



Mayor Martin J. Walsh



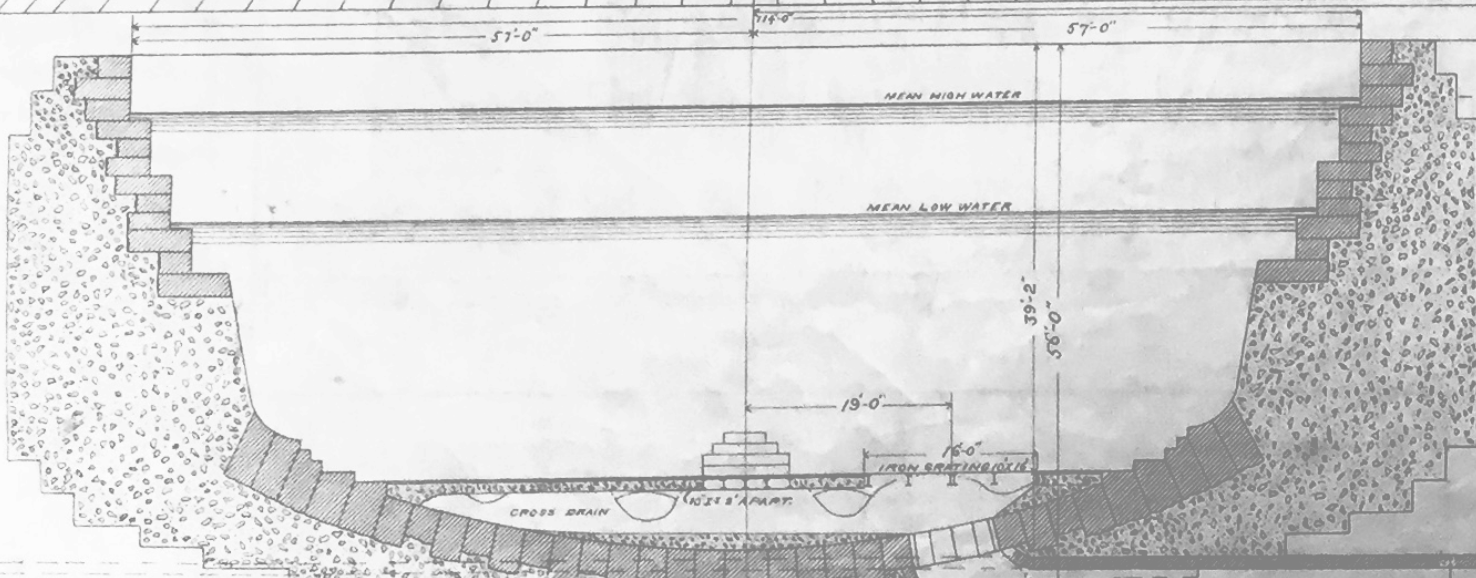
boston planning &
development agency

BOS|UA

X

MAY 2017

Activation of the Charlestown Navy Yard Waterfront



LETTER OF INTEREST

Boston, May 12th 2017

To: Boston Planning & Development Agency
Re: RFI for the Activation of the Charlestown Navy Yard Waterfront & Water's Edge

Being duly authorized to represent and act on behalf of BOS|UA, LLC (the "Applicant"), and having reviewed and fully understood all of the requirements and information provide, the undersigned hereby submits the attached Application and supporting materials and hereby applies for the opportunity to provide or submit a proposal for the activation of the Charlestown Navy Yard waterfront and water's edge as described in the RFI for the Activation of the Charlestown Navy Yard Waterfront and Water's Edge (the "RFI"). Capitalized terms used herein but not otherwise defined shall have the meanings ascribed to such terms in the RFI.

The BPDA is hereby authorized by the Applicant to conduct any inquiries and investigations to verify the statements, documents, and information submitted in connection with this Application, and to seek clarification from references and other third parties regarding any financial and experience issues.

If the BPDA has any questions regarding this Application, please contact the following individual(s):

Silvia Illia-Sheldahl
Paxton Sheldahl
Principals
67 Kemble St. Studio 3.4
617.775.4363
sheldahl@bos-ua.com

The undersigned confirms and warrants that there is no officer, director, partner, employee or spouse of any of the foregoing categories of individuals who is:

- (a) An elected official of the City of Boston or an employee of the City of Boston; or
- (b) Related to or has any business or family relationship with any elected official of the City of Boston or any employee of the City of Boston, such that there would be any conflict of interest or any appearance of conflict of interest in the evaluation or consideration of this Application by the BPDA<.>

<except as set forth below:>

The undersigned declares that the statements made and the information provided in the duly completed Application are complete, true and correct in all respects.

BOS|UA, LLC

By:
Name:
Title:

