



SEATTLE CITY COUNCIL

Legislative Summary

CB 119500

Record No.: CB 119500

Type: Ordinance (Ord)

Status: Passed

Version: 1

Ord. no: Ord 125835

In Control: City Clerk

File Created: 04/03/2019

Final Action: 06/17/2019

Title: AN ORDINANCE related to land use and zoning; amending Ordinance 125791 to correct map errors contained in Map A for 23.58B.050 (Section 94), Map A for 23.58C.050 (Section 97), and Attachment 1 to Ordinance 125791.

Date

Notes:

Filed with City Clerk:

Mayor's Signature:

Sponsors: González

Vetoed by Mayor:

Veto Overridden:

Veto Sustained:

Attachments: Full Text: CB 119500, Ex A – Amendments to Att 1 to Ordinance 125791, Ex B – Att 1 to Ordinance 125791 as amended

Drafter: patrick.wigren@seattle.gov

Filing Requirements/Dept Action:

History of Legislative File

Legal Notice Published:

☐ Yes

☐ No

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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1	City Clerk	04/04/2019	sent for review	Council President's Office			
	Action Text: The Council Bill (CB) was sent for review. to the Council President's Office						
	Notes:						

1	Council President's Office	04/11/2019	sent for review	Select Committee on Citywide Mandatory Housing Affordability (MHA)			
	Action Text: The Council Bill (CB) was sent for review. to the Select Committee on Citywide Mandatory Housing Affordability (MHA)						
	Notes:						

Legislative Summary Continued (CB 119500)

- | | | | | | |
|---|---|------------|------------------------------------|---|------|
| 1 | City Council | 04/15/2019 | referred | Select Committee
on Citywide
Mandatory
Housing
Affordability (MHA) | |
| | Action Text: The Council Bill (CB) was referred. to the Select Committee on Citywide Mandatory Housing Affordability (MHA) | | | | |
| | Notes: | | | | |
| 1 | Select Committee on
Citywide Mandatory
Housing Affordability
(MHA) | 05/28/2019 | pass | | Pass |
| | Action Text: The Committee recommends that City Council pass the Council Bill (CB). | | | | |
| | Notes: A Public Hearing was held. | | | | |
| | | In Favor: | 9 | Member González , Chair Pacheco, Member Bagshaw, Member Harrell,
Member Herbold, Member Juarez, Member Mosqueda, Member O'Brien,
Member Sawant | |
| | | Opposed: | 0 | | |
| 1 | City Council | 06/03/2019 | passed | | Pass |
| | Action Text: The Council Bill (CB) was passed by the following vote, and the President signed the Bill: | | | | |
| | | In Favor: | 9 | Councilmember Bagshaw, Councilmember González , Council
President Harrell, Councilmember Herbold, Councilmember Juarez,
Councilmember Mosqueda, Councilmember O'Brien, Councilmember
Pacheco, Councilmember Sawant | |
| | | Opposed: | 0 | | |
| 1 | City Clerk | 06/07/2019 | submitted for
Mayor's signature | Mayor | |
| 1 | Mayor | 06/17/2019 | Signed | | |
| 1 | Mayor | 06/17/2019 | returned | City Clerk | |
| 1 | City Clerk | 06/17/2019 | attested by City Clerk | | |
| | Action Text: The Ordinance (Ord) was attested by City Clerk. | | | | |
-

CITY OF SEATTLE

ORDINANCE 125835

COUNCIL BILL 119500

AN ORDINANCE related to land use and zoning; amending Ordinance 125791 to correct map errors contained in Map A for 23.58B.050 (Section 94), Map A for 23.58C.050 (Section 97), and Attachment 1 to Ordinance 125791.

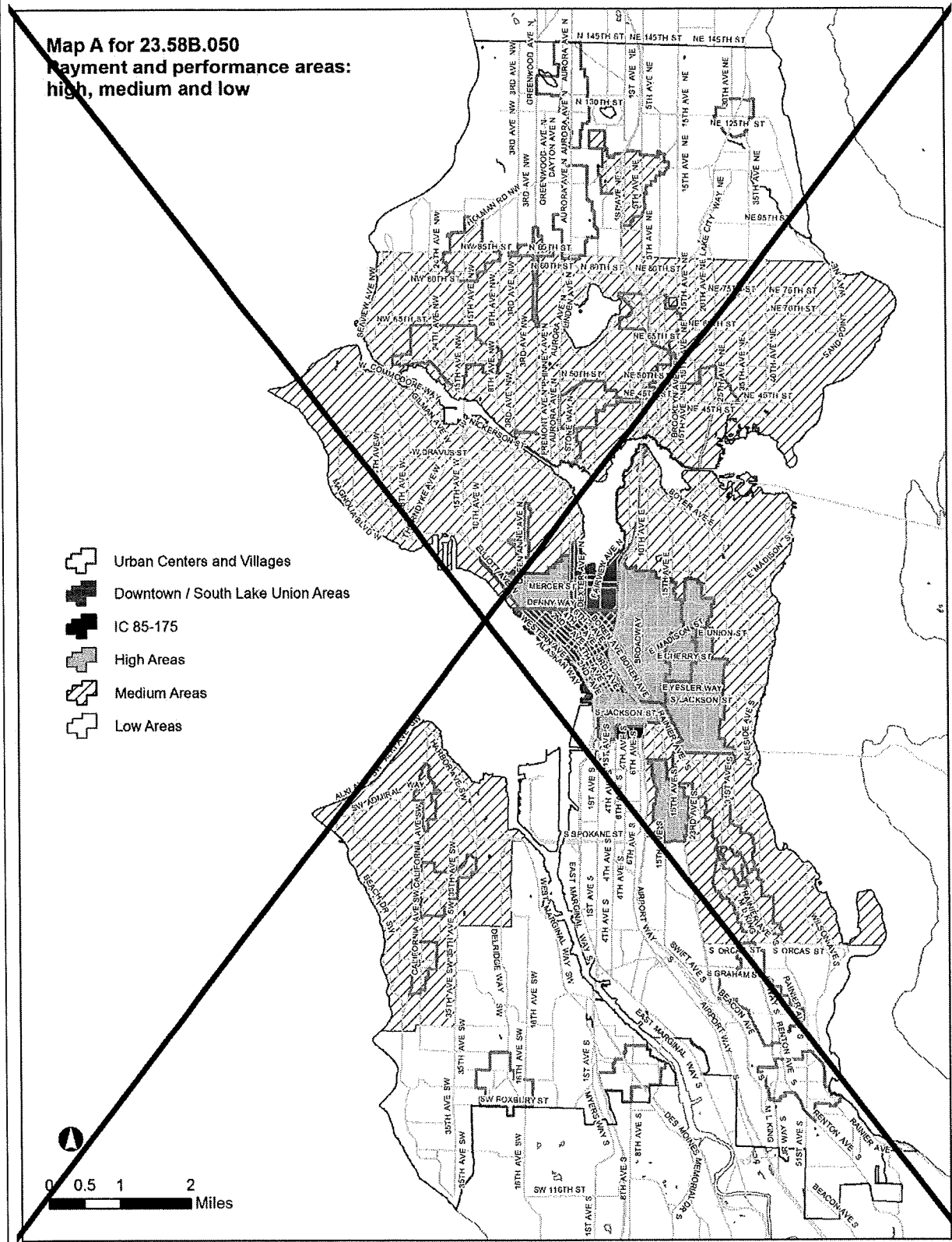
BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. Section 94 of Ordinance 125791 is amended by striking through its adopted Map A for 23.58B.050 and substituting a new one as follows:

* * *

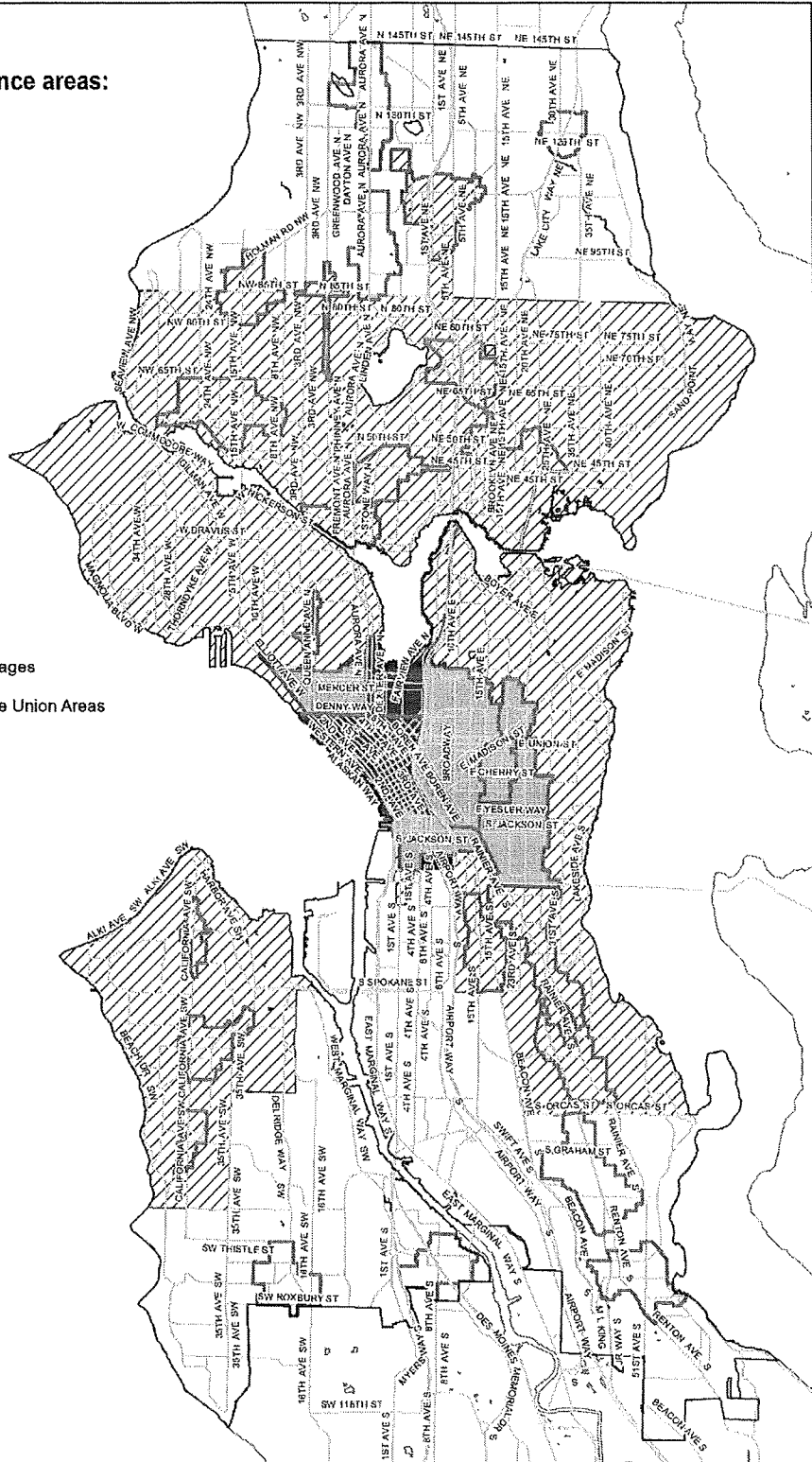
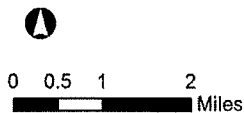
Map A for 23.58B.050

