

THE FUTURE STORY

Lakepointe
KENMORE WASHINGTON



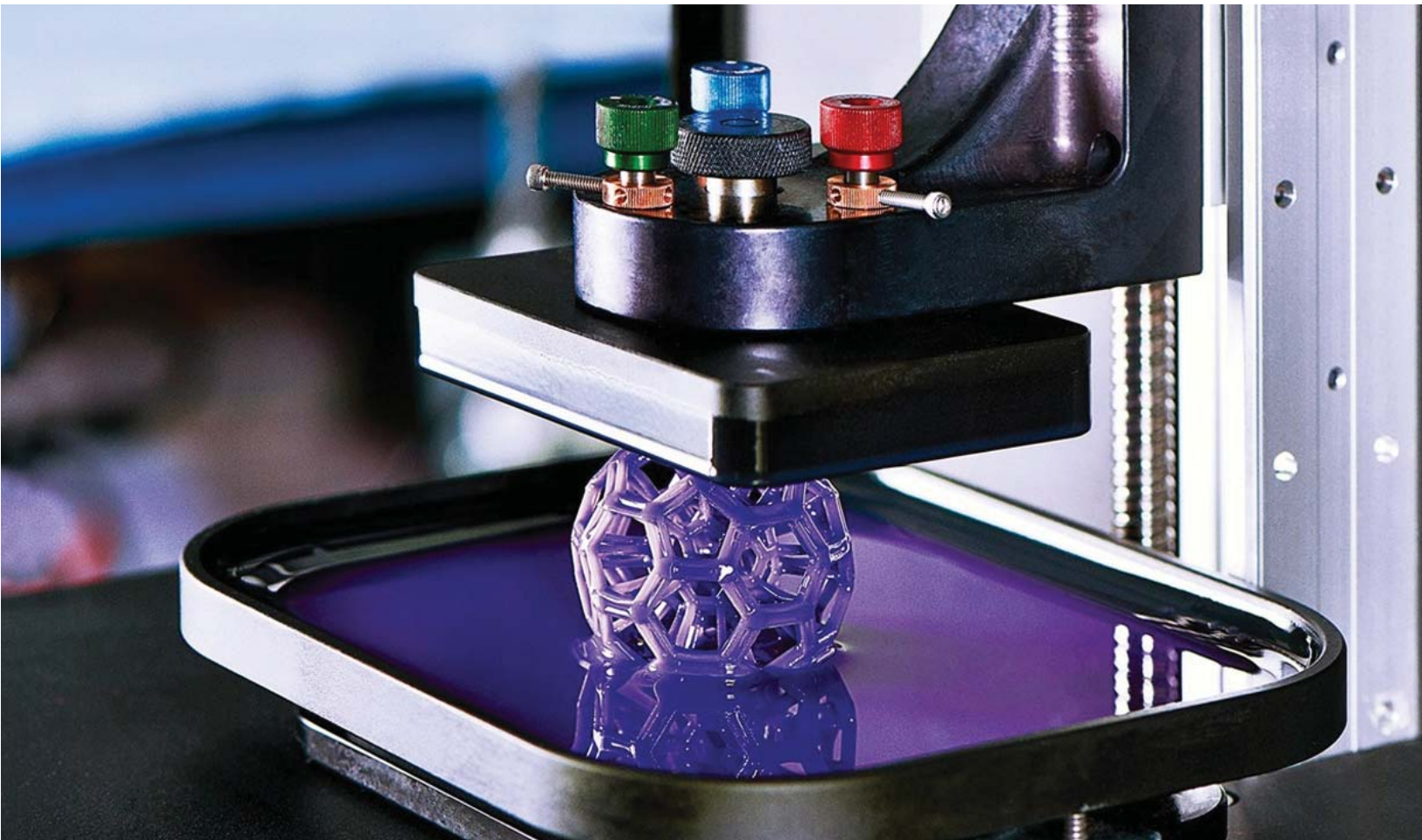
NOTE TO READER

This is a preliminary draft of the future story – the vision – for Lakepointe. This story will continue to be updated every 24 months to meet the changing needs and evolving circumstances the future will inevitably bring.

WHAT IS A FUTURE STORY?

“A dream you dream alone is only a dream. A dream you dream together is reality.” JOHN LENNON

The task of creating a waterfront village as sweeping in its scale and complexity as Lakepointe will require a conscientious effort shared by many people, thousands of them, over an extended period of time, possibly several decades. These efforts will entail having blueprints and plans, certainly. But, over the decades, plans can change with circumstances – conditions like shifting real estate markets, advancements in technology, or trends in the way we choose to live our lives. For example, who foresaw the rapid adoption of the smart phone as such a key part of our lives? Or understood that lithium-ion batteries would become the missing link in harnessing clean energy for use in our communities? Or imagined that it would be possible to use a massive 3D printer to create large, curvaceous buildings by using robotics to sculpt the components from composite materials?