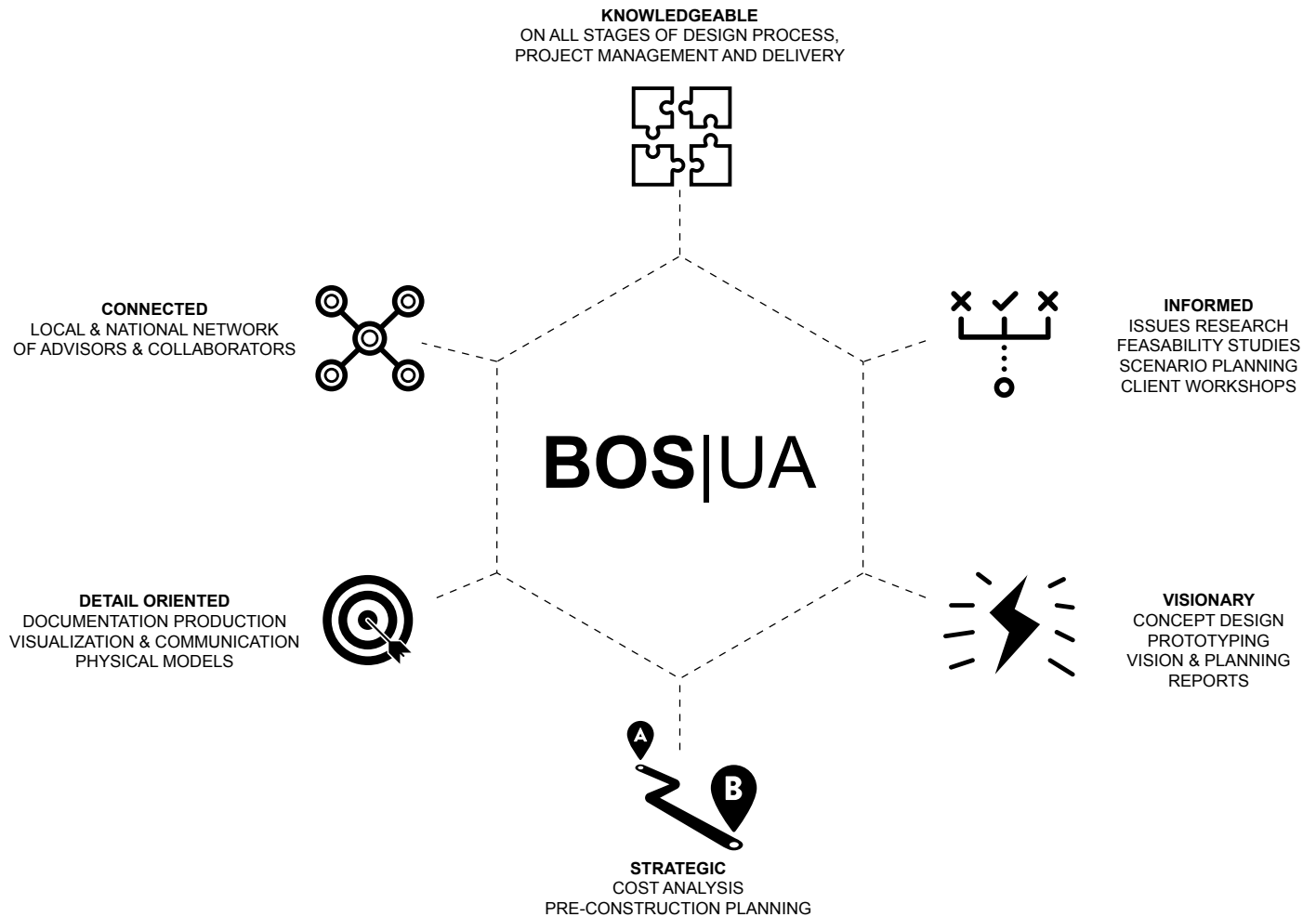
1.0 ORGANIZATION STRUCTURE

BOS|UA, LLC

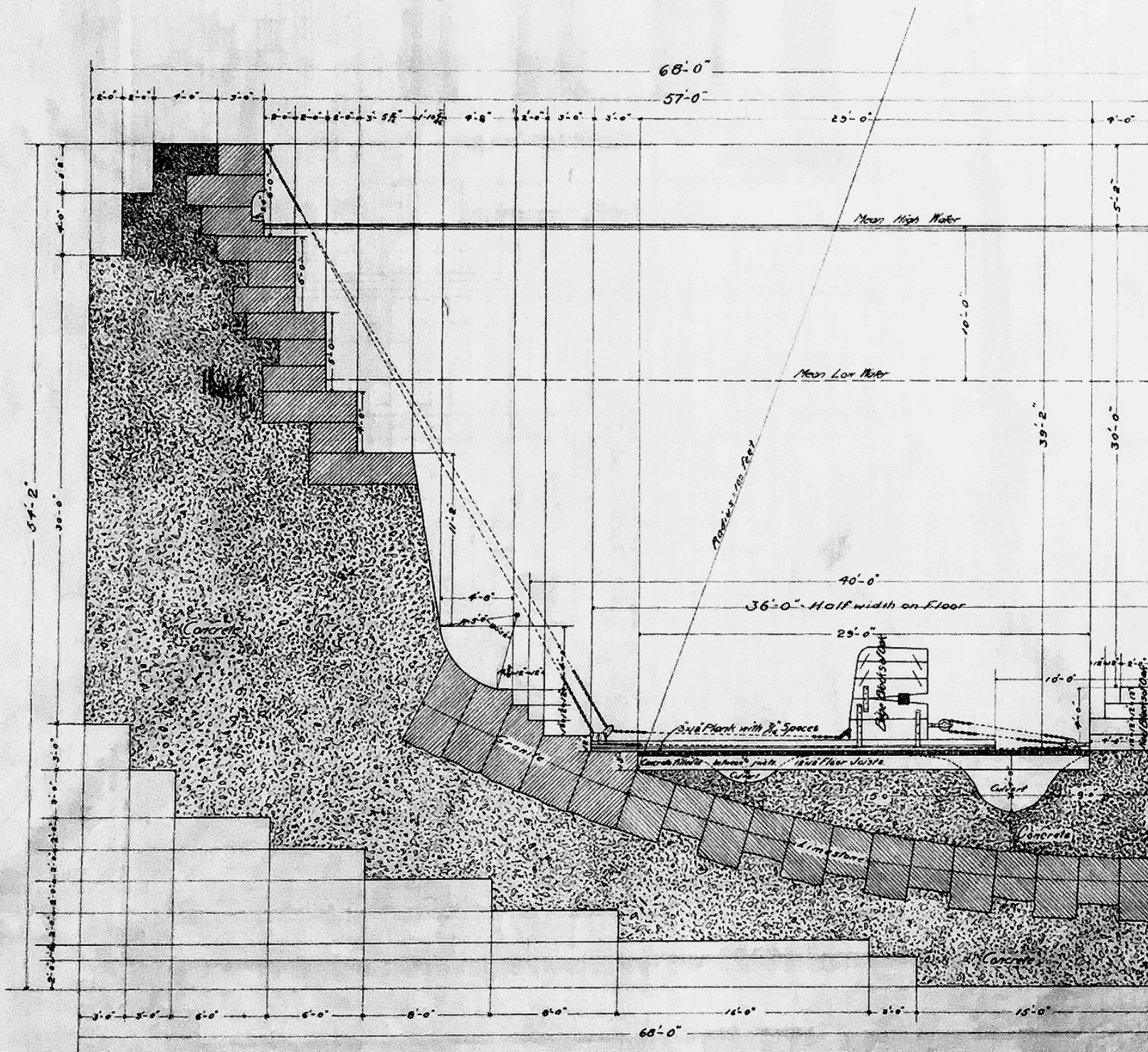
Mailing address: 67 Kemble St Studio 3.4
Primary contact and title : Paxton Sheldahl, Principal
Telephone: 617.775.4363
Email: sheldahl@bos-ua.com
Website address : www.bos-ua.com

1.1 ORGANIZATION SERVICE DELIVERY

BOS is an architecture and urban design studio located in the heart of Newmarket Square. Our contribution to this proposal will be through ideas and professional services, as described below.