Payment and performance areas: high, medium, and low



Map A for 23.58B.050
Payment and performance areas:
high, medium and low

-  Urban Centers and Villages
-  Downtown / South Lake Union Areas
-  IC 85-175
-  High Areas
-  Medium Areas
-  Low Areas



1

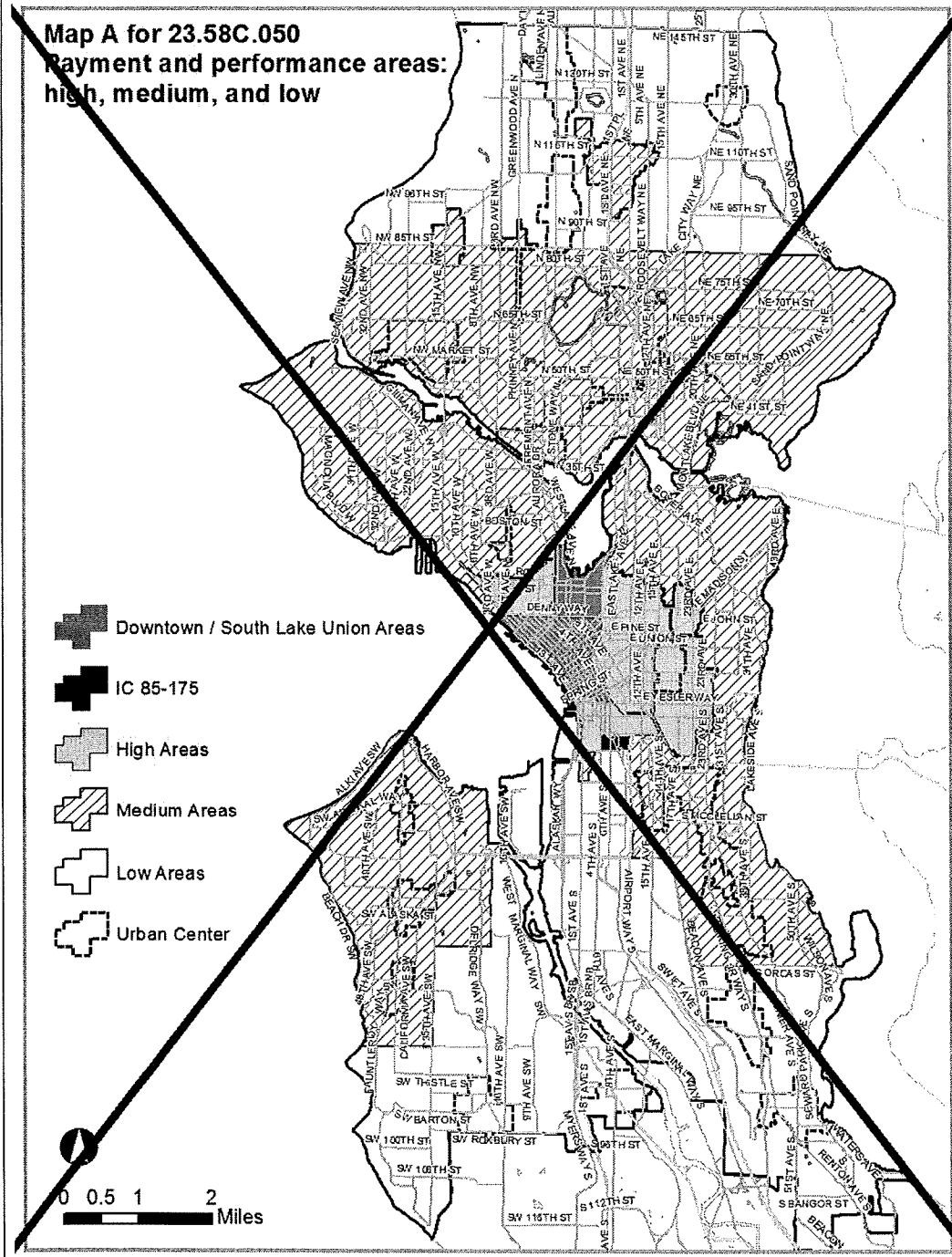
2

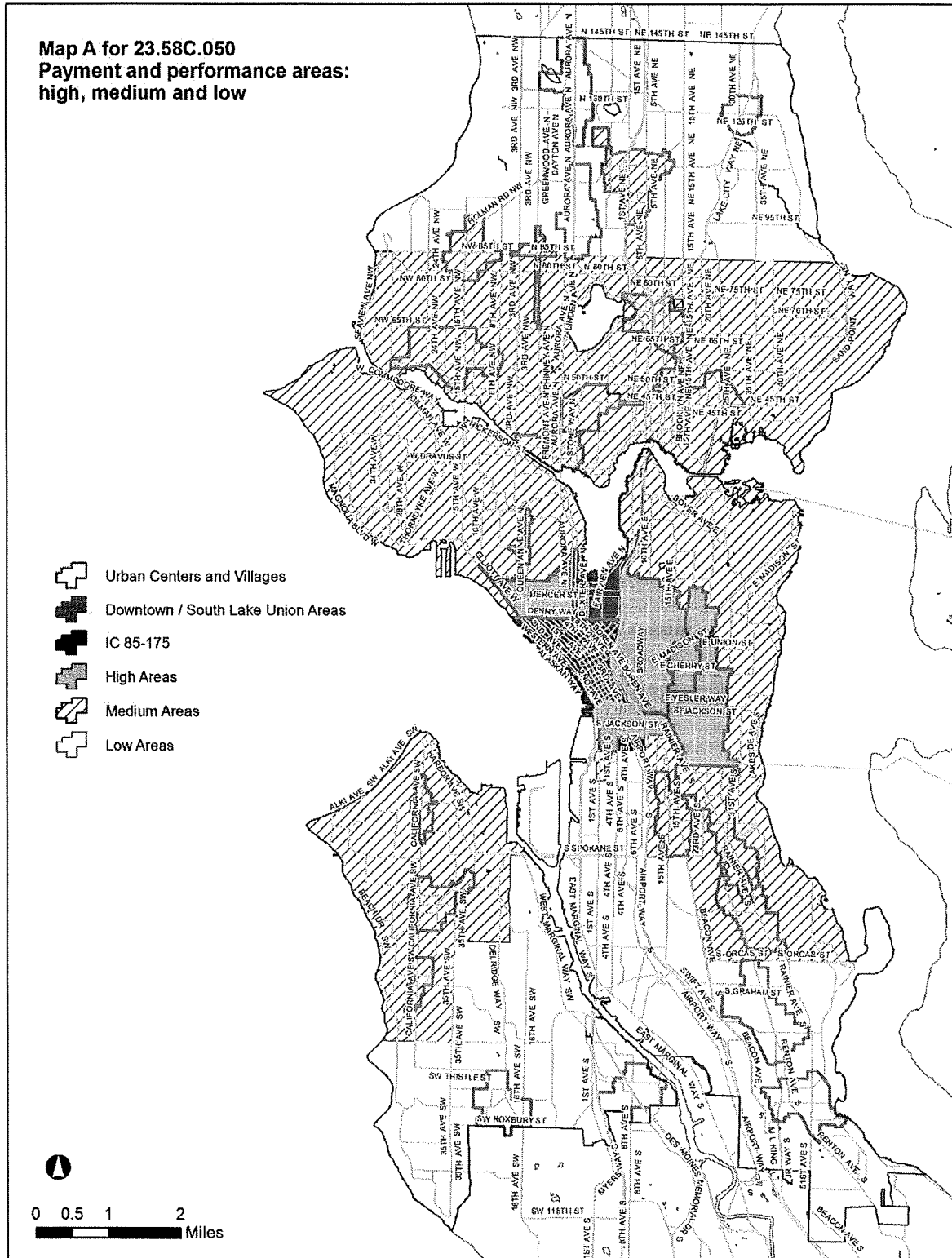
Section 2. Section 97 of Ordinance 125791 is amended by striking through its adopted
Map A for 23.58C.050 and substituting a new one as follows:

* * *

Map A for 23.58C.050

Payment and performance areas: high, medium, and low





1

2

1 Section 3. Attachment 1 to Ordinance 125791 is amended to delete an extra label on Map
2 8, correct incorrect labels on Maps 32 and 33, and add a missing label on Map 37 as shown in
3 Exhibit A to this ordinance. Exhibit B to this ordinance shows Attachment 1 to Ordinance
4 125791 as amended by this ordinance.

