

A panoramic view of the Seattle skyline under a clear blue sky. The Space Needle is prominent on the left, and Mount Rainier is visible in the distance on the right. The foreground shows green trees and some buildings.

MAJOR INSTITUTIONS AMENDMENT

Photo by John Skelton



Seattle Department of
Construction & Inspections

Seattle City Council PLUZ Committee
Eric Engmann, SDCI I May 15, 2019

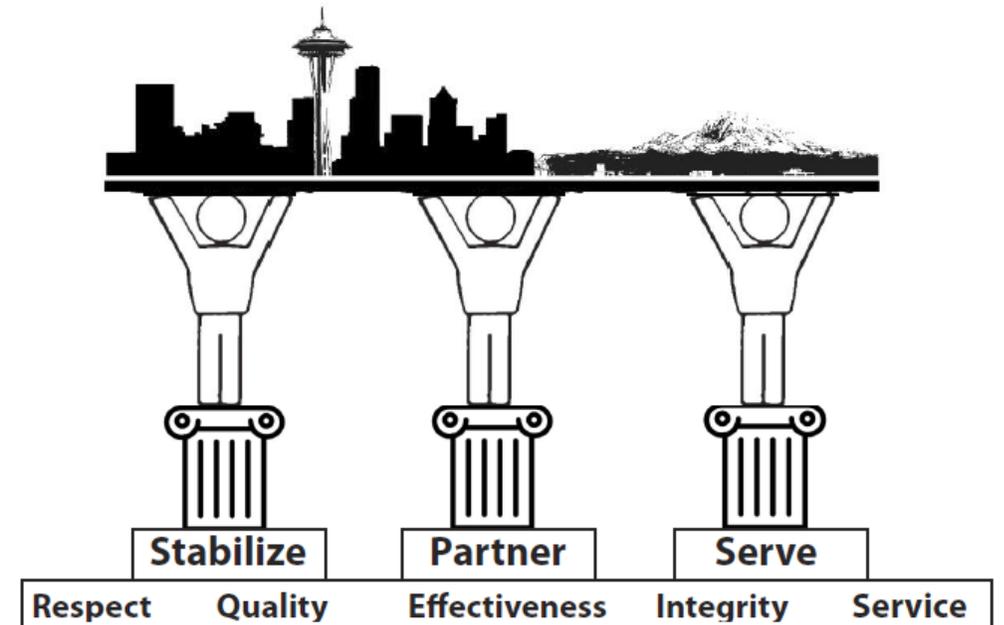
SDCI PURPOSE AND VALUES

Our Purpose

As stewards and regulators of land and buildings, we preserve and enhance equity, livability, safety, and health of our communities.

