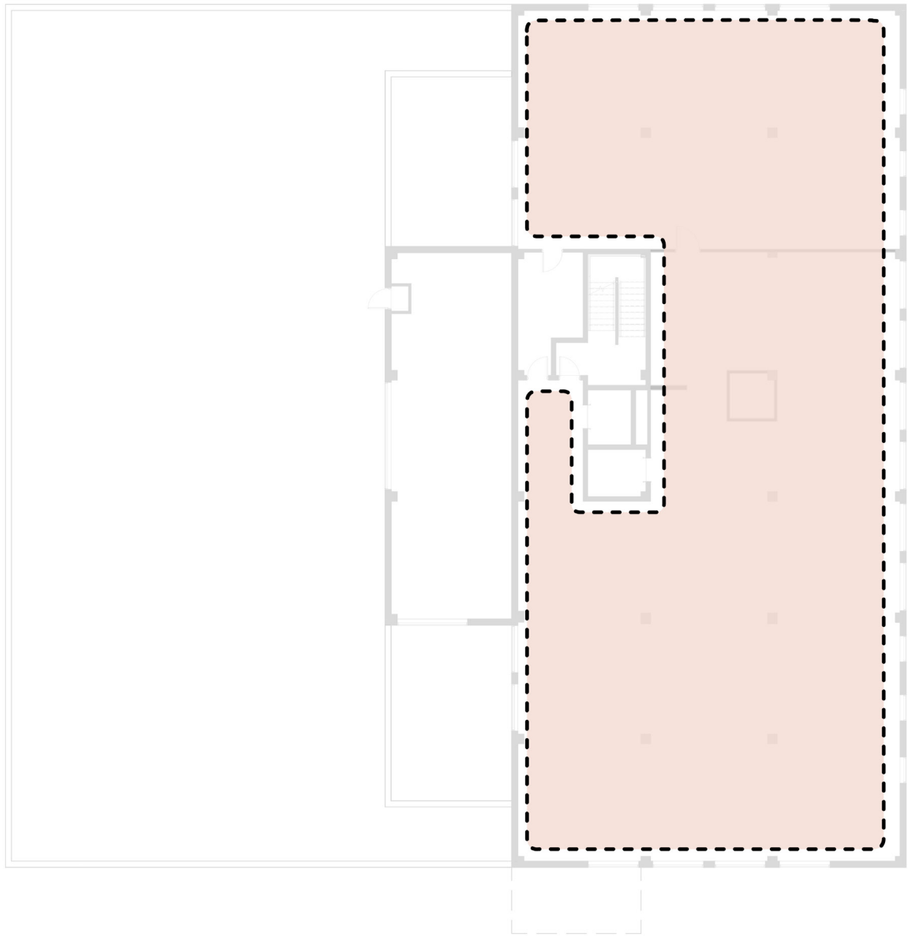
- ONDS
- Codes
- Facilities
- IT
- Engineering
- Finance
- HR
- Mech / Elec
- Support