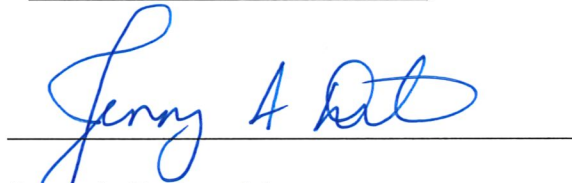
Section 4. This ordinance shall take effect and be in force 30 days after its approval by the Mayor, but if not approved and returned by the Mayor within ten days after presentation, it shall take effect as provided by Seattle Municipal Code Section 1.04.020.

Passed by the City Council the 3rd day of June, 2019,
and signed by me in open session in authentication of its passage this 3rd day of
June, 2019.



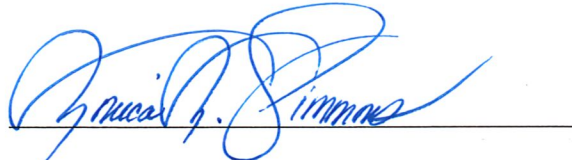
President _____ of the City Council

Approved by me this 17th day of June, 2019.



Jenny A. Durkan, Mayor

Filed by me this 17th day of June, 2019.



Monica Martinez Simmons, City Clerk

(Seal)

Exhibits:

Exhibit A – Amendments to Attachment 1 to Ordinance 125791

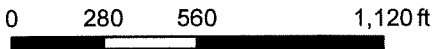
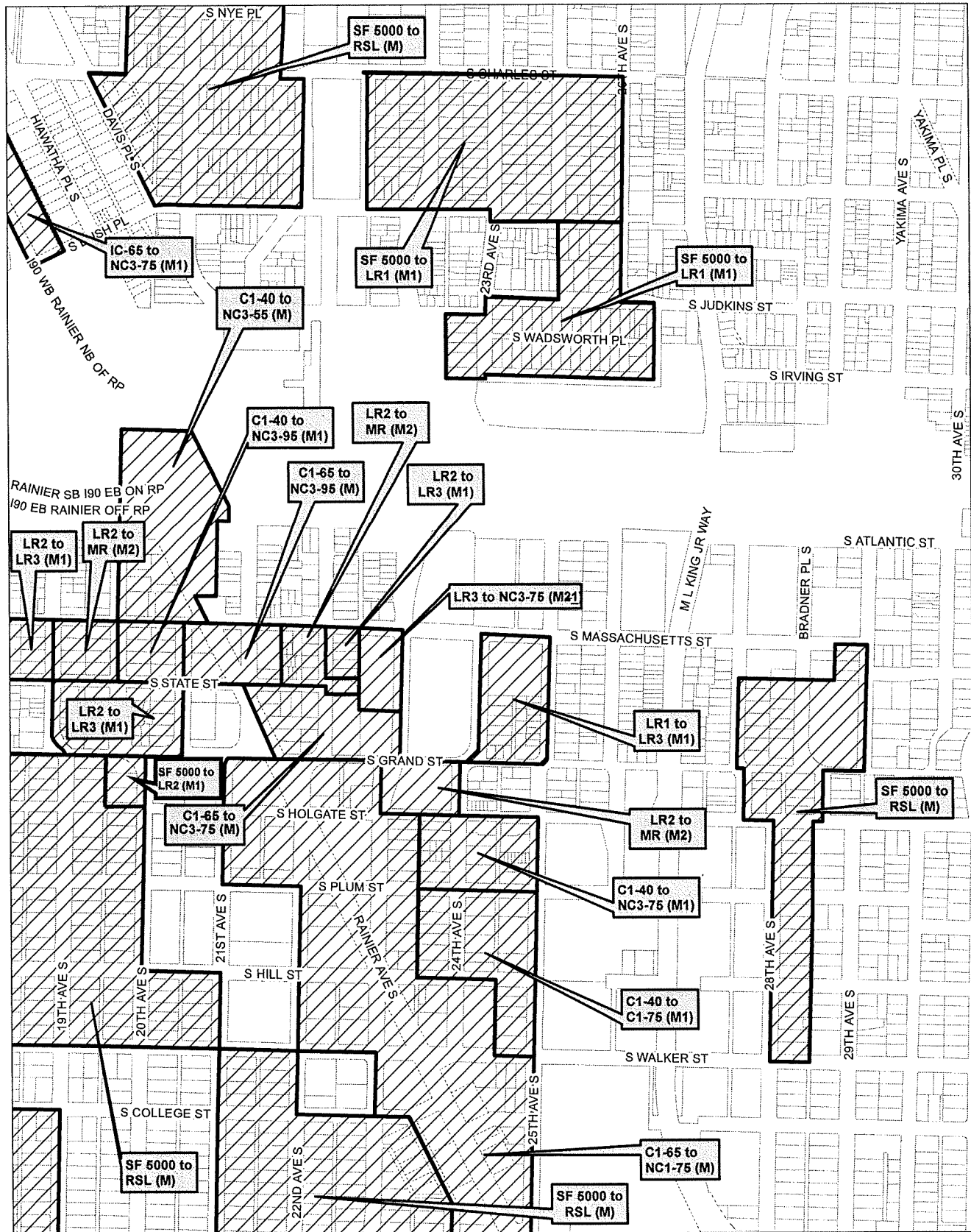
Exhibit B – Attachment 1 to Ordinance 125791 as amended



 Area identified for specific rezone

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Map 32



 Area identified for specific rezone

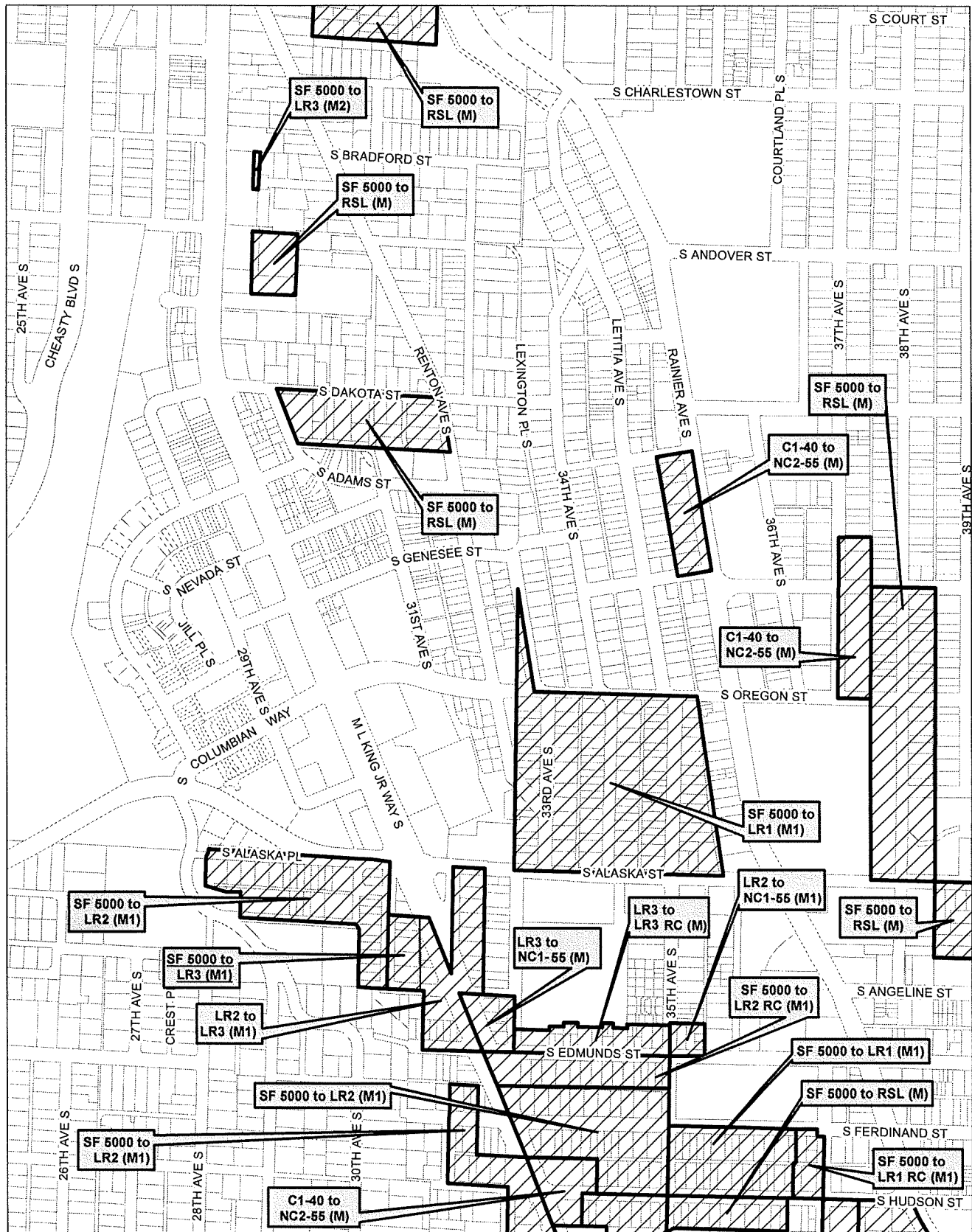
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 Area identified for specific rezone

