

BART LAKE MERRITT PLAZA & TRANSIT OPERATIONS FACILITY

BART is starting work on a new Transit Operations Facility (TOF) and redesign of the Lake Merritt Plaza to support improved & expanded BART operations and create an enhanced multimodal transportation hub and transit plaza that better serves the neighborhood. The TOF will be a 3-story secure facility, with opportunities for retail and/or community uses at the ground floor. A study was undertaken to select the site for the TOF, and the Lake Merritt Plaza was identified as the preferred alternative location due to its central location, the availability of space, and colocation with related systems. The TOF will be constructed where the BART Administration building was previously located. Construction is projected to begin in 2019/2020.

This project presents an exciting opportunity to modernize the plaza to serve as an enhanced transportation hub and to support the vision of the Lake Merritt Station Area Plan, adopted by the City of Oakland in 2014. The Plan envisions the BART blocks as catalytic sites that establish an active neighborhood hub, provide pedestrian-oriented spines along 8th and 9th, and connect neighborhood assets – including BART, Chinatown, Laney College, the Oakland Museum of California, and the Jack London District, among others. The Plan also envisions high-rise development for the BART parking lot block and the MetroCenter block, which will be designed and developed through a separate process in the future.

The concepts presented here are initial concepts that will be further refined following community input. Additional design details will be added and further feasibility analyses will be needed for some elements.

OUR GOALS

- Make Transit Work
- Create Place
- Connect to Community

COMMUNITY ENGAGEMENT

The BART Lake Merritt Plaza redesign project will have several opportunities for community input, through a community Working Group, two large community open houses, and stakeholder meetings. In February, at our first Working Group meeting, the group provided feedback summarized into the following design objectives:

- Catalyze & Activate
- Connect & Integrate
- Safe & Welcoming

In March, the Working Group provided feedback on three design concepts for the plaza. Two preferred options have been refined for your review and feedback today!

BART 美麗湖廣場

BART LAKE MERRITT PLAZA

BART 美麗湖廣場與交通營運設施

舊金山灣區捷運（BART）正開始規劃一項新的交通營運設施（Transit Operations Facility, TOF）和重新設計美麗湖廣場（Lake Merritt Plaza），以期能支援 BART 在營運上的改進和擴展，並且打造一個能為鄰里提供更好服務的加強型多模式聯運樞紐和交通運輸廣場。這座交通營運設施將是 3 層樓的保安設施，且將在地面層提供零售和/或社區利用機會。我們已為該交通營運設施進行選址調查，結果發現美麗湖廣場因其中心地理位置、可用空間面積和與相關系統的互通性，是首選的備用地點。該交通營運設施的工地位置位於 BART 行政大樓舊址。開工日期預計為 2019/2020 年。

本項目提供了一個令人振奮的機會，讓現代化的廣場能服務加強後的交通樞紐，並且能支援屋崙（奧克蘭）市政府自 2014 年採行之「美麗湖區域計劃」所規劃的遠景。該計劃預計將 BART 所在街區變成建立活躍鄰里樞紐的催化點，沿著 8 街和 9 街提供以行人為主的交通骨幹，並且連結鄰里的豐富資產 – 包括 BART、中國城、Laney 學院、加州博物館屋崙（奧克蘭）分館，以及傑克倫敦區等等。該計劃也預計在 BART 停車場街區和 MetroCenter 街區進行高樓層開發案，其設計和開發將以另外的程序進行。

