



Council Chamber, City  
Hall  
600 4th Avenue  
Seattle, WA 98104

## Seattle Council Committee Report Land Use Committee

**Monday, September 15, 2025, 9:30 AM**

This meeting also constitutes a meeting of the City Council, provided that the meeting shall be conducted as a committee meeting under the Council Rules and Procedures, and Council action shall be limited to committee business. Pursuant to Council Rule VI.C.10, members of the public providing public comment in Chambers will be broadcast via Seattle Channel.

*Please Note: Times listed are estimated*

### A. Call To Order

**Meeting Start Time:** 9:30 a.m.

**Presiding Officer:** Councilmember Solomon

**Present:** 5 - Mark Solomon, Dan Strauss, Debora Juarez, Alexis Mercedes Rinck, Maritza Rivera

**Late Arrival:** 1 - Sara Nelson

### B. Approval of the Agenda

### C. Public Comment

### D. Items of Business

1. [CF 314534](#) Application of Scott Carr for a contract rezone of a site located at 352 Roy Street from Seattle Mixed Uptown with a 65-foot height limit and Mandatory Housing Affordability overlay (SM-UP 65 (M)) to Seattle Mixed Uptown with an 85-foot height limit and Mandatory Housing Affordability overlay (SM-UP 85 (M)) (Project No. 3041336-LU; Type IV).

**The Committee recommends that City Council grant as conditioned the Clerk File (CF).**

**In Favor:** 5 - Solomon, Strauss, Juarez, Rinck, Rivera

**Opposed:** None

2. [CB 121074](#) AN ORDINANCE relating to land use and zoning; amending Chapter 23.32 of the Seattle Municipal Code at page 100 of the Official Land Use Map to rezone parcels located at 352 Roy Street from Seattle Mixed Uptown with a 65 foot height limit and M Mandatory Housing Affordability suffix (SM-UP 65 (M)) to Seattle Mixed Uptown with an 85 foot height limit and M Mandatory Housing Affordability suffix (SM-UP 85 (M)); and accepting a Property Use and Development Agreements as a condition of rezone approval. (Application of Kamiak Real Estate LLC, C.F. 314534, SDCI Project 3041336-LU)

**The Committee recommends that City Council pass the Council Bill (CB).**

**In Favor:** 5 - Solomon, Strauss, Juarez, Rinck, Rivera

**Opposed:** None

3. [CB 121045](#) AN ORDINANCE relating to land use and zoning; updating timelines for City review of land use permits; amending Sections 23.76.005 and 23.76.010 of the Seattle Municipal Code; and amending Resolution 31602 to update the City Council Rules for Quasi-Judicial Proceedings.

**The Committee recommends that City Council pass as amended the Council Bill (CB).**

**In Favor:** 5 - Solomon, Strauss, Juarez, Rinck, Rivera

**Opposed:** None

4. [CB 121047](#) AN ORDINANCE relating to Seattle's construction codes; limiting the areas for which substantial alterations are required to spaces or buildings greater than 7,000 square feet in gross area; amending existing substantial alteration requirements; and amending Section 311 of the Seattle Existing Building Code, adopted by Ordinance 127108.

**The Committee recommends that City Council pass the Council Bill (CB).**

**In Favor:** 5 - Solomon, Strauss, Juarez, Rinck, Rivera

**Opposed:** None

5. [CB 121048](#) AN ORDINANCE relating to land use and zoning; adopting temporary regulations to exempt housing projects that meet Mandatory Housing Affordability requirements using on-site performance units from Design Review, and allowing permit applicants for all housing subject to Full Design Review the option of complying with Design Review pursuant to Administrative Design review; temporarily suspending and allowing voluntary design review of proposed development in Titles 23 and 25 of the Seattle Municipal Code, consistent with Chapter 333, Laws of 2023; and amending Section 23.41.004 of the Seattle Municipal Code.

**The Committee recommends that City Council pass as amended the Council Bill (CB).**

**In Favor:** 5 - Solomon, Strauss, Juarez, Rinck, Rivera

**Opposed:** None

## **E. Adjournment**

**Meeting Adjournment Time:** 10:21 a.m.

**Prepared by:** Thaddaeus Gregory