What then serves as a reliable compass bearing, a True North, as Lakepointe moves towards reality? The answer is...a shared story...a story that is refreshed every 24 months so it always remains relevant to the way the world is working at that time.

Storytelling for Lakepointe is the creation of a “future memory,” an engaging and compelling description of how people – residents, locals and destination visitors alike – will experience this waterfront village in its entirety once the last residence has been built and the final street-sign has been firmly anchored in place. [The future story becomes a road-map that allows not just Weidner Apartment Homes, but also everyone else involved in planning, designing, building, operating and, yes, marketing this community between now and completion, to make moment-to-moment, day-to-day choices without compromising the integrity of the original vision \(the story\).](#) It means architects will dialog with triathletes and real estate marketers will consult with the operators of the village’s ferry boat system in order to bring the story to life. That level of collaboration will allow Kenmore to continue to be seen by the world as a community that shares a remarkable relationship with a picturesque lake, emerald parklands and one of America’s best trail systems.

As we talk about the importance of story, remember that great stories are true. Great stories make a promise – in this case the promise of an extraordinary quality of life in a small city. The promise must be exceptional or it’s not worth listening to.

Lakepointe is much more than a singular real estate development. It’s a community’s commitment to an exciting and inspiring future that will benefit all.



WHO AUTHORED THIS FUTURE STORY?

This story – this vision – was authored by 21 participants and 7 observers over a period of a day-and-a-half in an event known as a Leapfrog Session – “leapfrog” being a reference to taking a good idea and through the power of creative collaboration to make it a great idea. The session was held at the Westin Bellevue. The writers included representatives of the City of Kenmore, the leaders of Weidner Apartment Homes (the developer of this 50+ acre waterfront village), and a number of people from around North America who were invited to attend because each brought a unique perspective to the session. A film set designer. The Chairman of NatureBridge, an organization fostering environment literacy that, in partnership with America’s National Park System, brings science to life for more than 30,000 children and teens each year. One of the area’s leading vintners. An expert in artisan foods. A developer of destination villages. A futurist. A branding guru. The owner/creator of a successful luxury boutique hotel. And others with equally interesting points-of-view on how award-winning communities are created.



THESE ARE THE OBJECTIVES WE SET FOR THE LEAPFROG SESSION PARTICIPANTS

1) Ensure that the planning and design of Lakepointe follow the principles of “placemaking” in order to provide residents with a sense of health, happiness and belonging. This is the same sense of community espoused by best-selling authors like Peter Kageyama (For The Love Of Cities), Charles Montgomery (Happy City) and Richard Florida (Cities And The Creative Class).

2) Visualize a community that uses its natural setting to full advantage – including strong connections to the lake, the river, parklands, other green spaces, view corridors and the site’s year-round relationship to sun, shade and weather.

3) The vision must make the lake accessible to all the residents of Kenmore and do so in a way that the lake becomes a microcosm of daily life in Kenmore. This slice of verdant green lakeshore can become a place where residents come to watch sunsets, exercise, play catch, walk their dogs, take photos and enjoy personal rituals. That’s why access is such an extremely high priority.

4) Establish a standard of excellence in terms of food-and-beverage, specialty retail and possibly a boutique hotel and/or spa so the village could become a magnet for visitors from around the Pacific Northwest. Visitors will drive the economic vitality of Lakepointe as well as the City of Kenmore.

5) Conceive of a waterfront community that provides meaningful job opportunities for residents of Kenmore. It should attract local owner-operated, one-of-a-kind shops and restaurants. It should be the antithesis of big box retail. The village should also potentially, become a feeder campus for a tenant like Amazon, Microsoft or a tech-sector startup.

6) Make it a smart community that makes optimal use of newly emerging technologies, many of them originating in the Puget Sound area. Smart technology is no longer a nice-to-have option; it is almost overnight becoming an essential. It will make Lakepointe a safer, healthier, far more energy efficient, entertaining, educational, and more community-minded place to live or to visit.

7) Incorporate rapidly-advancing transportation technologies including ride share, hybrid vehicles, electric bicycles, shuttles and driverless (autonomous) cars and trucks that will change the way people will move from A to B. At Lakepointe we should also factor in possibilities like aerial gondolas and water taxis (small ferries). Amphibious aircraft (Kenmore Air) will continue to link Lakepointe/Kenmore with harbors and islands throughout the entire Pacific Northwest.

8) Recognize that Lakepointe will become an important part of Kenmore’s brand. In the 21st century, cities have come to realize a brand is essential to attracting residents, visitors, investment, employment opportunities, cultural and sporting events, and even film shoots as part of Internet marketing.

As part of the preparation for the day-and-a-half session, the Weidner team toured the False Creek area of Vancouver (including Granville Island) and studied the strikingly beautiful waterfront development of Kelowna, British Columbia. We also asked all 28 authors to identify their favorite village – a village anywhere in the world – and, interestingly, approximately half responded with Whistler.

