

Proposed Neighborhood Planning Element changes

Seattle's Comprehensive Plan includes a Neighborhood Planning element with goals and policies for 38 neighborhoods throughout Seattle. There are 12 goals and 45 policies for Lake City (aka the North Neighborhoods) that were adopted in 1999, after North District Neighborhoods' Plan was completed.

The urban design framework advisory group approved of changes to four of these policies as described in the table below.

Proposed revisions	Rationale
<p>NN-P6 Along Lake City Way, seek to retain on-street parking and existing driveway access. Where safety problems exist, seek to redesign driveway access where safety problems exist.</p>	<p>Clarify that safety is more important than existing driveway access.</p>
<p>NN-P34 The special L3 and L4 locational criteria for the evaluation of rezones to the L3 and L4 designations inside of urban villages, shall not apply, in the Lake City Hub Urban Village.</p>	<p>DELETE, refers to obsolete code</p>
<p>NN-P345 Any nNew multi-family housing in commercial zones <u>within Pedestrian-designated zones</u> in the HUV will be mixed-use, with a non-residential use on the street level.</p>	<p>Clarifies that non-residential street level uses should be concentrated with Pedestrian-designated areas.</p>
<p>NN-P38((9)) This policy is to be considered in the re- view of future rezones in the area defined by 15th Ave NE on the west, NE 95th Street on the south, NE 145th Street on the north, and Lake Washington on the east. Rezones are not favored by this neighborhood plan if they would:</p> <ul style="list-style-type: none"> increase the permitted density of residential or commercial use (except for rezones from C to NC zones) <u>increase the permitted density, bulk, or height of structures in residential or commercial uses, except for rezones from a commercial (C) to a neighborhood commercial (NC) zone or any rezone in the vicinity of the Civic Core, defined as the area roughly bounded by 128th Avenue NE on the north, Lake City Way on the east, 30th Avenue NE, 30th Avenue NE and 125th Street to the south, and 27th Avenue NE to the west.</u> increase the permitted bulk or height of structures change a neighborhood commercial (NC) to a commercial (C) zone; or change a commercial to an industrial zone. <p>This policy shall not apply to rezones proposed in close proximity to a high capacity transit station outside of the urban village. Any rezone should be done in cooperation with the community.</p>	<p>Community support for increased height in and around the Civic Core warrants a revision that would allow more flexibility for future rezones. The Civic Core is referenced in policies NN-P3, P11, and P12 and goal NN-CC1.</p>

Lake City urban design framework & Comprehensive Plan amendments update

March 16, 2015

There are a lot of exciting projects underway in Lake City! This document summarizes a few of the things underway related to the urban design framework project (UDF) being led by Katie Sheehy at Seattle's Department of Planning and Development.

What's happening now?

- The UDF advisory group is close to completing a draft that should provide a clear and exciting vision for the future of the neighborhoods. We look forward to sharing the draft with LCNA and other community members soon. Katie will be the point person for gathering feedback from the community and revising the draft as appropriate. We hope that the report will be well received by the community and get finalized early this summer.
- Comprehensive Plan amendments will be reviewed by City Council. The follow pages explain in more detail the proposed changes to the Lake City goals and policies. These changes have been approved by the UDF advisory group and LCNA board. We hope other members of LCNA will also approve these changes.

What's next?

As the UDF draft is being reviewed by the community, Katie will start drafting legislation to modify zoning and development standards in order to encourage a more pedestrian-friendly neighborhood. These details will be subject to further community input before legislation is finalized and then sent to City Council. Once the legislation goes to City Council there will be additional opportunity for public review and comment before being adopted.

At the same time, we'll be working on what we call a "streetscape concept plan" that will help transform 28th Ave NE (in front of the library and community center) into a festival street. These plans are jointly adopted by the directors of the Department of Planning and Development and Seattle's Department of Transportation.

