

FINDINGS, CONCLUSIONS, AND DECISION  
OF THE CITY COUNCIL OF THE CITY OF SEATTLE

In the matter of the Petition:	)	Clerk File 314434
Application of Barrientos Ryan	)	FINDINGS, CONCLUSIONS,
LLC, to rezone approximately	)	AND DECISION
20,000 square foot parcel located at	)	
4544, 4550, and 4600 Union Bay Pl	)	
NE from Commercial 2 with a 55	)	
foot height limit and M Mandatory	)	
Housing Affordability (MHA)	)	
suffix (C2 55 (M)) to Commercial 2	)	
with a 65 foot height limit and M1	)	
MHA suffix (C2 65 (M1)) (Project	)	
No. 3030253, Type IV).	)	

Introduction

This matter involves a petition by Barrientos Ryan LLC (the “Applicant”), to rezone approximately 20,000 square feet of land located at 4544, 4550, and 4600 Union Bay Place NE (the “Property”) from Commercial 2 with a 55 foot height limit (C2-55 (M)) to Commercial 2 with a 65 foot height limit (C2-65 (M1)). Attachment A shows the area to be rezoned.

On November 12, 2019, the Director of the Seattle Department of Construction and Inspections (SDCI) recommended approval of the proposed rezone, with conditions. SDCI also issued a State Environmental Policy Act (SEPA) decision and design review decision.

The Hearing Examiner held an open record hearing on the rezone recommendation on December 3, 2019. On December 13, 2019, the Hearing Examiner issued Findings and Recommendation that recommended approval of the rezone, subject to conditions. On February 12, 2020, the Land Use and Neighborhoods Committee of the Council reviewed the record and

the recommendations by SDCI and the Hearing Examiner and recommended approval of the contract rezone to the Full Council.

**Findings of Fact**

The Council hereby adopts the Hearing Examiner's Findings of Fact as stated in the Findings and Recommendation of the Hearing Examiner dated December 13, 2019.

**Conclusions**

The Council hereby adopts the Hearing Examiner's Conclusions as stated in the Findings and Recommendation of the Hearing Examiner dated December 13, 2019.

**Decision**

The Council hereby **GRANTS** a rezone of the Property from C2-55 (M) to C2-65 (M1) as shown in Exhibit A. The rezone is subject to the execution of a Property Use and Development Agreement requiring the owner to comply with the following conditions, consisting of the conditions found in the Hearing Examiner's recommendation adopted by the Council.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

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City Council President

ATTACHMENT A