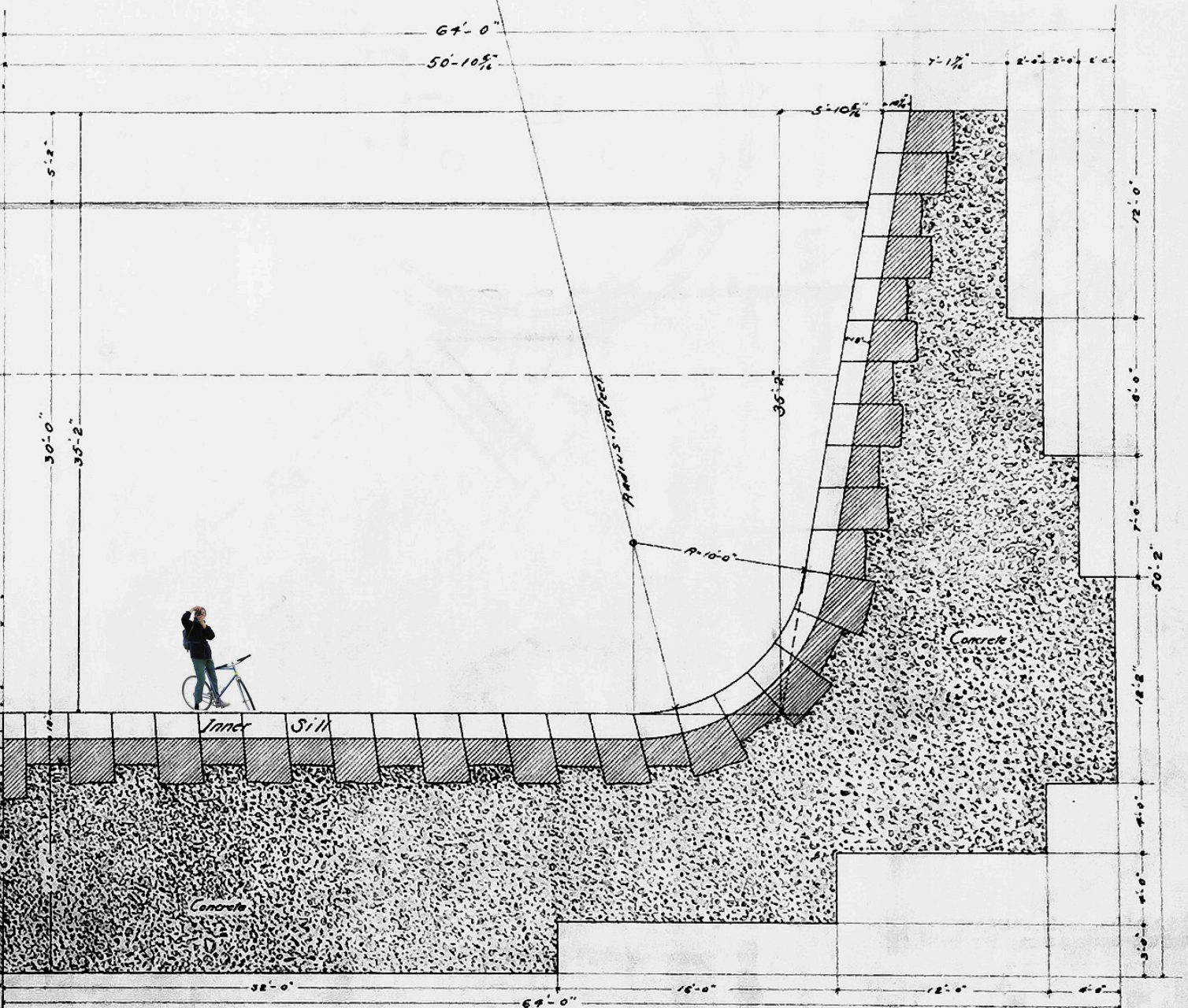
SUMMARY OF ACTIVITY



Half Section on A-B through Body of Dock.

INFRASTRUCTURE FOR CULTURE

This project explores the possibilities of reusing the existing Dry-Dock #2 infrastructure as a container for Urban Activity, while acting as a storm surge safety net for Charlestown Navy Yard. As an empty infrastructure, Dry Dock # 2 spatial qualities are unique and intriguing with great amounts of potential for containing large scale programs that will promote the culture of Charlestown and its history through **Art, Play and Ecology**



Half Section on C-D through Inner Sill.

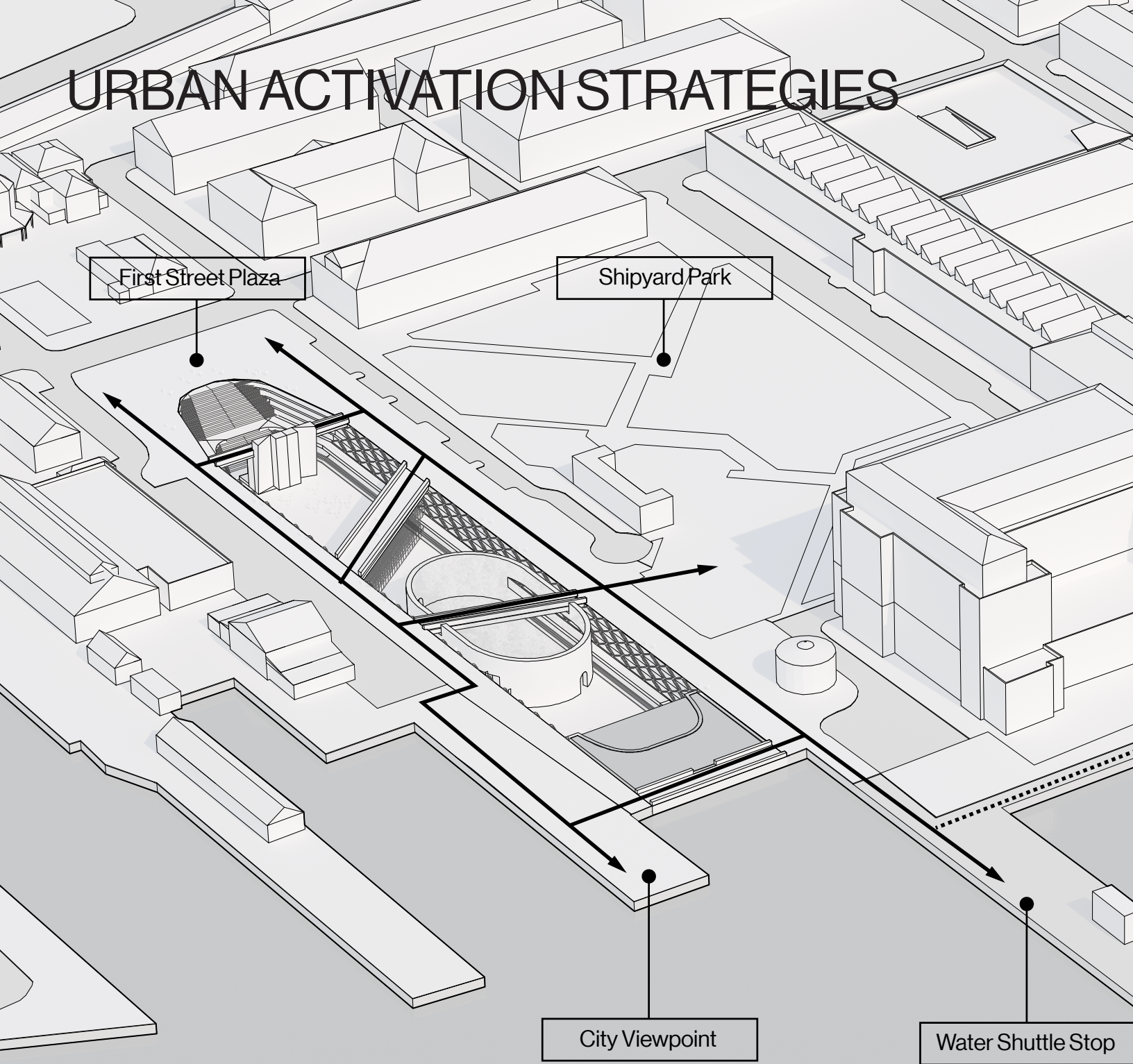
C
PLAN OF DRY DOCK
 DESIGNED FOR U.S. NAVY YARD
 BOSTON, MASS.
 PLAN
 SECTIONS.