AGAIN – WHY A FUTURE STORY?

1) Before we begin laying out streets and designing buildings, we should agree on what we want the EXPERIENCE of Lakepointe to be. A written narrative allows us to do that. A story engages us at a heartfelt level. It's important that citizens love where they live. That emotional connection is one of the most powerful influences in our lives – it binds us together as a community.

2) Putting it in writing ensures we all agree on how we want Lakepointe to benefit all of Kenmore. How does Lakepointe help optimize the city's physical, cultural, financial and spiritual well-being?

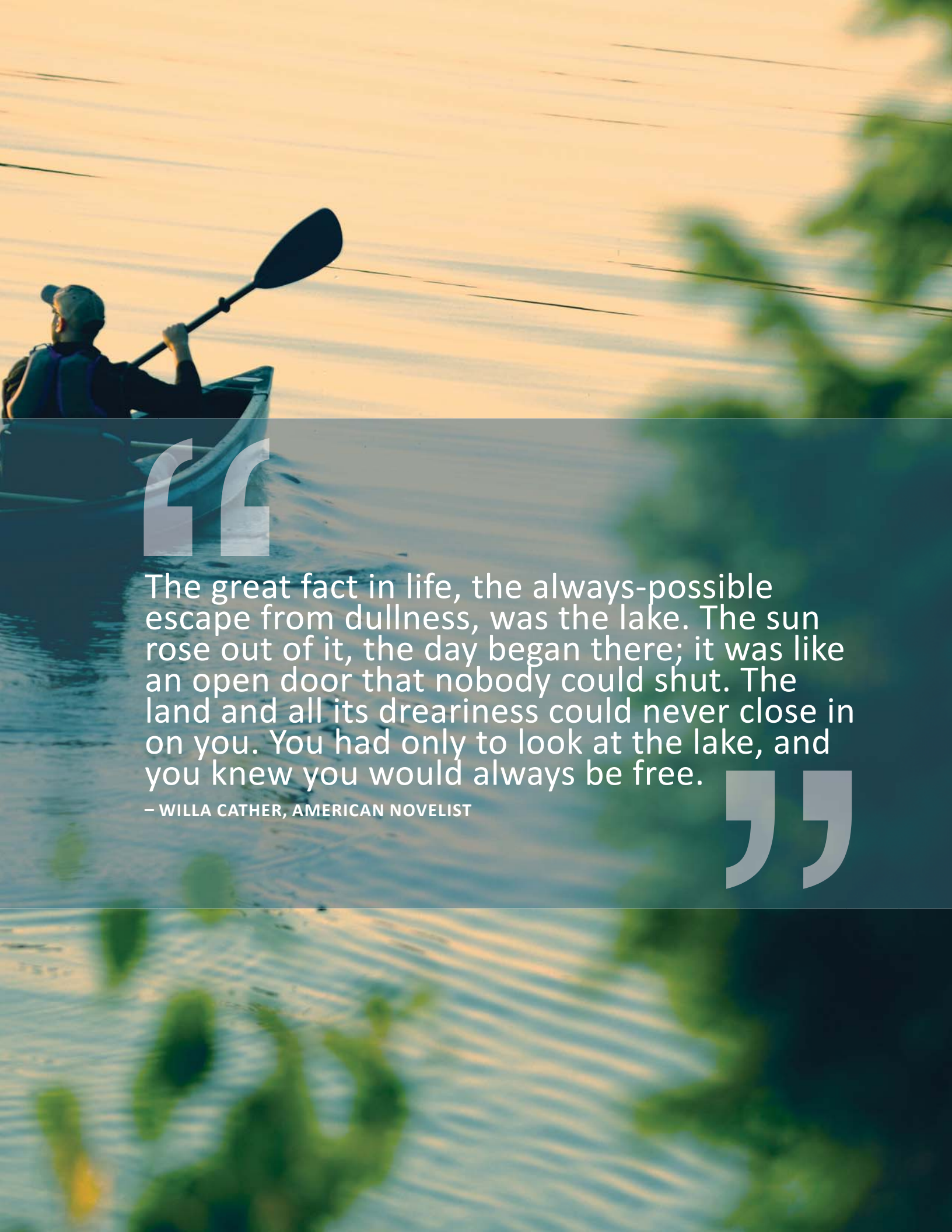
3) It reminds us what will make this waterfront village special. What will set Lakepointe apart from other waterfront communities, not only around the perimeter of Lake Washington but around the world? Why would families want to live here? Empty Nesters? Young professionals?

4) It ensures that we are creating a place where residents can live, work and play in one place. That as part of our thought process, we are minimizing the need for residents of the village and Kenmore to waste hours commuting.

5) Having an agreed-upon future story provides certainty. It minimizes the risk of costly false starts and frustrating dead ends.