City Hall Annex *(Former City Hall)* - Level 3

Existing



New

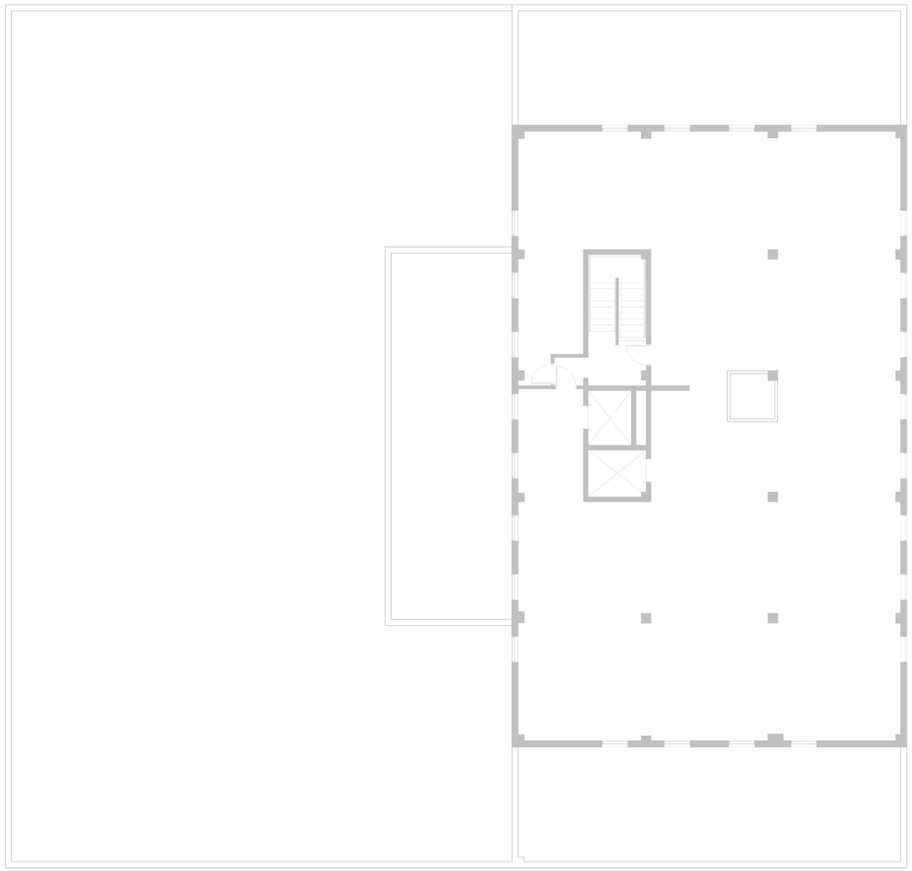


YPD (Storage)

