

DELIVERY AND LOADING DOCK MANAGEMENT PLAN (DRAFT)

First Light Development (2000 3rd Avenue - Seattle, WA)

I. INTRODUCTION AND PURPOSE

The First Light Development (the “Project”) includes approximately 459 residential units, up to 5,500 SF of retail space, 90,960 SF, and 441 below-grade parking stalls. It also includes a two-bay loading dock within an underground parking garage, with access located on the alley that accesses Virginia Street and Lenora Street. It is located in the Seattle Downtown Mixed Commercial Zone.

The intent of the Delivery and Loading Dock Management Plan (LDMP) is to reduce the potential for impacts of delivery trucks delivering goods to the Project on the surrounding neighborhood and road network.

II. LDMP ELEMENTS AND IMPLEMENTATION PLAN

The following matrix describes the elements and techniques of the LDMP:

1. Delivery Schedules	<ul style="list-style-type: none">● The loading dock hours of operation shall be posted near the loading dock door. Truck queuing shall not block sidewalks or city right of ways.● Site tenants shall adjust delivery schedules so that delivery schedules are spread out as evenly as possible.● Trailer trucks and box trucks shall be given priority at the loading dock.
2. Loading Dock Operation	<ul style="list-style-type: none">● Delivery trucks are not allowed to idle along the alley side of the building. Signs will be posted alerting drivers to this restriction.● All trucks shall turn their engines and/or condensers off during delivery without exception.● In the event that a truck arrives for a delivery while the loading area(s) is full, the engine and condenser shall be turned off while waiting on the alley. Alternatively, the truck may leave and return at another time.
3. Enforcement	<ul style="list-style-type: none">● Sixty days after the Project is fully operational, the applicant or site tenant shall provide verification to SDCI that the LDMP is in operation and that it meets the requirements set forth in MUP 3026416-LU. SDCI may require adjustments to delivery schedules, and additional verification that schedules have been followed, in order to achieve the requirements of this condition.● It shall be the responsibility of building management to inform all delivery trucks/employees of this LDMP and of its conditions.● It is acknowledged that in order for this LDMP to remain effective over time, certain modifications or adjustments to the LDMP may be necessary. Therefore, this LDMP may be modified with the approval of the property owner and the City of Seattle’s Department of Construction and Inspection.