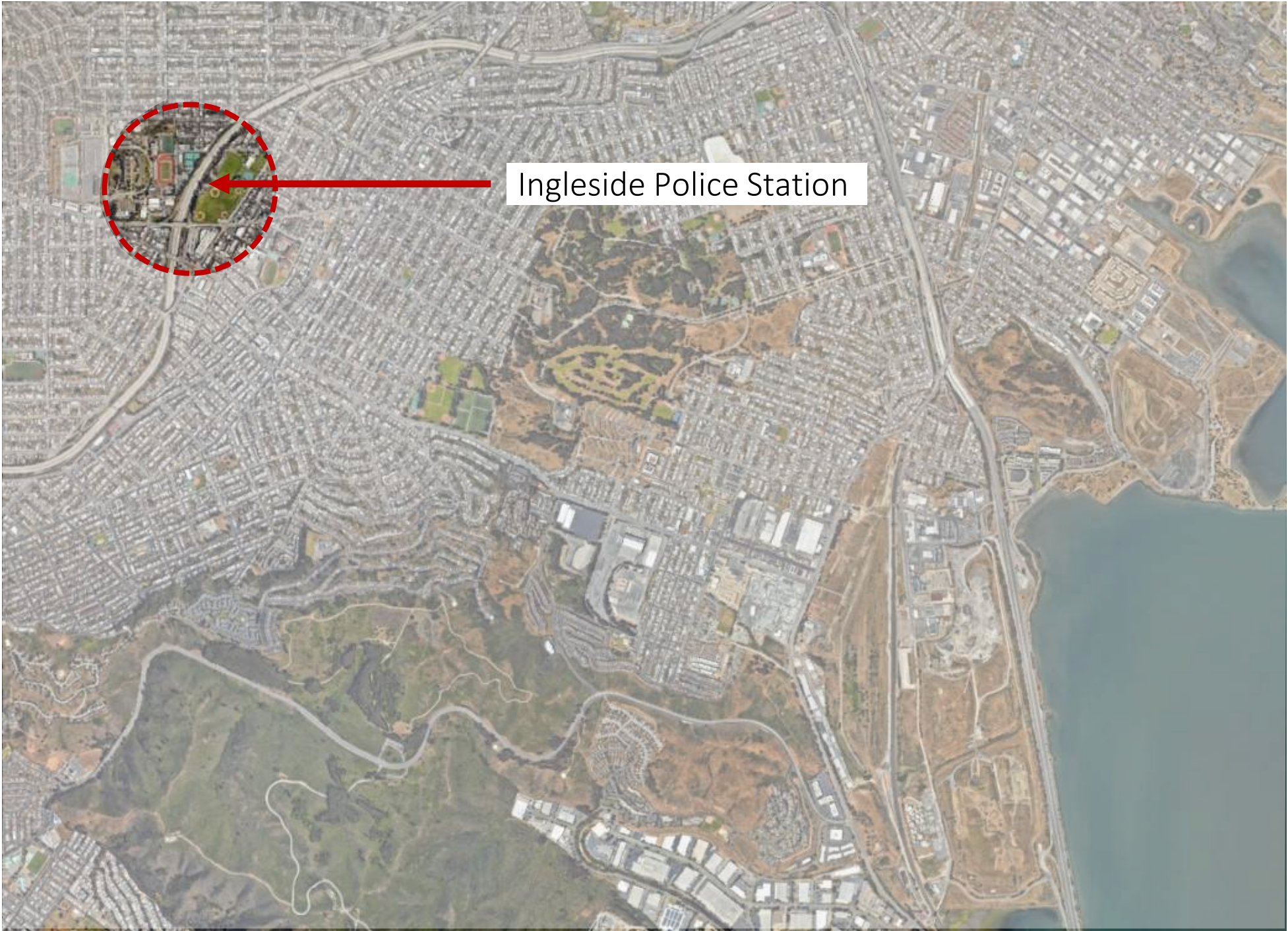


INGLESIDE POLICE STATION REPLACEMENT



CONTEXT

VICINITY MAP



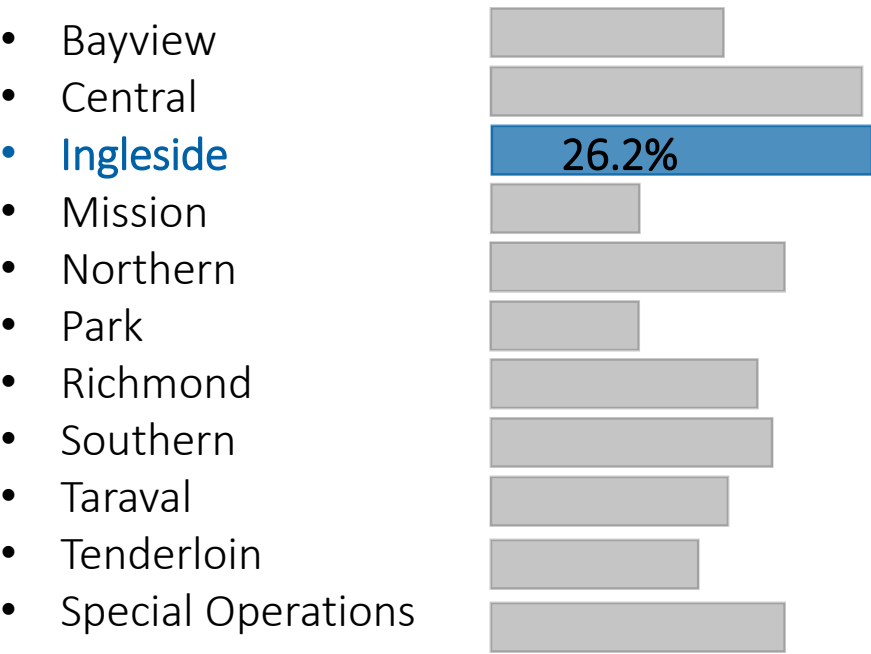
LOCATION



CONTEXT: Potential District Growth

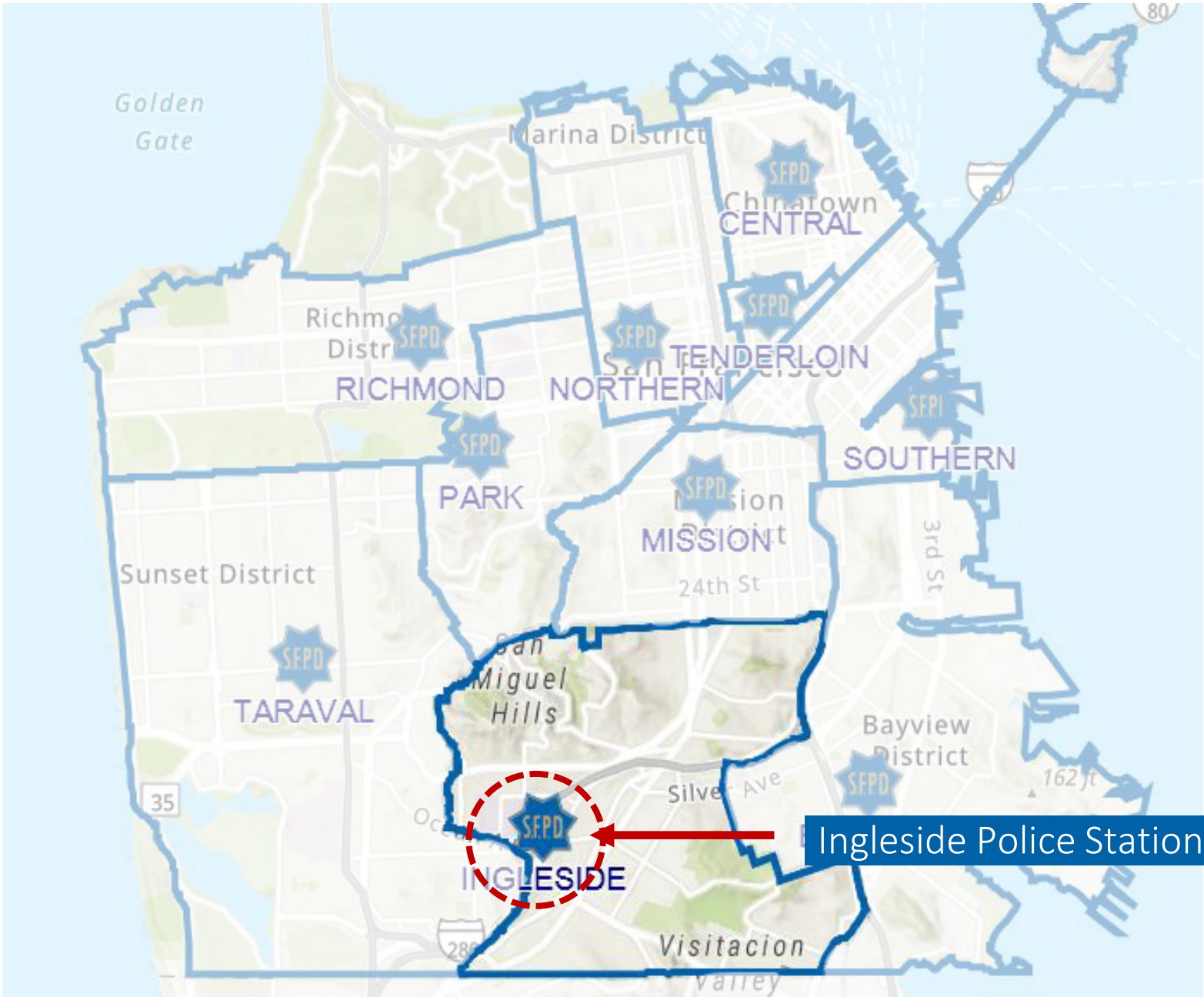
- INGLESIDE SERVES ONE OF THE LARGEST AND RAPIDLY GROWING AREAS OF SAN FRANCISCO, SPANNING SEVERAL SUPERVISORIAL DISTRICTS
- REQUIRES A LARGER STAFF TO MEET THE COMMUNITY NEED

POLICE STAFF EXPECTED GROWTH INCREASE BY 2028



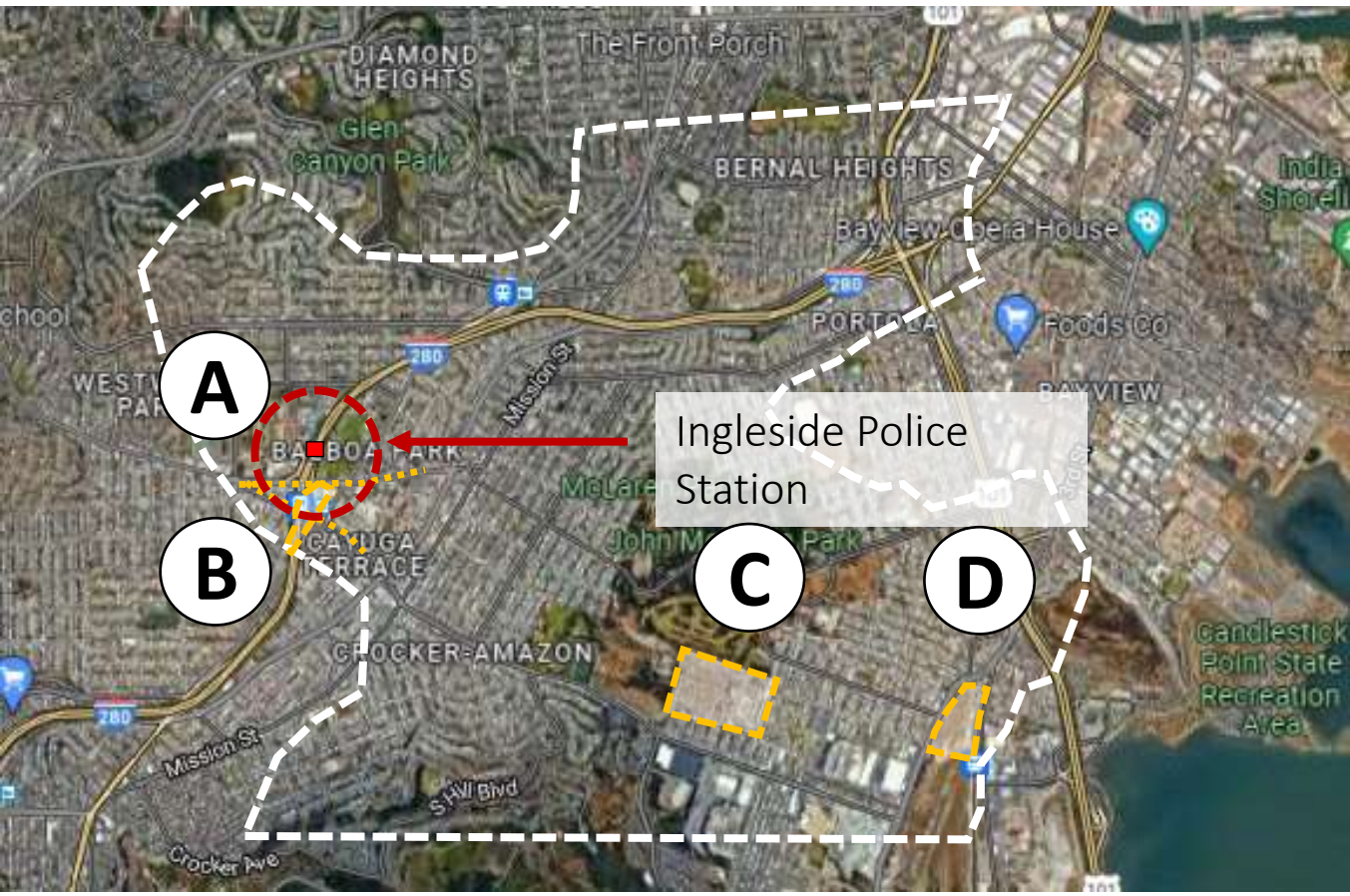
Data sources:

1. The San Francisco Police Department Administration Bureau Staffing Projections for 2022 white paper, dated 1/22/13
2. San Francisco Office of the Controller SFPD Car Sector Patrol Staffing Analysis, May 2018.
3. San Francisco Office of the Controller Citywide Benchmarking Report, February 2017



CONTEXT: Potential District Growth

Balboa Park BART Housing
Units: 131
Projected Completion: 2023



Ocean and Geneva Corridor Plan



Sunnydale HOPE SF
Units: 1,770
Projected Completion: TBD



Schlage Lock Plan
Units: 1,679
Projected Completion: 2035



PROJECT DRIVERS

EARTHQUAKE SAFETY AND EMERGENCY RESPONSE (ESER) BOND:

- FUNDS SEISMIC & OTHER UPGRADES TO FIRST RESPONDER FACILITIES TO ENSURE A QUICK RESPONSE AFTER A MAJOR EARTHQUAKE OR DISASTER
- INGLESIDE STATION IS CURRENTLY A SEISMIC RISK

PROJECT GOALS:

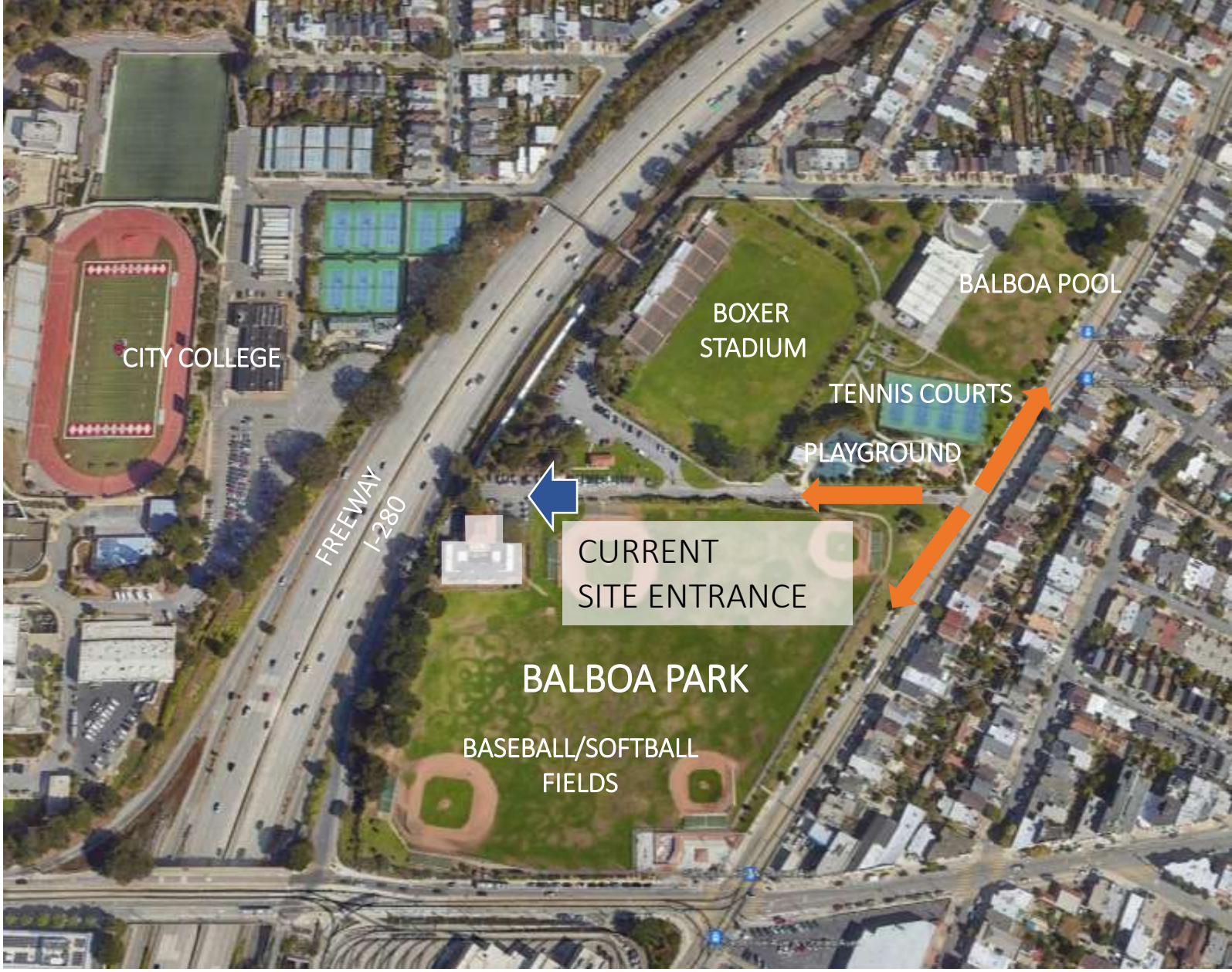
- EXPAND FACILITY TO ACCOMMODATE CURRENT PROGRAM NEEDS
 - BE A RESOURCE FOR THE COMMUNITY
 - REHABILITATE & UPGRADE 100-YR OLD HISTORIC BUILDING TO MEET CURRENT STANDARDS
 - BUILD NEW TO BE COMPATIBLE WITH HISTORIC BUILDING AND DEVELOP A UNIFIED CAMPUS
 - BE **SUSTAINABLE**, ENERGY-EFFICIENT, AND DURABLE
 - BE A **SECURE**, SAFE, AND HEALTHY WORK ENVIRONMENT



SITE ACCESS

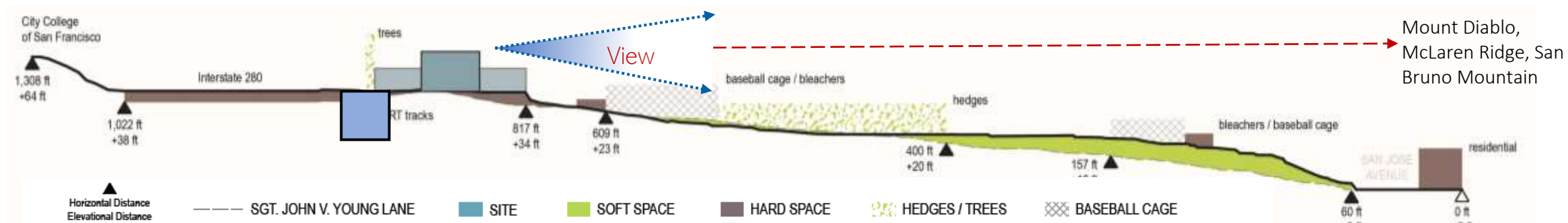
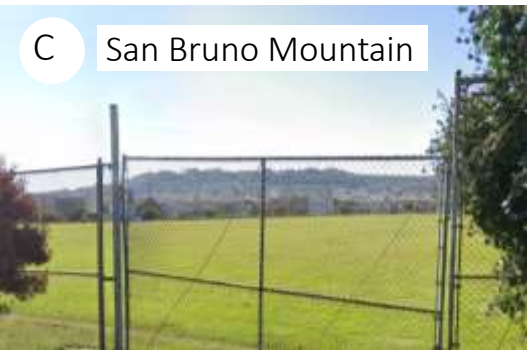
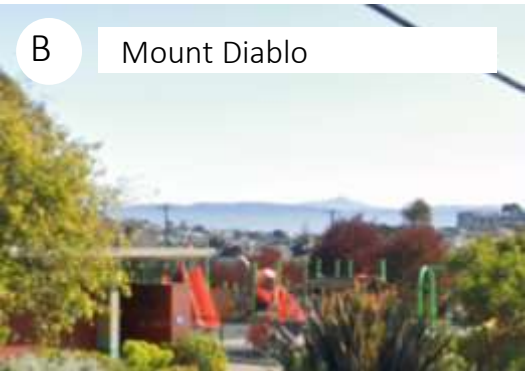
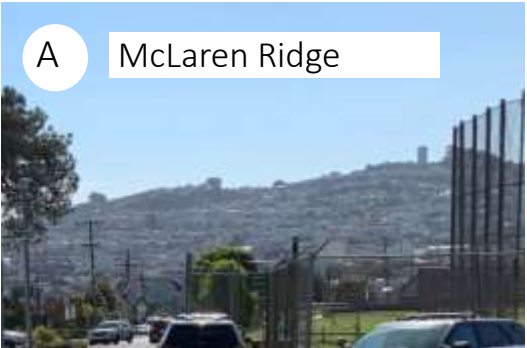
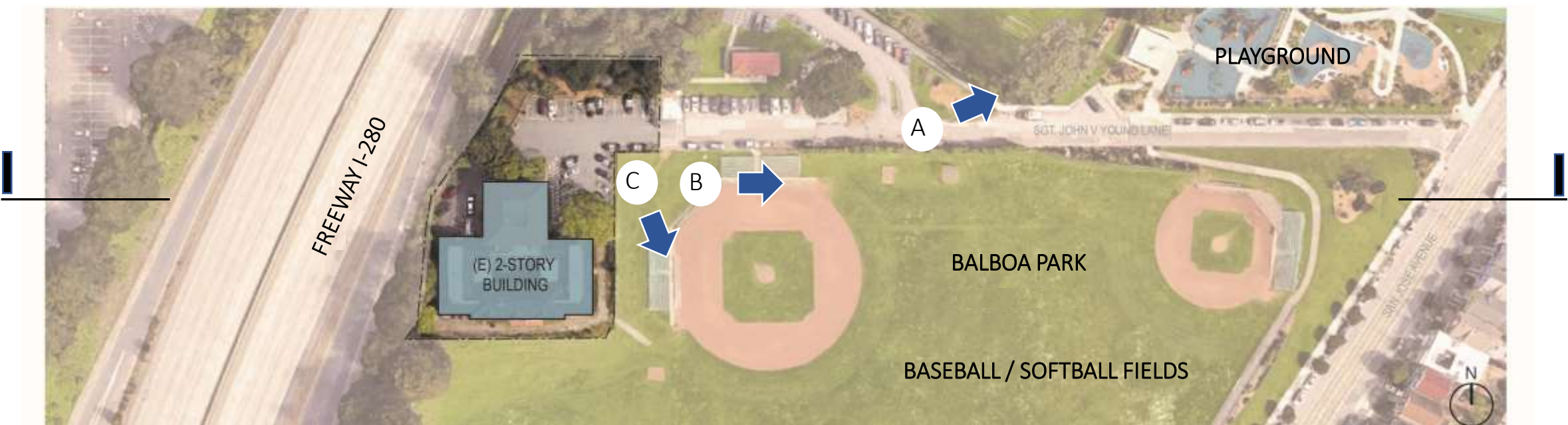


1910



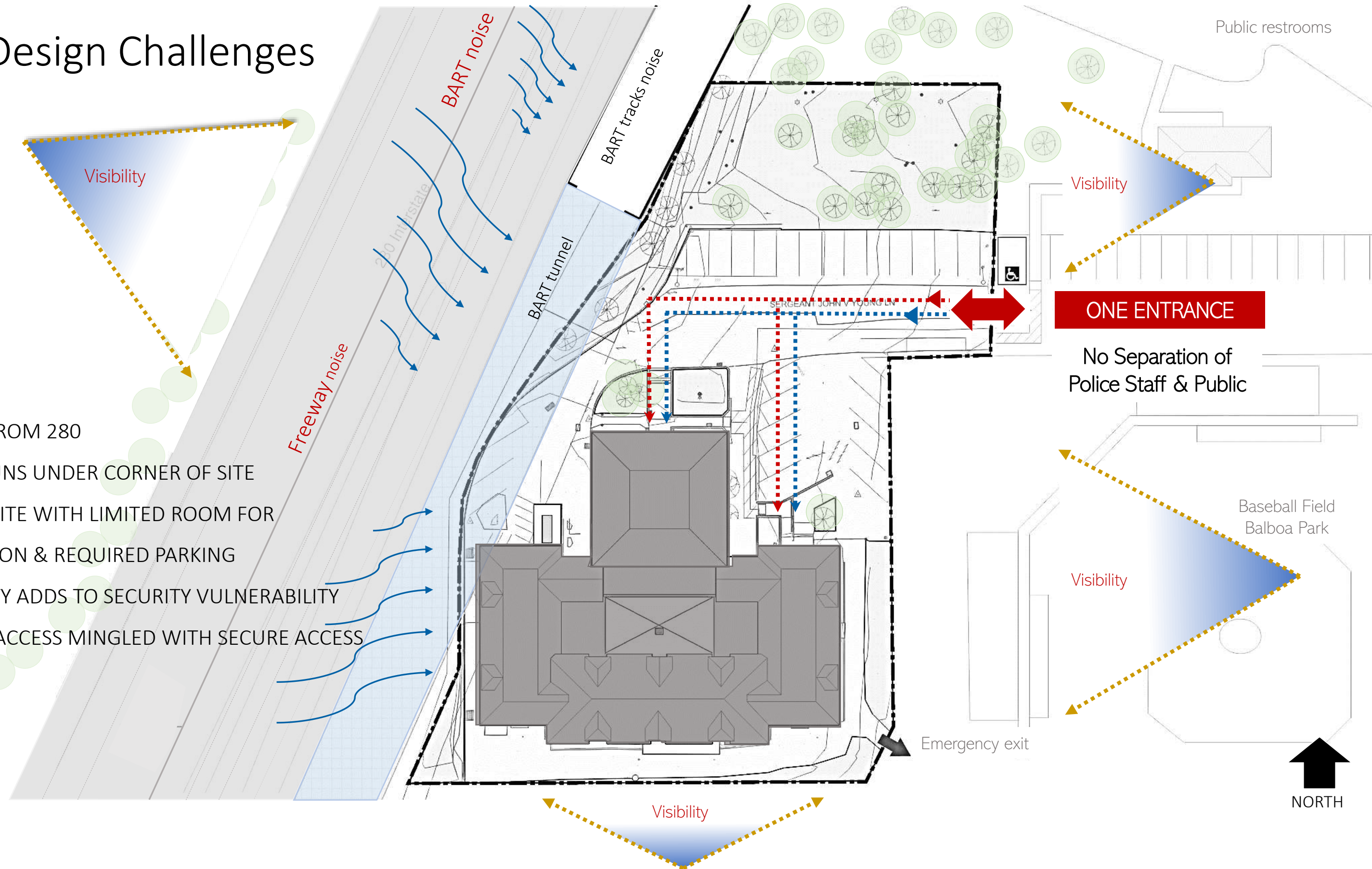
2022

SITE: Topography & views



SITE: Design Challenges

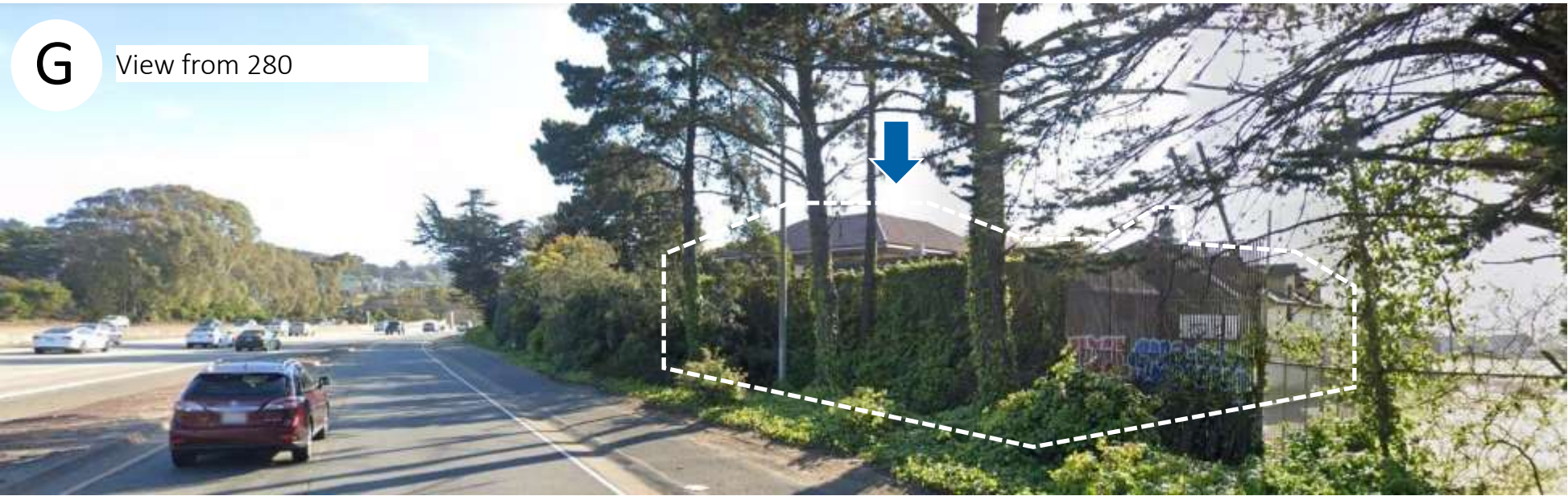
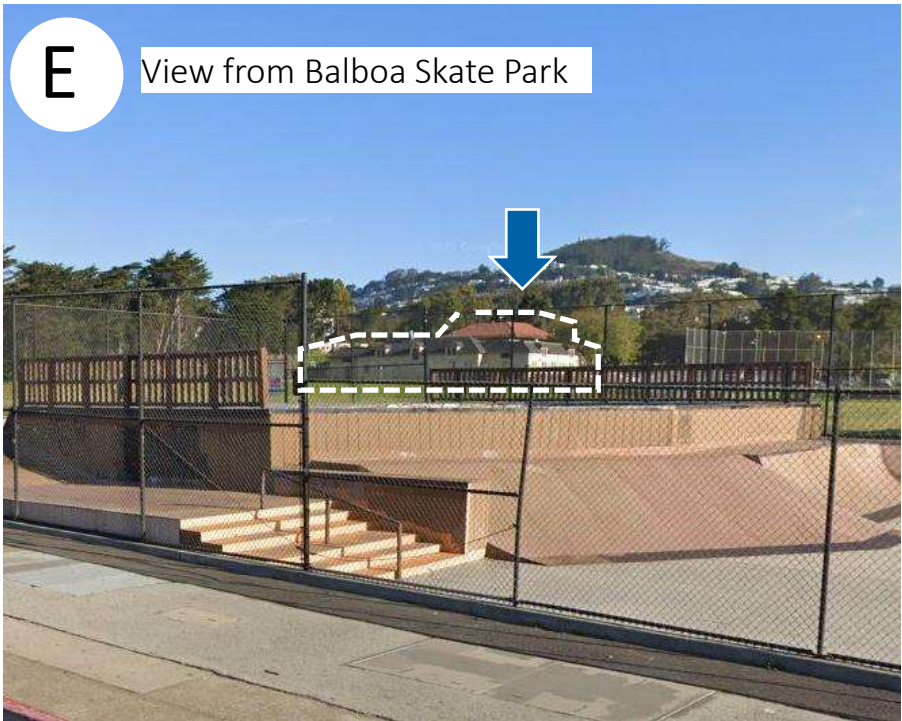
- NOISE FROM 280
- BART RUNS UNDER CORNER OF SITE
- SMALL SITE WITH LIMITED ROOM FOR EXPANSION & REQUIRED PARKING
- VISIBILITY ADDS TO SECURITY VULNERABILITY
- PUBLIC ACCESS MINGLED WITH SECURE ACCESS