“The best visions are about taking a stand, having your own distinctive and original point of view and, using every means possible, telling people what your vision is. Just by sharing your vision you go a long way towards making it happen.” ROBERT HOLMES - LAKEPOINTE SESSION MODERATOR



“The great fact in life, the always-possible escape from dullness, was the lake. The sun rose out of it, the day began there; it was like an open door that nobody could shut. The land and all its dreariness could never close in on you. You had only to look at the lake, and you knew you would always be free.”

– WILLA CATHER, AMERICAN NOVELIST

CORNERSTONE ONE: THE LAND

This truly extraordinary 50+-acre waterfront site has been assembled by Weidner. The property includes over 3,800 linear feet of shoreline, roughly half of it on the southern edge along the Sammamish River and the other half along Lake Washington and the Navigation Channel. The earliest archeological evidence of people in the area dates to 12,000 years ago at the Bear Creek settlement, upriver from Kenmore in present day Redmond. [The Native American history of the area will be woven into the future story of the urban village and there is the possibility of building a multimedia, highly immersive interpretive center near the confluence of the lake and the river to share that history with visitors to the village, including school children from throughout the region. The name Sammamish is derived from samma, meaning “the sound of the blue crane” and mish, meaning “river.”](#)

This hard-working site – once a shingle mill and still a working harbor – was known as Kenmore Industrial Park but since 1989 it has been referred to as Lakepointe coinciding with the first of a number of plans for its redevelopment. The peninsula has the potential to become a long-anticipated addition to Kenmore but, because this industrialized landfill is both geotechnically unstable and subject to cleanup requirements mandated by the Department of Ecology, the remediation costs to complete the transformation will be substantial.

Situated just across the river, the Inglewood Golf Club was founded by prominent Seattle-area businessmen in 1919. It has been home to a number of USGA events. This members’ only club adjoins the village and will contribute to the perception of Lakepointe as being an urban resort.



CORNERSTONE ONE: THE LAND

Also part of the Lakepointe landscape is the scenic 27-mile long Burke-Gilman Trail occupying an abandoned Seattle, Lake Shore and Eastern Railroad Corridor. The trains once carried people, coal, timber and wood products between the mountains, valleys, foothills and dense forests of the Kenmore area and the city of Seattle. The most famous of Puget Sound's Rail-Trails, the Burke-Gilman spans from Ballard in the west to Bothell in the east where the trail meets up with the Sammamish Trail and continues to Redmond.



The trail passes directly alongside the Lakepointe site and, as part of the vision will be woven into the fabric of the village. The trail is as much a thoroughfare for commuting to work and the University of Washington as it is a staple for social recreation and fitness. Built in the 1970s, the trail has since helped inspire dozens of similar projects around the nation. It, along with the golf club, North Lake Marina and the Kenmore Air Harbor will become part of the character of Lakepointe.

This is the last, best, largest piece of developable land remaining on Lake Washington. It's important we get it right.

CORNERSTONE TWO: THE LAKE

Lake Washington is a large freshwater lake adjacent to the city of Seattle. With a surface area of 33.8 square miles and a length of 22 miles it is the largest lake in King County and the second largest natural lake in the state of Washington. It connects the cities of Seattle on the west, Bellevue and Kirkland on the east, Renton on the south and Kenmore on the north, and encloses Mercer Island. The lake is fed by the Sammamish River at its north end and the Cedar River at its south.

Kenmore is both Lake Washington's lakehead and the point of confluence with the historic Sammamish River. Along its 14-mile watercourse, the Sammamish River flows through Redmond, Woodinville, Bothell, and Kenmore. The River winds through a region known for its winemaking, culinary arts and craft foods.

Here, the lake is a link between the past and the present – with Kenmore as an early 20th century “landing” for the Alaska-bound tugs and barges of Pioneer Towing and later as a landing area for the classic Beaver and Otter float-equipped aircraft of Kenmore Air. The romance of flight is part of the charm of the village. Aircraft animate the village – magically appearing and disappearing into the azure blue skies of the Pacific Northwest.



CORNERSTONE TWO: THE LAKE

As part of the Lakepointe's future story, the waterfront will become recognized as Pacific Northwest's premier aquatic playground – a center for kayaking, canoeing, standup paddle boarding, competitive rowing, sport-fishing, swimming, waterskiing, wakeboarding, dragon boat racing, kite surfing and the Kenmore Cup for junior hydroplanes. The village will include a rowing/paddling clubhouse. An outdoor amphitheater at the tip of the peninsula will become the area where Kenmore gathers for aquatic events, to watch the beginning and end of the Great Northwest Triathlon (an Ironman Competition), to view music concerts and be part of the City's Annual Fourth of July celebrations.



“The lake is a moody beauty constantly bring transformed by sunlight and shadow, wind and weather. It mirrors water’s most alluring qualities from mesmerizing ripples to mirror-like reflections. Lake Washington, especially as viewed from Lakepointe, is charismatic. It owes its beauty the geologic luck of the draw, the Pacific Northwest’s climate and the evergreen ring that perimeters it.”