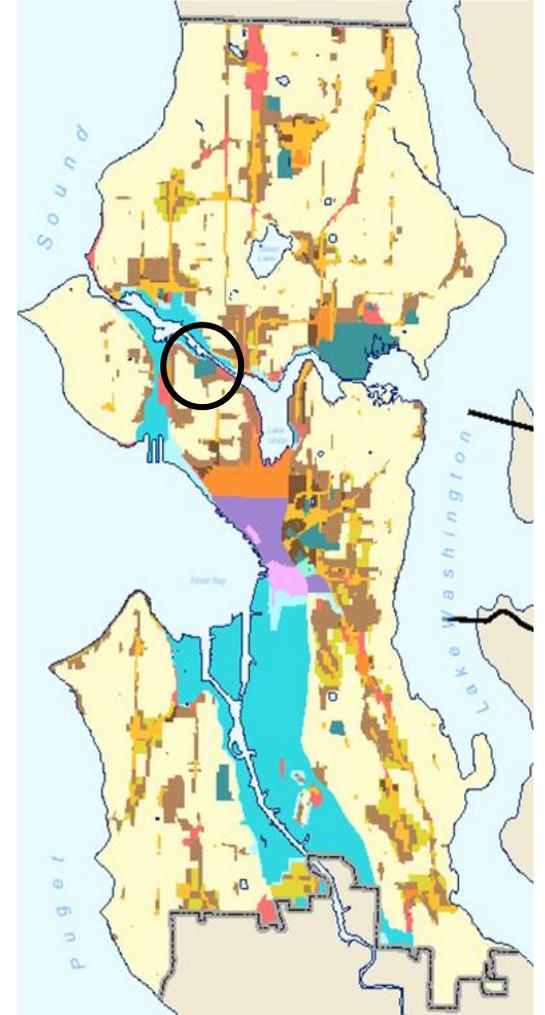
Our Values

- Respect
- Quality of work
- Equity
- Integrity
- Service



BACKGROUND

- Major Institutions are major employers in the City
- Seattle Pacific University (SPU) has limited area to expand
- Balance SPU growth with surrounding residential and industrial areas
- December 2018 Comprehensive Plan amendment removed three blocks from Ballard Interbay Northend Manufacturing and Industrial Center (BINMIC)



SPU AND SURROUNDING AREA

Zoning - Generalized

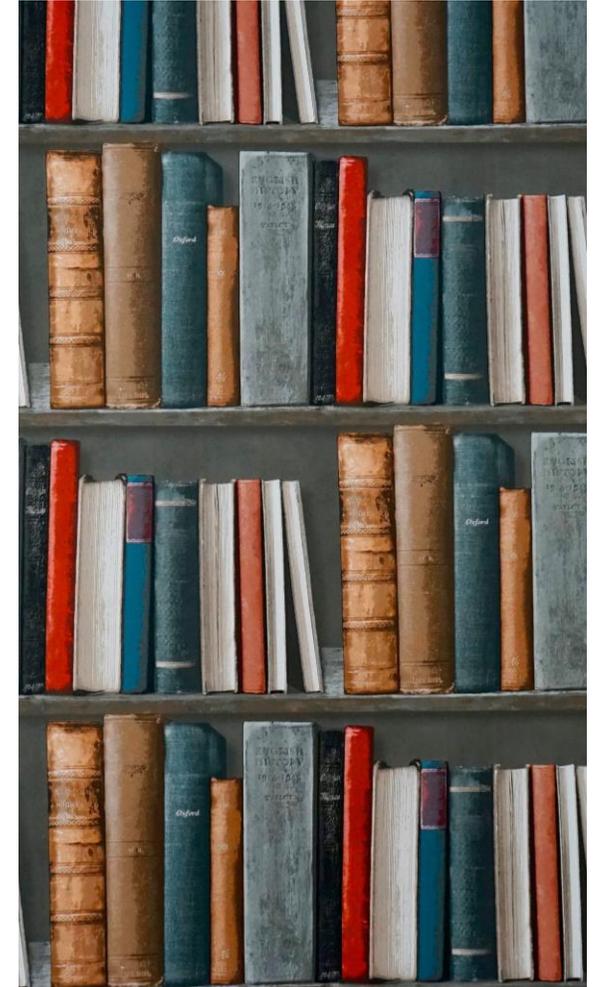
- Commercial/Mixed Use
- Multi-Family
- Single Family
- Manufacturing/Industrial
- Major Institutions