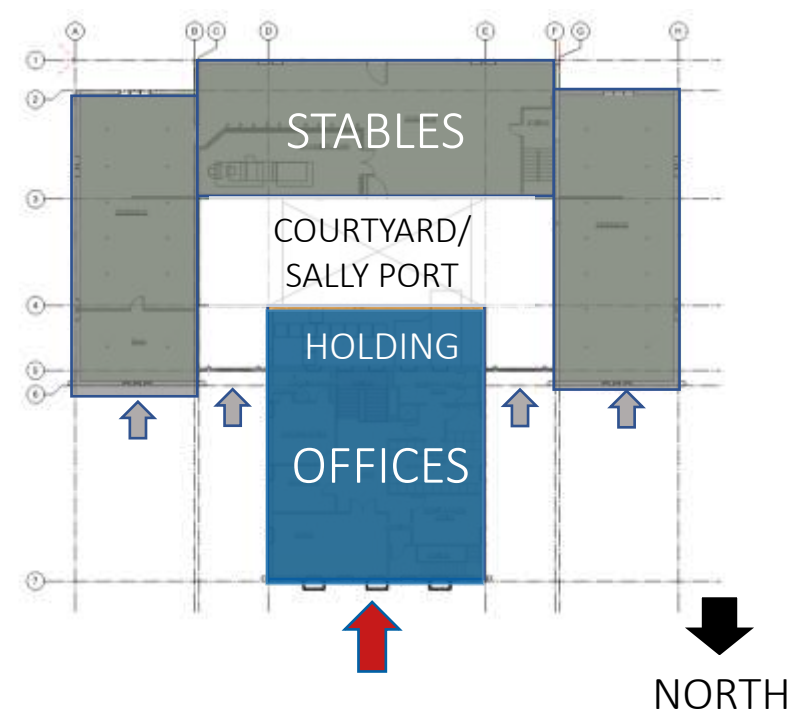
SITE: Views of Building



SITE: Views of Building



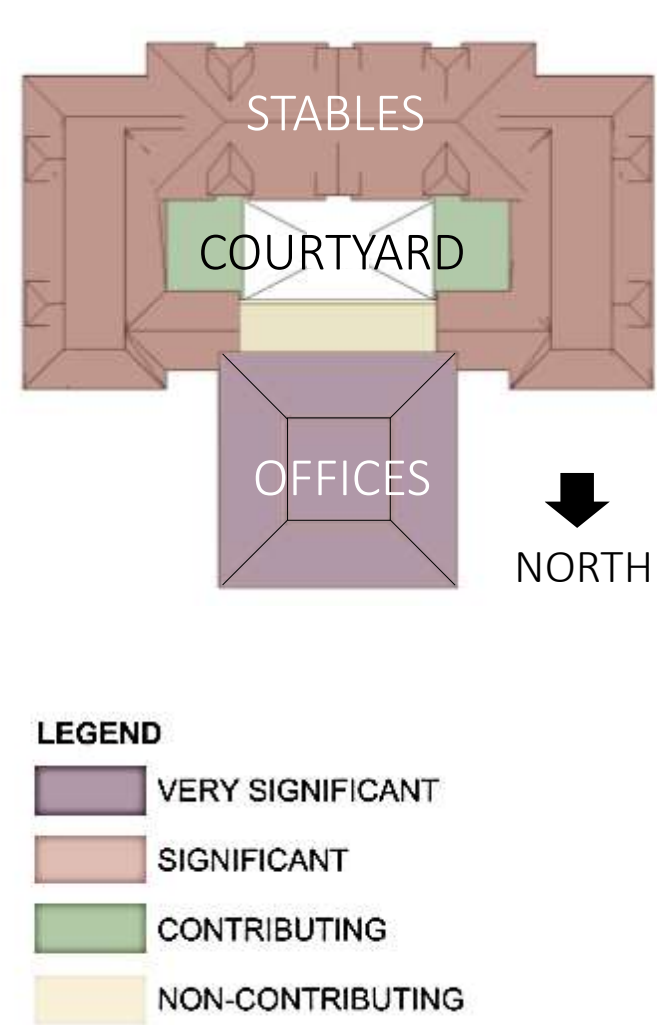
HISTORIC BUILDING



- **STYLE:** MISSION REVIVAL
- **BUILT:** 1910 (100+ YEARS OLD)
- **ARCHITECT:** ACTING CITY ARCHITECT, EMIL DE NEUF
- **HISTORIC RESOURCE ELIGIBILITY:**
 - CALIFORNIA REGISTER OF HISTORICAL RESOURCES (CRHR)
 - NATIONAL REGISTER OF HISTORIC PLACES (NRHP)
 - BALBO PARK HISTORIC DISTRICT



HISTORIC BUILDINGS: Degree of Historic Significance



DESIGN PARAMETERS

EXPANSION INCLUDES:

- PROGRAM EXCEEDS HISTORIC BUILDING CAPACITY
 - EXPANDED COMMUNITY ROOM FUNCTION
 - OFFICES & FACILITY SUPPORT
 - ADDED LOCKER + SHOWER AREA
- ON SITE PARKING FOR POLICE VEHICLES

CHALLENGES:

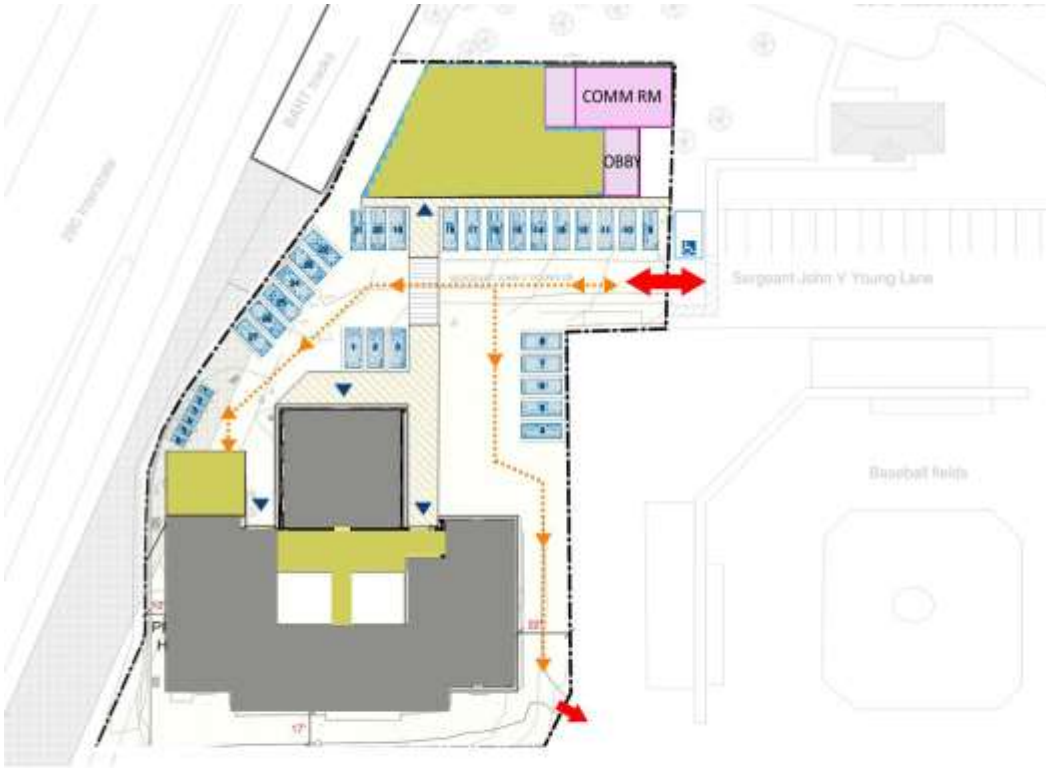
- PUBLIC ACCESS WITHOUT COMPROMISING SECURITY
- LIMIT IMPACT ON HISTORIC RESOURCE
- LIMITED SITE AREA WITH HIGH DEMAND FOR VEHICLE PARKING
- SEPARATE STABLE & MAIN BUILDING

APPROACH:

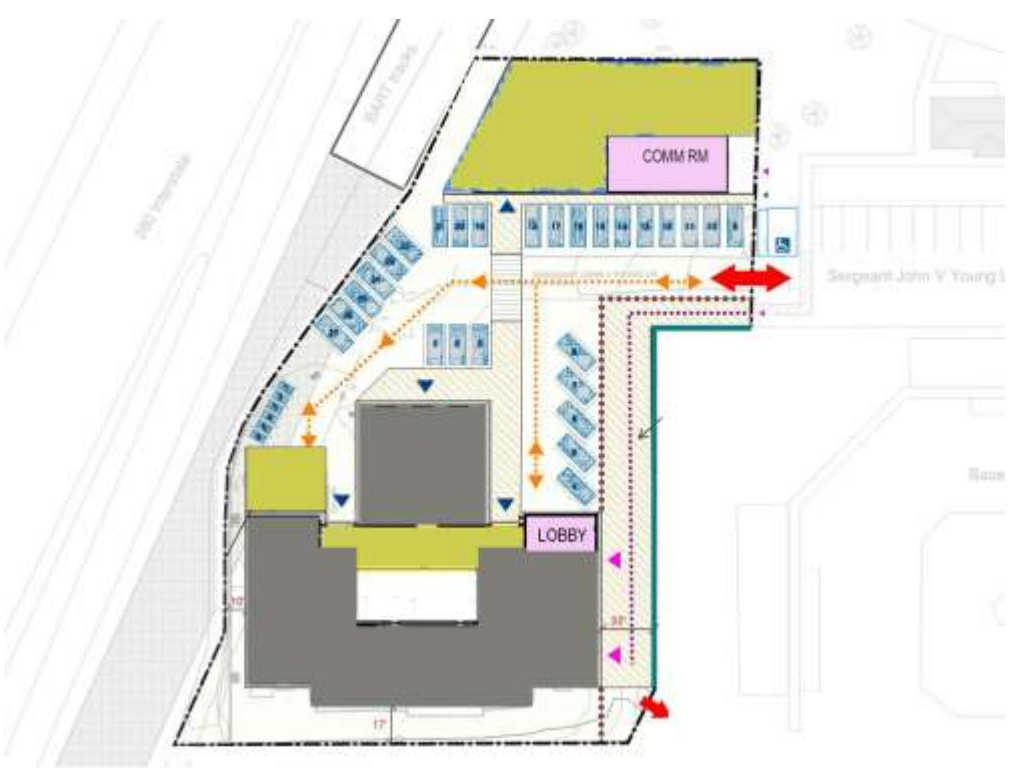
- PUBLIC FACING COMMUNITY ROOM
- EASE OF PUBLIC ACCESS WHILE RETAINING CAMPUS SECURITY
- CAMPUS INCLUDING REHABILITATED HISTORIC + 2 NEW BUILDINGS
- CONNECT STABLE & MAIN BUILDING AROUND CENTRAL COURTYARD
- PROVIDE VIEWS OF, AND BE COMPATIBLE WITH, THE HISTORIC BUILDING

MASSING STUDIES

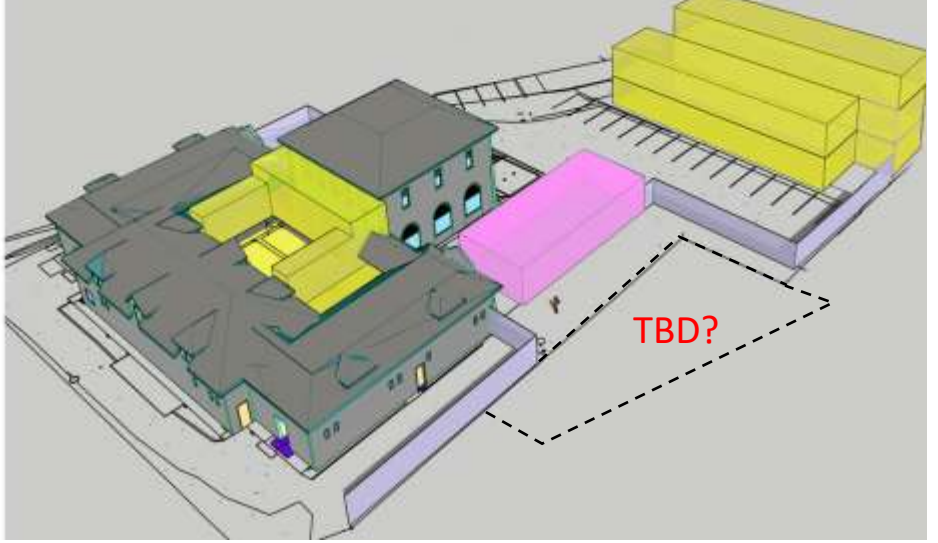
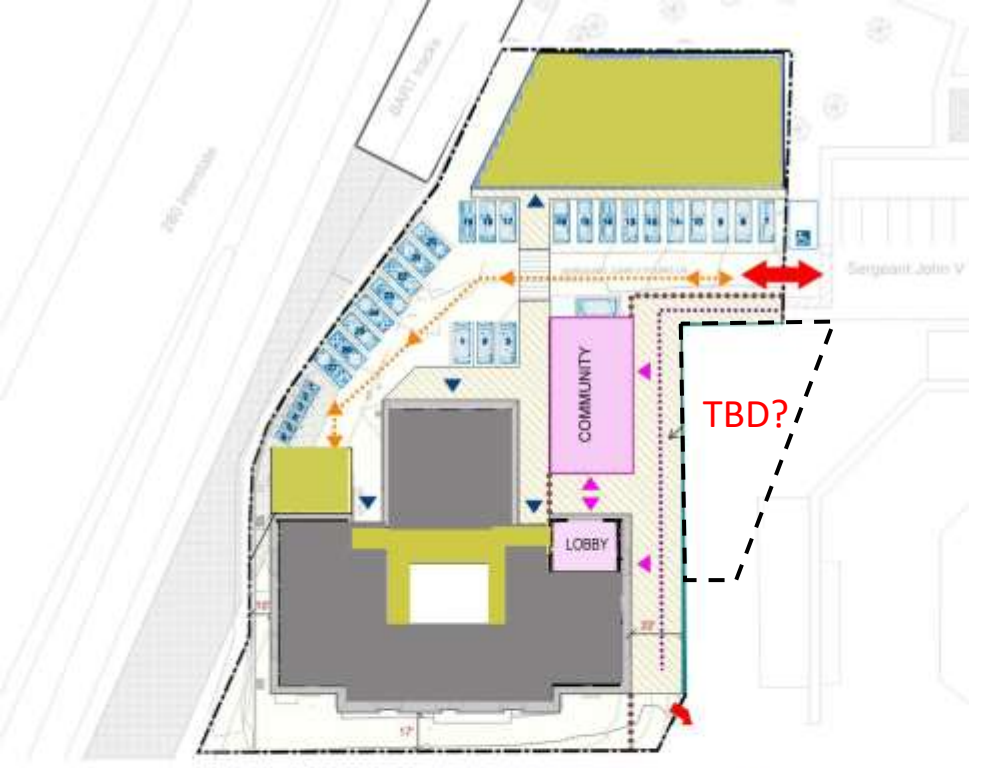
A



