



Helping Business do Business Since 1893

April 27, 2018

135 apartments planned for Beacon Hill Station

By [BRIAN MILLER](#)

Journal Staff Reporter

Pacific Housing NW, using an LLC, paid \$5 million last fall for two sites that share the block with Beacon Hill Station.

At the time, they were vacant and lacked official street addresses. Now they have addresses and project names, and the first design review for both proposed apartment buildings is next week. Those meetings are set for 6:30 and 8 p.m. Tuesday, May 1 at Rainier Arts Center, 3515 S. Alaska St.

The trapezoidal block is split by an alley. Beacon Hill Station is on the northwest corner, and Pacific Housing NW previously built the 46-unit, six-story Denning on the southeast corner.

Here are the proposed buildings:

- Colina West would be on the smaller west site at 2710 Beacon Ave. S., immediately south of the light rail station. (“Colina” means hill in Spanish.) The triangular site measures 7,166 square feet. The building would have six stories and about 40 units. Because of the odd, slice-of-pie shape, there could only be about eight units per floor.



Rendering by Bumgardner [\[enlarge\]](#)

Colina West would be built on a triangular site at 2710 Beacon Ave. S., with six stories and about 40 units.



Rendering by Weinstein A+U [\[enlarge\]](#)

No parking is planned or required.

Pacific Housing NW also is planning 67 units at 1405 S. Bayview St., about a five-minute walk from Beacon Hill Station.

About 3,800 square feet of commercial space would face Beacon and the entry plaza to the station. That space would occupy most of the ground floor. Tenants would enter through the plaza, toward the back of the building.

A small landscaped roof deck would have a fire pit and other amenities.

Total project size is about 35,863 square feet.

The team for both buildings includes Bumgardner and Karen Kiest Landscape Architects.

- Colina East would be on the larger east site at 2709 17th Ave. S., immediately north of the Denning. It would have six stories and about 95 units. About 1,500 square feet of commercial space would go on the northeast corner of the block, at South Lander Street, facing the new Plaza Roberto Maestas.

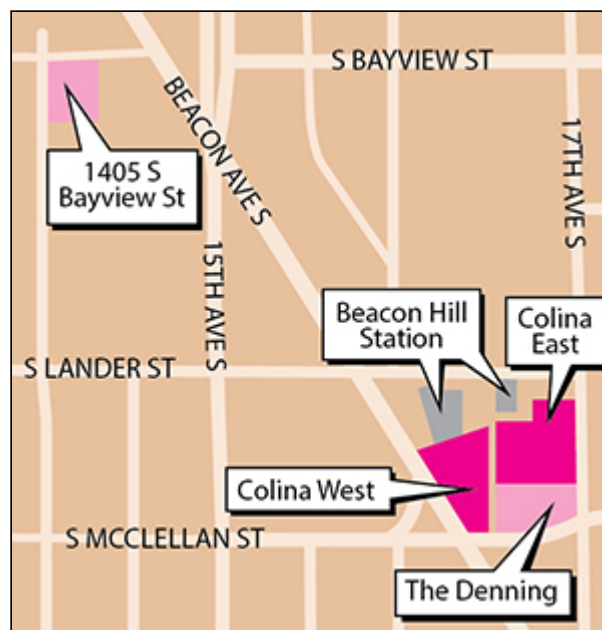
Underground parking for 39 vehicles would be accessed from the alley. A bike room, likely to be shared with Colina West, would be accessed from a courtyard on the alley.

A landscaped roof deck would have a bocce ball court, barbecue and other amenities.

The slightly irregular, L-shaped site measures about 13,631 square feet. Total project size would be about 84,962 square feet.

- Separately, Pacific Housing NW is planning 67 units at 1405 S. Bayview St., about a five-minute walk northwest from Beacon Hill Station. That seven-story building will also have ground-floor commercial space (probably for a restaurant or cafe) and underground parking for 21 vehicles.

The Bayview, as it is now called, has been through design review and applied for permits. No start date has been announced. The team there includes Weinstein A + U, architect; Compass General Construction, general contractor; Quantum Consulting Engineers, structural engineer; Ecotope, MEP engineer; Decker Consulting Engineer, civil; Lair Design, interiors; and Karen Kiest Landscape Architects.



Copyright 2018 Seattle Daily Journal of Commerce