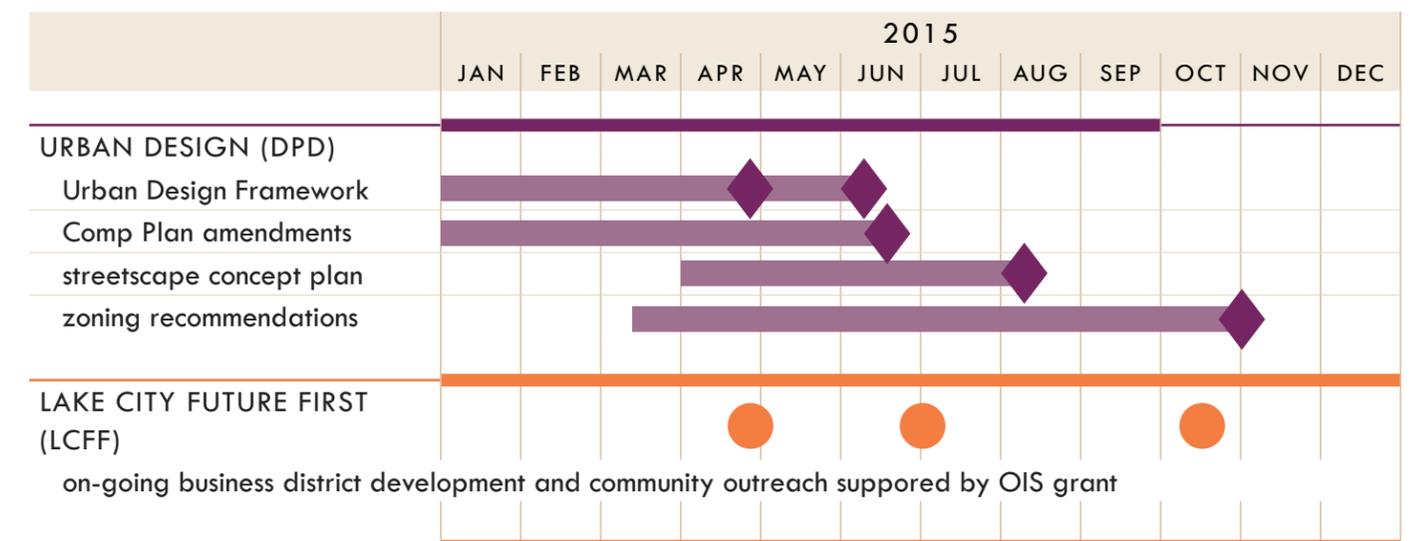
How do I get involved?

Contact Katie Sheehy (206) 684-5345 or katie.sheehy@seattle.gov

● LCFF public meeting

■ work in progress

◆ task due/complete



ON-GOING NEIGHBORHOOD INTERESTS

community center
 NE 130th Street light rail station
 NE 130th Street end/Lake WA access