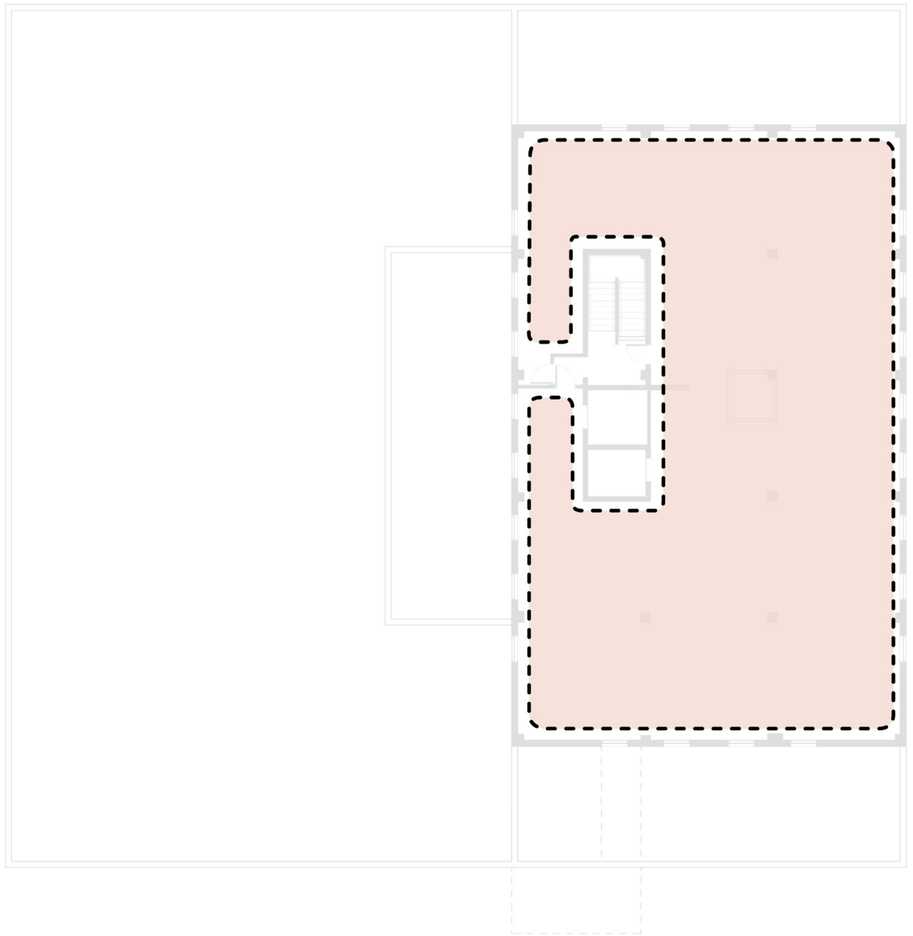
Mech / Elec

City Hall Annex *(Former City Hall)* - Level 4

Existing



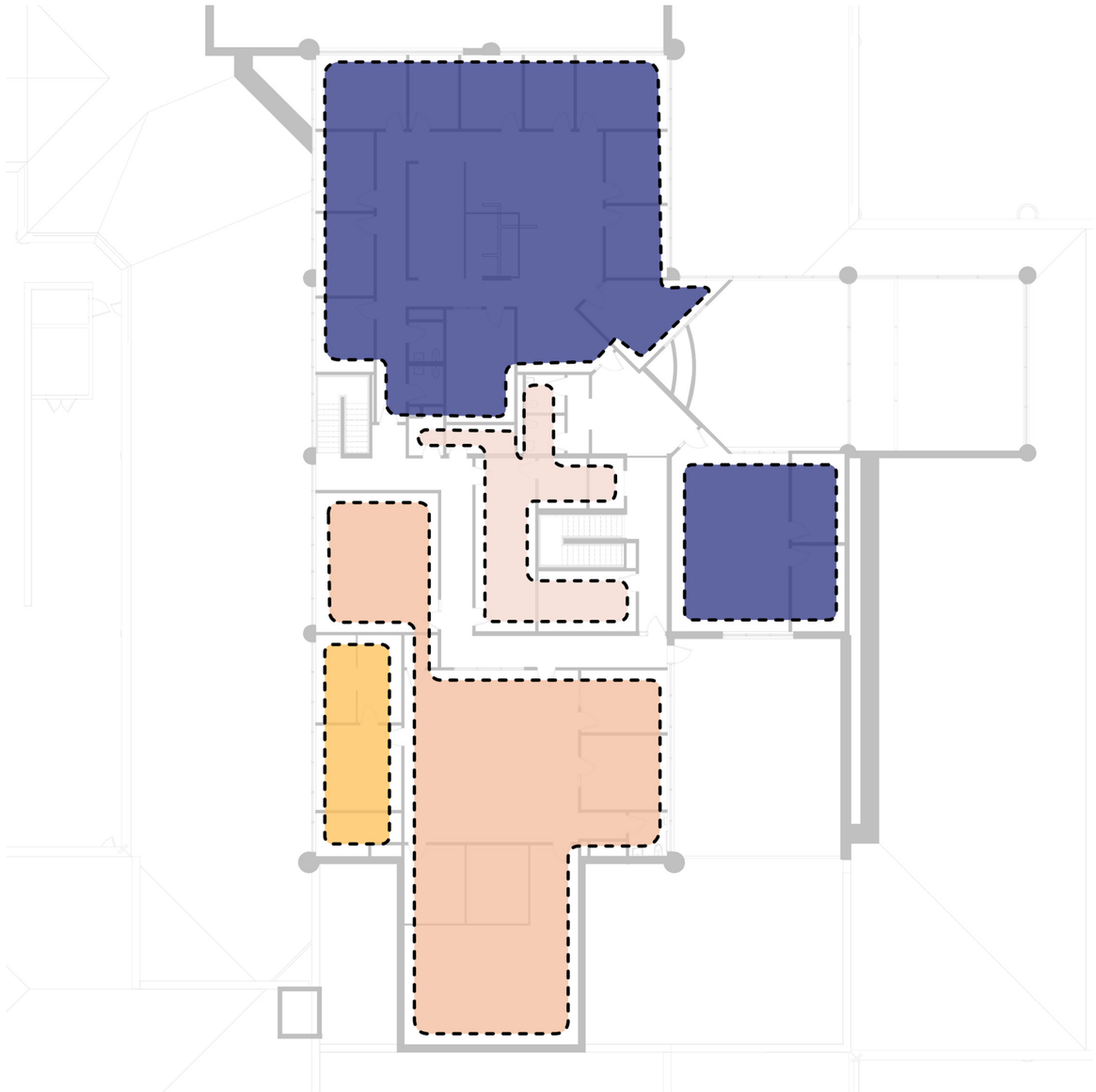
New



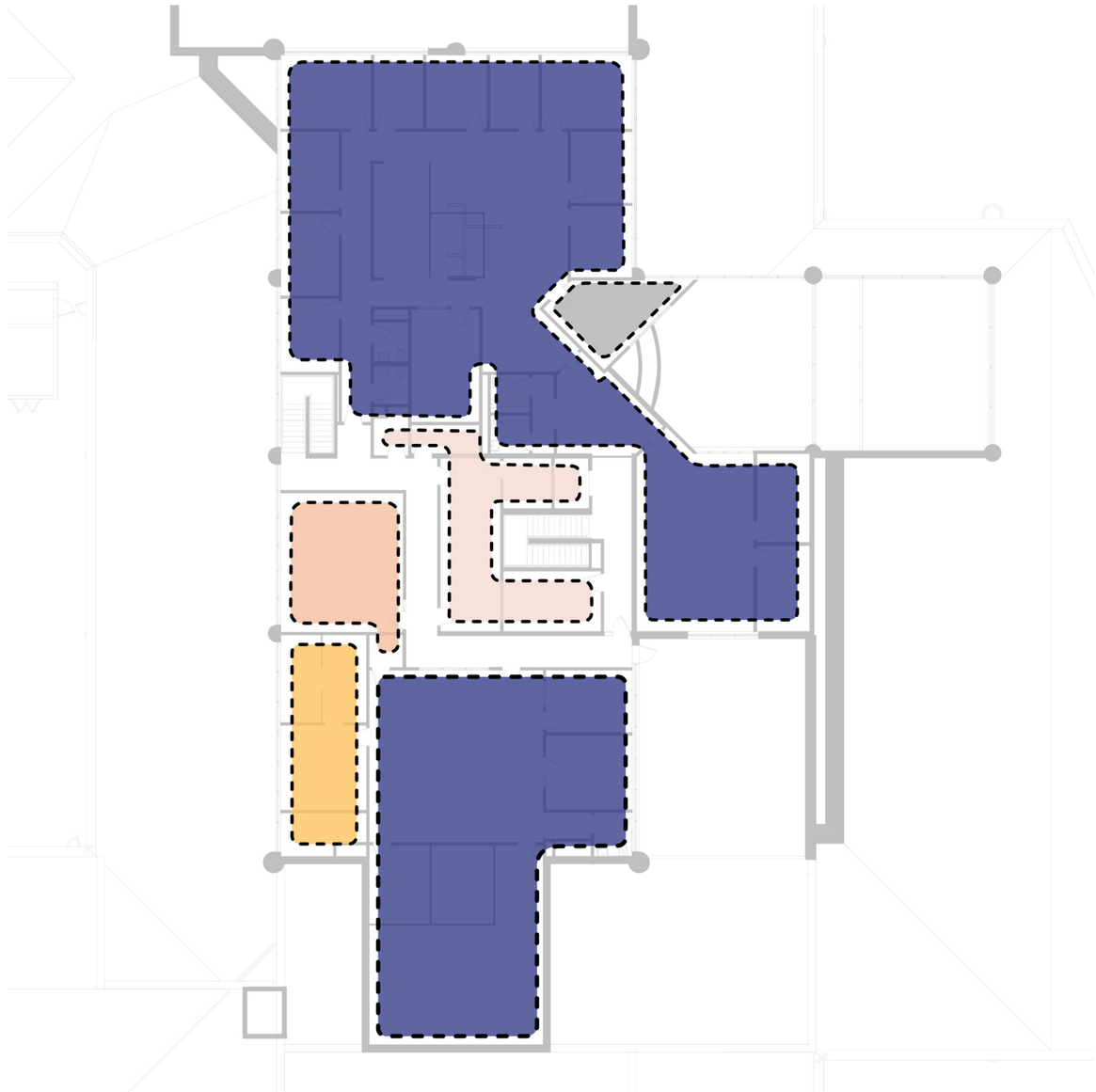
Mech / Elec

Richard A. Zais Jr. Center for Law and Justice - Level 2

Existing



New



Legal

YPD

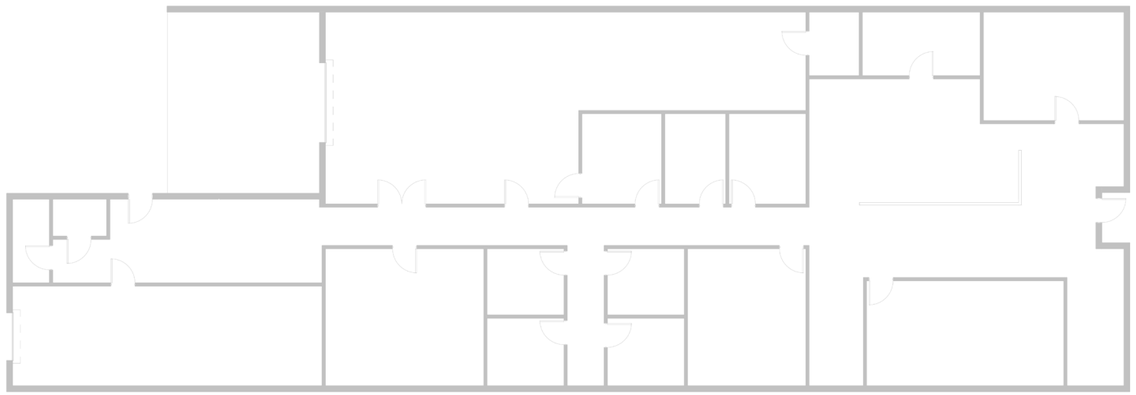
IT

Mech / Elec