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Map 37



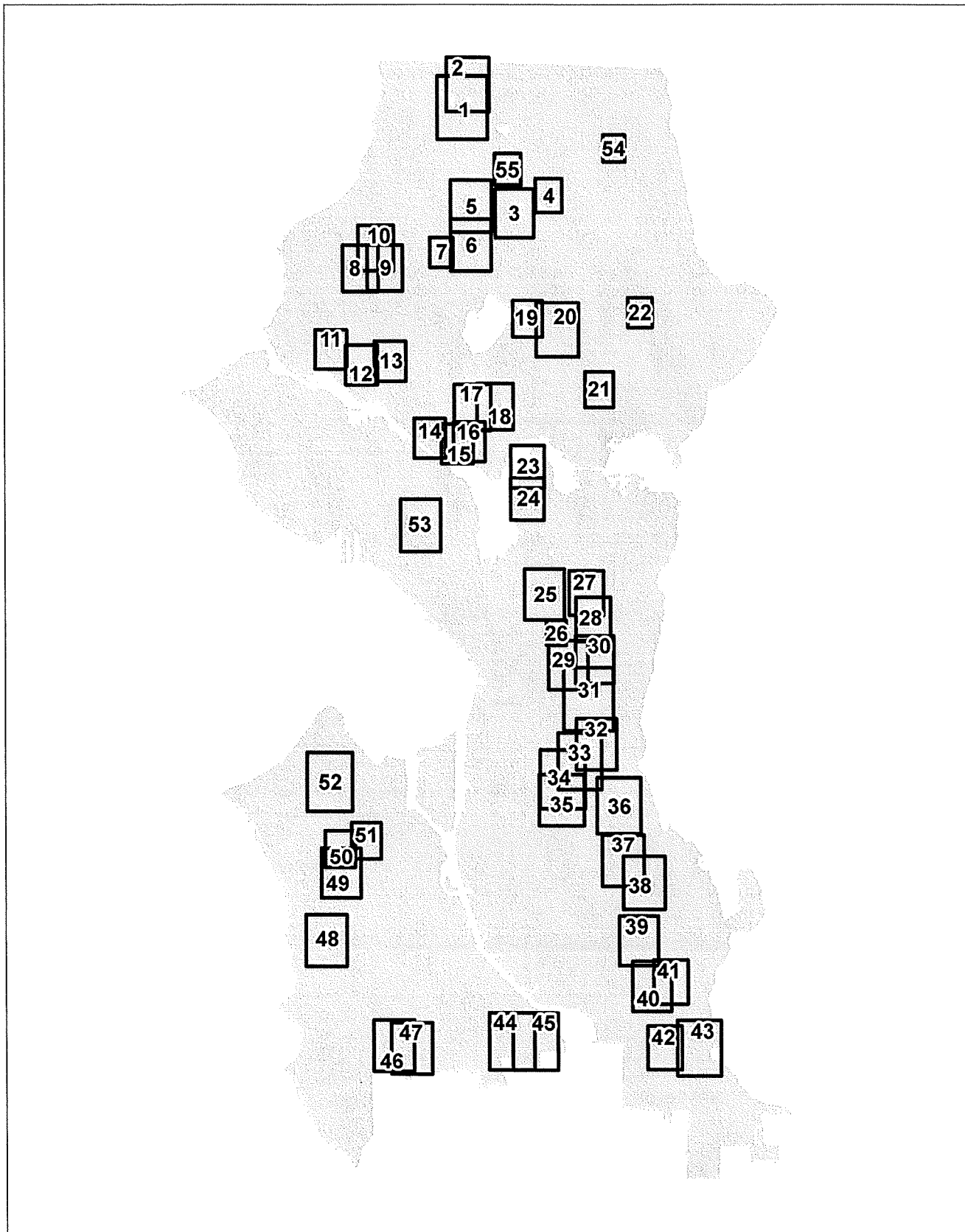
0 290 580 1,160 ft

 Area identified for specific rezone

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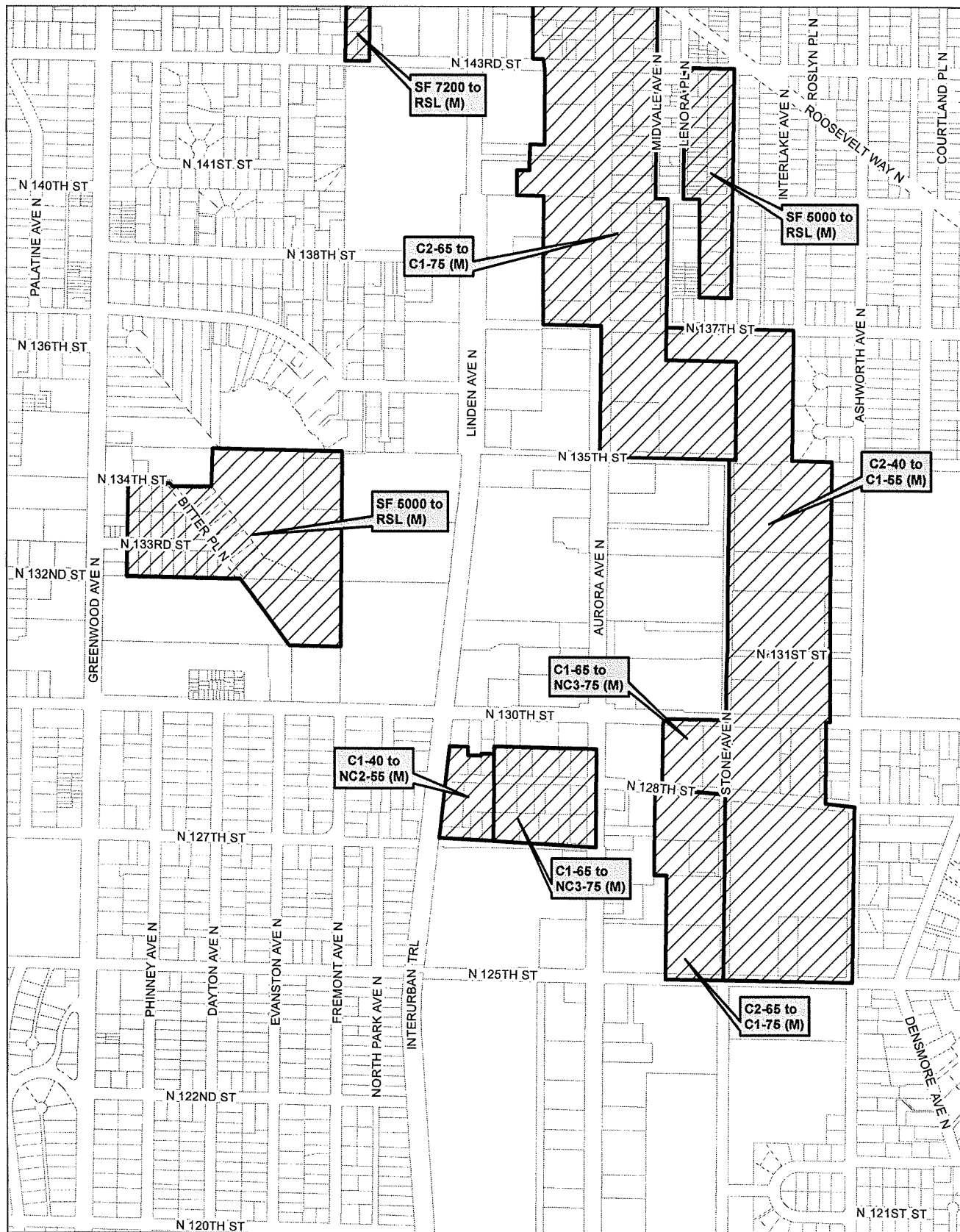
Reference Map

