

Amend the recitals in Council Bill 117603, as follows, to provide support for allowing institutional uses, such as biomedical research facilities operated by the University of Washington, to locate in the northern portion of the 8th Avenue North residential corridor if the corridor is not functioning as a residential area by the end of 2020. Amendments are shown in underline.

WHEREAS, in 2004, the City Council approved amendments to Seattle’s Comprehensive Plan; and

WHEREAS, the 2004 amendments to Seattle’s Comprehensive Plan designated the South Lake Union Neighborhood as an Urban Center; and

WHEREAS, the South Lake Union Neighborhood Plan was amended by the City Council in 2007 and recognized by the City as representing the wishes of the South Lake Union neighborhood as expressed through the neighborhood planning process; and

WHEREAS, the South Lake Union Neighborhood Plan recommends allowing increased building height to achieve greater architectural diversity; and

WHEREAS, the South Lake Union Neighborhood Plan also recommends using increased height through an incentive zoning program to mitigate impacts of development in the neighborhood; and

WHEREAS, in 2008 the City Council approved resolution 31104 expressing its intent to consider requiring participation in affordable housing incentive programs when significantly increasing residential or commercial densities; and

WHEREAS, in 2009, the City Council approved ordinance 122882 to provide for affordable housing incentives as part of legislative rezones; and

WHEREAS, in 2009 the City Council approved resolution 31147 expressing support for entering into a new interlocal agreement with King County to establish a rural transfer of development rights program and identifying South Lake Union as a potential receiving area for the use of additional development rights; and

WHEREAS, in 2011 The Washington State Legislature enacted and the Governor signed legislation providing for tax increment financing for infrastructure in neighborhoods designated to be receiving areas for rural development rights; and

WHEREAS, the City greatly values the world-renowned biomedical research performed in South Lake Union; and

WHEREAS, an intent of this ordinance is to encourage residential development along 8th Avenue North, between John Street and Republican Street, in South Lake Union; and

WHEREAS, if substantial residential development does not occur along 8th Avenue North by December 31, 2020, the City Council should consider allowing certain institutional uses, such as biomedical research facilities, to locate at the north end of the 8th Avenue North residential corridor, so long

Amendment 5 Addendum – 8th Avenue Residential Corridor Recitals
Sponsor(s): South Lake Union Special Committee
Green

as such uses meet all of the other development standards established for that section of 8th
Avenue North; NOW, THEREFORE,