B



C



NEW



NEW PUBLIC

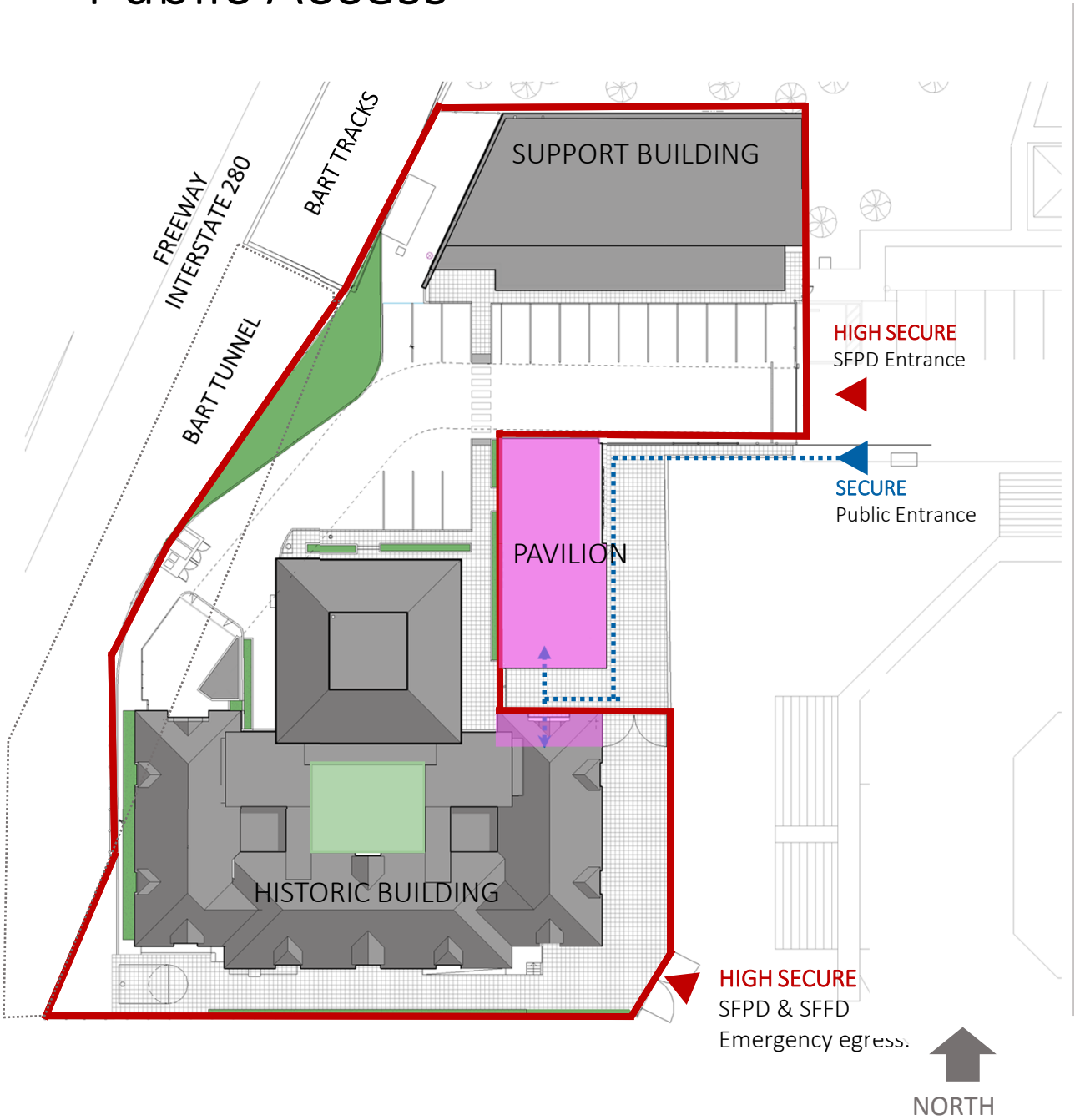


EXISTING

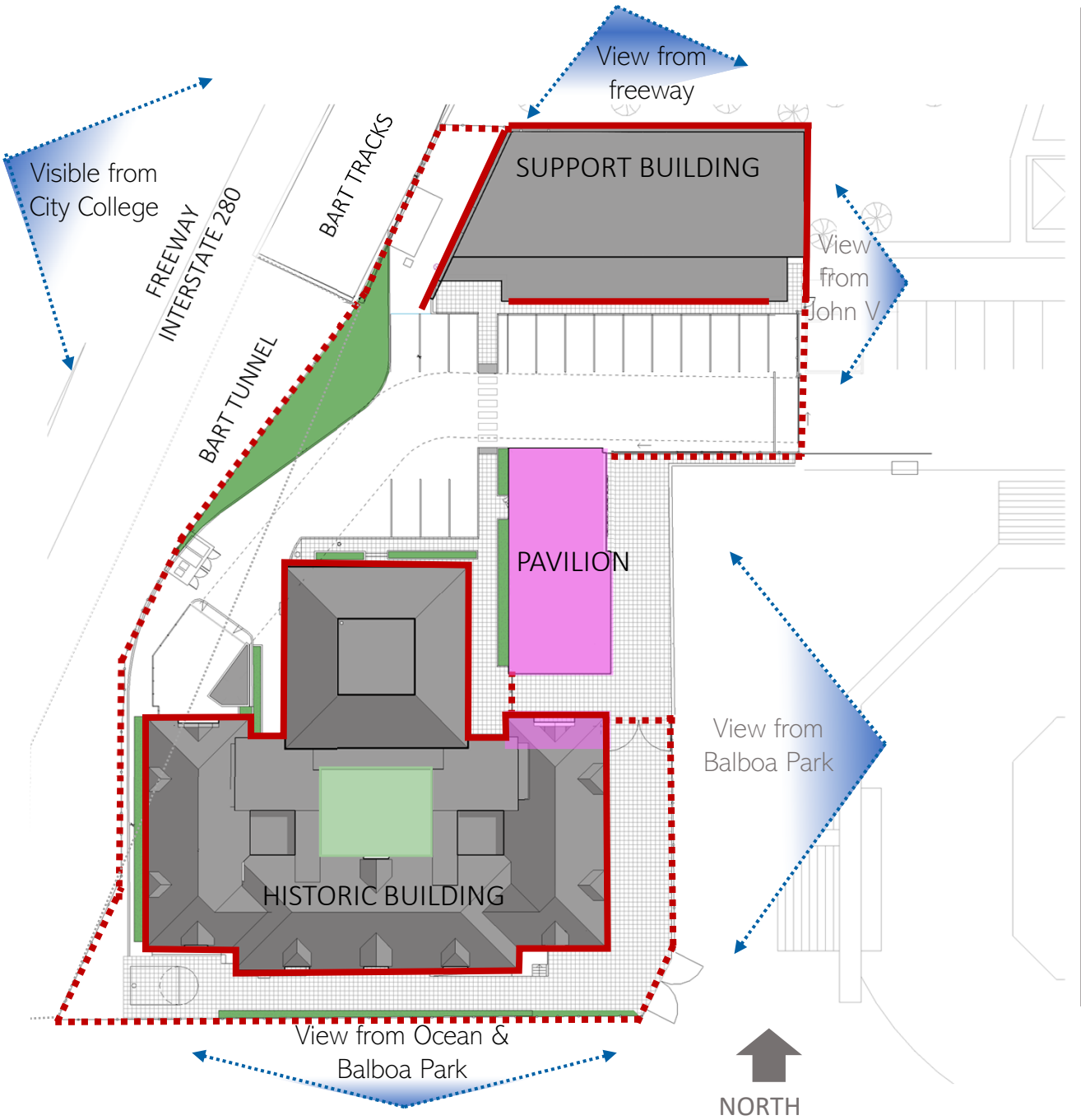


SECURITY

Secure Boundary Allowing for Public Access



Protected Facades



PROTECTIVE SHELL

PROPOSED BUILDINGS

HISTORIC BUILDING

COMMUNITY PAVILION

SUPPORT BUILDING



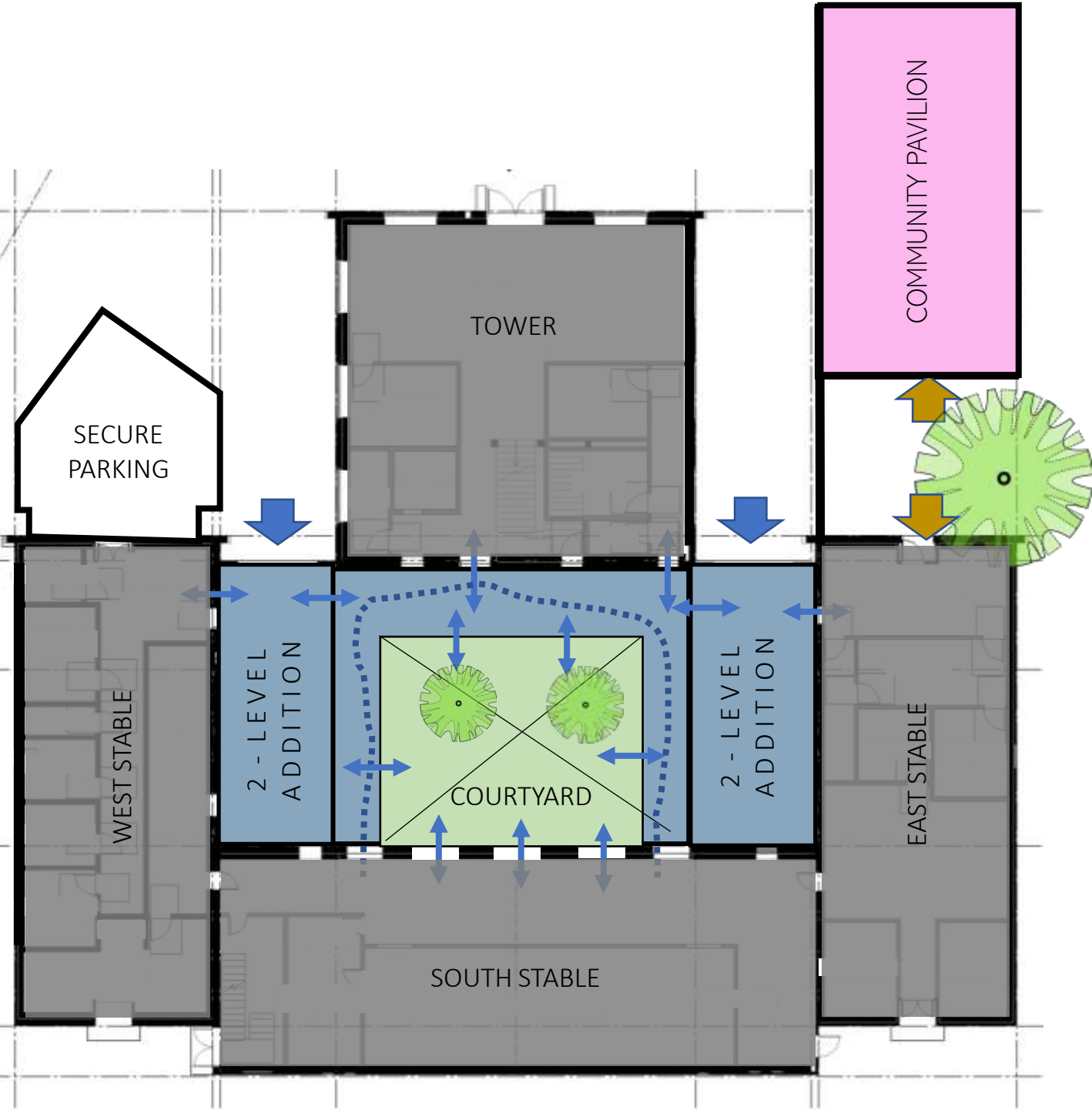
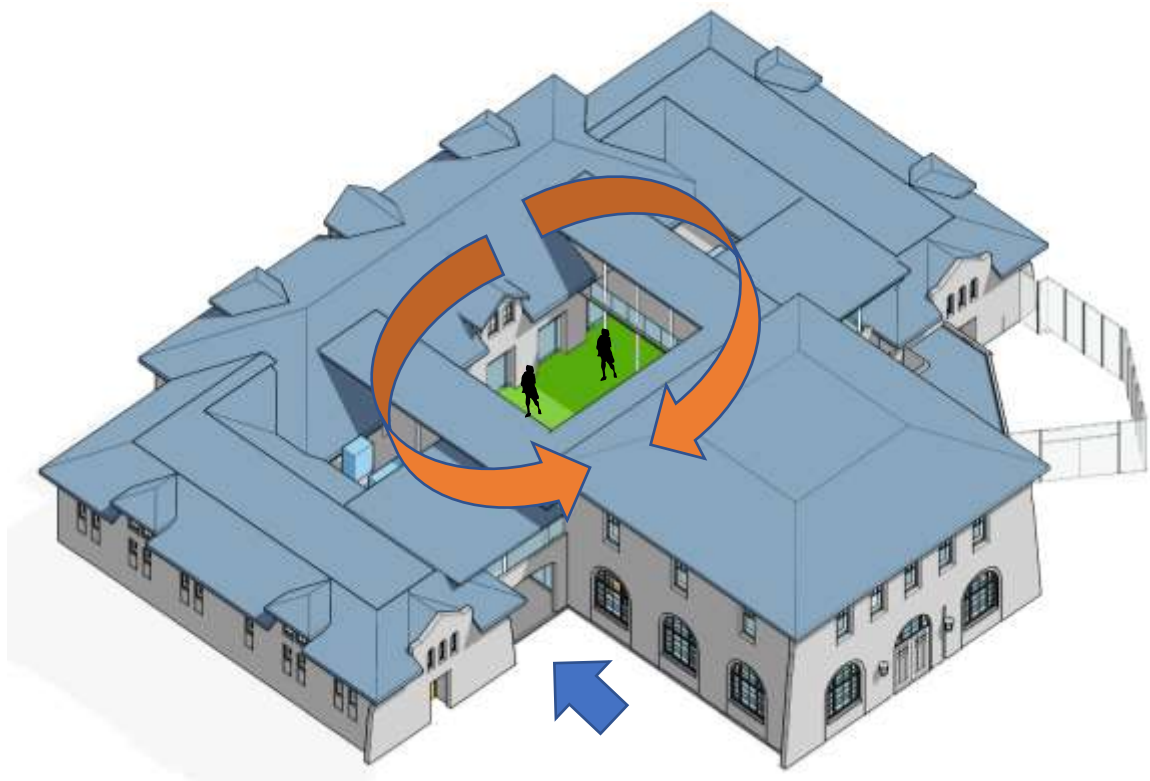
HISTORIC BUILDING



