

SUMMARY and FISCAL NOTE*

Department:	Dept. Contact/Phone:	CBO Contact/Phone:
Planning and Community Dev.	Quanlin Hu/386-1598	Melissa Lawrie/684-5805

** Note that the Summary and Fiscal Note describes the version of the bill or resolution as introduced; final legislation including amendments may not be fully described.*

1. BILL SUMMARY

1. **Legislation Title:** AN ORDINANCE relating to land use and zoning; amending Sections 23.41.006, 23.41.008, and 23.41.010 of the Seattle Municipal Code to adopt the Central Area Design Guidelines, establish a Central Area Design Review District, and change Design Review Board composition.

2. **Summary and background of the Legislation:** The ordinance would adopt the Central Area Design Guidelines to guide future development to reflect the unique historical character of the Central Area community, retain the rich characteristics valued by the community's long term residents as well as its new and future residents, and facilitate inclusive and equitable growth and development; and establish a Central Area Design Review District and change Design Review Board composition to support equitable and inclusive community engagement and maximize the effectiveness of the Central Area Design Guidelines. The guidelines will be used in the Design Review process for multi-family and commercial development in the neighborhood.

2. CAPITAL IMPROVEMENT PROGRAM

- a. **Does this legislation create, fund, or amend a CIP Project?** ___ Yes ___X___ No

3. SUMMARY OF FINANCIAL IMPLICATIONS

- a. **Does this legislation amend the Adopted Budget?** ___ Yes ___X___ No
- b. **Does the legislation have other financial impacts to the City of Seattle that are not reflected in the above, including direct or indirect, short-term or long-term costs?**
Existing SDCI staff time (217 hours) will be required to prepare training materials, create and update guidelines checklists and train both planners and Design Review Board members.
- c. **Is there financial cost or other impacts of *not* implementing the legislation?**
There is no cost of not implementing the legislation.

4. OTHER IMPLICATIONS

- a. **Does this legislation affect any departments besides the originating department?**
Existing SDCI staff time (217 hours) will be required to prepare training materials, create and update guidelines checklists and train both planners and Design Review Board

members.

b. Is a public hearing required for this legislation?

Yes. The City Council must hold a public hearing before the Planning, Land Use and Zoning Committee.

c. Does this legislation require landlords or sellers of real property to provide information regarding the property to a buyer or tenant?

No.

d. Is publication of notice with *The Daily Journal of Commerce* and/or *The Seattle Times* required for this legislation?

Yes. Publication of notice of the Council public hearing will be made in The Daily Journal of Commerce and in the City's Land Use Information Bulletin. Environmental review under the State Environmental Policy Act (SEPA) was also required for this legislation, and publication of notice of the environmental determination was made in The Daily Journal of Commerce and in the City's Land Use Information Bulletin.

e. Does this legislation affect a piece of property?

Yes. However, existing parcels are already subject to Design Review.

f. Please describe any perceived implication for the principles of the Race and Social Justice Initiative. Does this legislation impact vulnerable or historically disadvantaged communities?

This ordinance creates new neighborhood guidelines for the Central Area to preserve and strengthen the historic African and Black American character of the area, establish a Central Area Design Review District, and change Design Review Board composition to support equitable and inclusive community engagement. The creation of this eighth design review board is in direct response to community request for greater input in the design review process, citing the injustice of the socio-economic history of redlining practices in the City of Seattle.

g. If this legislation includes a new initiative or a major programmatic expansion: What are the specific long-term and measurable goal(s) of the program? How will this legislation help achieve the program's desired goal(s).

This legislation does involve a new initiative or programmatic expansion. This legislation does create a new Design Review District under the current Design Review Program, and supplemental guidelines. However, it does not change the threshold already used to determine whether a development is or is not subject to design review.