Bureau of Yards & Docks,
 Navy Department, Washington, D.C.,
 Dec. 1898.

SCALE 1/4" = 1 FOOT

(Signed) NORDECA 1
 Chief

URBAN ACTIVATION STRATEGIES

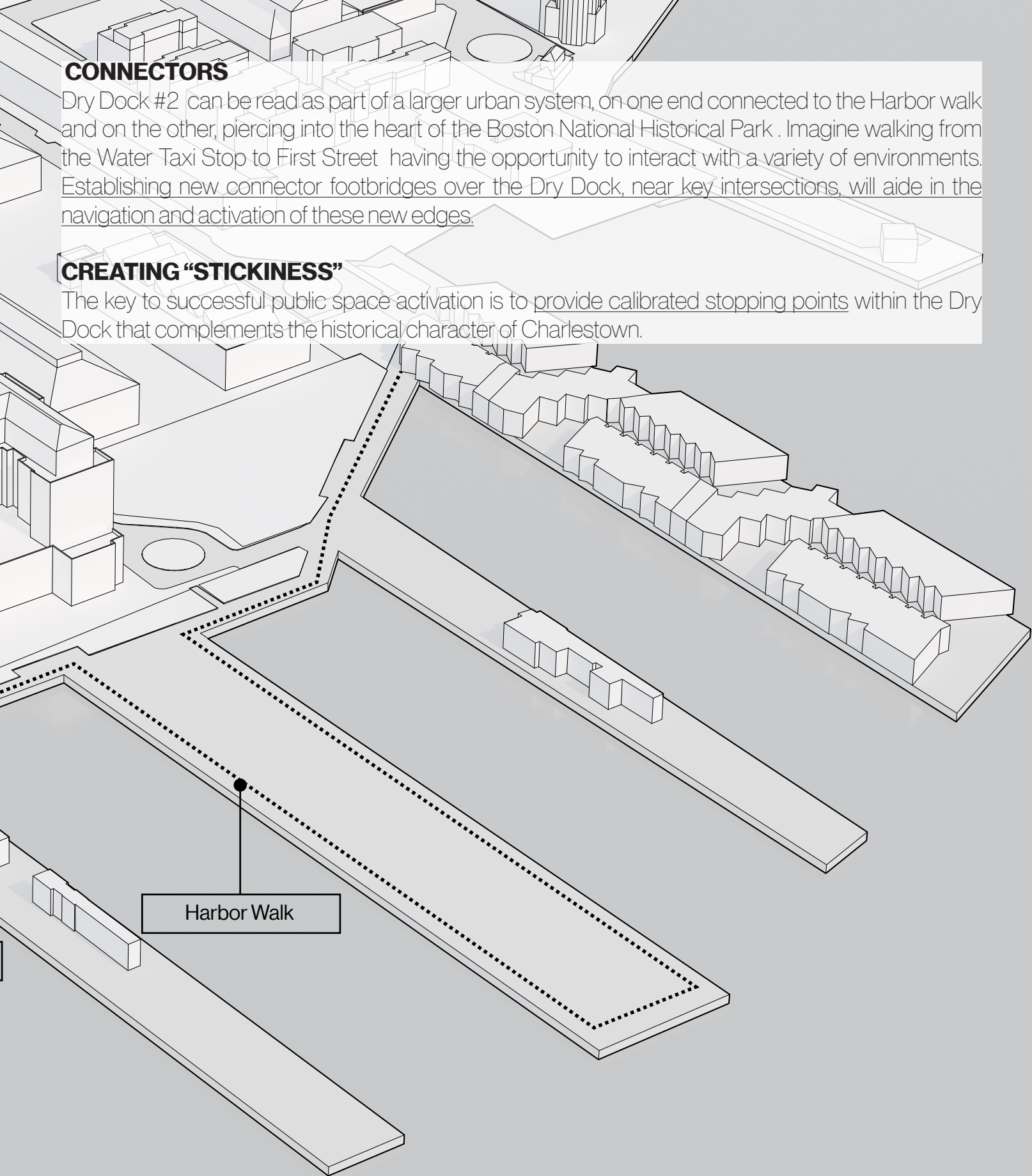


CONNECTORS

Dry Dock #2 can be read as part of a larger urban system, on one end connected to the Harbor walk and on the other, piercing into the heart of the Boston National Historical Park. Imagine walking from the Water Taxi Stop to First Street having the opportunity to interact with a variety of environments. Establishing new connector footbridges over the Dry Dock, near key intersections, will aid in the navigation and activation of these new edges.