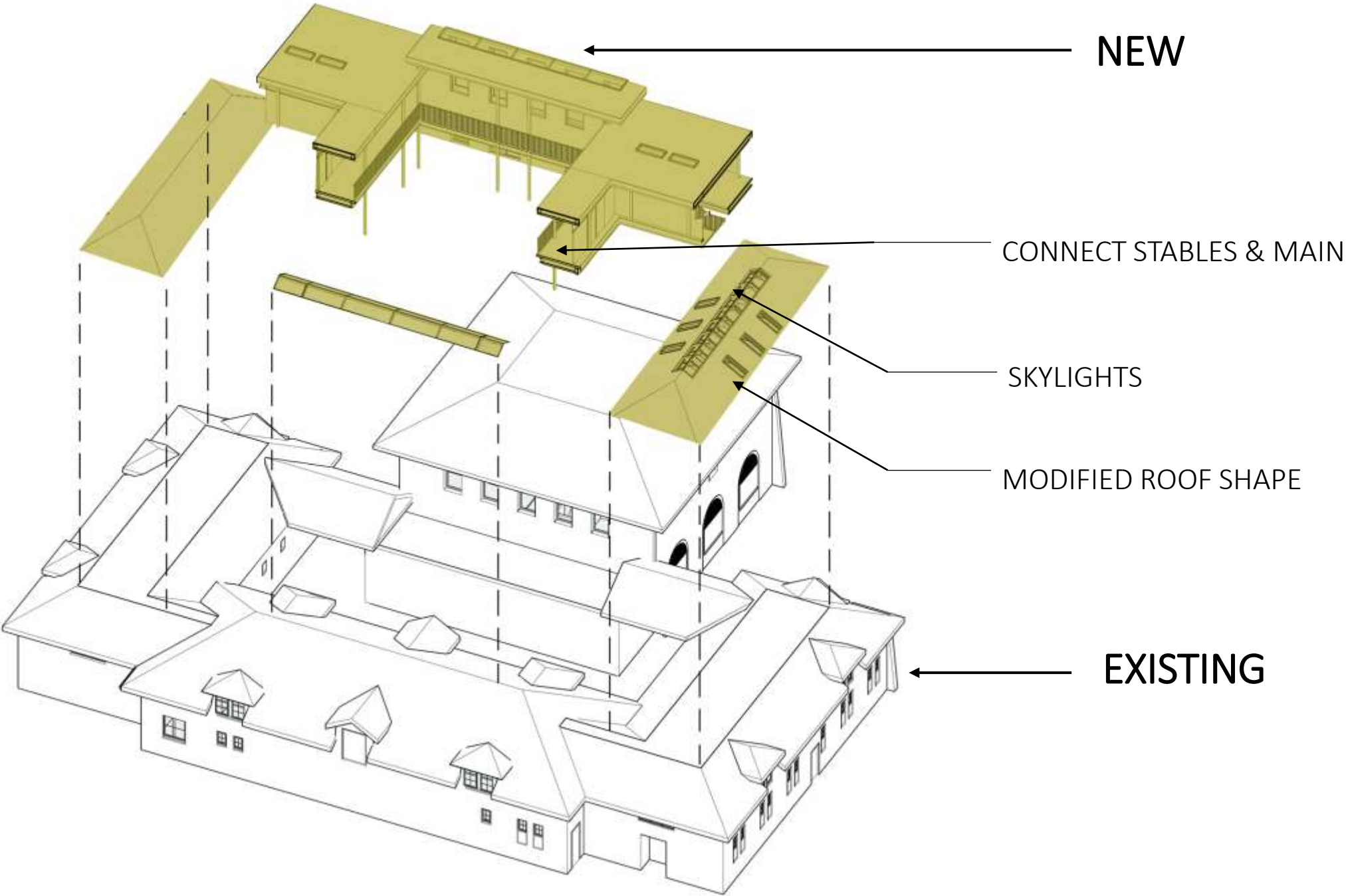
- RETAIN HISTORIC SIGNIFICANT FAÇADES & CHARACTER DEFINING FEATURES
- PROTECTED EXTERIOR FACADES
- CONNECT STABLE & MAIN BUILDING AROUND CENTRAL COURTYARD
- VIEWS FROM SECOND FLOOR SPACES

HISTORIC BUILDING – Organization

- CONNECT STABLE & MAIN BUILDING AROUND CENTRAL COURTYARD



HISTORIC BUILDING – Envelope Interventions



HISTORIC BUILDING - Active Courtyard



HISTORIC BUILDING



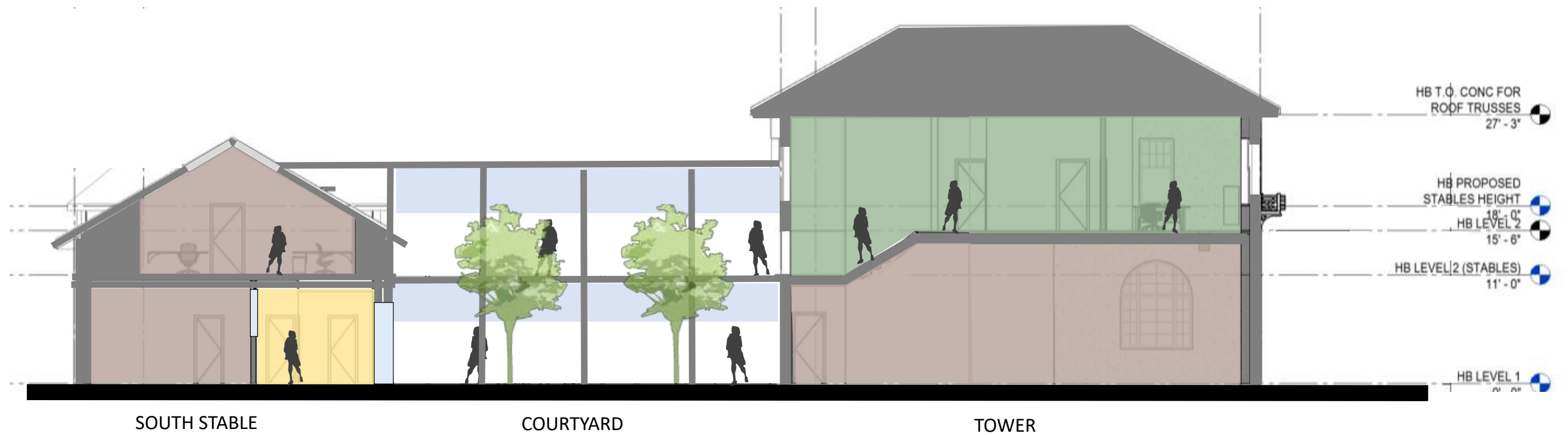
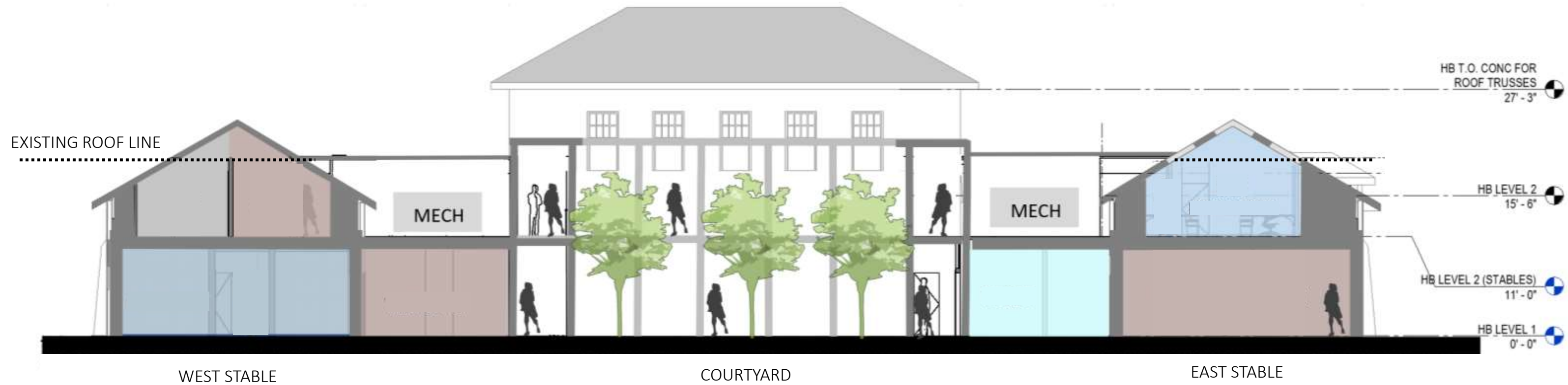
Covered walkway