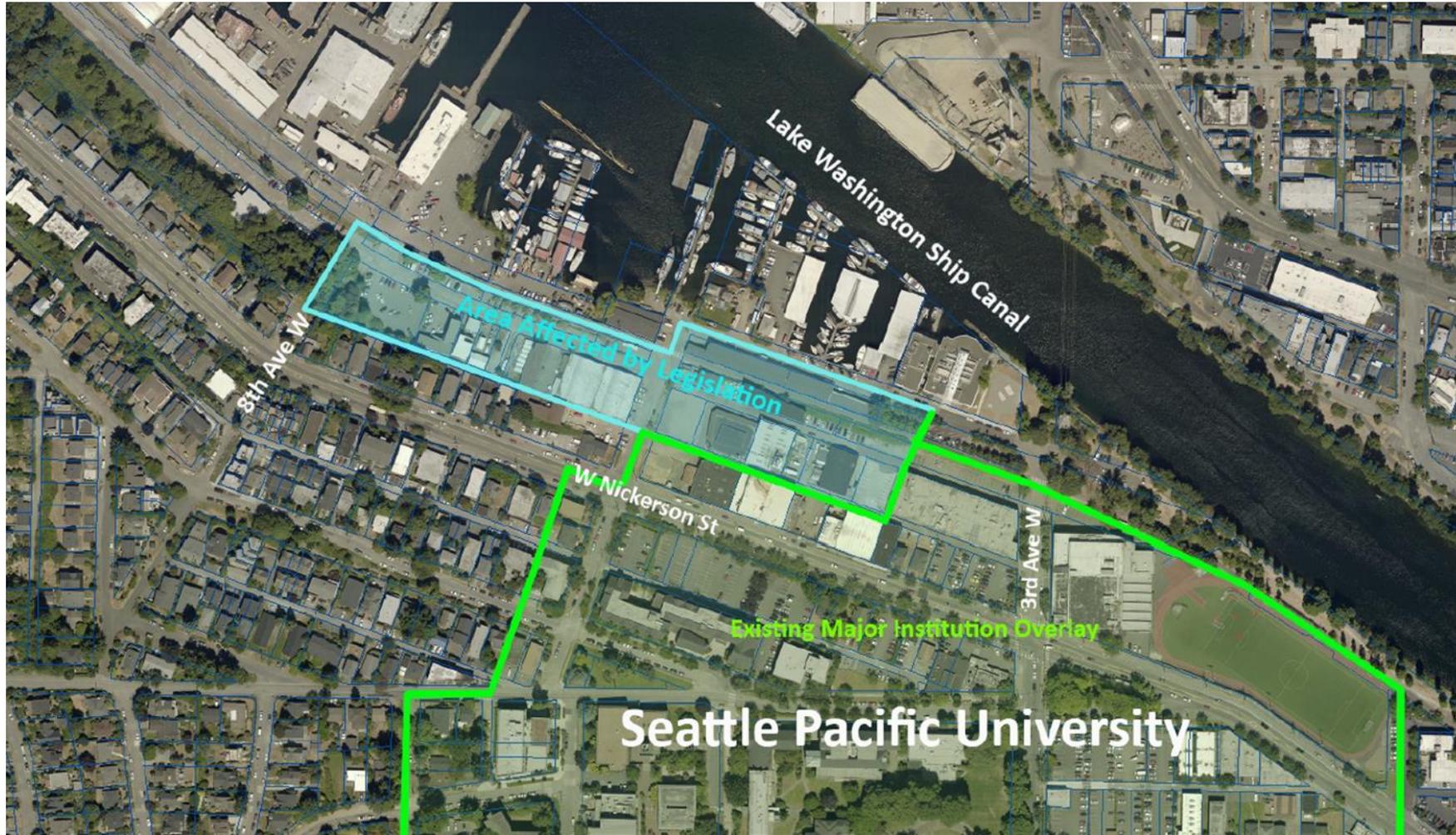
Seattle Pacific
University

CURRENT CODE REQUIREMENTS

- Major Institution uses are allowed within 2,500 feet of existing Major Institution Overlay (MIO) boundaries
- The uses must be located within existing buildings constructed by October 7, 1987
- Major Institution Overlays cannot extend into industrial zones



AREA AFFECTED BY LEGISLATION



PROPOSED CHANGES

- Allows Major Institution Uses to expand into area north of SPU
- Allows Major Institution Overlay boundaries to expand in this limited area



Photo Courtesy of Seattle Pacific University

QUESTIONS?

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