FROM THE LAKEPOINTE LEAPFROG SESSION

CORNERSTONE THREE: THE VILLAGE

Participants in the Leapfrog Session referred to the design of Lakepointe as being “future authentic”. Even though we are beginning with an empty canvas (the site), the completed urban resort will be based on planning, design and functional cues that are authentic to its maritime setting and its one-time role as a working harbor. Although Lakepointe will be an “intelligent community” – making optimal use of automation, energy conservation and information technologies – its look and feel will be timeless. Classical proportions. Open spaces. Durable materials. Easily adaptable to changing purposes. Always current – but never trendy. The consensus was that Lakepointe’s architecture should be emotionally resonant, approachable (human-scale at street level), socially beneficial (enhancing the lives of residents and visitors alike) and appealing to a multi-generational market – including families.



CORNERSTONE THREE: THE VILLAGE

Traditional architecture often focuses on the more pragmatic requirements of functionality, longevity and site relationships. But what if the team was able to jointly focus on how the village and its waterfront setting made people feel? On how each experience of Lakepointe, including its architecture, translated into an event, a surprise, a story that people end up sharing online or in person with their world. And that sharing becomes the basis for a highly successful social marketing program for Lakepointe and for the branding of Kenmore.

The village is highly animated. The judicious but highly creative use of light and sound – is made possible by dramatic changes in digital technology. The strong, steady breezes blowing off the lake activate whirligigs, flags and banners. The aroma of freshly baked cinnamon buns wafting from The Upper Crust Bakery makes Lakepointe warm and welcoming. The entire community is an immersive, delightfully unpredictable multi-sensory series of discoveries. Balancing the vitality of the village are quiet escapes throughout the 50+-acre site where both residents and visitors can find a moment to themselves – scenic and peaceful places where people can reconnect with themselves and with the waterfront beauty of this setting.



Everything you need on a day-to-day basis is available in the village including shops, restaurants, a farmer's market, offices, healthcare, play-care, specialized schools and cultural facilities. There's a variety of accommodation including apartments, condominiums, micro-suites, town houses and seniors' housing. Buildings have rooftop gardens and community living rooms. All are located in a walkable and bikable waterfront setting. And every residence in the village, regardless of size, has a view of the lake, the village or Lakepointe's variety of open spaces.

CORNERSTONE FOUR: OVERALL WELL-BEING

Well-being is a reference not only to one's health but also to the cultural, social and economic well-being of the community in its entirety. In Lakepointe/Kenmore, smart technology will allow clinics, hospitals, spas, fitness facilities, personal performance monitors and even private residences to gather information about an individual's health and to instantly diagnose irregularities.

Outdoor recreation and proximity to Nature are importance contributors to well-being as are the places in which we live, work, learn and play – and that includes the aesthetics of planning, design and architecture. But well-being also involves a sense of self-fulfillment, which is the feeling of being satisfied and happy because one is doing something that fully uses one's abilities and talents while living in a place. The feeling of having a purpose in life and connection with others – being part of a community – is also essential to life satisfaction. The scale of Kenmore and the meeting, gathering and celebratory spaces of Lakepointe are vital to community-building. Author Charles Montgomery believes that there is an intersection between urban design and the science of what makes people happy. His message is as surprising as it is hopeful. By having a clear vision for the future of where one lives, the happy city, the green city and the productive city are the same place – and we can all help build it.



CORNERSTONE FOUR: OVERALL WELL-BEING

In its commitment to economic well being, part of Lakepointe's vision is to create new employment opportunities not only in the village itself but also in the host community of Kenmore. We can foresee Kenmore becoming a highly desirable hotspot for startups because of the city's comparatively low cost of housing, its proximity to Nature, and the recreational opportunities that exist here. With the addition of even a handful of entrepreneurial companies and the support of nearby Bastyr University and, potentially, the University of Washington, Kenmore will brim with energy, creativity and new ideas balanced by the relaxed, informal, diverse and healthy atmosphere of this small city.

In addition to long-standing businesses like Bastyr University (the city's largest employer) and one of America's Top Ten industrial auction houses (the James G. Murphy Company) plus Kenmore Camera, the country's pre-eminent supplier to photographers, the City Of Kenmore has created a new-business incubator knowing there were lots of home-based businesses and technology companies in the area. As Assistant City Manager Nancy Ousley notes, "We wanted to get the message out that Kenmore is a city that values entrepreneurship."

Perhaps the city's most interesting employer is Kenmore Air, one of the largest float plane terminals in the world and a firm that is internationally renowned for its technology updates to de Havilland Beaver and Otter aircraft. Introduced 70 years ago, the Beaver remains a serious, no-nonsense bush plane, one ideally suited to flight along the coastline and rugged mountains of the Pacific Northwest. The immortal Beaver aircraft has starred in numerous adventure films and following its role in a Harrison Ford movie, the Beaver became this actor/aviator's favorite aircraft. The Beaver has such a fervent worldwide following that a small on-site museum could potentially become one of Lakepointe's attractions (in partnership with Kenmore Air).



