

Ballard Landmark Inn Seattle, Washington



■ Owner/Client

Ballard Landmark Inn, LLC.
2001 Western Avenue, Suite 330
Seattle, Washington 98121
Loren Davis
206-728-1130

■ Architect

Hewitt Architects
119 Pine Street, Suite 400
Seattle, Washington 98101
Doug Hofious
206-624-8154

■ Project Size

208,000 sf

■ Project Value

Cost of Work Plus Fee
\$27 million

■ Project Schedule

November, 2006 - August, 2008

■ Project Team

Andy Bley - PM
Ryan Cleveland - PE
Kevan Muzzy - Superintendent
Doug Palmer - Superintendent

The Ballard Landmark Inn is an assisted living facility located in Seattle's Ballard neighborhood. The structure is approximately 208,000 square feet, and is comprised of 2 floors of underground parking, grade level commercial retail and core assisted living facility operations, and levels R1 through R5 of residential units. Core facilities on the main floor include a commercial kitchen, dining facility, theater, multi-purpose room, staff offices, exercise room, pool, court yard and grand room with sitting area, mail room, game room and bistro.

The exterior of the building combines a variety of materials including brick veneer, structural clay tile, metal panels and hardi panel.

A unique aspect of this "Built Green" project is that approximately half the building sits along Ballard Avenue, which falls within the Ballard Historical District. This has involved the restoration and preservation of an existing storefront in the construction of this project and the challenges of combining modern construction elements with the older historic elements.

