



Seattle City Council

Central Staff - Memorandum

Date: March 9, 2016
To: Lish Whitson
From: Members of the City Council Sustainability and Transportation Committee
Subject: SODO Arena Street Vacation ([Clerk File 312905](#)) process and timing

WSA Properties, et al. has applied for the vacation of Occidental Avenue South between South Massachusetts Street and South Holgate Street in order to facilitate the development of a 750,000 square foot 18,000-20,000 seat arena that can accommodate professional basketball and hockey games. Street vacations are reviewed by the City Council pursuant to the City's Street Vacation Policies and environmental policies, which are found in [Clerk File 310078](#), and the [State Environmental Policy Act](#) (SEPA).

The Street Vacation policies lay out a three-part analysis of whether a requested vacation is in the public interest:

1. Are the functions of the street right-of-way to be vacated protected?
2. Would there be adverse land use impacts resulting from the vacation?
3. Will there be sufficient public benefits to offset the loss of the right-of-way?

The policies emphasize the role of right-of-way as a place for transportation and conveyance of utilities, and as a provider of light, air, open space and views to surrounding properties.

The Sustainability and Transportation Committee will have at least four meetings on this proposal:

1. The afternoon of March 15, 2016 during the Sustainability and Transportation Committee meeting at 2:00, the Committee will receive a briefing from the architects of the proposed Arena.
2. The evening of March 15, 2016, starting at 5:30 there will be a public hearing on the vacation request in City Council Chambers.
3. The afternoon of April 5, 2016 during the Committee meeting at 2:00, the Committee will receive a briefing on the transportation analyses of this application contained in the Environmental Impact Statement.
4. The afternoon of April 19, 2016, the Committee meeting at 2:00 will include a discussion of public benefits proposed for this project. This meeting may include committee discussion and a vote on the proposal.