CREATING "STICKINESS"

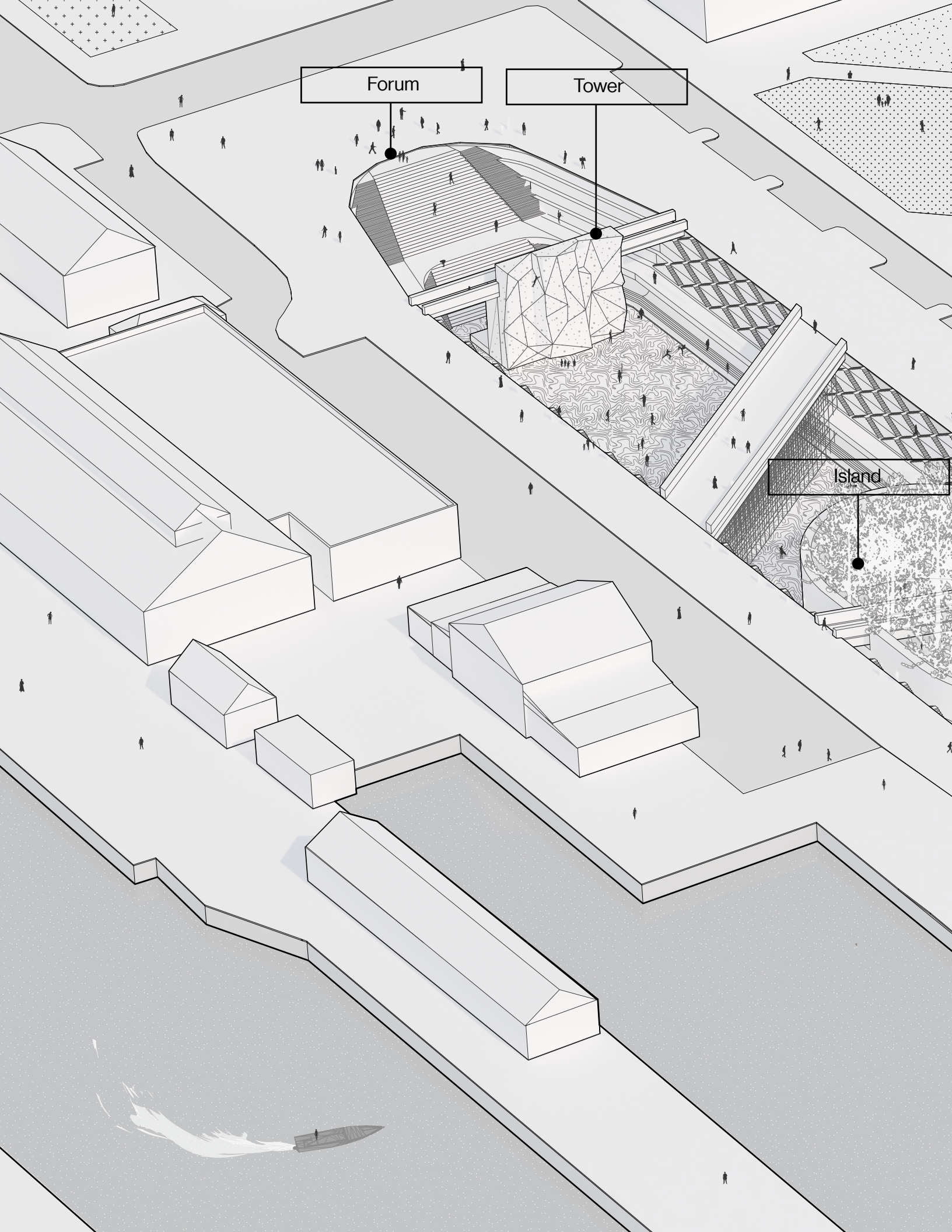
The key to successful public space activation is to provide calibrated stopping points within the Dry Dock that complements the historical character of Charlestown.



The Tower







Forum

Tower

Island

ROOMS

The scale of the Dry Dock can be intimidating and sublime at the same time. Breaking apart the “void” into programmable “rooms” is a strategy that allows us to insert specific identity to different segments of the dock. There are 4 main components that create the main stopping points : the Forum, the Tower, the Island and the the Pool.

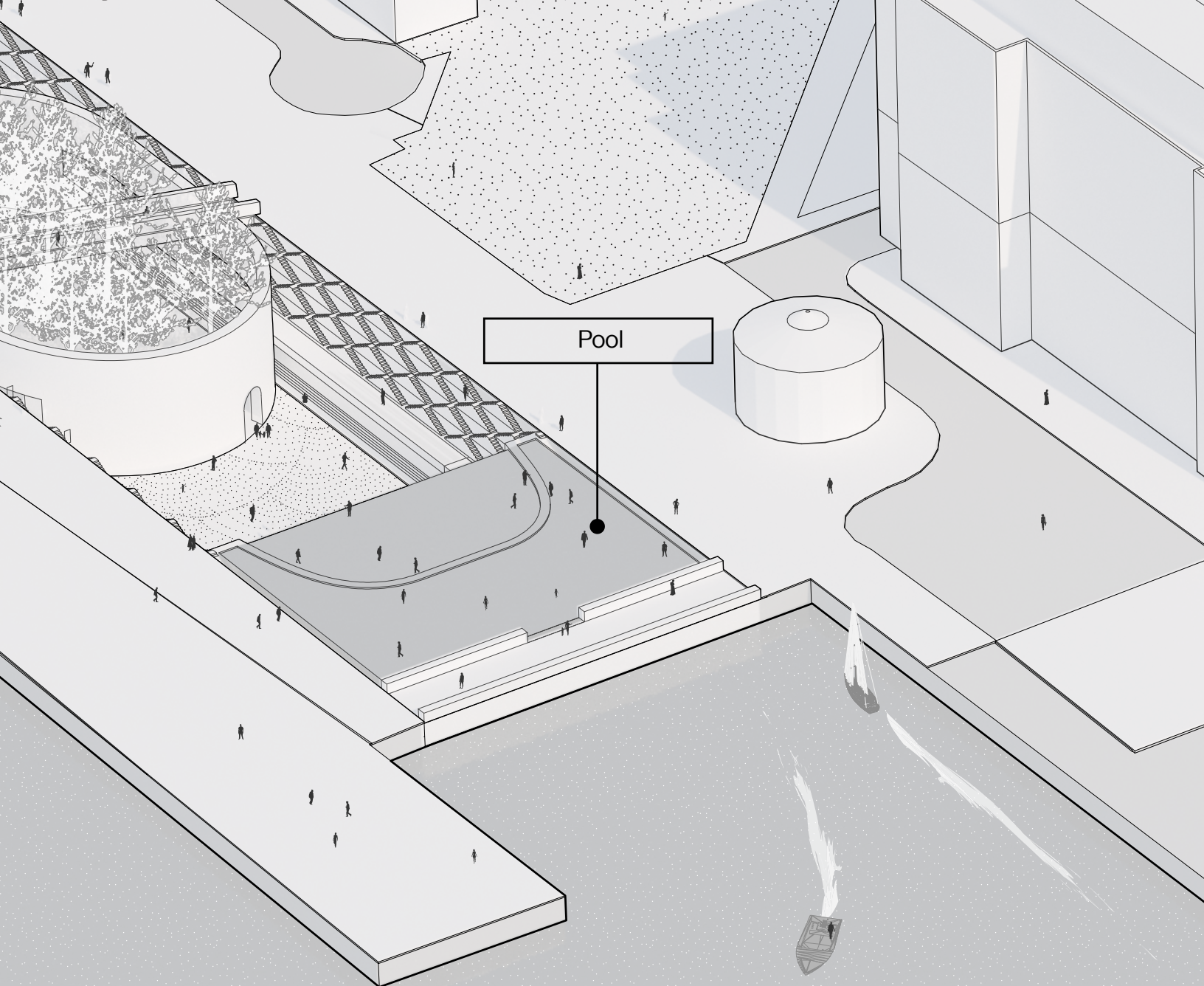
The **Forum** is a public outdoor theater and seating area that connects the Dry Dock with First Street. The plaza becomes a meeting point and a gate to the Dry Dock.