THE GAME-CHANGERS

HERE ARE A DOZEN INNOVATIVE IDEAS FROM THE SESSION THAT COULD DIFFERENTIATE (LEAPFROG) LAKEPOINTE. MANY MORE CONCEPTS POPPED UP AT THE SESSION, BUT THESE ARE THE ONES THAT STOOD OUT.



1) In various, highly strategic ways, Lakepointe will take ownership of Lake Washington. Lakepointe will become known as the lake's headwater, its crown, and its premier destination. It will accomplish that in part by the unique ways this urban resort connects with the lake and with other destinations around the lake. Kenmore as the nexus of Lake Washington will also become important in the way the City tells its own story (brands itself).

2) The vision of Lakepointe includes a large farmer's market as a magnet for a regional destination known for its wineries, culinary arts and artisan foods. The market area will be surrounded by a cultural zone that includes a performing arts theater and a school where young people, ages 2 to 19, learn creative expression by connecting to the natural world. Possibly, this can be done in partnership with NatureBridge ([see naturebridge.com](http://naturebridge.com)).



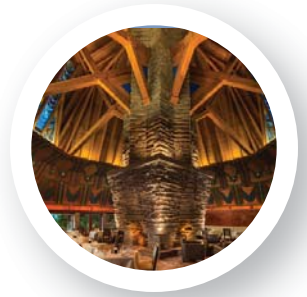
3) A boutique hotel that combines a high level of personalized, attentive service and chic contemporary design, inside and out – architecture that captures the quintessential Pacific Northwest history of the site. Its 3 Michelin star restaurant provides exceptional cuisine that itself is worth a special journey. For guests who come here to enjoy the mystical beauty of the rainy season, every room comes with distinctive rainwear and the hotel's sumptuous spa incorporates medical and wellness facilities into its design including an oxygen-enriched, aromatic cedar plunge pool. The Inn's high-tech meeting spaces, day spa and romantic restaurant are also frequently used by Kenmore residents and organizations.



4) The indoor-outdoor aspect of the entire village – including weatherproof indoor-outdoor restaurants, coffee shops and bistros. Making the village more rain friendly by using giant sails, colorful awnings, outdoor heaters and retractable glass enclosures could become part of this urban resort's personality.

THE GAME-CHANGERS

5) As an extension of 4), fireplaces will become a Lakepointe icon. Travel writers will consider this to be part of the uniqueness of the community's brand, a symbol of the clever way that Lakepointe/Kenmore deals with the rain the Pacific Northwest is known for. Renowned architect Frank Lloyd Wright included prominent fireplaces and chimneys in his designs because "they evoke feelings of welcoming and warmth."



6) Being able to offer indoor-outdoor offices with a view and rooftop meeting areas will be irresistible to businesses that might consider locating in Kenmore. These kinds of workspaces not only increase corporate productivity, they also inspire innovation.

7) Lakepointe will be the jumping-off point for a vast system of trails including the Burke-Gilman rail trail that attracts as many as 35,000 walkers, runners, skaters and cyclists per day during peak season. As part of the vision, the trail would be routed through the village with a café' designed specifically for cyclists and hikers directly alongside the trail.



8) The entire village is designed to be a staging area for two or three televised international events per year, including a global triathlon (ironman) and an outdoor video gaming festival, a celebration of Seattle's software culture. A waterfront amphitheater is the primary venue for these kinds of events. The amphitheater would be created in partnership with a firm in the digital content creation business – Red Bull for example.

9) Our equivalent to the ingenious Dutch Hovenring, an LED-illuminated, donut-shaped overpass that looks more like a UFO than an elevated walking and cycling path. For Lakepointe, the Hovenring serves multiple purposes. It visually links Lakepointe to Kenmore and reduces the feeling of physical and psychological separation between the project site and Kenmore that is being caused by busy SR 522. Furthermore, the Ring is a reminder that Kenmore has committed itself to being a walkable city. It is an example of how bridges, whether a New England covered bridge, the Golden Gate or New York's High Line, have become great American icons.



THE GAME-CHANGERS



10) The design, construction and operation of the village as a model for public/private partnerships – one that planners, architects, developers and community leaders from around the world will come here to study and write about.

11) The role storytelling plays in destination marketing and the branding of Kenmore – stories that connect the past to the future, fascinating stories known only to the locals, stories that tap into our emotions rather than focusing on facts, stories that are entertaining, relatable and undeniably authentic. People are likely to most remember Kenmore for the takeoffs and landings of its floatplanes, its uniquely shaped umbrellas and its small, quirky ferries because of the emotional response they trigger.



