CITY OF SEATTLE

ORDINANCE _____

COUNCIL BILL 117888

AN ORDINANCE related to the Pike Place Market; amending the Amended Urban Renewal Plan for the Pike Place Project, approved by Ordinance 102916, to extend the duration of the Plan indefinitely.

WHEREAS, the Pike Place Market had been slated for demolition and redevelopment in the early 1970s, but was saved by a public vote in November 1971; and

WHEREAS, on December 26, 1973, the City Council passed, and on January 4, 1974, the Mayor signed, Ordinance 102916, approving the Amended Urban Renewal Plan for the Pike Place Project (Plan), filed in C.F. 275589; and

WHEREAS, under its terms, the Plan has a duration of forty years, which will expire in 2014; and

WHEREAS, since its adoption in 1974, the Plan has guided the preservation, rehabilitation, and use of property and buildings in the area; and

WHEREAS, Seattle Municipal Code 23.49.002 requires that proposed development within the Plan area comply with the requirements of the Plan in addition to the requirements of Seattle's Land Use Code; and

WHEREAS, the City Council and Mayor find that proposed development within the Plan area should continue to comply with the Plan, and that therefore the duration of the Plan should be extended indefinitely; NOW, THEREFORE,

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. The paragraph entitled "Duration of Project Controls" on page 27 of the Amended Urban Renewal Plan for the Pike Place Project, approved by Ordinance 102916 and filed in C.F. 275589, is amended as follows:

> This Plan shall be binding and in effect with no expiration date ((~~for a period of forth (40) years from the date of the adoption of this Plan amendment by the City of Seattle~~)) unless otherwise amended through appropriate means.

Section 2. This ordinance shall take effect and be in force 30 days after its approval by the Mayor, but if not approved and returned by the Mayor within ten days after presentation, it shall take effect as provided by Seattle Municipal Code Section 1.04.020.

Passed by the City Council the _____ day of _____, 2013, and signed by me in open session in authentication of its passage this _____ day of _____, 2013.

_____
President _____of the City Council

Approved by me this _____ day of _____, 2013.

_____
Michael McGinn, Mayor

Filed by me this _____ day of _____, 2013.

_____
Monica Martinez Simmons, City Clerk

(Seal)

Form revised: December 12, 2012

FISCAL NOTE FOR NON-CAPITAL PROJECTS

Department:	Contact Person/Phone:	CBO Analyst/Phone:
Legislative	Martha Lester / 4-8149	N/A

Legislation Title:

AN ORDINANCE related to the Pike Place Market; amending the Amended Urban Renewal Plan for the Pike Place Project, approved by Ordinance 102916, to extend the duration of the Plan indefinitely.

Summary of the Legislation:

This ordinance would amend the Urban Renewal Plan for the Pike Place Project to delete the 40-year duration of the Plan and extend the duration of the Plan indefinitely.

Background:

The Pike Place Market had been slated for demolition and redevelopment in the early 1970s, but was saved by a public vote in November 1971. On December 26, 1973, the City Council passed, and on January 4, 1974, the Mayor signed, Ordinance 102916, approving the Amended Urban Renewal Plan for the Pike Place Project (Plan), filed in C.F. 275589. The Plan states that it "shall be binding and in effect for a period of forth [sic] (40) years from the date of the adoption of this Plan amendment by the City of Seattle unless otherwise amended through appropriate means."

Since its adoption in 1974, the Plan has guided the preservation, rehabilitation, and use of property and buildings in the area. Seattle Municipal Code 23.49.002 requires that proposed development within the Plan area comply with the requirements of the Plan in addition to the requirements of Seattle's Land Use Code.

The City Council and Mayor find that proposed development within the Plan area should continue to comply with the Plan, and that therefore the duration of the Plan should be extended indefinitely.

Please check one of the following:

__x__ **This legislation does not have any financial implications.**

Other Implications:

a) **Does the legislation have indirect financial implications, or long-term implications?**

By extending the duration of the Urban Renewal Plan, this ordinance will maintain the

status quo, and will avoid the need to review and possible amend the Land Use Code to retain the existing land use regulations governing the Pike Place Market.

b) What is the financial cost of not implementing the legislation?

If this ordinance were not enacted, the City might incur the staff time and cost to review and possible amend the Land Use Code to retain the existing land use regulations governing the Pike Place Market.

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

This legislation retains existing land use regulations governing the Pike Place Market, and thus could affect the activities of the Department of Planning and Development.

d) What are the possible alternatives to the legislation that could achieve the same or similar objectives?

The City could allow the Urban Renewal Plan to expire, and amend the Land Use Code to impose similar or different land use regulations to govern the Pike Place Market.

e) Is a public hearing required for this legislation?

A public hearing will be held by the City Council on September 17, 2013.

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

No.