The **Tower** holds elevators and can be used as an urban screen towards the Forum and a climbing wall. towards the water.

The **Island** is a green and lush garden , curated to highlight the changing of seasons.

The **Pool** offers a shallow water feature in the summer and ice skating in the winter. Charlestown's Frog Pond. In between these markers there is flexible space that can host markets, eating, events that tie together networks of people, organizations, businesses and institutions of the City of Boston.

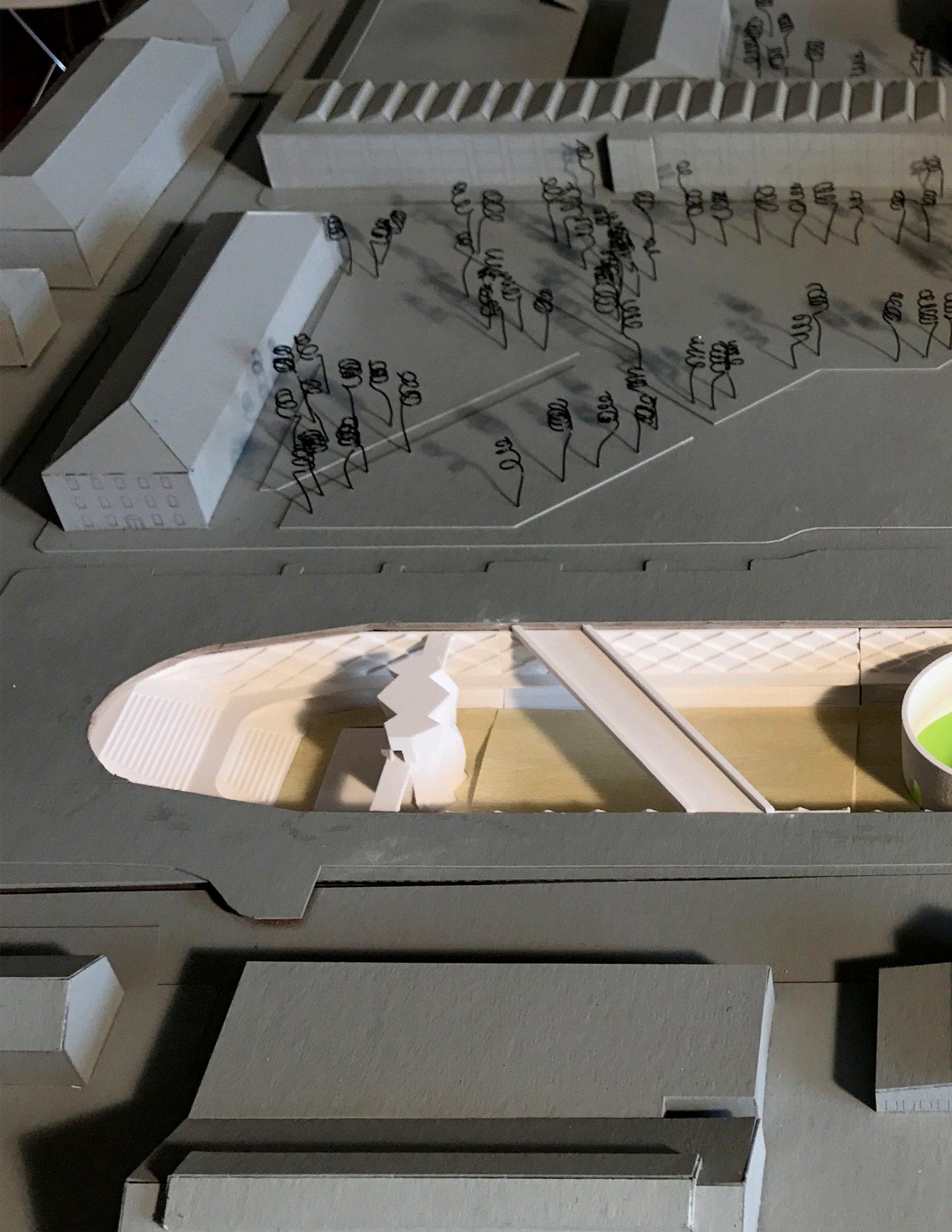
Dry Dock #2 is transformed into flexible infrastructure for urban interaction

