DELL AVENUE OFF-STREET PARKING FACILITY (LOT 701)

Construction Information

Construction Start :	November 23, 1998
Completion Date:	April 15, 1999
Construction Cost:	$795,000
Contractor:	Emanuel Sasoones, Simgel Co.
Project Manager:	Bill Lukehart, Architectural Division, Bureau of Engineering
Inspector:	Sam Aghajanian, Bureau of Contract Administration
Project Coordinator:	Benjamin Chan, Off-Street Parking Division, LADOT
Design Management:	Architectural Division, Bureau of Engineering
	Stormwater Management Division, Bureau of Sanitation

General Information

Owner -	Department of Transportation, Alice D. Lepis, Chief, Bureau of Parking Regulations and Adjudication, (213) 847-0884.
Parking Spaces -	152 Spaces, including 6 Disabled Spaces
Parking Operator -	Parking Concepts Inc., Robert Hindle, Vice President , (213) 746-5764.

Design Features of Lot 701

Filtration System - The filtering system was sized based on the ratio of 150 sq ft of infiltration area per 10,000 sq ft of catchment as recommended by "Best Management Practices; Stormwater Treatment". Nine strip filters (see below) of various sizes were installed to remove stormwater pollutants, reduce run-off from the site and provide ground water recharge. These filters will reduce as much as 20% of the run-off through percolation of the 10-year storm.

Building Materials - Recycled building materials were used for asphalt paving and base material.

Landscape - The landscaped area includes landscape buffers, vine planting on walls and canopy trees to reduce heat and glare.

Building Safety Standards and ADA - This lot was designed to comply with the latest Building and Safety standards and the Americans with Disabilities Act (ADA) requirements.

Safety and Security - A design with sufficient lighting to provide security and safety. Shields were installed on the luminaires to block glare onto adjacent properties.

Pedestrian Activity - Access points to the major community features - Beach, Library and Canals - were provided.