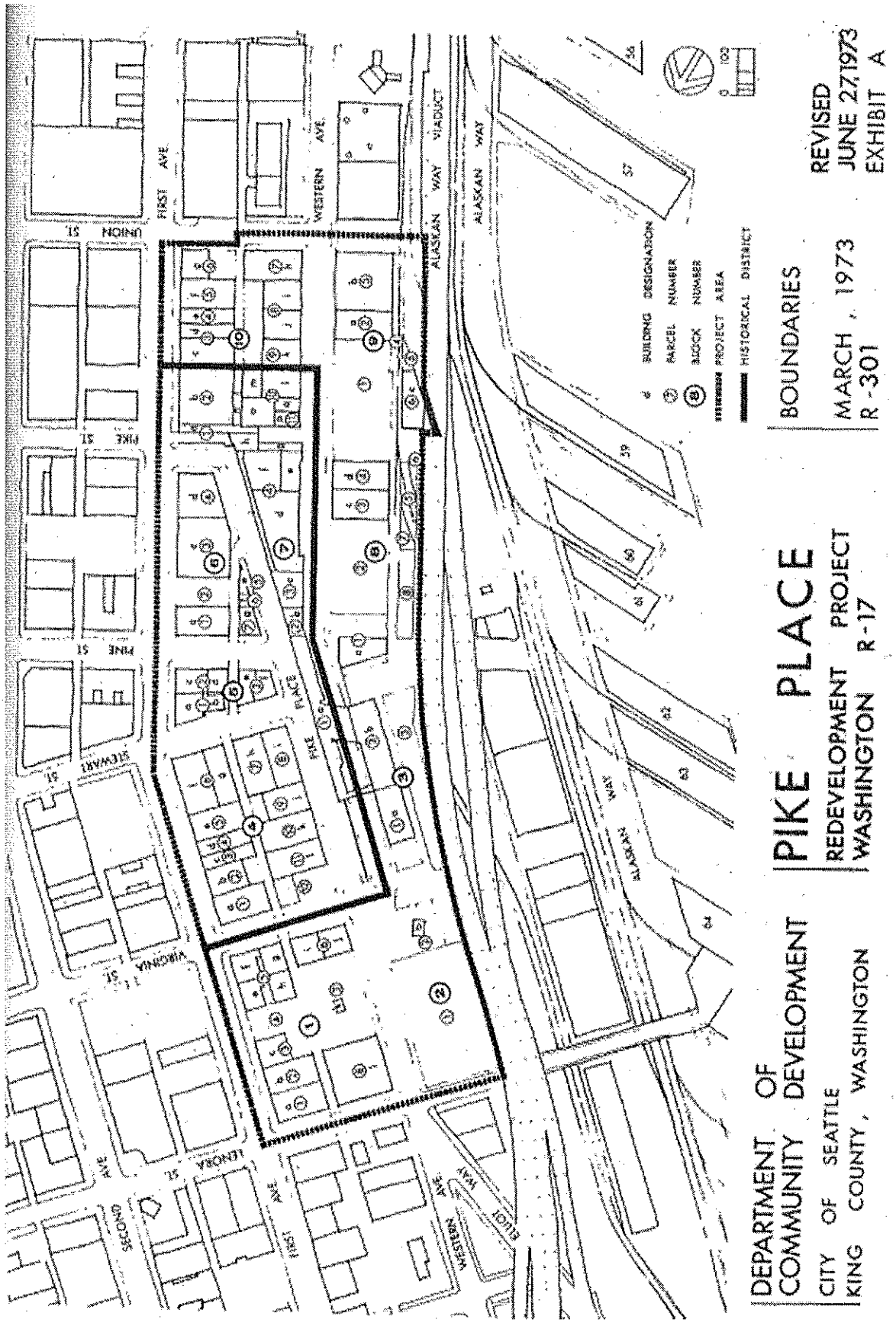
g) Does this legislation affect a piece of property?

The Urban Renewal Plan by its terms applies to the "Project Area" shown on Exhibit A to the Urban Renewal Plan, which is attached here as Exhibit A to this fiscal note.

h) Other Issues: None

List attachments to the fiscal note below:

Exhibit A: Map of Boundaries of Pike Place Project Urban Renewal Plan Project Area


DEPARTMENT OF COMMUNITY DEVELOPMENT
CITY OF SEATTLE
KING COUNTY, WASHINGTON
PIKE PLACE
REDEVELOPMENT PROJECT
WASHINGTON R-17
BOUNDARIES
MARCH , 1973
R-301
REVISED
JUNE 27, 1973
EXHIBIT A
BUILDING DESIGNATION
PARCEL NUMBER
BLOCK NUMBER
PROJECT AREA
HISTORICAL DISTRICT
UNION ST
PINE ST
STEWART ST
VIRGINIA ST
LENORA ST
SECOND AVE
FIRST AVE
WESTERN AVE
ALASKAN WAY VIADUCT
ALASKAN WAY
ELLIOT WAY
PIKE PLACE