12) The inclusion of Bastyr University in the village. The nearby campus is the nation's premier natural health sciences university which includes a 65-foot reflexology footpath – the first in North America – athletic fields, medicinal herb gardens with tours, educational classes open to the public and Bastyr Chapel – an acoustic gem. It is also renowned for its Master of Science in Nutrition Program. Several of the village restaurants, including the boutique hotel, will feature healthy foods inspired by Bastyr's nutritionists.



13) Similarly, Woodinville may be the best-kept secret in the Pacific Northwest, but one of our goals is to use Lakepointe, as an urban resort, to change that. Its 150+ wineries are producing some of the world's finest vintages. The distance from Kenmore to Woodinville is 8.2 miles by the driving route, 6.9 miles by the biking route and 6.6 miles via the walking route. Like Bastyr, one or more of the wineries will have a presence in the village in the form of shops, information centers and the ability to stage "foodie" events.

THE IMPACT OF LAKEPOINTE

Unquestionably, Lakepointe will have a positive effect on Kenmore in a multitude of ways. Lakepointe, as we imagine it, will be both a local and destination attraction. It will increase the attractiveness of Kenmore and the small city's (population 21,000) quality of life. Through complementary planning and development, Kenmore with Lakepointe as its heartbeat can become a place where one can truly live, work and play – and learn too – without ever having to use a car.

The impact of Lakepointe could also transform the district as well – especially as a food and wine destination equivalent to California's Napa Valley where wine is only the beginning. Like Napa, with its lavish resorts, charming bed-and-breakfasts and modern hotels, you will find top-rated chefs at scores of restaurants who work alongside the farmers who tend the land and the small, local artisanal food producers who abound in the area. A Granville Island/Pike Place-style waterfront market at Lakepointe could be the impetus for making the region a more complete food and wine destination – the Napa of the Pacific Northwest. The village will also teem with imaginative souls creating original arts and crafts. You can peer into the individual studios and busy workshops of local makers of hand-made papers, glass blowers, luthiers, folk artists, potters and bean-to-bar chocolatiers.



It's hard to believe you could fit vast tracts of parkland, a large freshwater lake, a historic golf course, one of America's best trail systems, a paddling river, marinas, and one of the world's smallest but most unique "international airports" into a city of 21,000 people, but Kenmore is a great place to take advantage of everything the outdoors has to offer four seasons of the year. There are plenty of play places for children too, including a tugboat playscape, interactive water features and dozens of amazing tree houses designed by leading Seattle area architects. The surprising range of outdoor activities has contributed to Kenmore's positioning as one of America's Playful Cities and has earned the City numerous acknowledgments for its quality of life.

THE IMPACT OF LAKEPOINTE

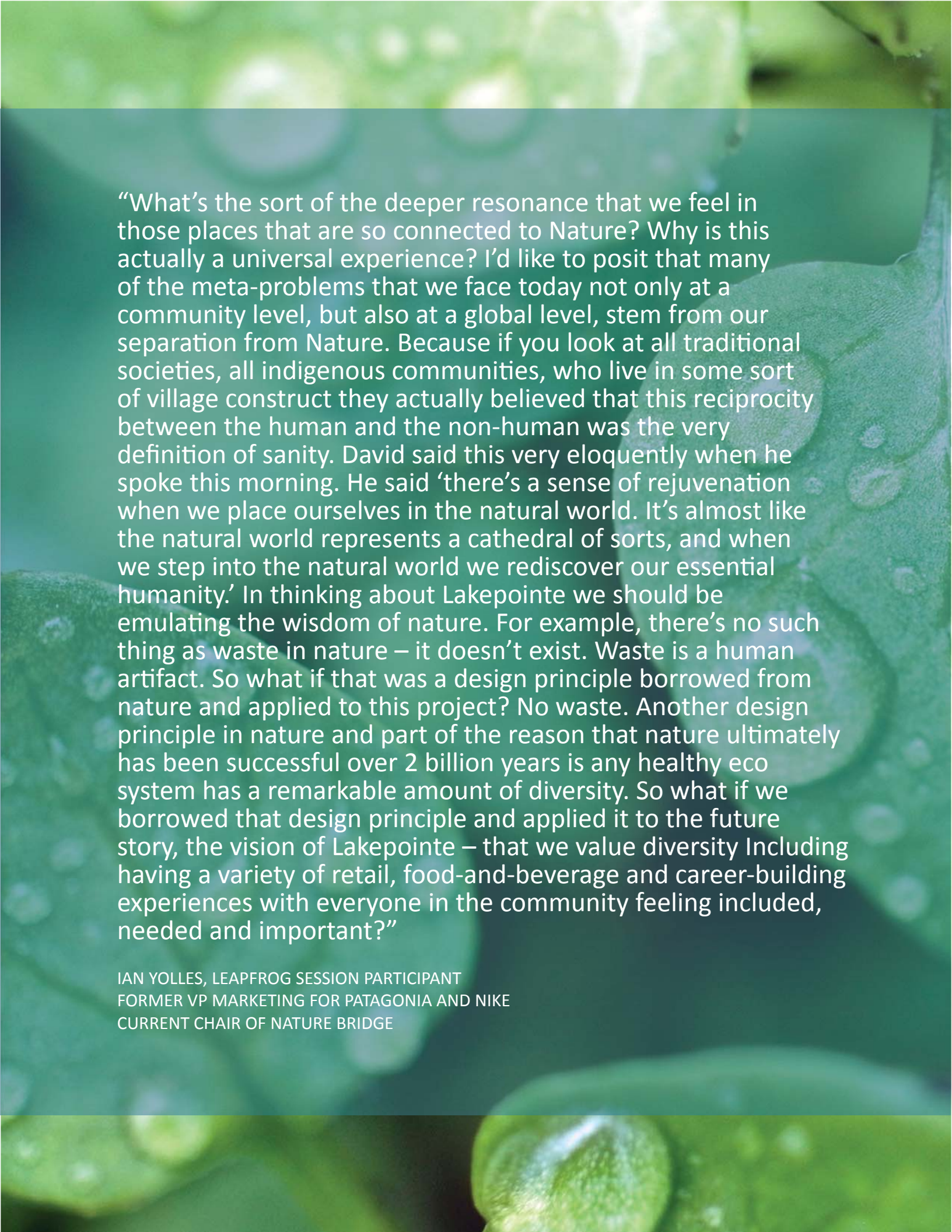
Lakepointe provides us with a unique opportunity to stand out, drive change, add inestimable but quantifiable value and change the perception of this 50+-acre site through storytelling. The Lakepointe site has it all – history, beauty and ecology.