senior services
 sign code
 teen services

Lake City hub urban village proposed Future Land Use Map change

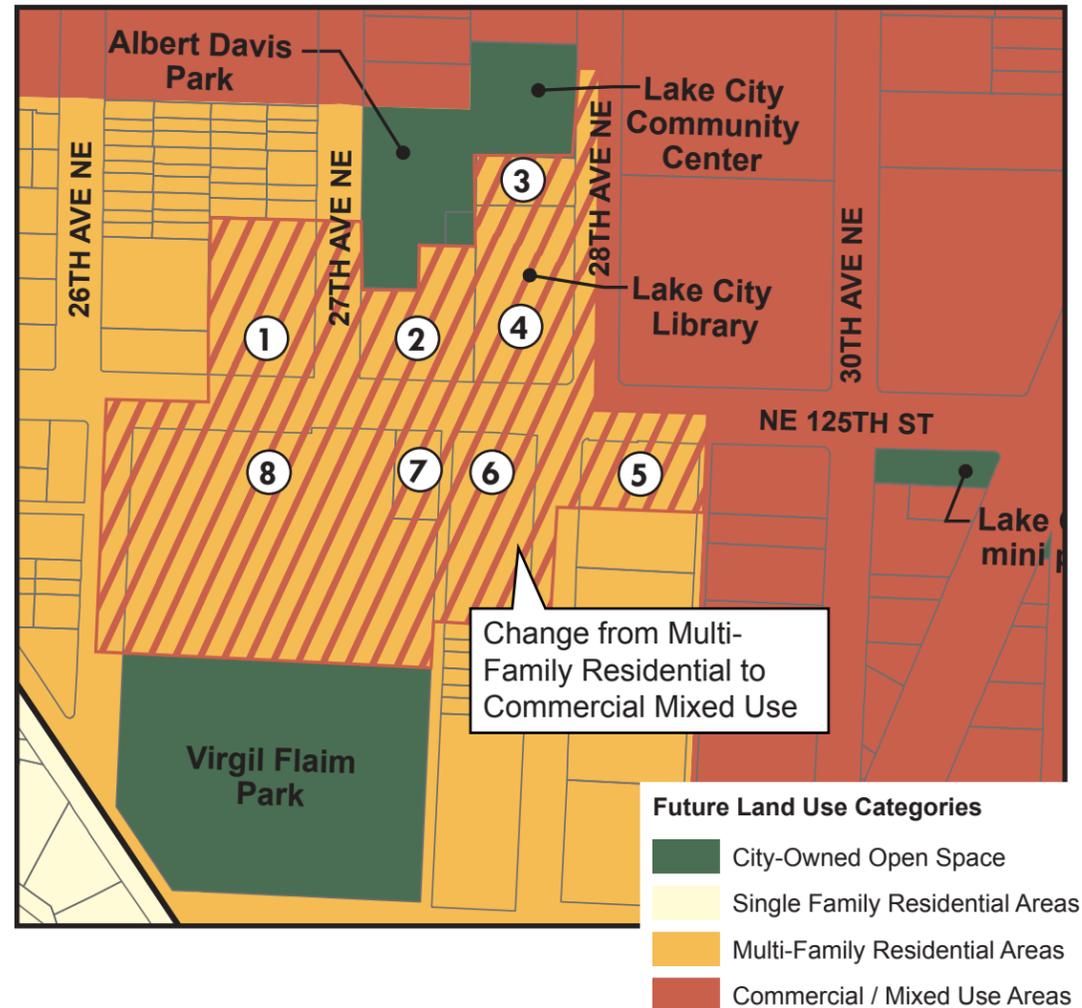
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The area around the Lake City community center and library is considered to be the civic core of the neighborhood. The proposed change to the Future Land Use Map (FLUM) would allow for a modest expansion of the business district to the west, which could help improve pedestrian connections between the civic core and Virgil Flaim Park.

This FLUM change would allow for more specific rezones, to be determined after the urban design framework is developed and before rezones legislation is submitted to City Council (expected to be fall 2015). These rezones would identify specific zoning changes (e.g. from Mid-Rise to Neighborhood Commercial 3) and any height increases, which will also be reviewed and vetted by the Lake City community.

The adjacent map illustrates the proposed FLUM change. The pictures are from the King County Assessors office accompanied by the existing use category, current zoning, lot size, and taxpayer.

Future Land Use Map



Existing conditions

	<p>EXISTING USE Church/Welfare/Religious Service</p> <p>ZONING Lowrise 2/Lowrise 3</p> <p>LOT SIZE 29,554 square feet</p> <p>TAXPAYER Lamb of God Church</p>		<p>EXISTING USE Condominium(Residential)</p> <p>ZONING Mid-Rise</p> <p>LOT SIZE 13,912 square feet</p> <p>TAXPAYER condominium [multiple taxpayers]</p>
	<p>EXISTING USE Apartment</p> <p>ZONING Mid-Rise</p> <p>LOT SIZE 22,606 square feet</p> <p>TAXPAYER Teramoto Gayle</p>		<p>EXISTING USE Apartment</p> <p>ZONING Mid-Rise</p> <p>LOT SIZE 27,443 square feet</p> <p>TAXPAYER Wick P Melvin</p>
<p>no photo available</p>	<p>EXISTING USE Park, Public</p> <p>ZONING Mid-Rise</p> <p>LOT SIZE 8,549 square feet</p> <p>TAXPAYER City of Seattle, Fleets & Facilities</p>		<p>EXISTING USE Office Building</p> <p>ZONING Mid-Rise</p> <p>LOT SIZE 7,020 square feet</p> <p>TAXPAYER Koby & Koby Enterprises LLC</p>
	<p>EXISTING USE Governmental Service</p> <p>ZONING Mid-Rise</p> <p>LOT SIZE 31,881 square feet</p> <p>TAXPAYER City of Seattle, Seattle Public Libraries</p>		<p>EXISTING USE Office Building</p> <p>ZONING Lowrise 2/Lowrise 3</p> <p>LOT SIZE 116,927 square feet</p> <p>TAXPAYER Lake City Professional Building</p>