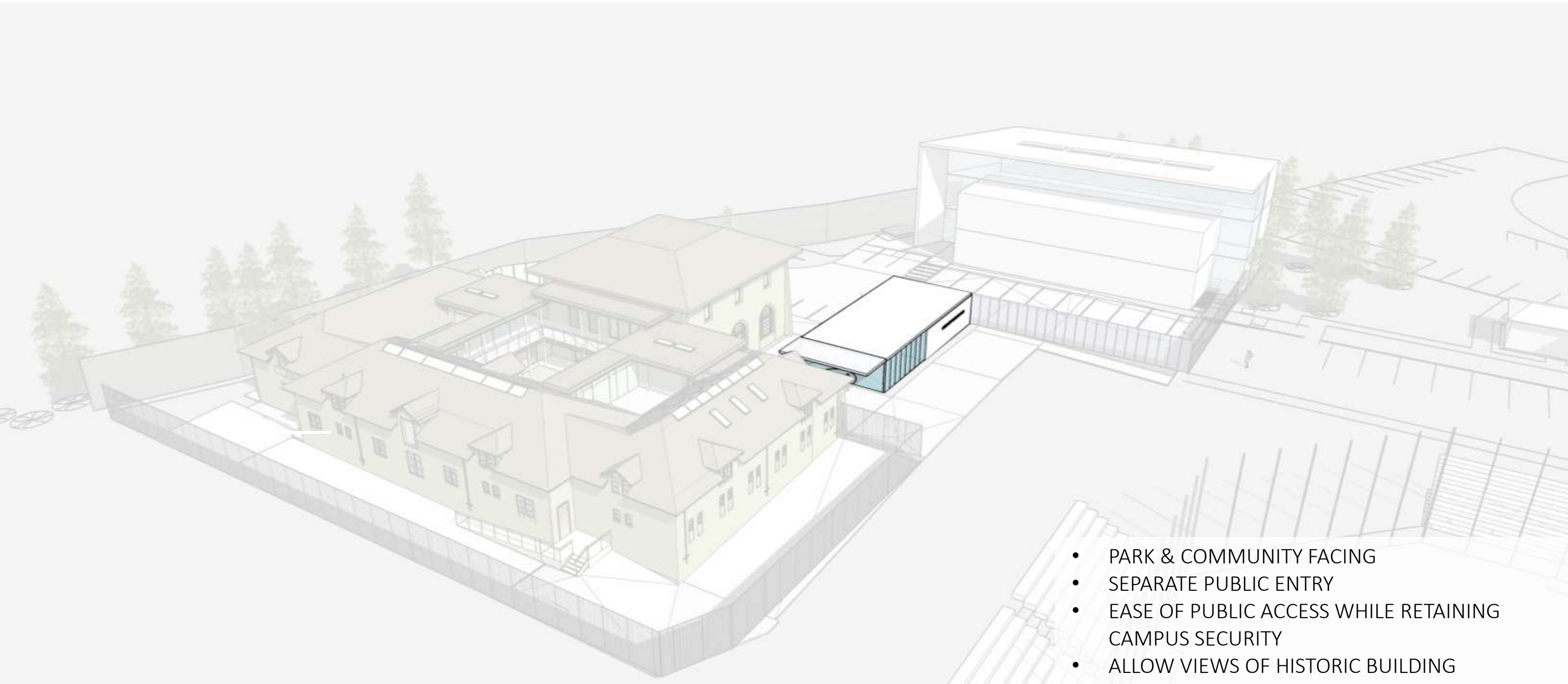
Covered walkway



Covered walkway

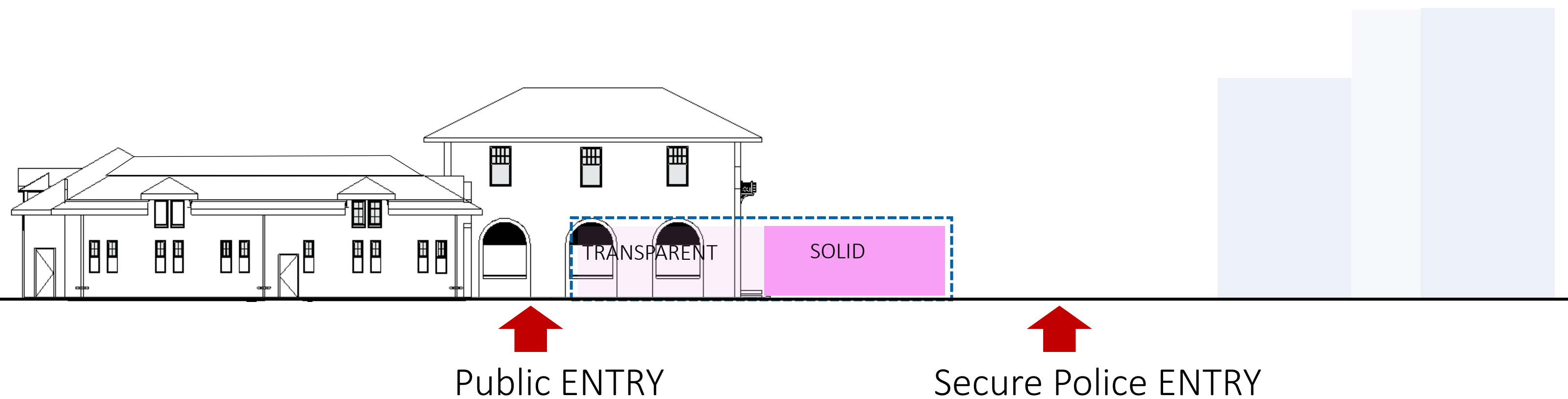


COMMUNITY PAVILION BUILDING

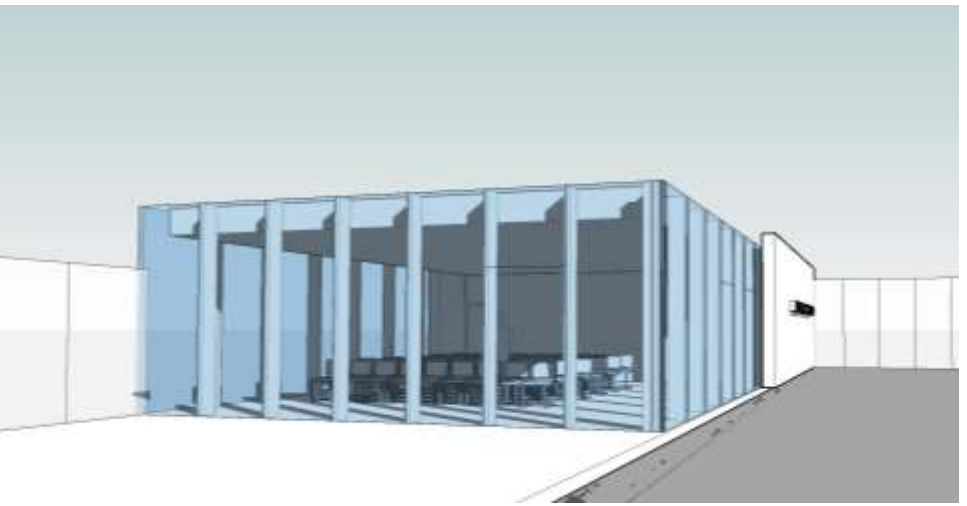
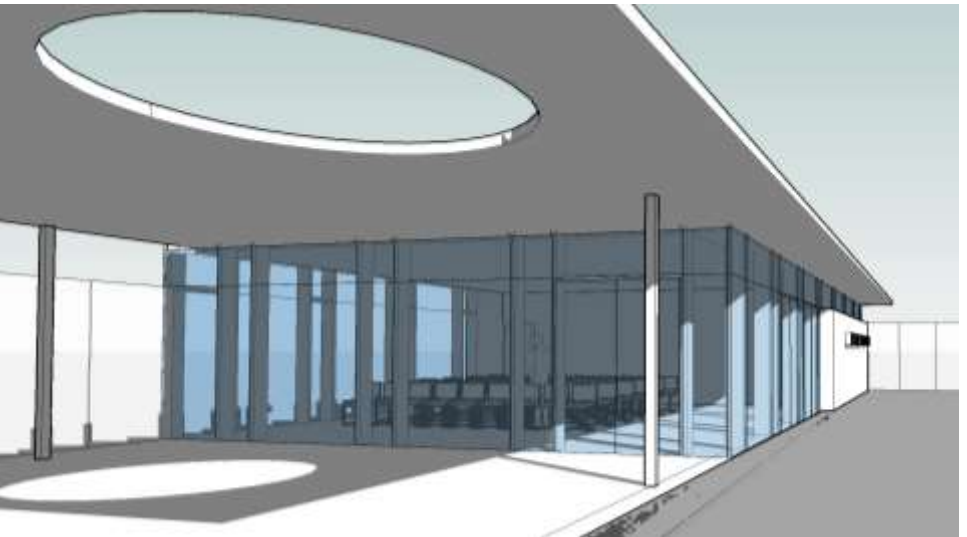
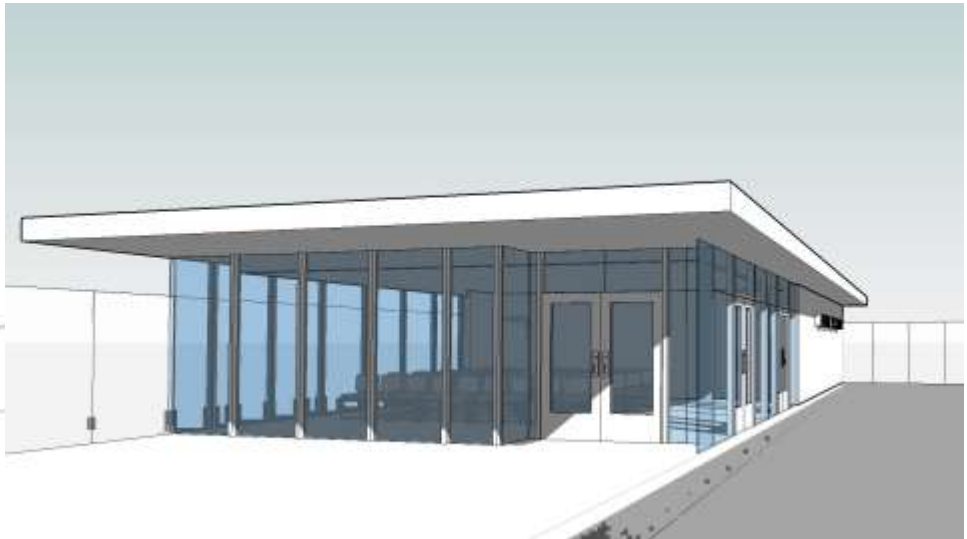
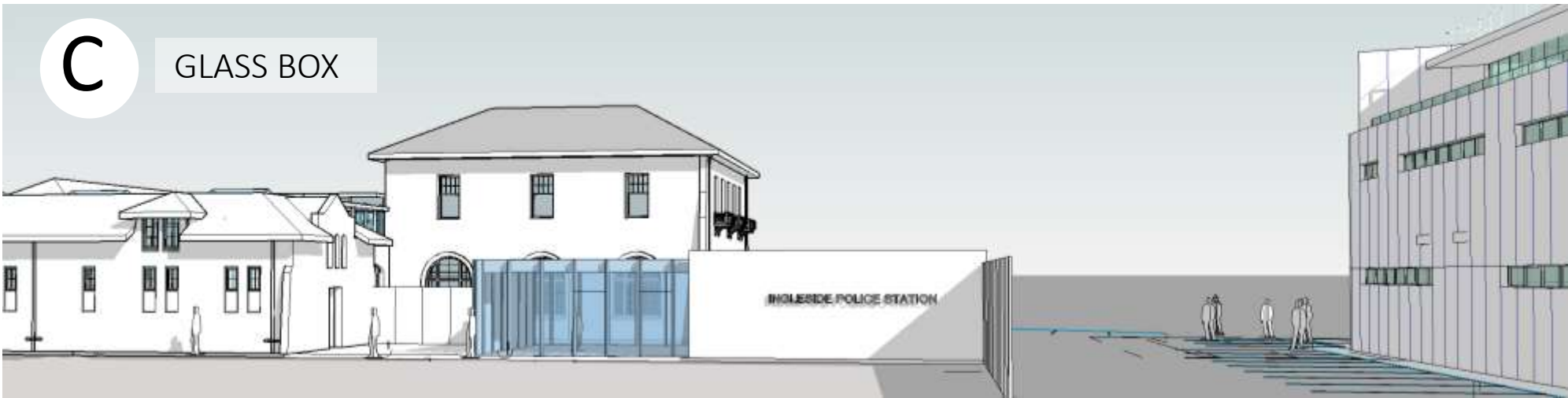
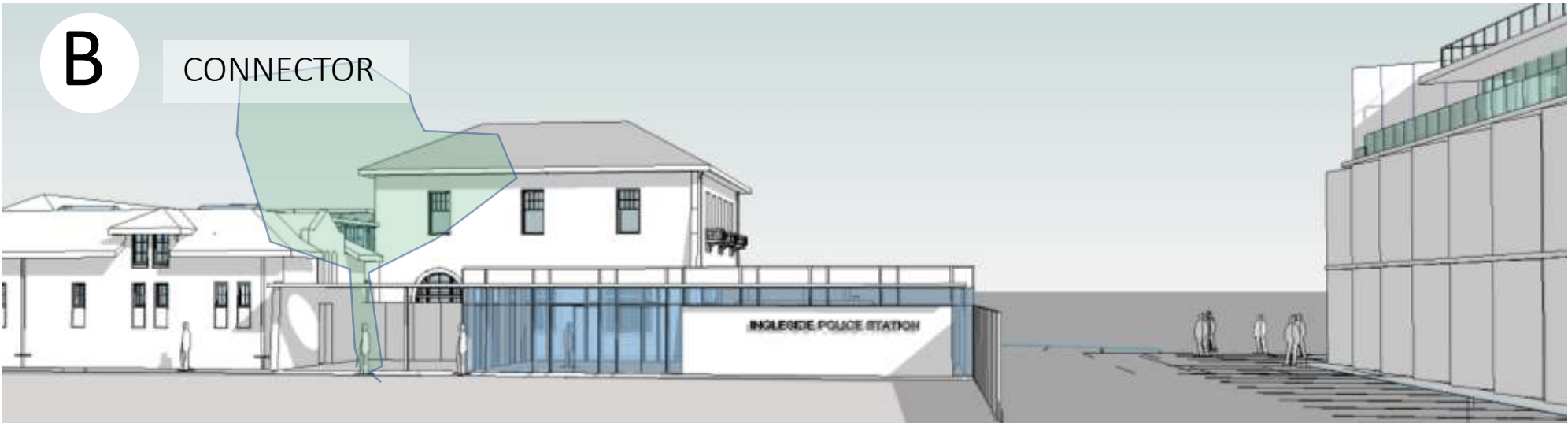
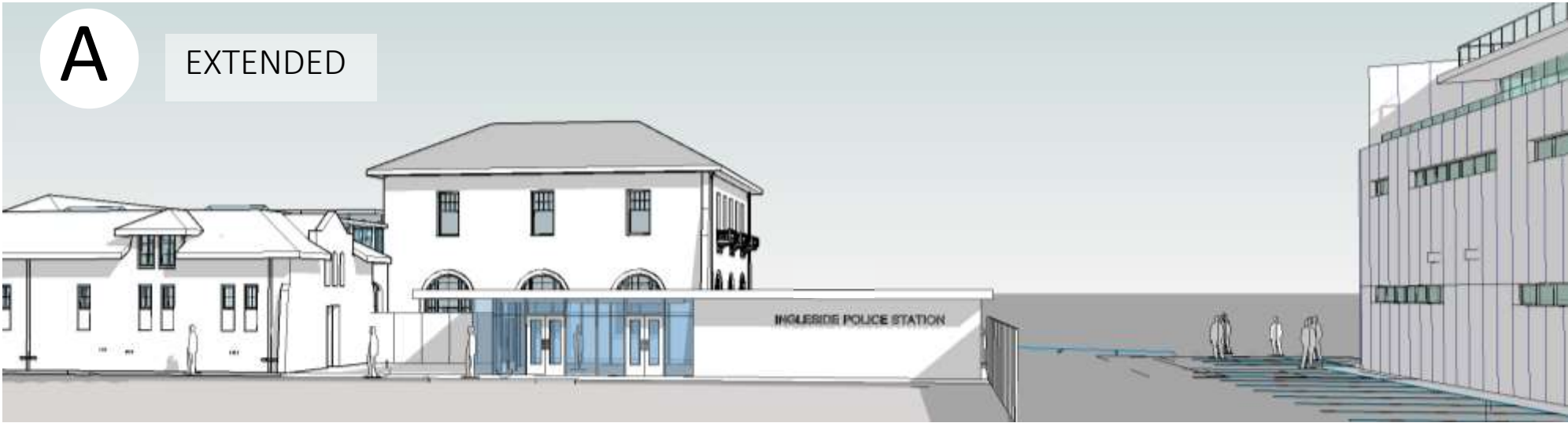


- PARK & COMMUNITY FACING
- SEPARATE PUBLIC ENTRY
- EASE OF PUBLIC ACCESS WHILE RETAINING CAMPUS SECURITY
- ALLOW VIEWS OF HISTORIC BUILDING

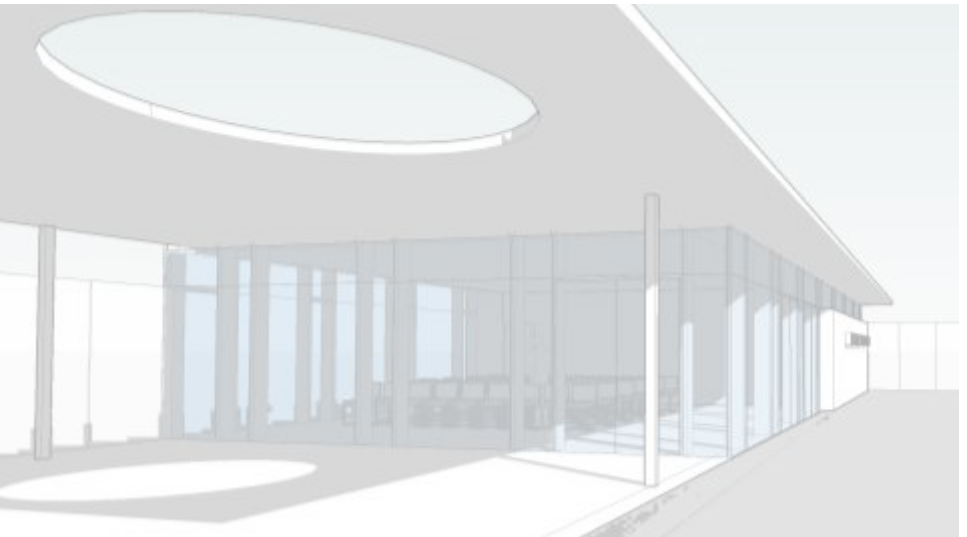
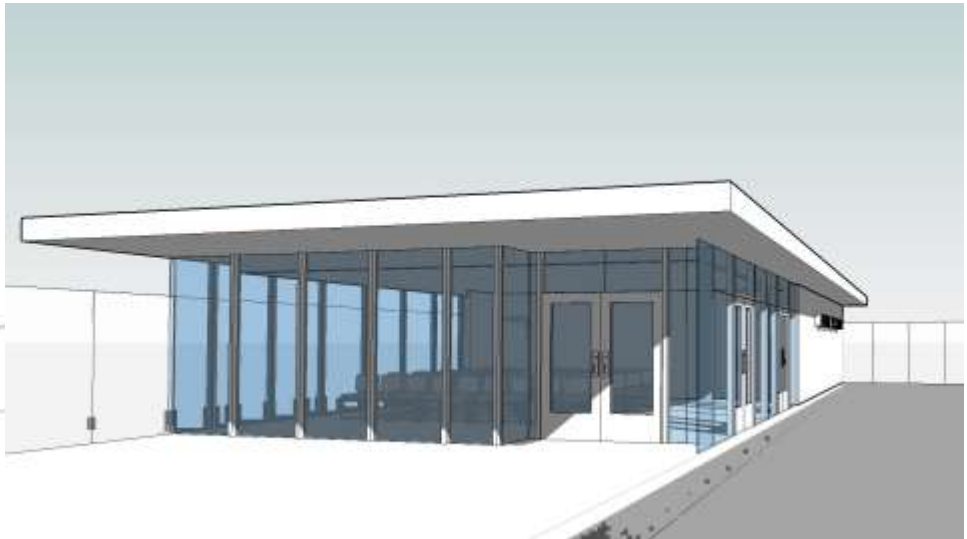
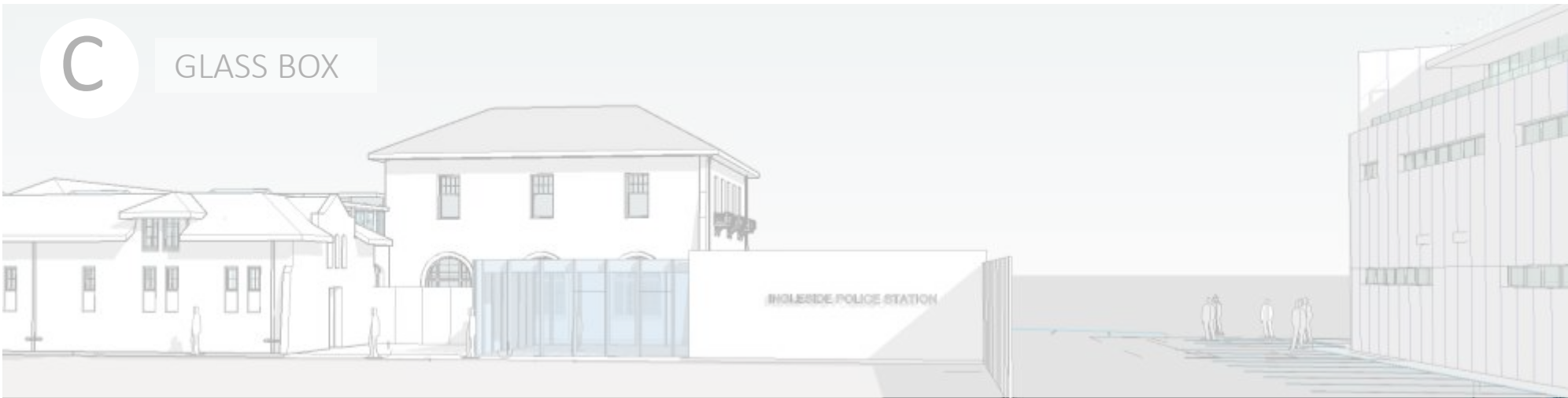
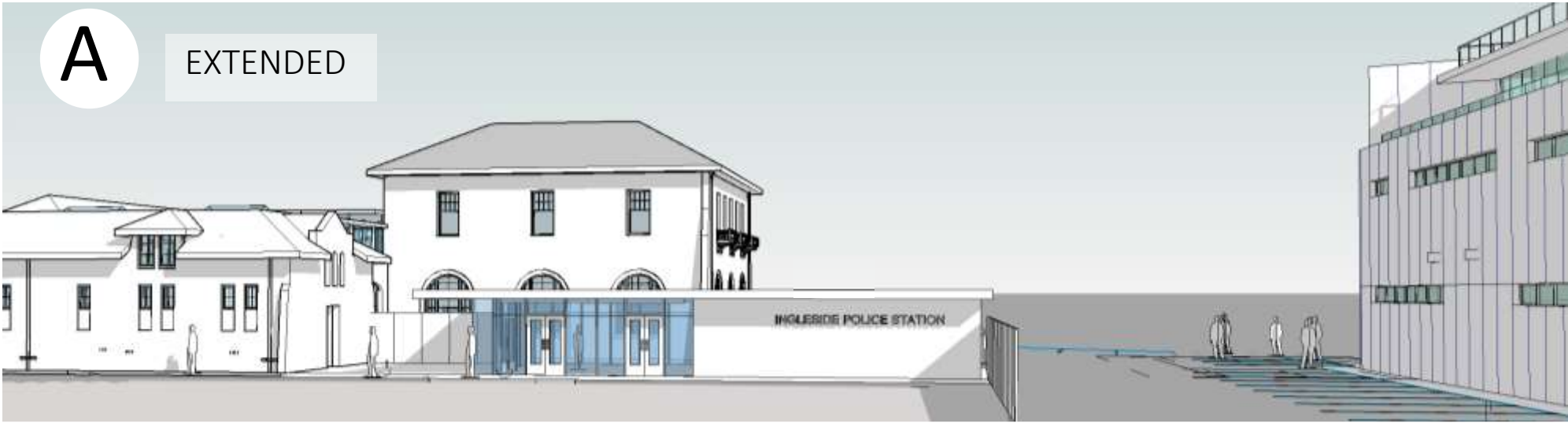
COMMUNITY PAVILION BUILDING