FOR REFERENCE PURPOSES ONLY



0 5,000 10,000 20,000 ft

Map 1



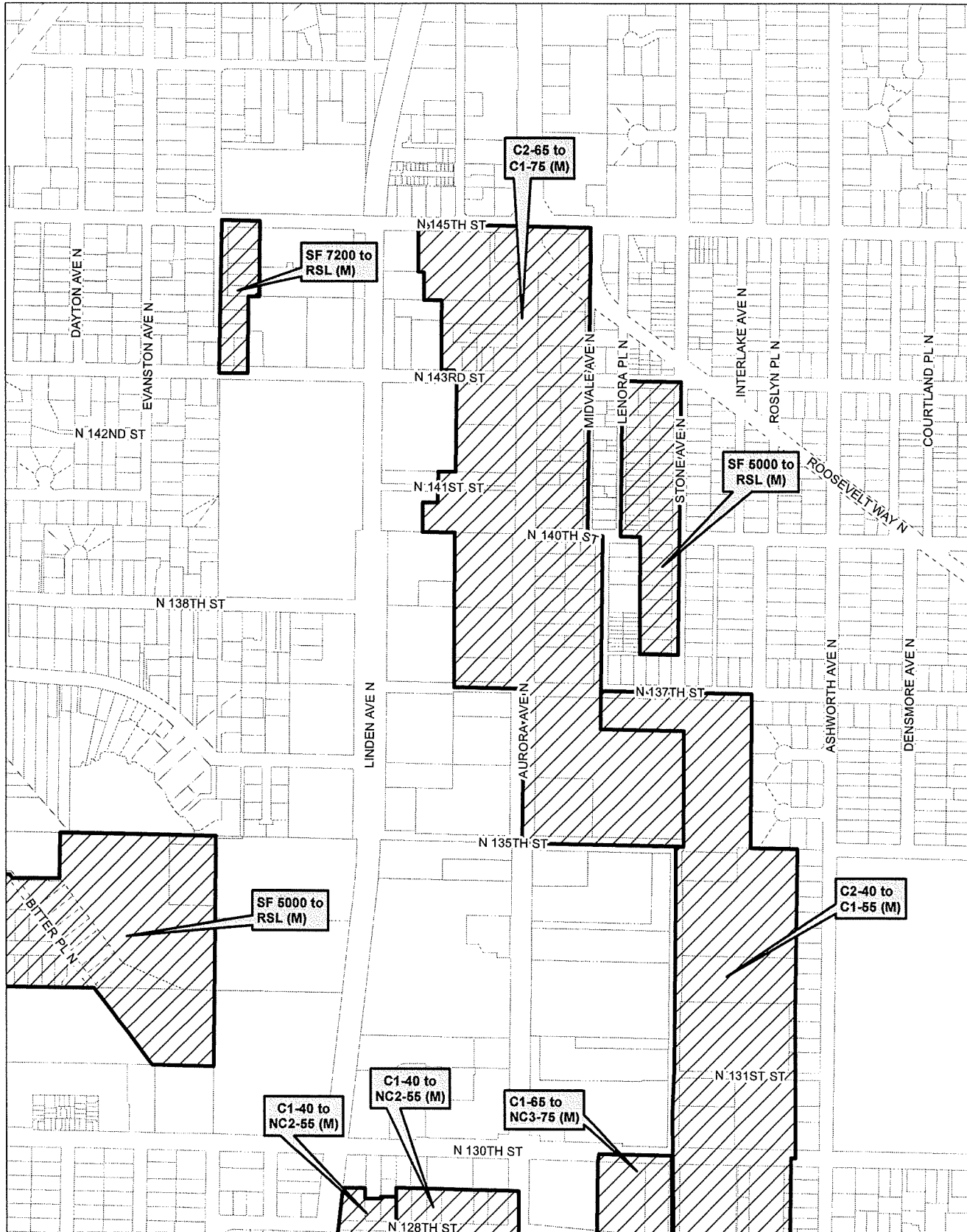
0 350 700 1,400 ft



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Map 2



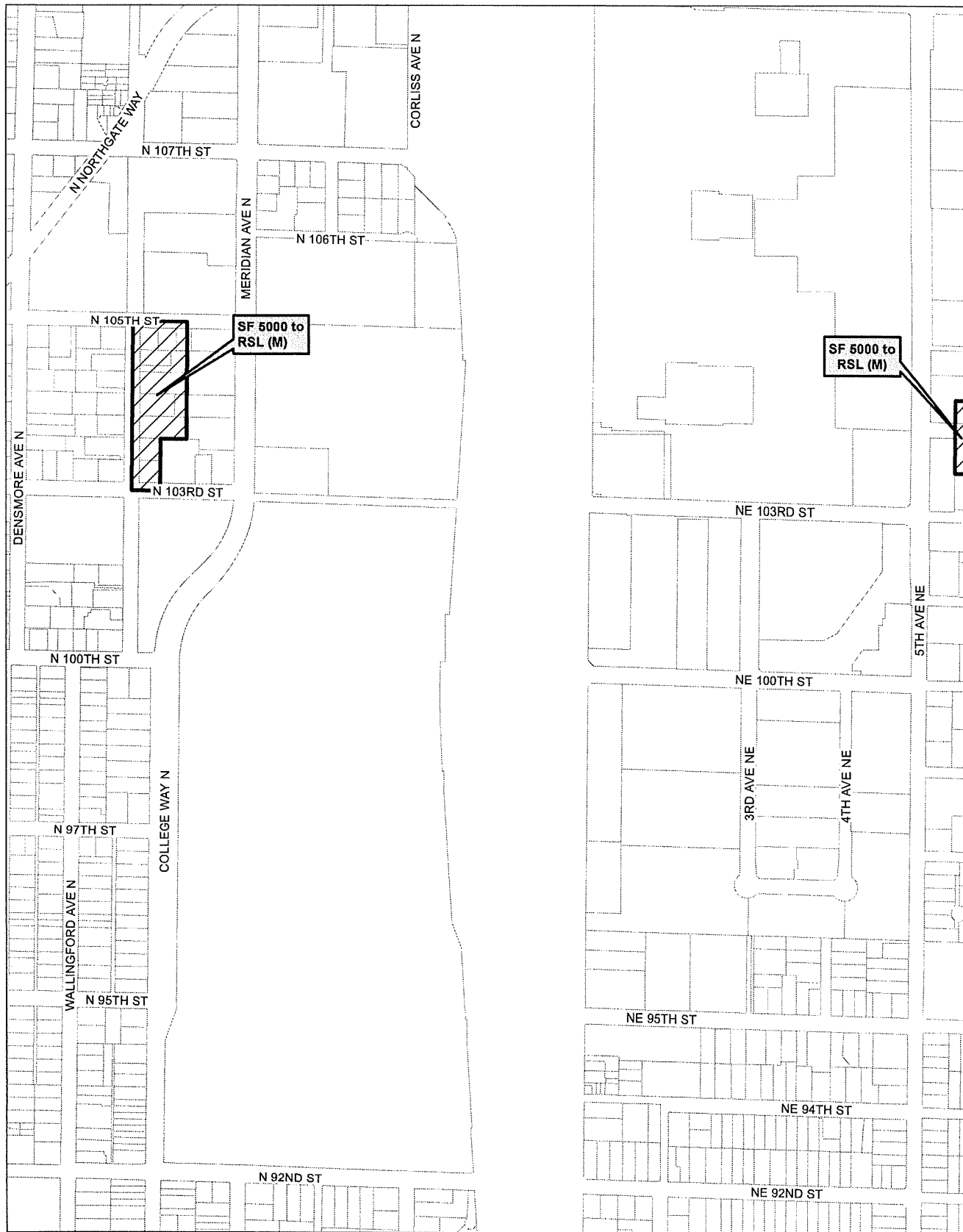
0 295 590 1,180 ft



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Map 3



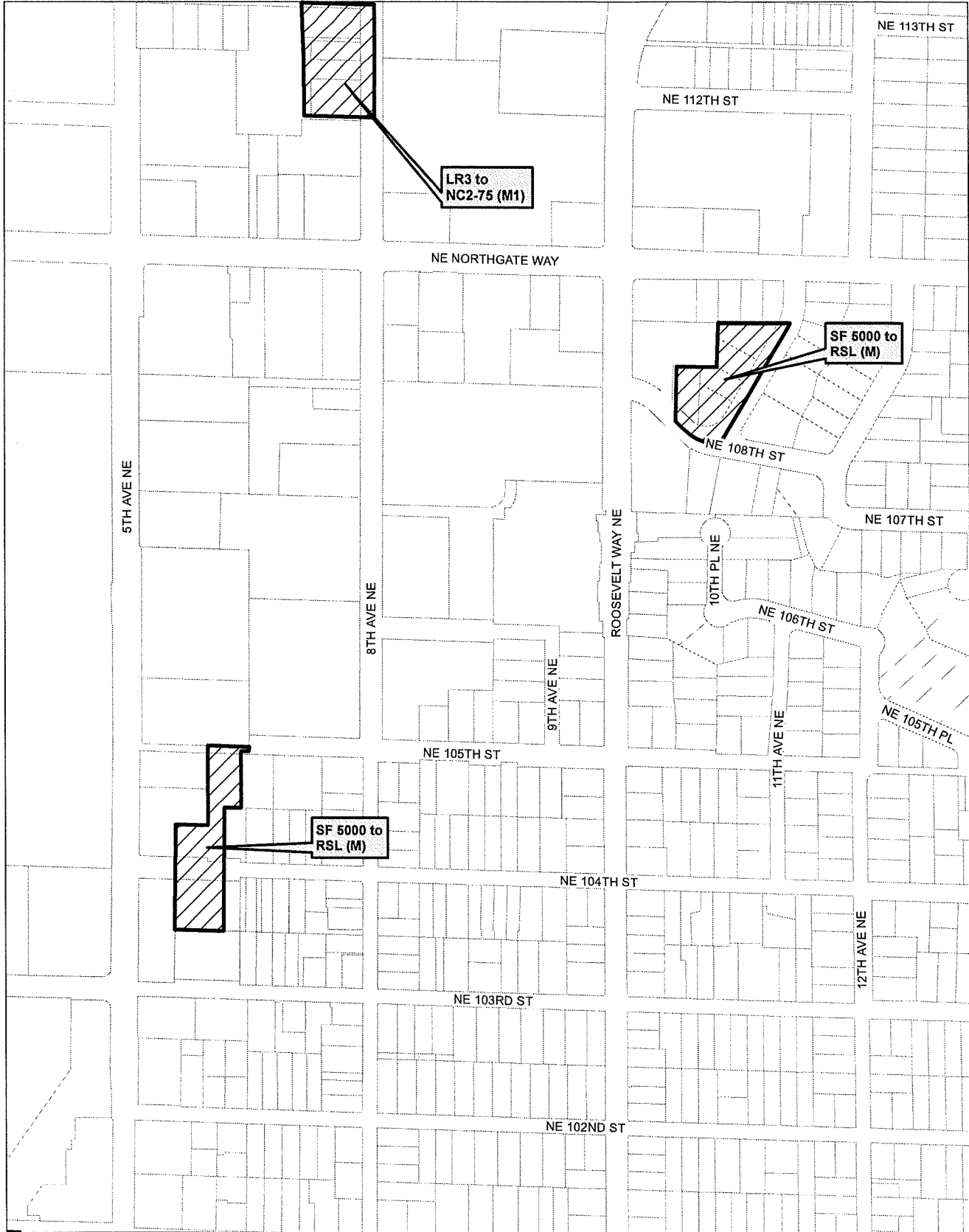
0 265 530 1,060 ft