Well-told stories have the ability to surprise us. They have compelling characters. They make us think. They make us feel. Most of all, THEY MAKE US CARE about the creation of this waterfront community. Stories stick in our minds and help us remember ideas and concepts in a way that numbers and text on a slide with a bar graph don't. [Beginning now, via a website and a collection of short videos, we need to get this story in front of others including residents of Kenmore and all levels of government. We need to explain why we're doing what we're doing and why Lakepointe deserves the audience's attention and its help at a personal, public and private level. The entire community needs to know the future benefits Lakepointe will bring to Kenmore and the families who live there.](#)

Lakepointe has been a long time coming. It has been undergoing public review since 1989. Despite its dynamic and potentially beautiful waterfront location, the Lakepointe property has remained in industrial use for decades due to extraordinary site development costs. As committed as Weidner is to making Lakepointe a legacy project that changes the perception of Lake Washington's shoreline, the company will need to partner with both the public and private sectors to breathe life into the vision. That includes all levels of government, lenders that embrace "green", "sustainable" and "Net Zero" development, as well as organizations like NatureBridge, the Nature Conservancy, Native Americans and local entrepreneurs who see themselves becoming part of this transformative story.

Individual residents, the City and region have much to gain from redevelopment of the Lakepointe property beyond increased tax revenues and job creation. It will mean the transformation of a gritty and unsightly industrial yard to a vibrant waterfront district with a mix of housing, office and retail uses. At 50+ acres, its land area is similar in size to Kenmore's existing downtown which means that the proper development of Lakepointe will not only set a high bar for future projects in the city but will also serve as a remarkable "front door" to Kenmore by providing extensive public access to Lake Washington through waterfront parks and trails. A successful Lakepointe will elevate Kenmore's outlook in the region; from a bedroom community and a stop-in-the-road along a busy highway to a highly livable waterfront destination.





“What’s the sort of the deeper resonance that we feel in those places that are so connected to Nature? Why is this actually a universal experience? I’d like to posit that many of the meta-problems that we face today not only at a community level, but also at a global level, stem from our separation from Nature. Because if you look at all traditional societies, all indigenous communities, who live in some sort of village construct they actually believed that this reciprocity between the human and the non-human was the very definition of sanity. David said this very eloquently when he spoke this morning. He said ‘there’s a sense of rejuvenation when we place ourselves in the natural world. It’s almost like the natural world represents a cathedral of sorts, and when we step into the natural world we rediscover our essential humanity.’ In thinking about Lakepointe we should be emulating the wisdom of nature. For example, there’s no such thing as waste in nature – it doesn’t exist. Waste is a human artifact. So what if that was a design principle borrowed from nature and applied to this project? No waste. Another design principle in nature and part of the reason that nature ultimately has been successful over 2 billion years is any healthy eco system has a remarkable amount of diversity. So what if we borrowed that design principle and applied it to the future story, the vision of Lakepointe – that we value diversity Including having a variety of retail, food-and-beverage and career-building experiences with everyone in the community feeling included, needed and important?”

IAN YOLLES, LEAPFROG SESSION PARTICIPANT
FORMER VP MARKETING FOR PATAGONIA AND NIKE
CURRENT CHAIR OF NATURE BRIDGE