COMMUNITY PAVILION BUILDING - Options



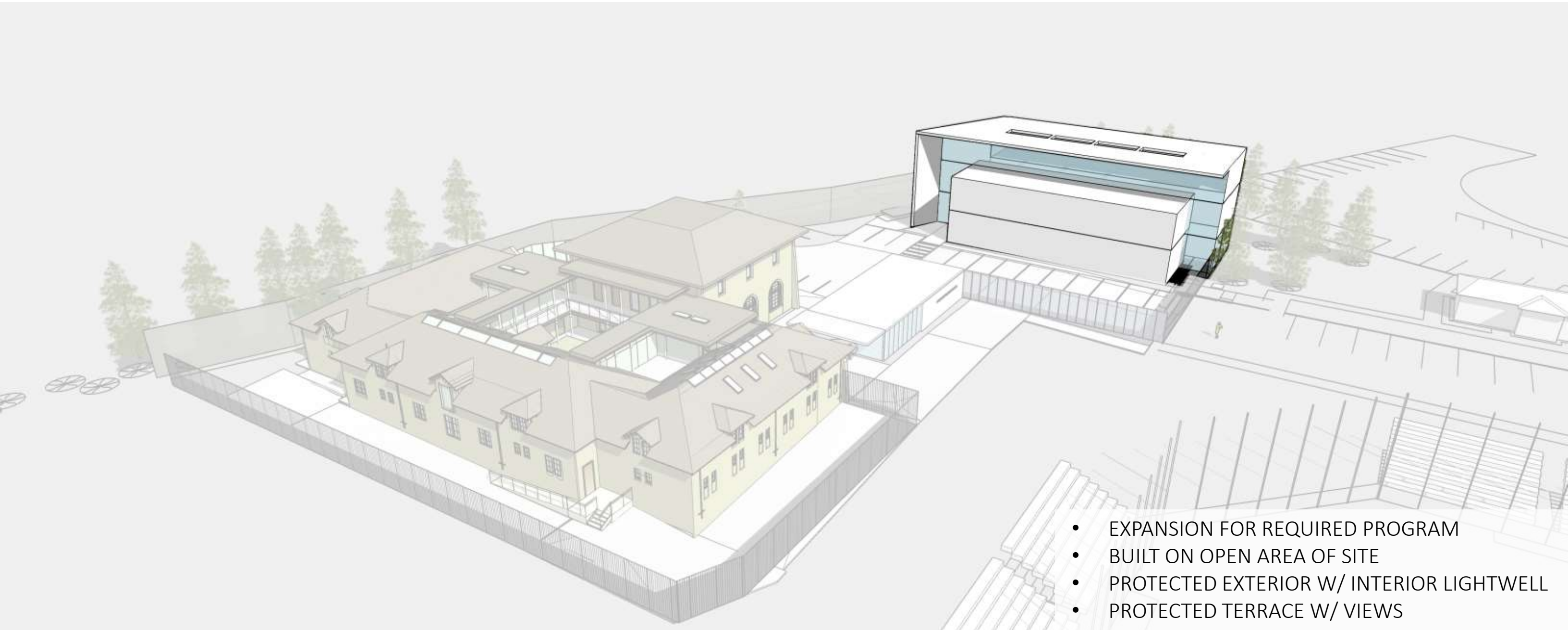
COMMUNITY PAVILION BUILDING - Options



COMMUNITY PAVILION BUILDING

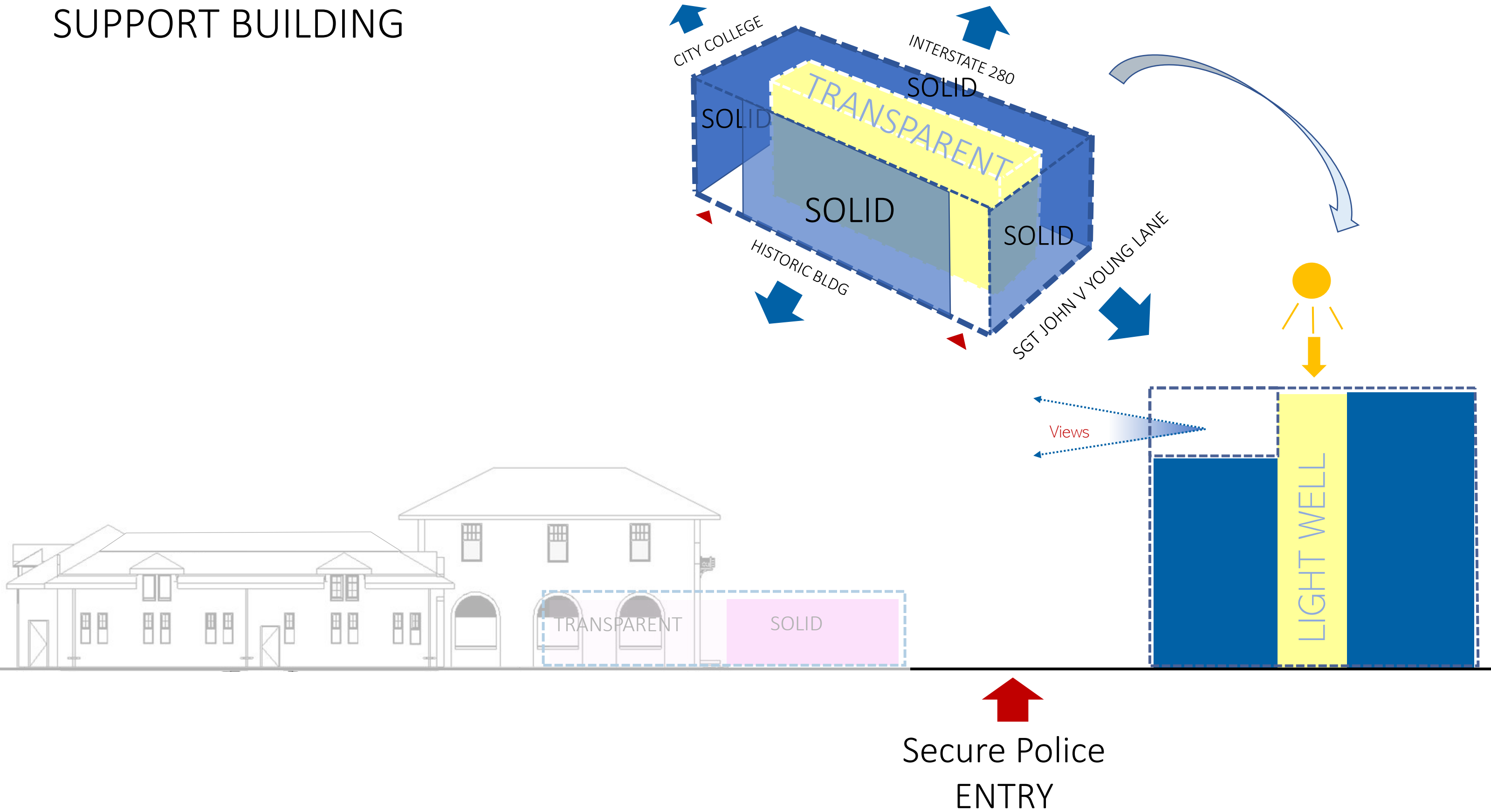


SUPPORT BUILDING

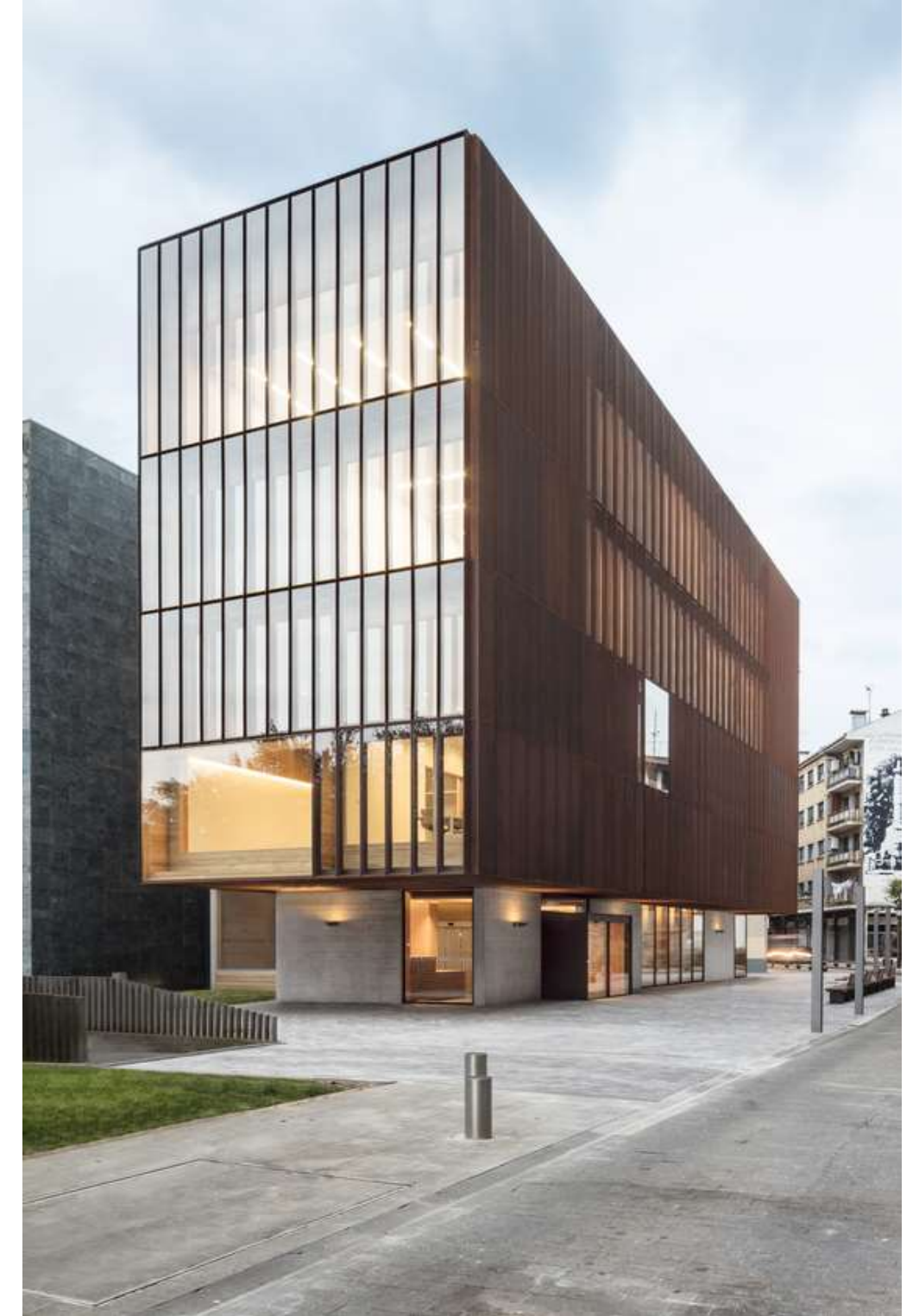


- EXPANSION FOR REQUIRED PROGRAM
- BUILT ON OPEN AREA OF SITE
- PROTECTED EXTERIOR W/ INTERIOR LIGHTWELL
- PROTECTED TERRACE W/ VIEWS