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Map 4



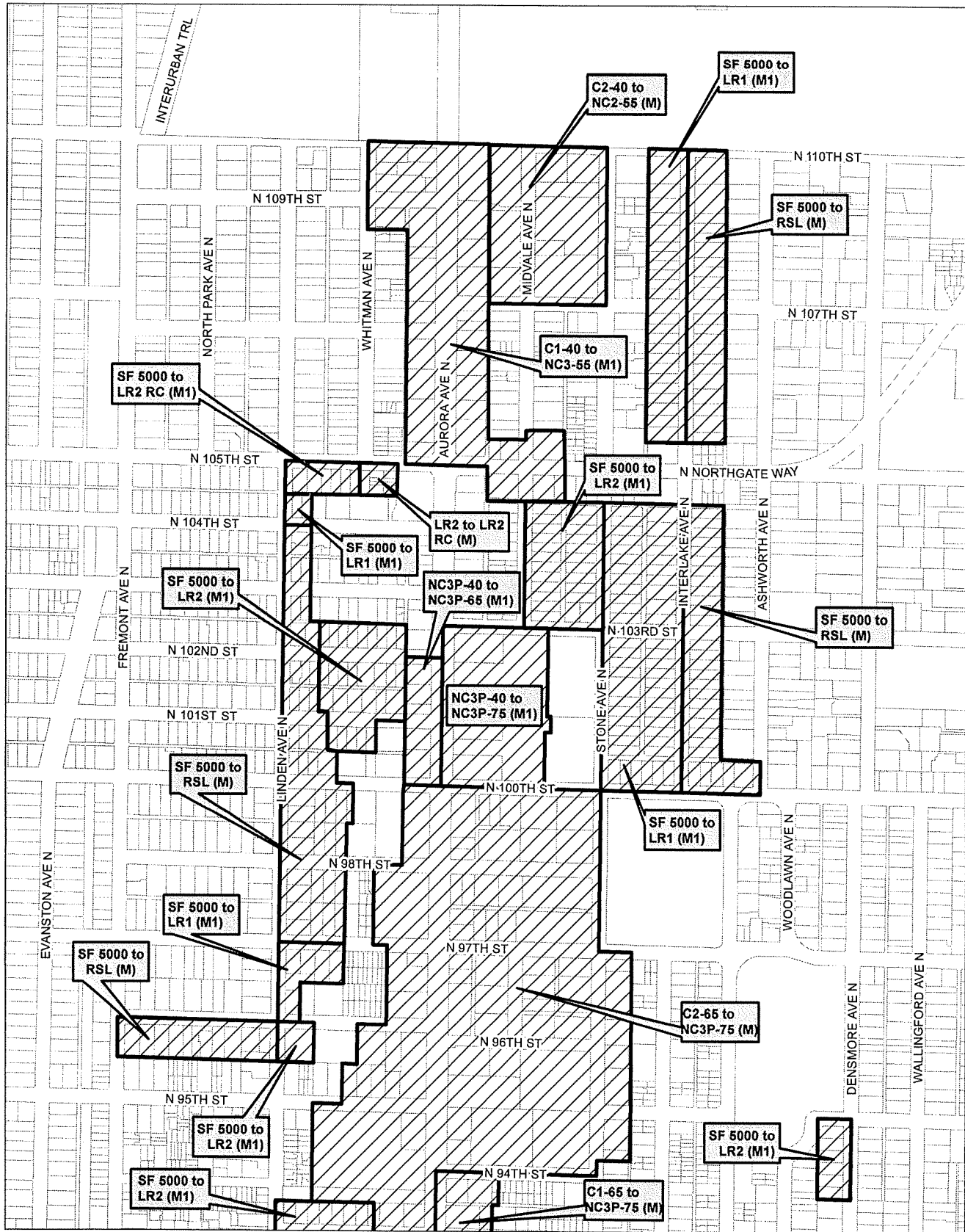
0 190 380 760 ft



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for specific rezone

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Map 5

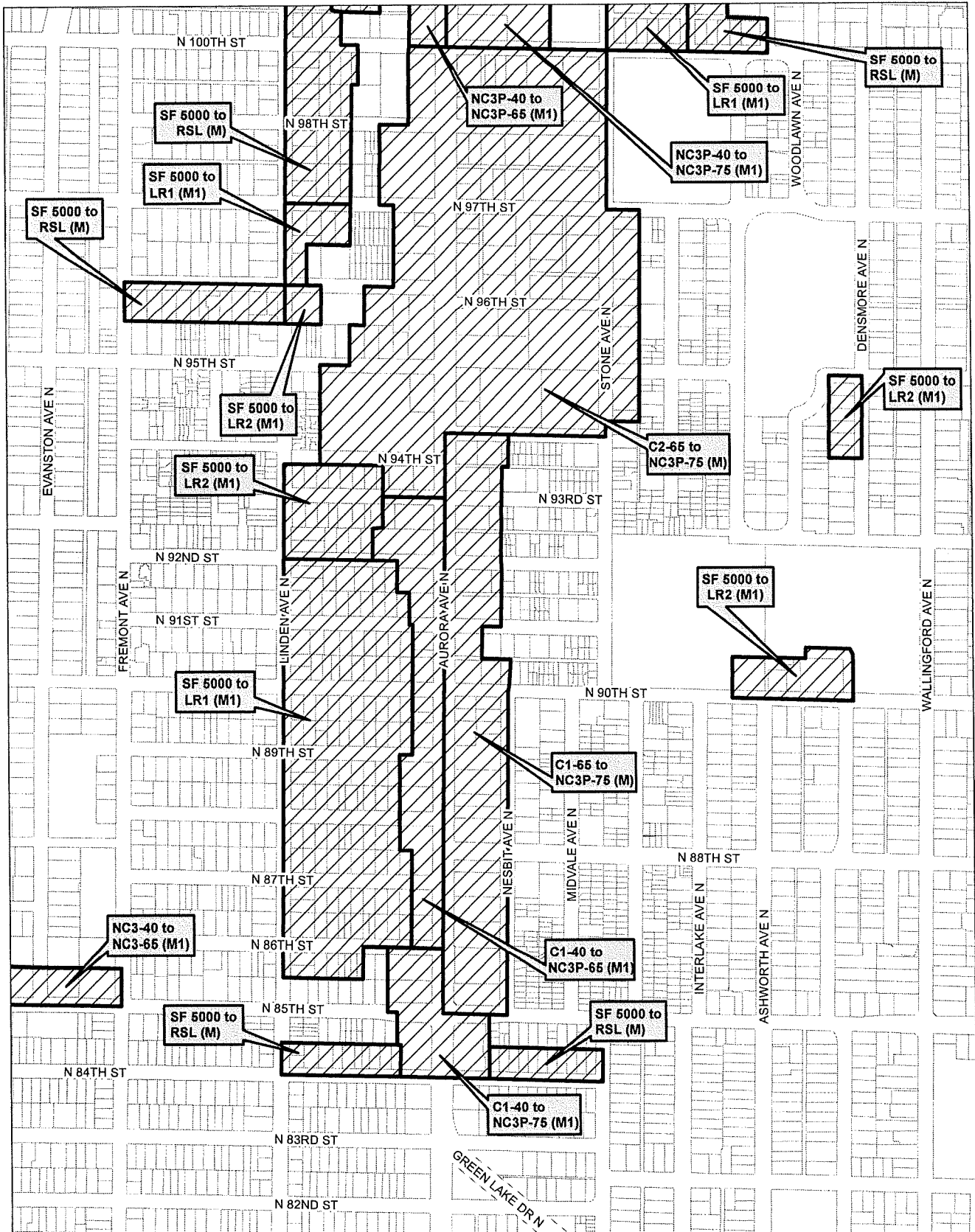


0 285 570 1,140 ft

 Area identified for specific rezone

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Map 6