此處所提出的概念為初步概念，未來將參考社區建言進行細修。我們將加入更多設計細節，也將需要對部分元素進行更深入的可行性分析。

我們的目標

讓交通運輸發揮最大功能
營造空間
通連社區

社區參與

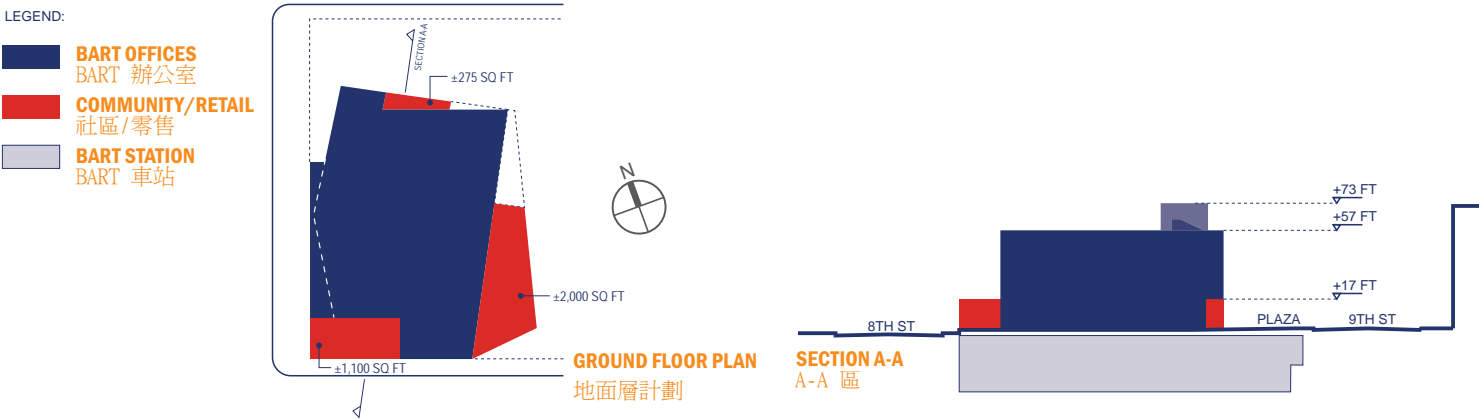
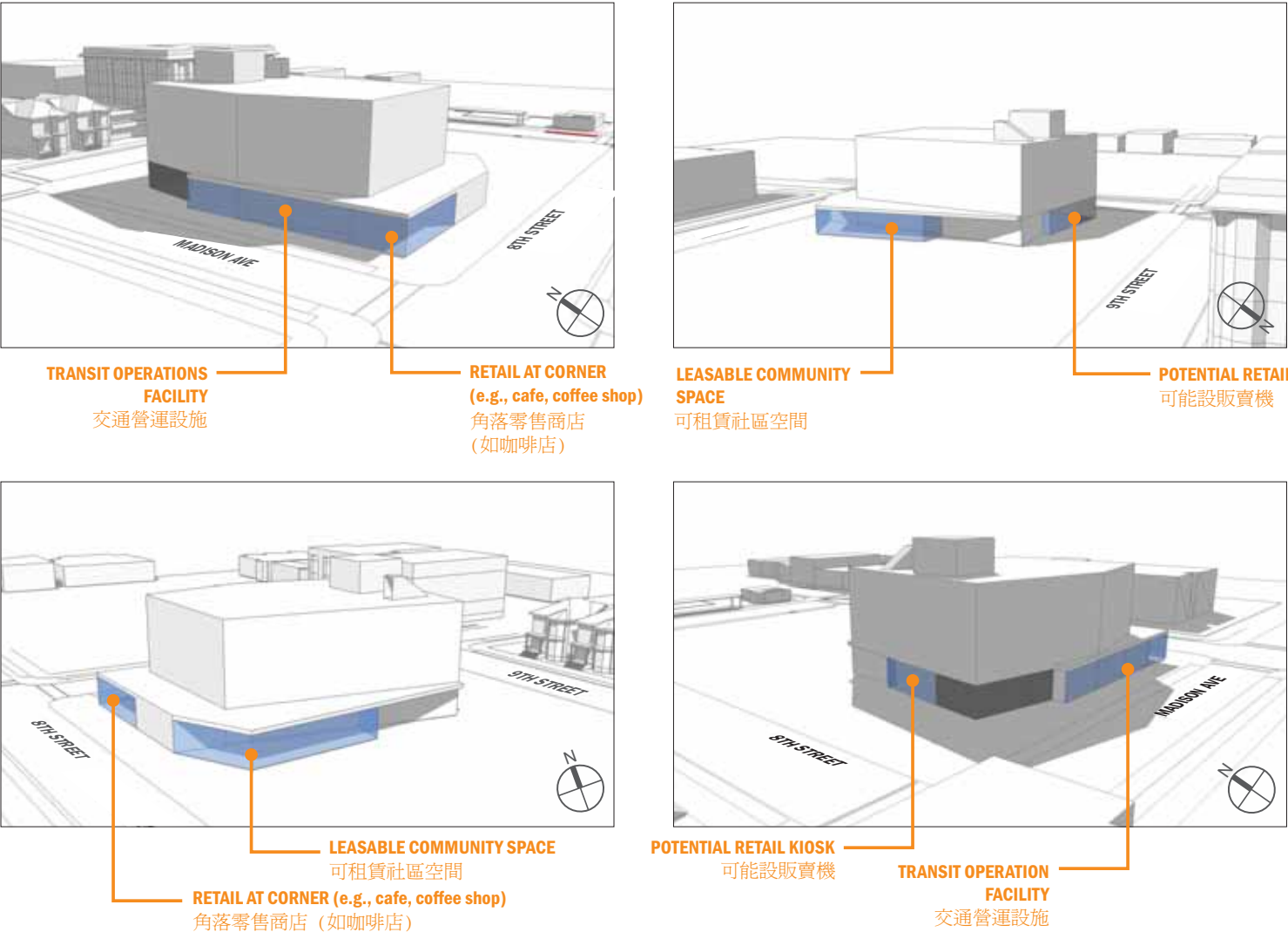
BART 美麗湖重新設計項目將透過一個社區工作小組（Working Group）、兩場社區公開大會、以及多次利害相關者會議蒐集社區建言。在二月份的第一次工作小組會議中，與會者提供的回應意見已總結在下列設計目標中：