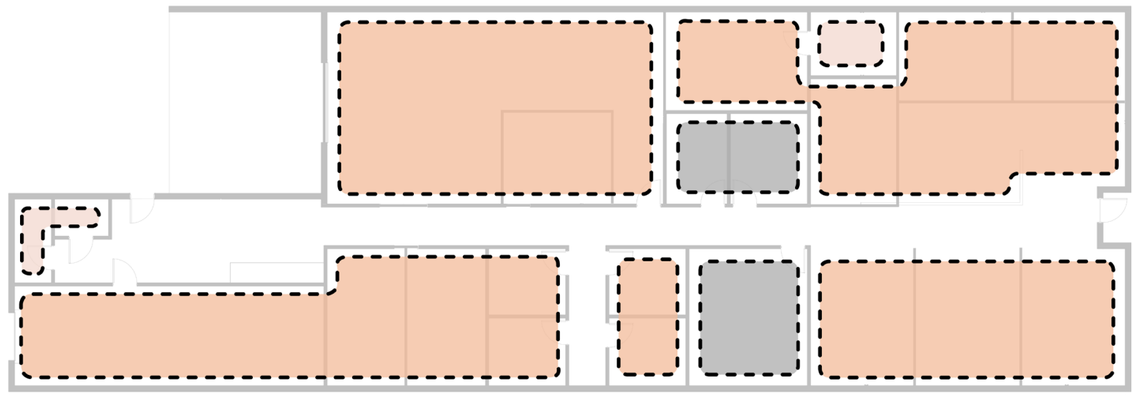
Support

SAU - *(Former Y-PAC)* Level 1

Existing



New



YPD

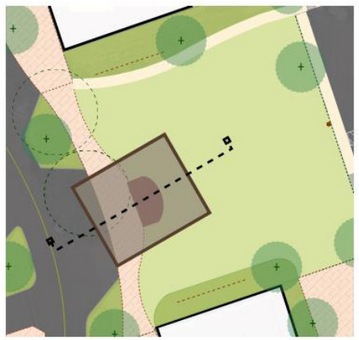
Mech / Elec

Support

Site Plan + Examples



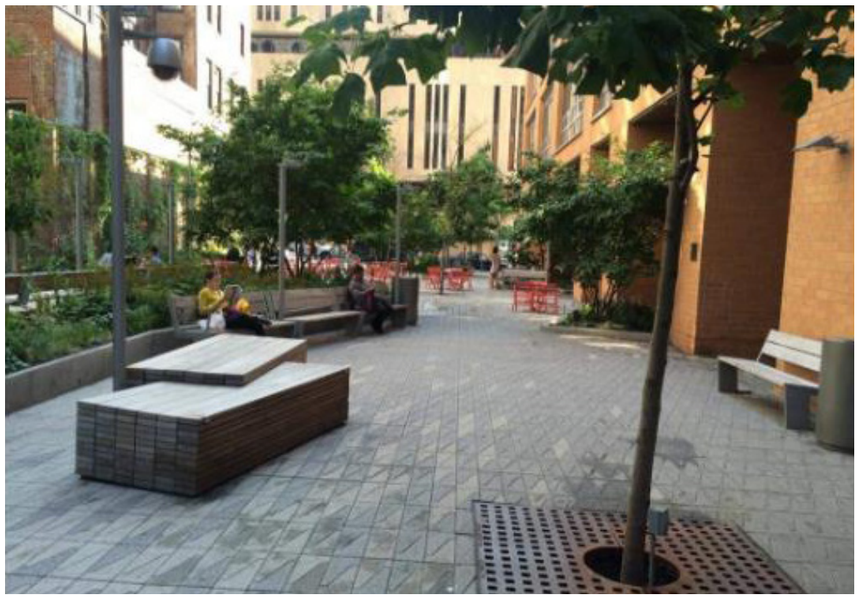




Art Wall



Pedestrian Street



Civic Art



Exterior Renderings - City Hall





Interior Renderings - City Hall Lobby