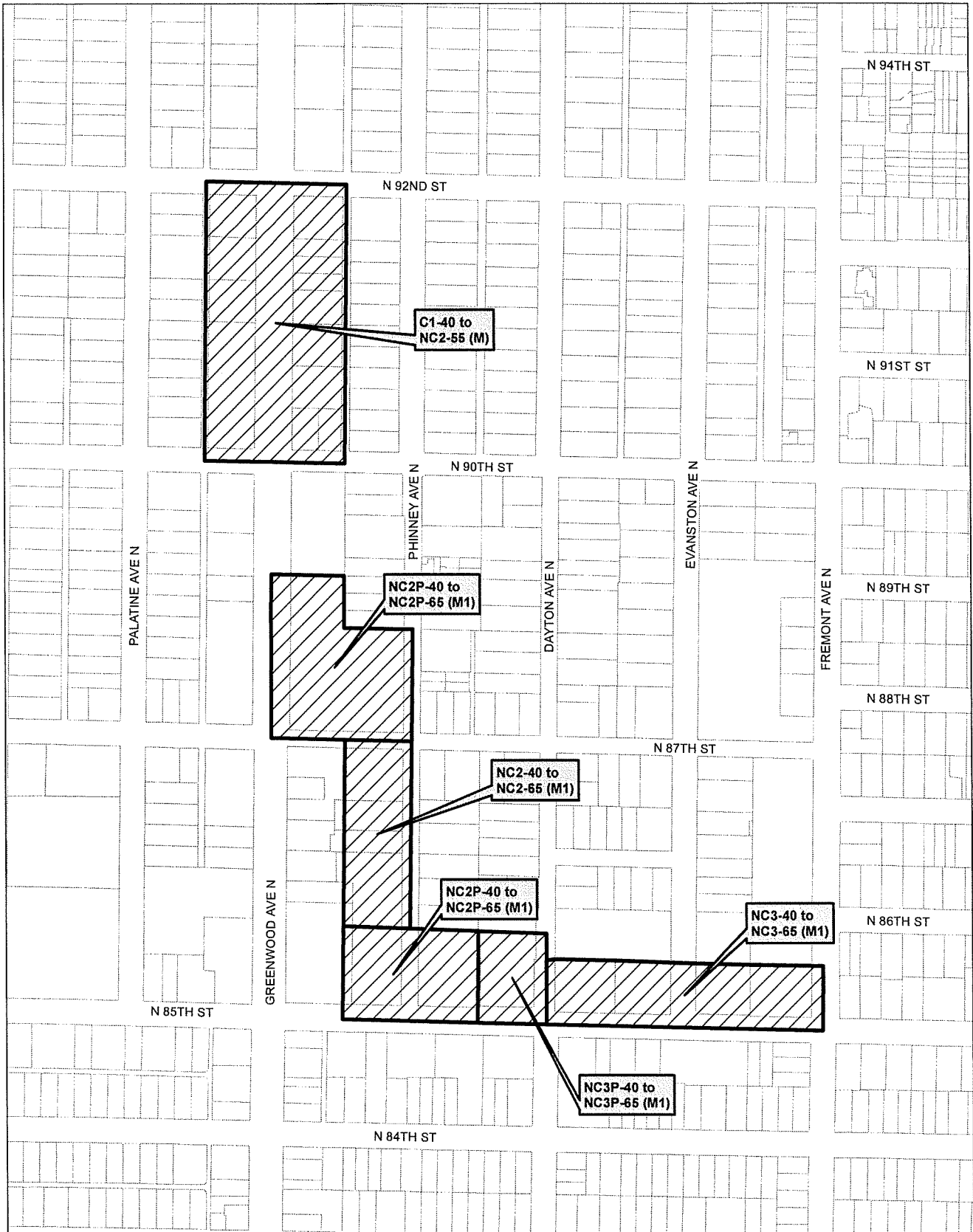
0 285 570 1,140 ft



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Map 7



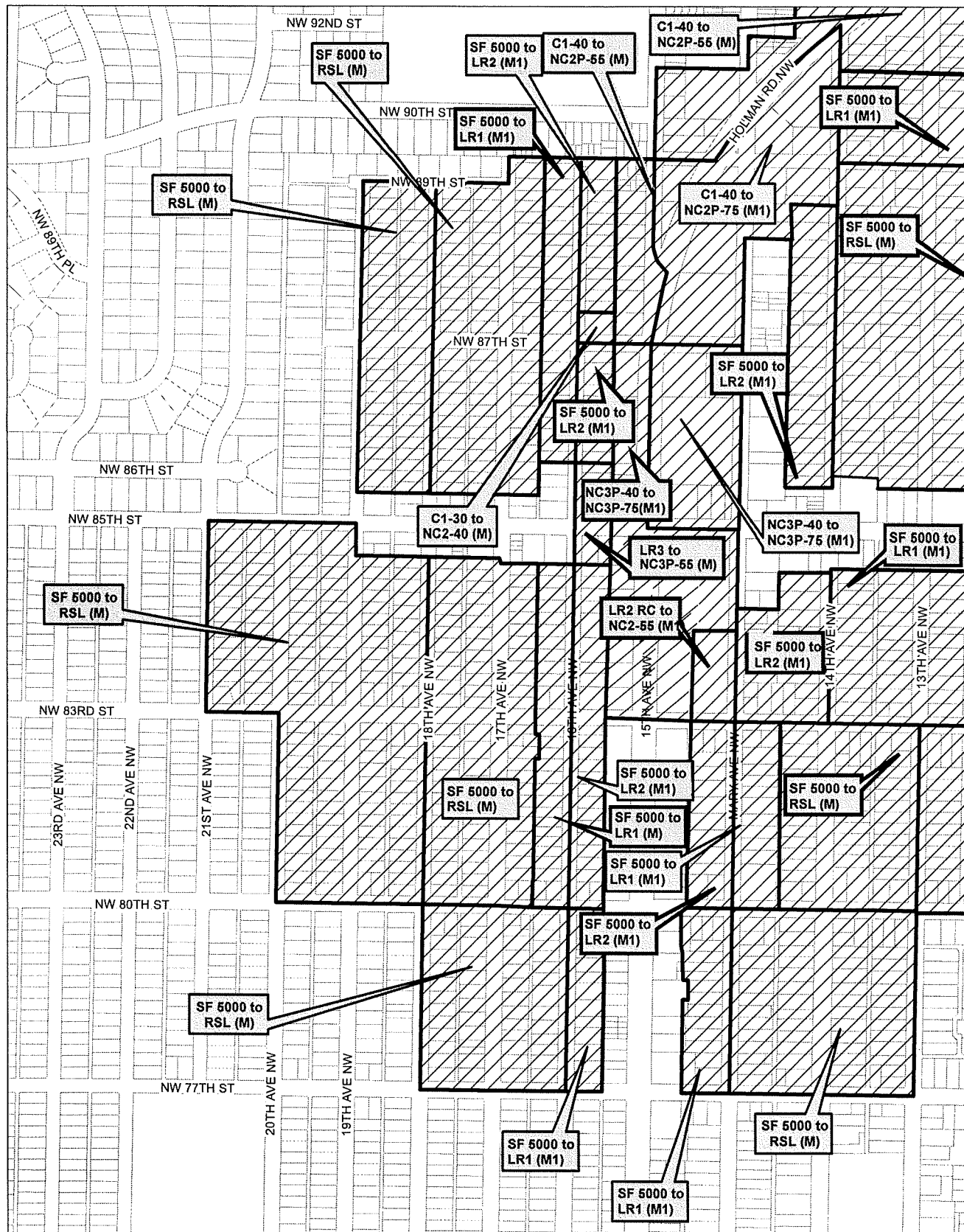
0 170 340 680 ft



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Map 8



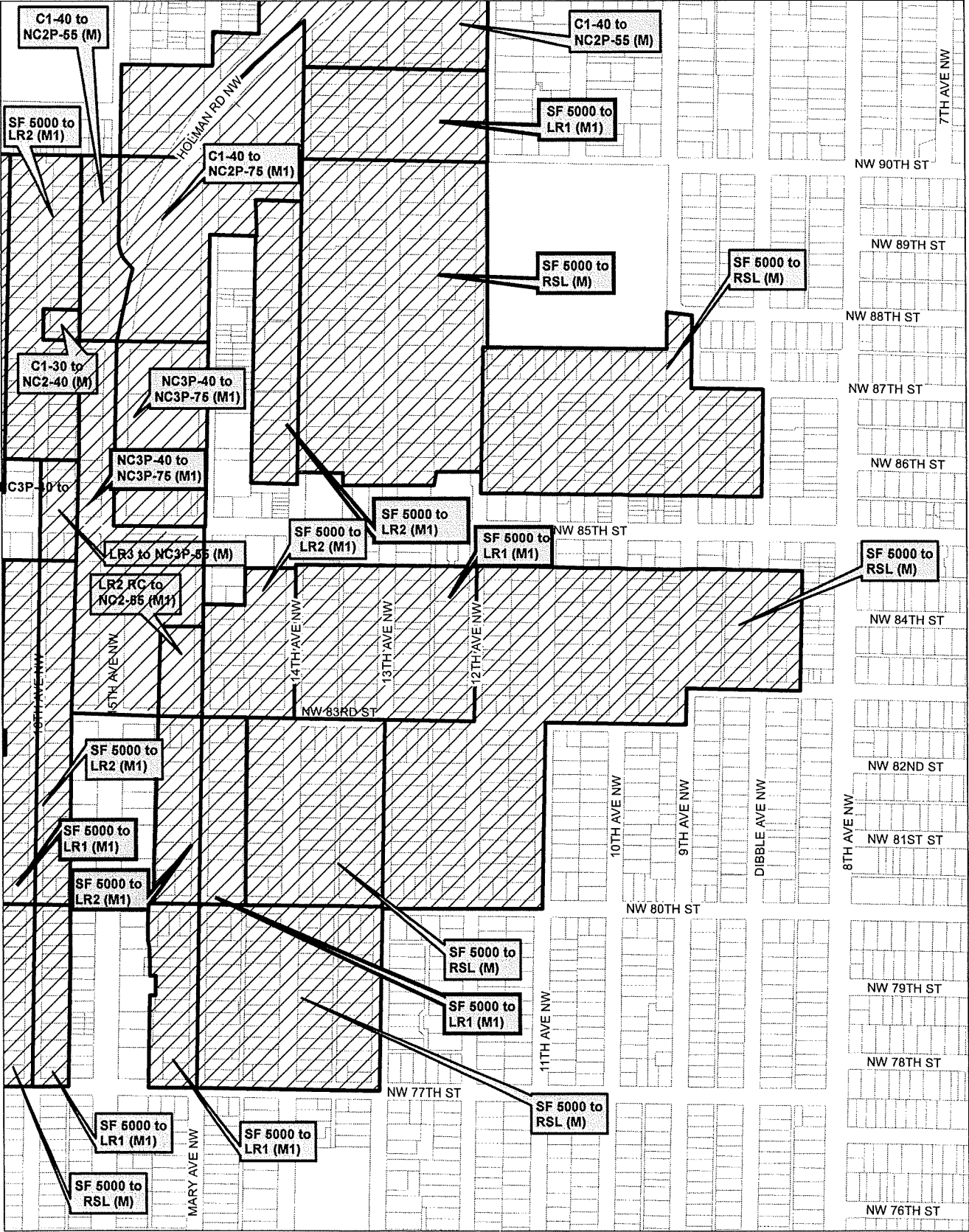
0 250 500 1,000 ft



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Map 9



 Area identified for specific rezone