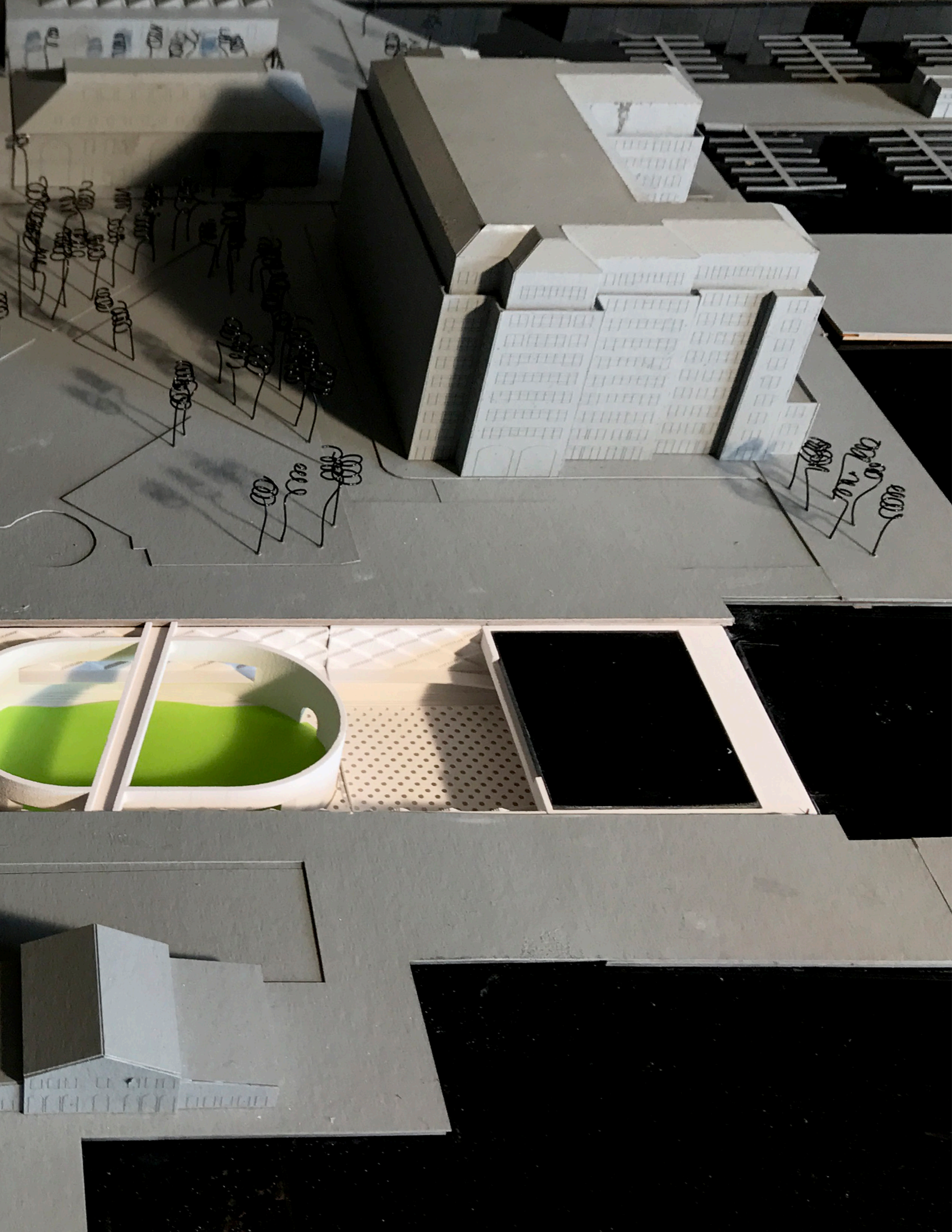


Under the Tower

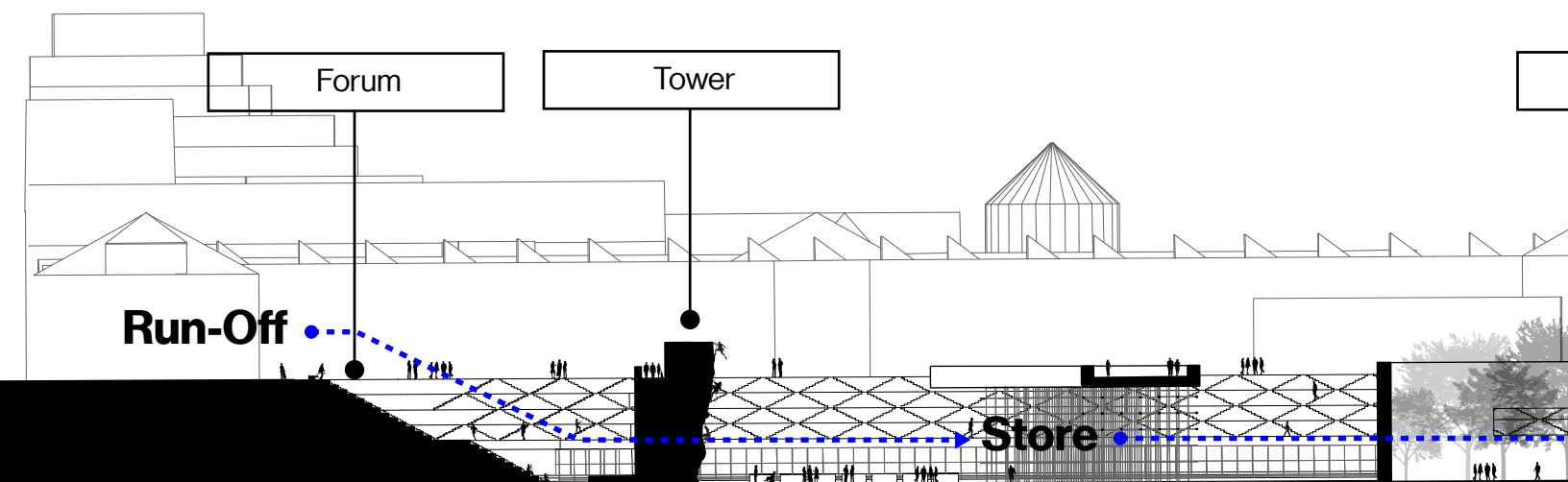








RESILIENCE



ADAPTIVE REUSE

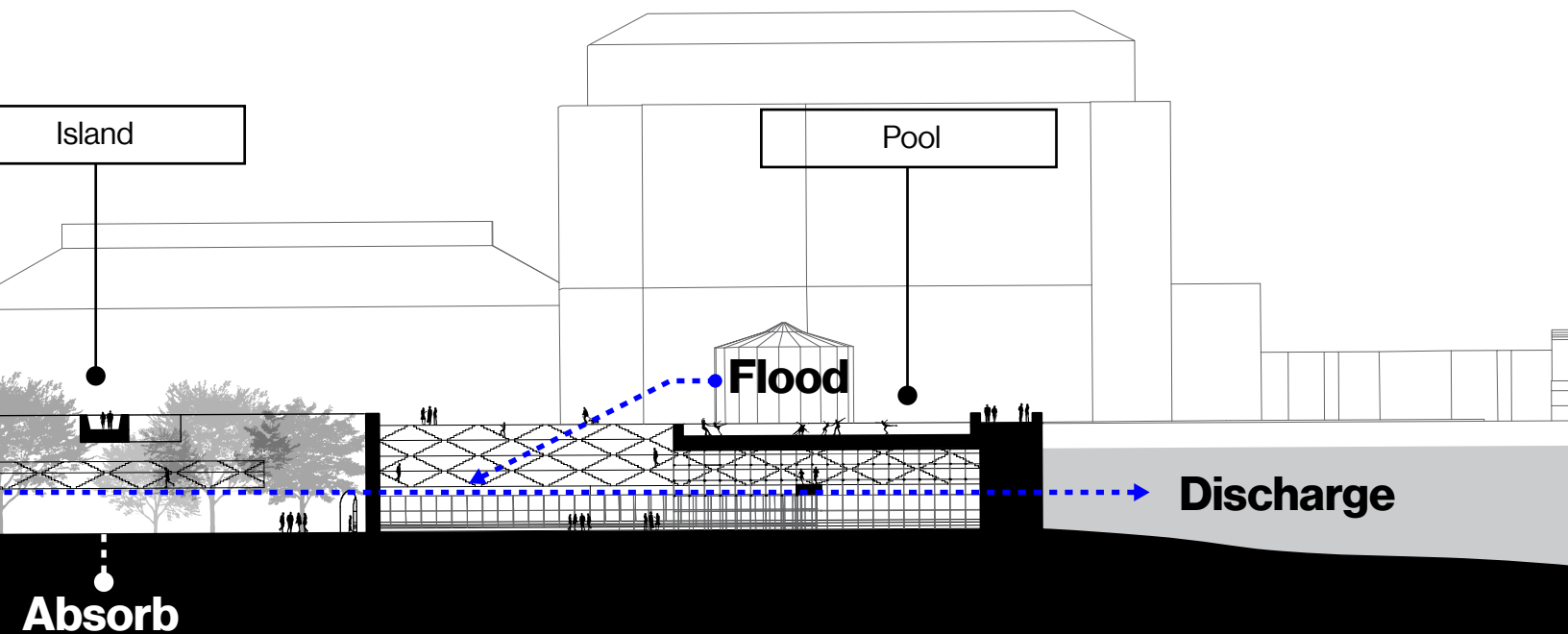
The Dry Dock #2 shell and infrastructure for water management is fully re used , minimizing the amount of new construction. The new elements are a mix of lightweight structures (scaffolding and cladding) and pre-cast concrete panels.