SUPPORT BUILDING



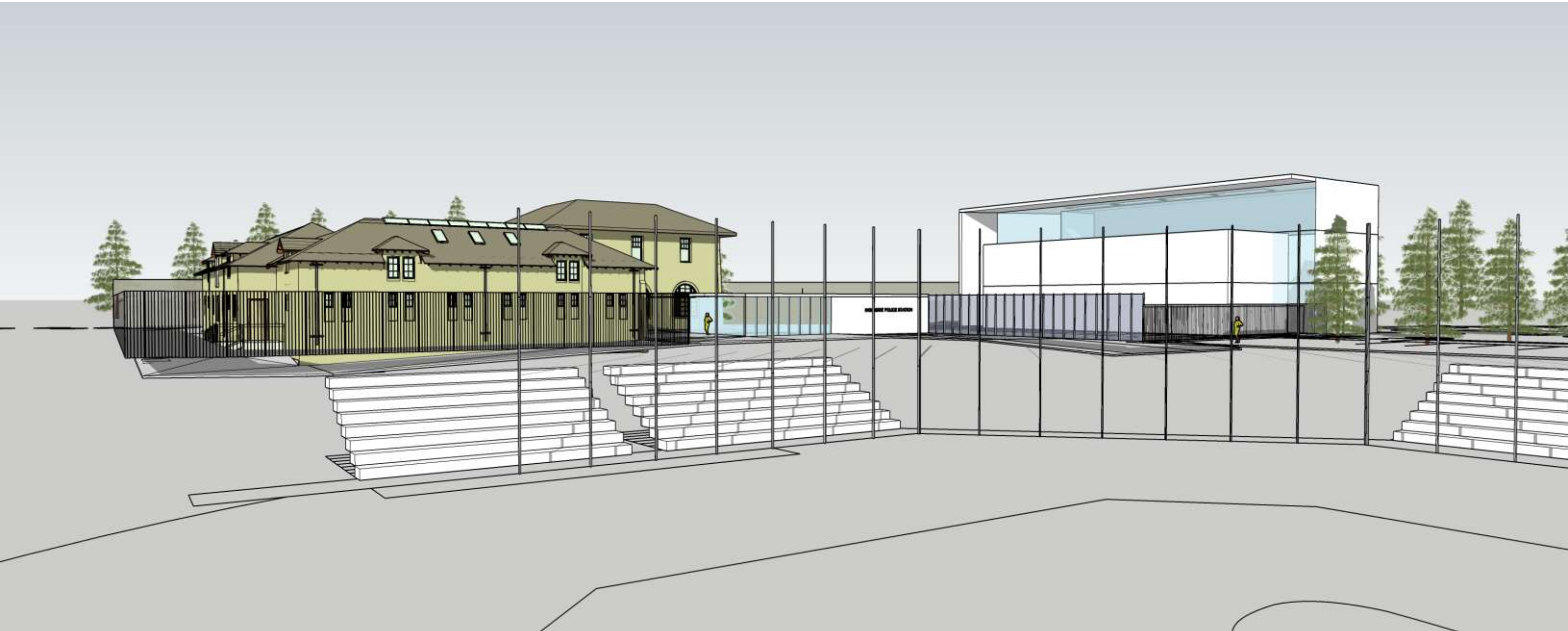
SUPPORT BUILDING - Exterior



3D IMAGES



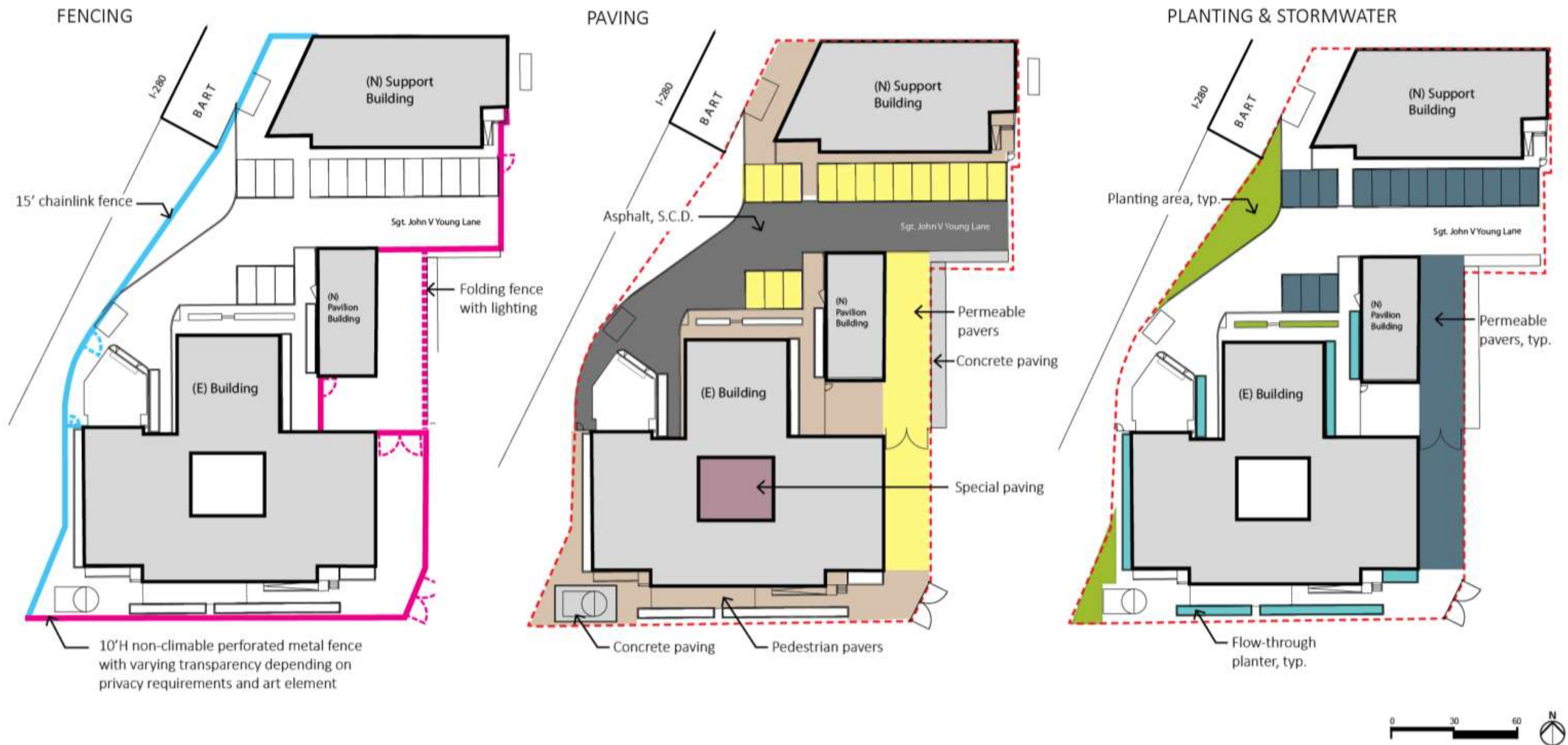




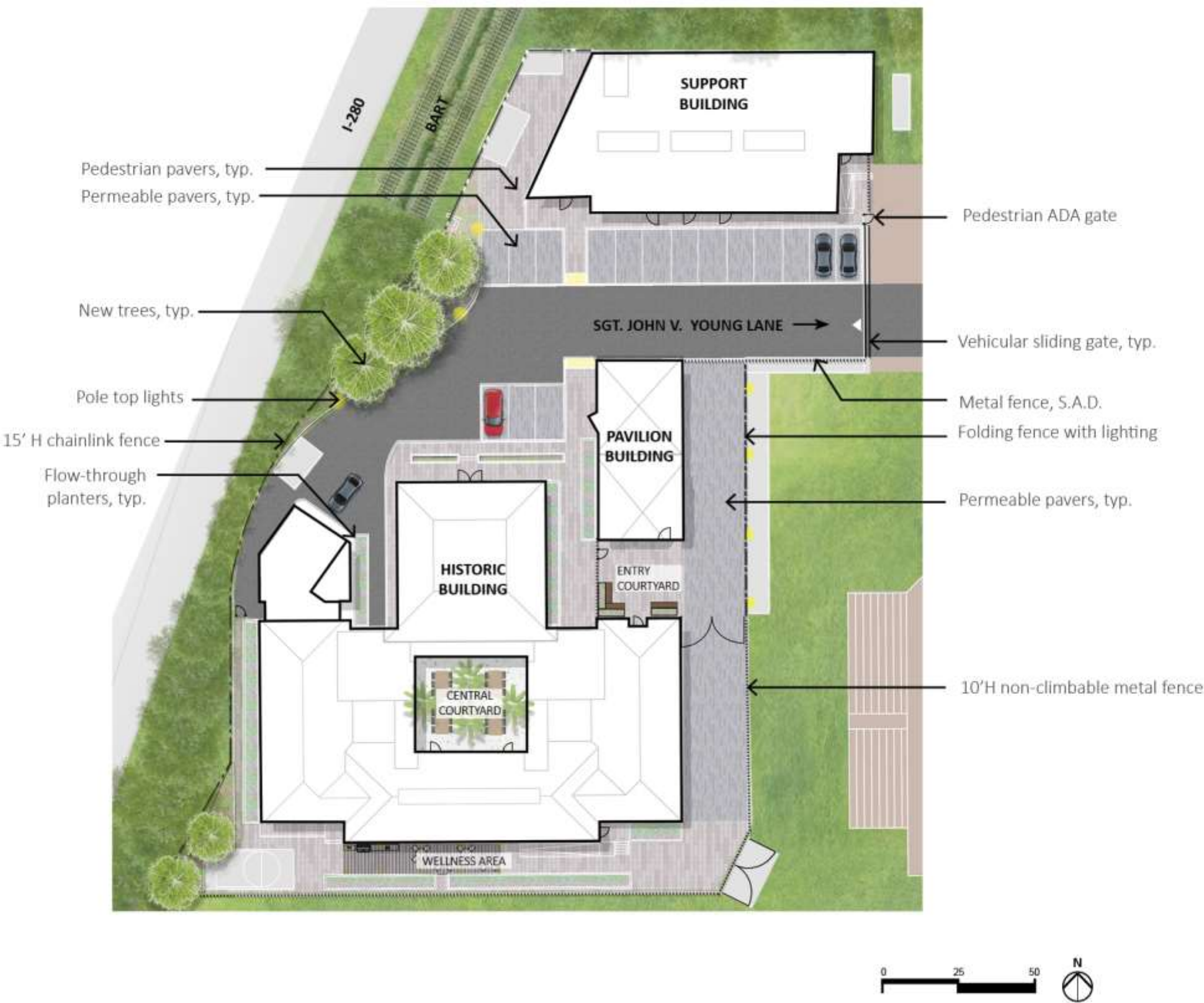
LANDSCAPE



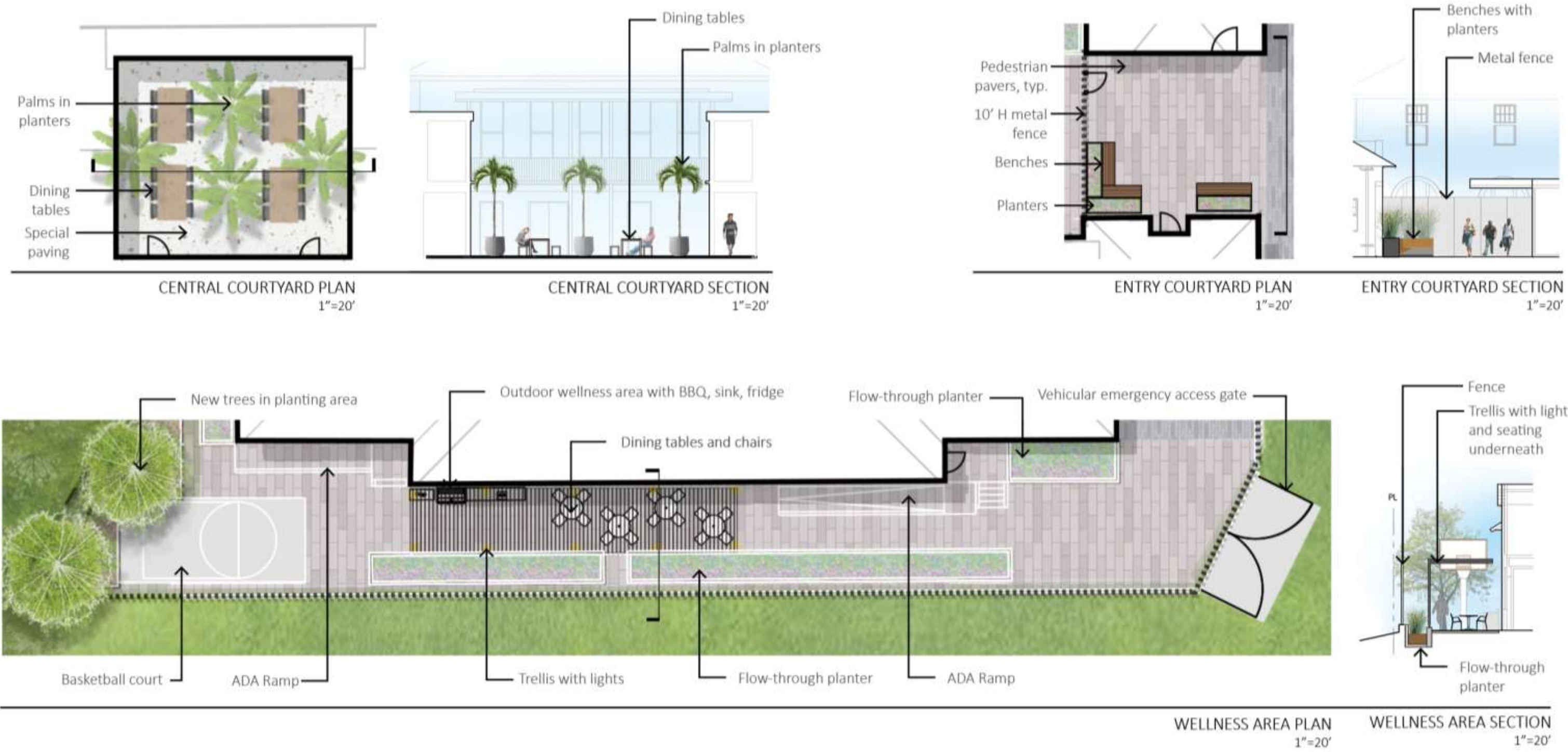
SITE DESIGN



SITE PLAN



PLAN ENLARGEMENTS



MATERIALS

ENTRY COURTYARD

planters and seating

CENTRAL COURTYARD

palms

community table

planters

WELLNESS AREA

trellis

basketball court

tables and chairs

FENCING

15' chainlink fence

10' perforated metal fence

folding fence

PAVING

pedestrian pavers

permeable pavers

special paving

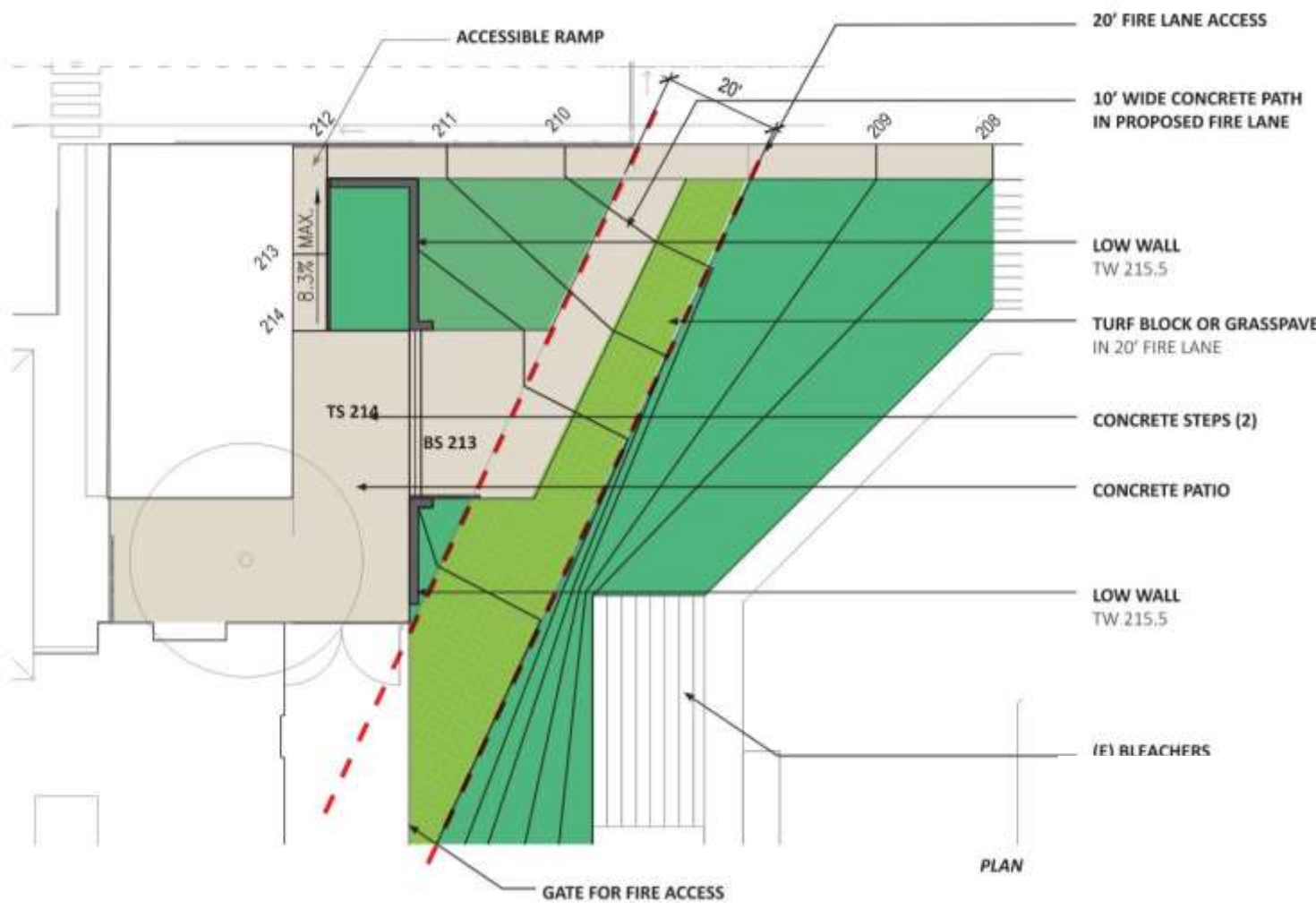
BIOREENTION

flow-through planter

PLANTING

TREES	 <p>Coast Live Oak <i>Quercus agrifolia</i></p>	 <p>Big Leaf Maple <i>Acer macrophylla</i></p>	
SHRUBS & GROUNDCOVERS	 <p>Salt Marsh Baccharis <i>Baccharis douglasii</i></p>	 <p>Bush Anemone <i>Carpinteria californica</i></p>	 <p>Chilean rhubarb <i>Gunnera tinctoria</i></p>
SHRUBS & GROUNDCOVERS	 <p>California Wild Rose <i>Rosa californica</i></p>	 <p>Thimbleberry <i>Rubus parviflorus</i></p>	 <p>Willow <i>Salix sp.</i></p>
BIORETENTION	 <p>California Field Sedge <i>Carex praegracilis</i></p>	 <p>Small Cape Rush <i>Chondropetalum tectorum</i></p>	 <p>Rocky Mountain Iris <i>Iris missouriensis</i></p>
			 <p>Scarlet Monkeyflower <i>Mimulus cardinalis</i></p>
			 <p>Bog Sage <i>Salvia uliginosa</i></p>
			 <p>Common rush <i>Juncus patens</i></p>

EXTENDED PLAZA –



THANK YOU!