

DESIGN

REVIEW

PROGRAM IMPROVEMENTS

Seattle City Council

# Public Hearing

September 11, 2017

7:00pm

SIFF Cinema Uptown

## Overview of Mayor's Recommendations



City of Seattle  
Department of Construction & Inspections

# PROPOSAL DEVELOPMENT

## Project Goals



Cultivate the program's purpose of encouraging better design



Improve the level of consistency, efficiency and predictability in how the City administers the program



Set clear expectations



Support communication and dialogue

# RECOMMENDATIONS



1

## Early Community Outreach



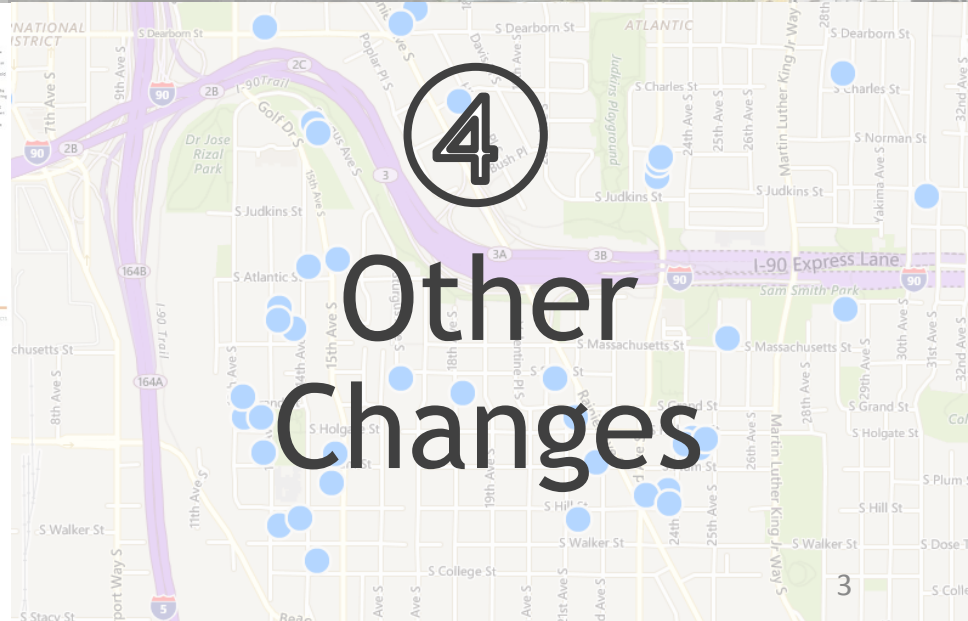
2

## Project Thresholds



3

## Administrative Reviews



4

## Other Changes

## New Required Community Outreach

- ▶ Applicants must conduct community outreach before beginning design review
- ▶ Required in addition to existing public notice and public comment opportunities

## Purpose

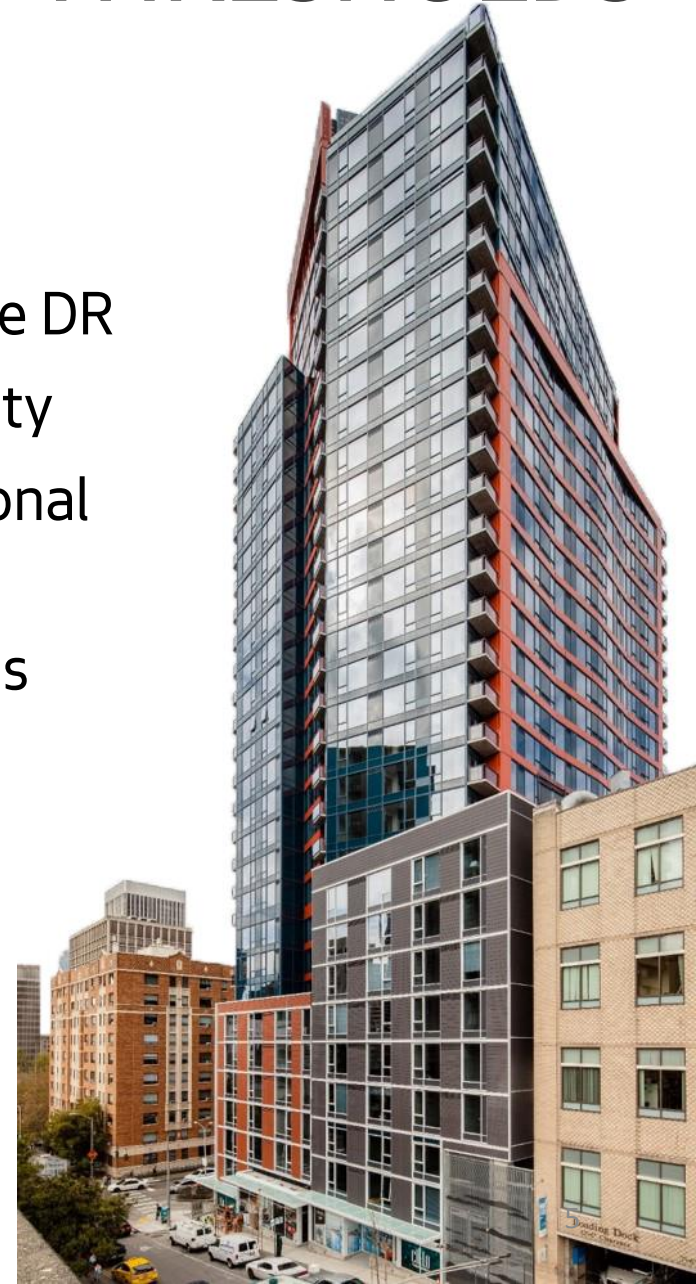
- ▶ Improve dialogue between the applicant and communities
- ▶ Improve applicant's understanding of the local context