Interior Renderings - City Hall Council Chambers



Schedule

Phase 1 Schedule

Remodel City Hall
Former Bank of America

Capitol Theatre Move
YPD Training Room Move
Vacate YPAC Building

Phase 2 Schedule

Remodel City Hall Annex
Former City Hall

Vacate ONDS Building

2nd Avenue Revisions
City Hall Site Renovation

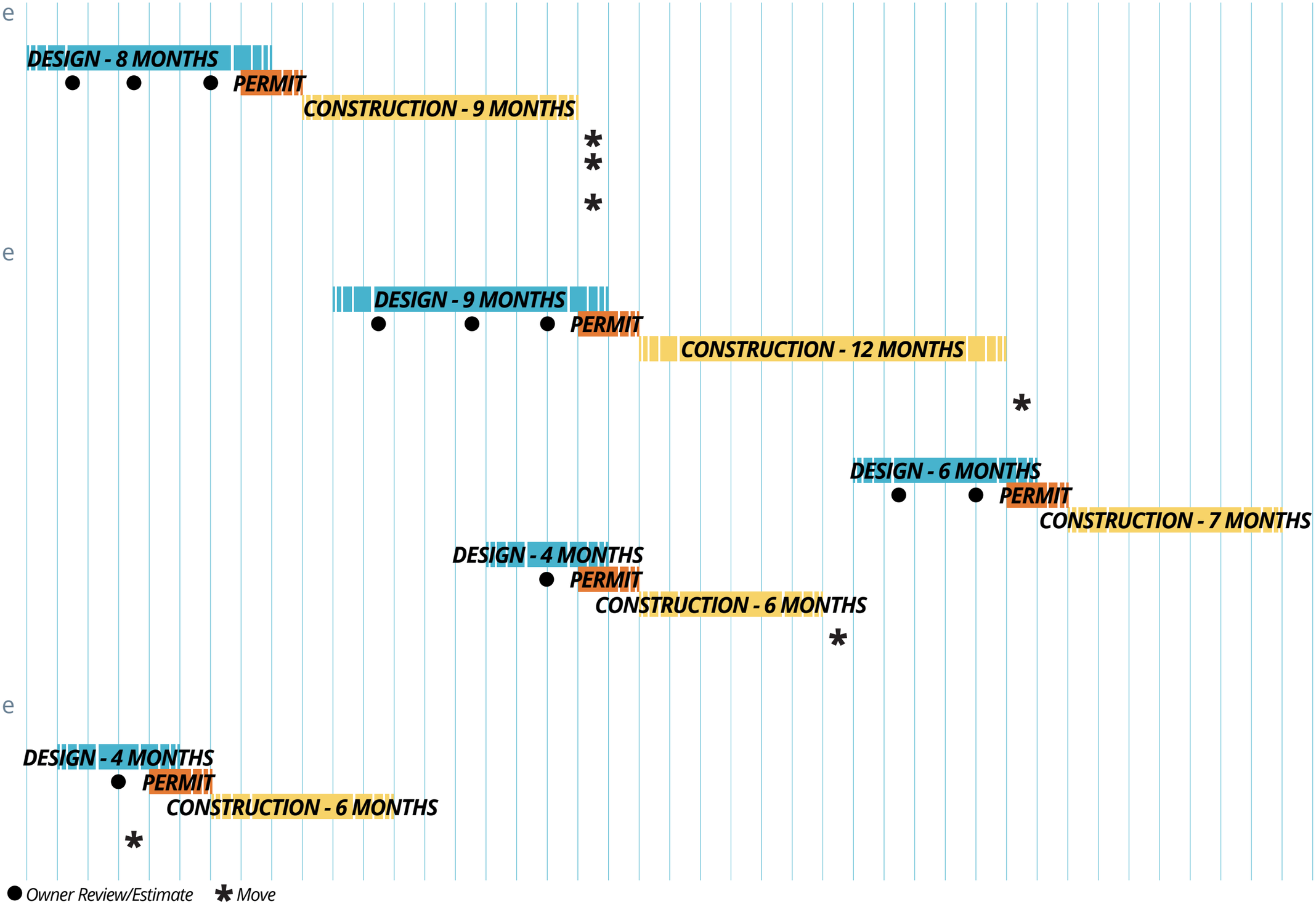
Remodel SAU
Former YPAC

Vacate Police Special Services Building

Phase 3 Schedule

Remodel Legal Center

Move Back-Up Dispatch



● *Owner Review/Estimate* ✱ *Move*

Cost Estimate

The following cost estimates are based on "ideal" layouts as shown in the diagrams in the Conceptual Design section and include all new finishes in occupied spaces unless noted otherwise in the detailed estimate.

City Hall *(Former Bank of America)*
$6,949,161

City Hall Annex *(Former City Hall)*
$12,456,338

City Hall/City Hall Annex
Site Work $3,735,200

SAU *(Former Y-PAC)*
$1,215,500

Law and Justice Center
2nd Floor Full Remodel $957,683
2nd Floor Partial Remodel $431,335

Police Department Storage Annex
$1,027,256