

## SUMMARY and FISCAL NOTE\*

<b>Department:</b>	<b>Contact Person/Phone:</b>	<b>Executive Contact/Phone:</b>
Office of Planning and Community Development	Katie Sheehy/4-5345	Melissa Lawrie/4-5805

*\* Note that the Summary and Fiscal Note describes the version of the bill or resolution as introduced; final legislation including amendments may not be fully described.*

### **1. BILL SUMMARY**

**Legislation Title:** AN ORDINANCE relating to land use and zoning; amending the Official Land Use Map (Chapter 23.32) to rezone land within the Lake City Urban Village and along Lake City Way; amending subsection 23.47A.005.C of the Seattle Municipal Code to remove certain restrictions on street-level street-facing residential uses; and amending Section 23.47A.009 to adopt development standards for certain properties along Lake City Way.

**Summary and background of the Legislation:** OPCD proposes a series of zoning changes and area-specific development standards to help foster a walkable, pedestrian-oriented neighborhood as property redevelops in the Lake City hub urban village and along Lake City Way. The rezones are based on community input that shaped the Lake City Urban Design Framework. The amendments include changes to zoning designations that encourage mixed-use development and expand the Pedestrian Designation within the hub urban village approximately one block to the north and two blocks to the west.

The proposed rezones are within the Lake City hub urban village and along Lake City Way from NE 97<sup>th</sup> Street to NE 145<sup>th</sup> Street in areas designated Commercial/Mixed Use on the Comprehensive Plan's Future Land Use Map. These rezones are the product of more than two years of community engagement that included an advisory group and numerous other opportunities for public comment and feedback.

### **2. CAPITAL IMPROVEMENT PROGRAM**

This legislation creates, funds, or amends a CIP Project.

### **3. SUMMARY OF FINANCIAL IMPLICATIONS**

This legislation does not have direct financial implications.

### **4. OTHER IMPLICATIONS**

- a) **Does the legislation have indirect or long-term financial impacts to the City of Seattle that are not reflected in the above?**

**IT costs:** Following a legislative rezone, SDCI's IT division must update all GIS maps and zoning records in SDCI's permit systems for each parcel within the rezone

boundaries. This work will be covered by existing resources in SDCI's IT division.

**SDCI training and implementation:** The new code standards are anticipated to have a minor effect on permit review staff at SDCI. Training is needed to ensure that reviewers are aware of the new provisions, and that the policy intent is clear for implementation. This training will be incorporated within the existing training and coordination schedule.

**b) Is there financial cost or other impacts of not implementing the legislation?**

There is no direct cost of not implementing the legislation. If the proposed rezones and development standards are not applied, redevelopment that occurs within the Lake City hub urban village and along Lake City Way from NE 97<sup>th</sup> Street to NE 145<sup>th</sup> Street is more likely to be auto-oriented rather than pedestrian-oriented.

**c) Does this legislation affect any departments besides the originating department?**

Yes, see a) above for anticipated impacts for SDCI staff.

**d) Is a public hearing required for this legislation?**

Yes. The City Council is required to hold a public hearing on the proposal and will conduct a public hearing during their review of the proposed legislation anticipated to be held in 2016.

**e) Does this legislation require landlords or sellers of real property to provide information regarding the property to a buyer or tenant?**

No.

**f) Is publication of notice with *The Daily Journal of Commerce* and/or *The Seattle Times* required for this legislation?**

Yes, 30-day notice of the required public hearing must be published in *The Daily Journal of Commerce* and the *Land Use Information Bulletin*.

**g) Does this legislation affect a piece of property?**

The proposed rezone affects land within the Lake City hub urban village and along Lake City Way between NE 97<sup>th</sup> Street and NE 145<sup>th</sup> Street.

**h) Please describe any perceived implication for the principles of the Race and Social Justice Initiative. Does this legislation impact vulnerable or historically disadvantaged communities?**

This legislation is not anticipated to negatively impact vulnerable or historically disadvantaged communities. The proposed changes respond to the Lake City community's desire for a more pedestrian-oriented neighborhood as redevelopment occurs. The City continues to work with vulnerable and historically disadvantaged communities in Lake City to help increase access to services and strengthen the local business district. New development will provide additional housing which will further strengthen the community.

**i) If this legislation includes a new initiative or a major programmatic expansion:**

**What are the long-term and measurable goals of the program? Please describe how this legislation would help achieve the program's desired goals.**

The proposed legislation does not include a new initiative or major programmatic expansion.

**j) Other Issues:** None.

**List attachments/exhibits below:** None