DELAY, STORE, DISCHARGE & ABSORB

Naturally, the dry dock is designed to be flooded. In its “empty state” the water edge is held back from First Street and therefore protecting the area in the case of a storm surge .

In a flooding event the dry-dock will store water that can then be discharged using the existing pump mechanisms. The Island and the Forum are built to resist water and still operate as public realm in the case of a major flooding event. The island will promote absorption while the runoff water can be slowly discharged and filtered.

The pool raises the edge with the water with a built parapet and delays flooding, eventually allowing it to filter through the inner edge of the pool creating a waterfall.



The Island

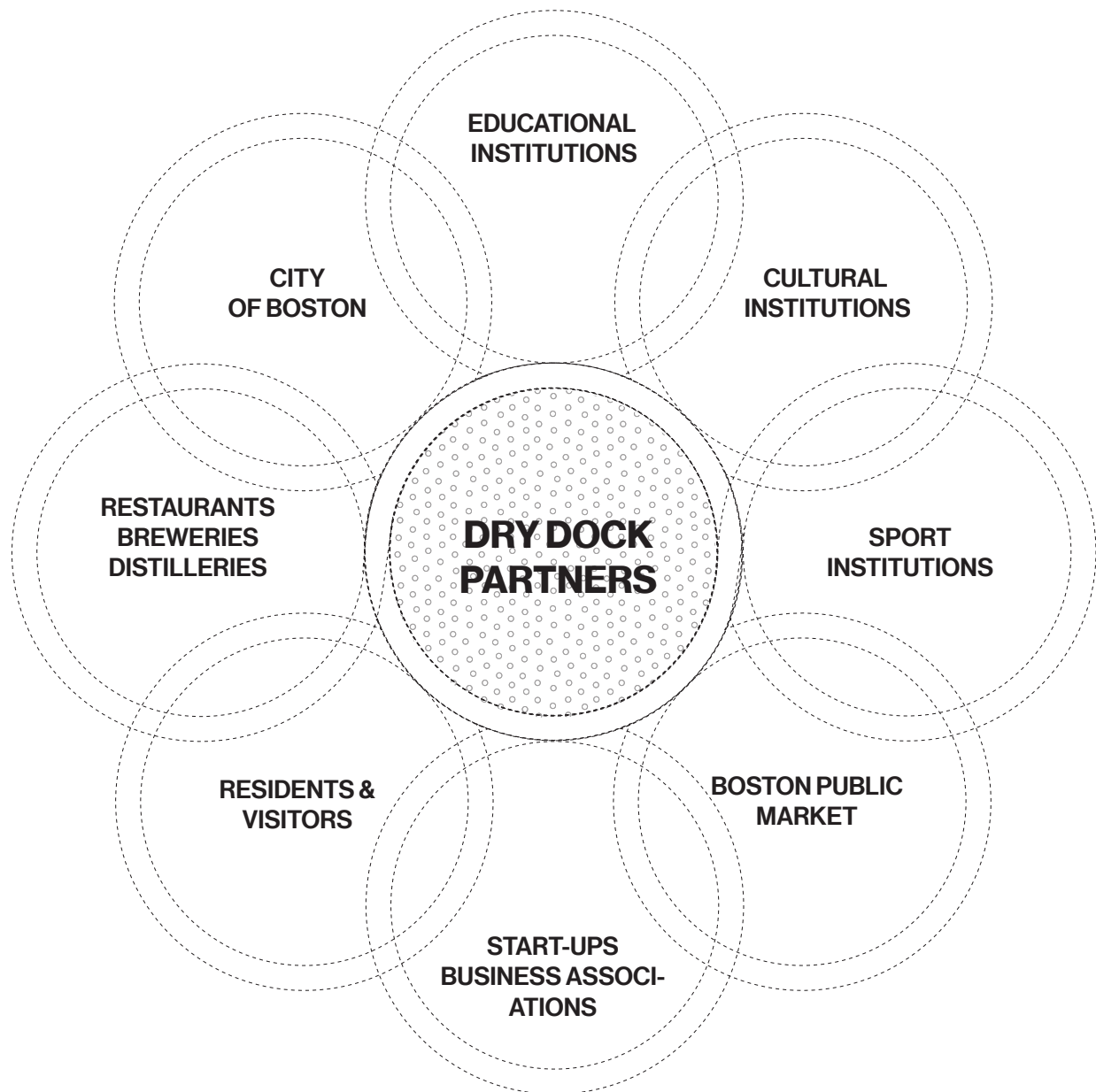




NETWORKS

Dry Dock #2 is a multiple use Infrastructure for Art, Play and Ecology where many economies and jobs can sprout out of clever partnerships. Programmable, large scale, low maintenance PUBLIC SPACE that can be used and maintained by many stakeholders, through the whole year.

The Navy Yard provides an extraordinary setting to link the past with the future of Boston.





The Pool





The Forum





The Pool | Winter





CULVERT FROM DOCK NO 1 8'-0" DIAM.

DRAINAGE CULVERT 8'-0" DIAM.

SCALE $\frac{1}{8}" = 1'$

EMPTYING CULVERT.

SECTION ON EE THROUGH EMPTYING CULVERT.
SCALE $\frac{1}{4}" = 1'$

SECTION ON CD THROUGH DISCHARGE CULVERT.
SCALE $\frac{1}{4}" = 1'$

SECTION ON AB THROUGH SUCTION CHAMBER

PLAN OF DRY DOCK DESIGNED FOR U.S. NAVY YARD BOSTON, MASS. **DRAINAGE PLAN**

BUREAU OF YARDS & DOCKS.
NAVY DEPARTMENT, WASHINGTON DC.
DEC 1898