- 催化與活化
- 通連與整合
- 安全與友善

在三月，工作小組針對三個設計概念提供了回應意見。兩個獲選的概念經過細修，供您今天檢視和提供意見！

TRANSIT OPERATIONS FACILITY CONCEPT MASSING

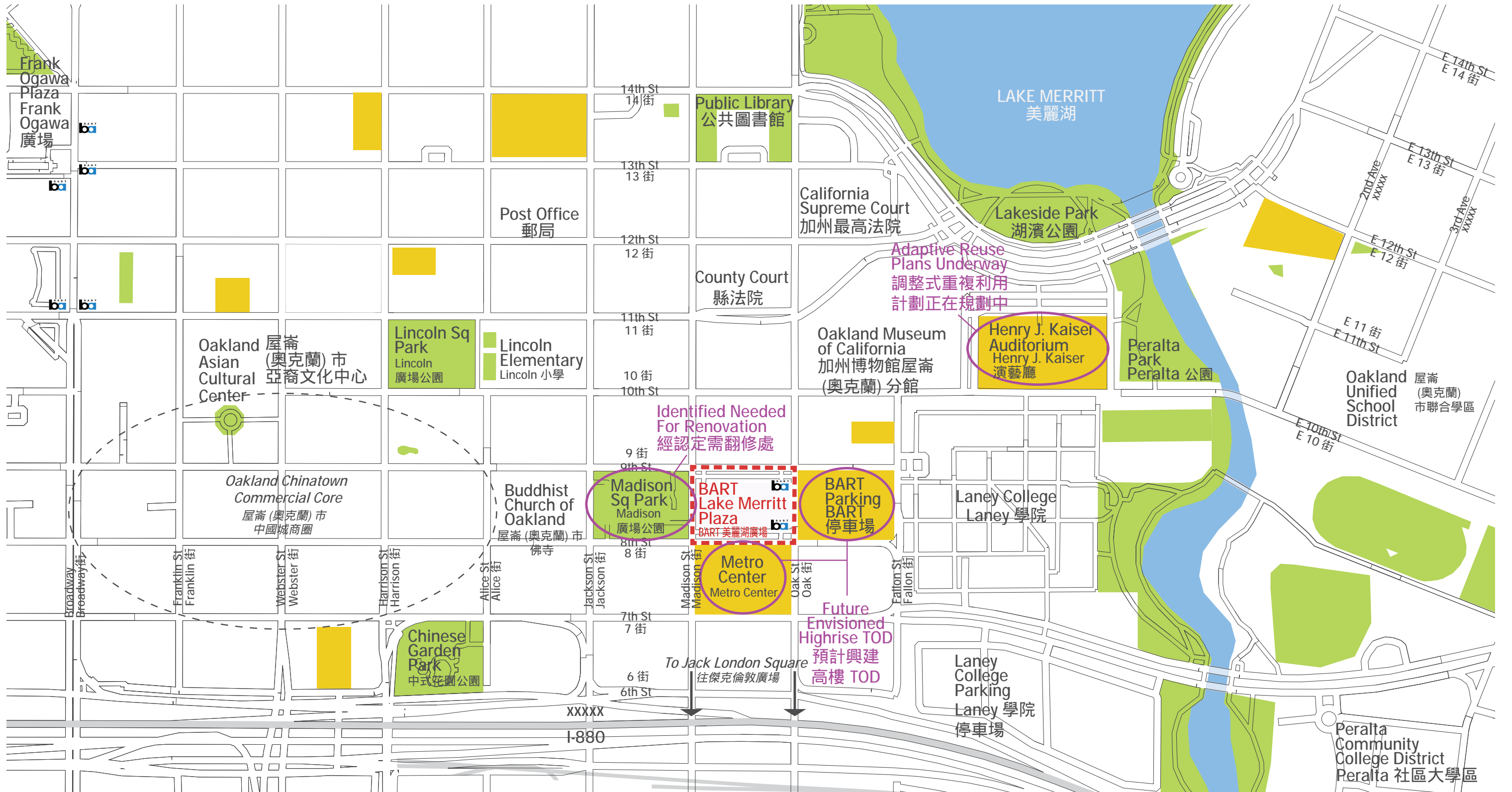
交通營運設施概念量體



項目概況

PROJECT OVERVIEW

year 2017 month 05 day 10



LEGEND

Planned Development Project
計劃開發項目

City of Oakland, 2016
屋崙（奧克蘭）市政府，2016

1665 residential units	1665 個住宅單位
90 affordable housing units	90 個平價住宅單位
95 hotel rooms	95 間旅館客房
38,000 SF commercial	38,000 平方呎商業空間
96,600 SF retail	96,600 平方呎零售空間
100,000 SF maker/storage space	100,000 平方呎自造者/儲藏空間
1700 seat theater	1700 個座位的戲院

BART 美麗湖廣場
BART LAKE MERRITT PLAZA

場址關係圖
SITE CONTEXT

year 2017 month 05 day 10

ba merge rhaa
conceptual design

scale 1"=300'-0"
0 150 300 600





BART 美麗湖廣場
BART LAKE MERRITT PLAZA

目前場址
EXISTING SITE

year 2017 month 05 day 10



BART 美麗湖廣場
BART LAKE MERRITT PLAZA

先前影像
PRECEDENT IMAGES

year 2017 month 05 day 10

ba merge conceptual design rhaa