# PROJECT THRESHOLDS

## Overview

- ▶ Simplify thresholds
- ▶ Raise thresholds / eliminate Streamline DR
- ▶ New consideration of project complexity
- ▶ Include more commercial and institutional developments in industrial areas
- ▶ Include more types of institutional uses



# ADMINISTRATIVE REVIEWS

## New “Hybrid” Process

- ▶ One stage of review by staff, the other by the boards
- ▶ Used for:
  - ▶ smaller projects that are complex
  - ▶ larger projects that are not complex
- ▶ Includes a new pilot program option

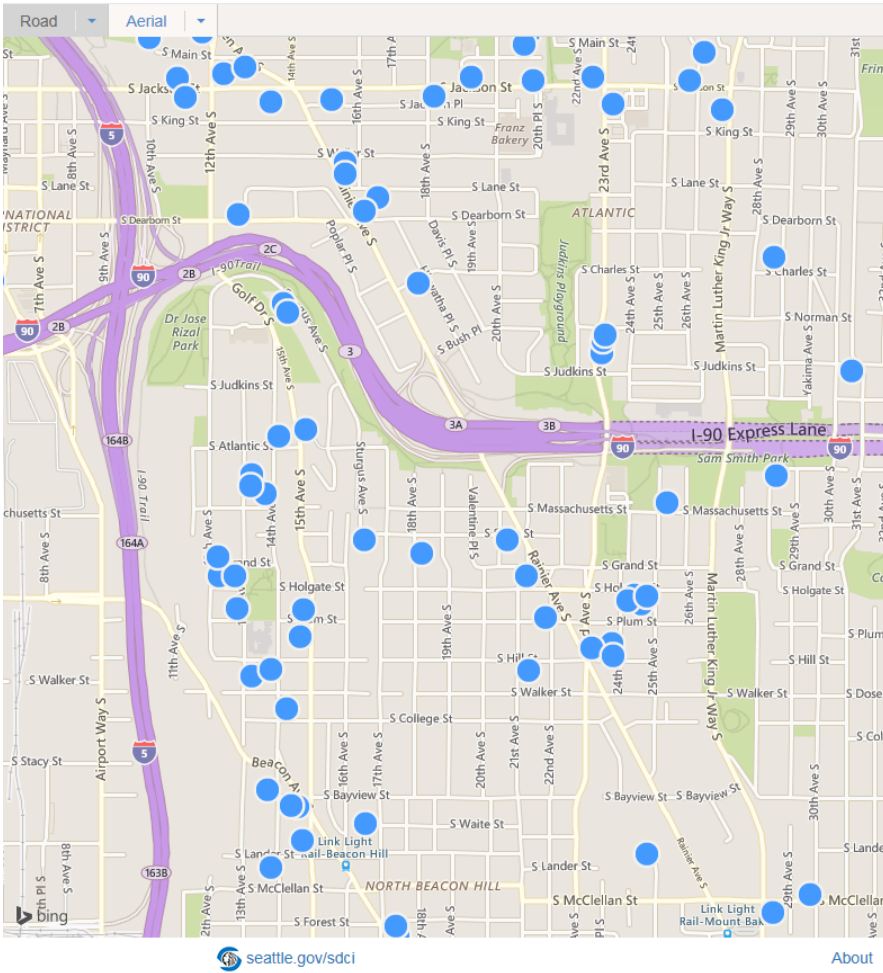
## More Administrative process

- ▶ Existing process, both stages of review done by SDCI staff
- ▶ Use for smaller projects that are not complex
- ▶ Default process for affordable housing



# OTHER CHANGES

## Shaping Seattle: Buildings



- ▶ Minor changes to board composition
- ▶ Meeting limits for some projects
- ▶ Technology improvements
- ▶ Revised meeting formats
- ▶ Additional training
- ▶ Audio recordings
- ▶ Exceptional trees
- ▶ Minor communication facilities
- ▶ Cleanup and clarify



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# Contact

Department of Construction & Inspections  
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SDCI Project Webpage

<http://www.seattle.gov/dpd/codesrules/changestocode/designreviewprogramimprovements>

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