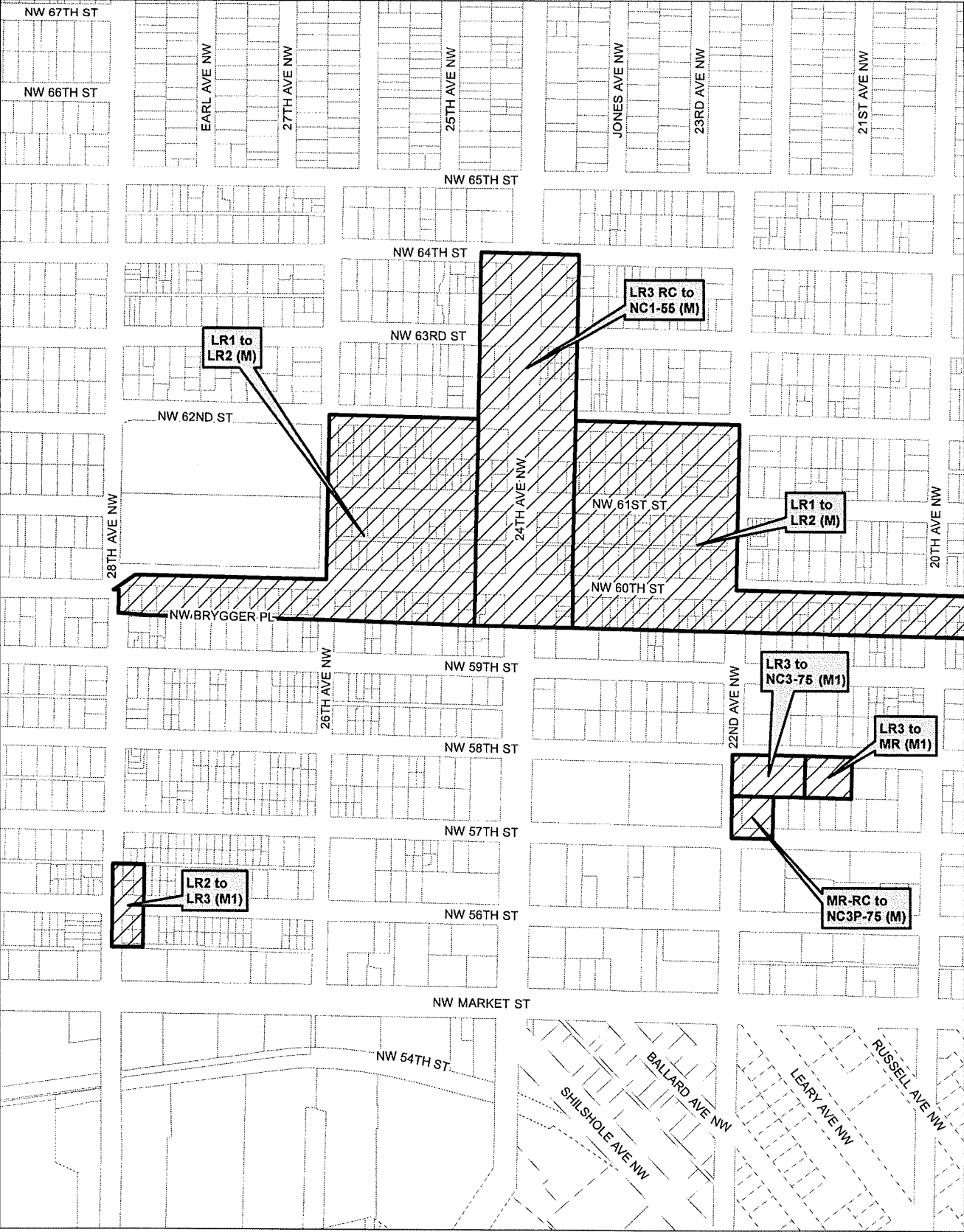
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Map 11



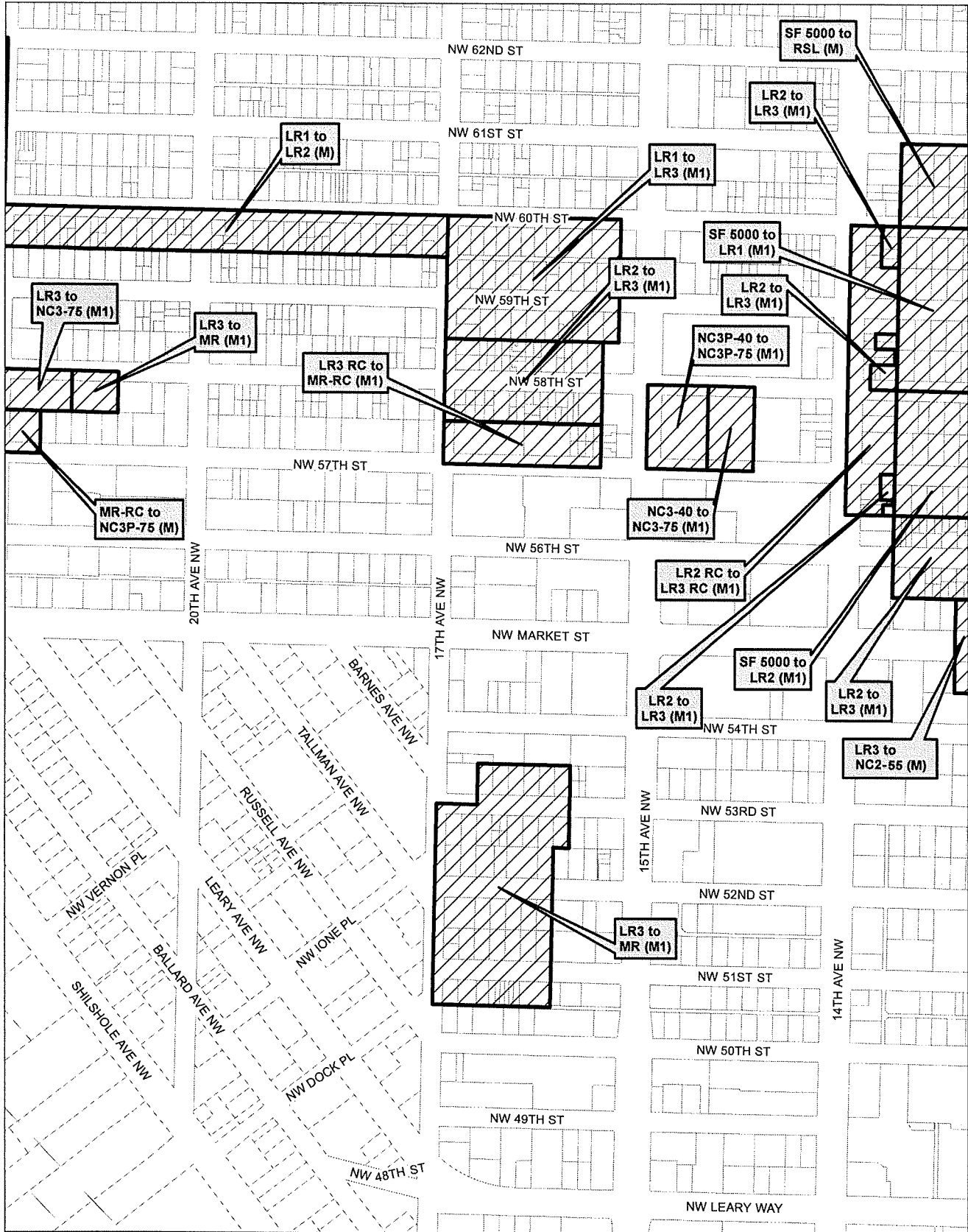
0 225 450 900 ft



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Map 12



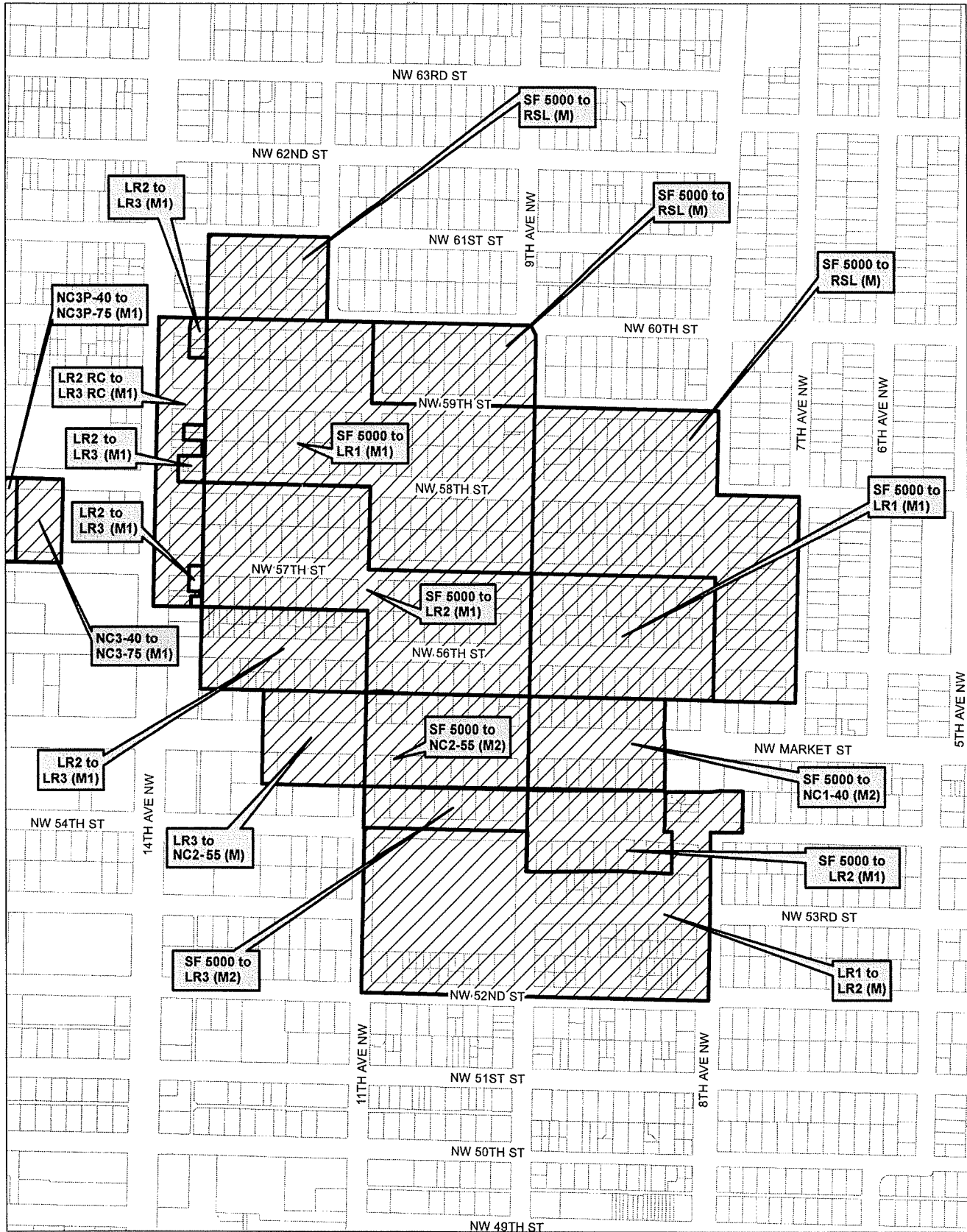
0 225 450 900 ft



Area identified
for specific rezone

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Map 13

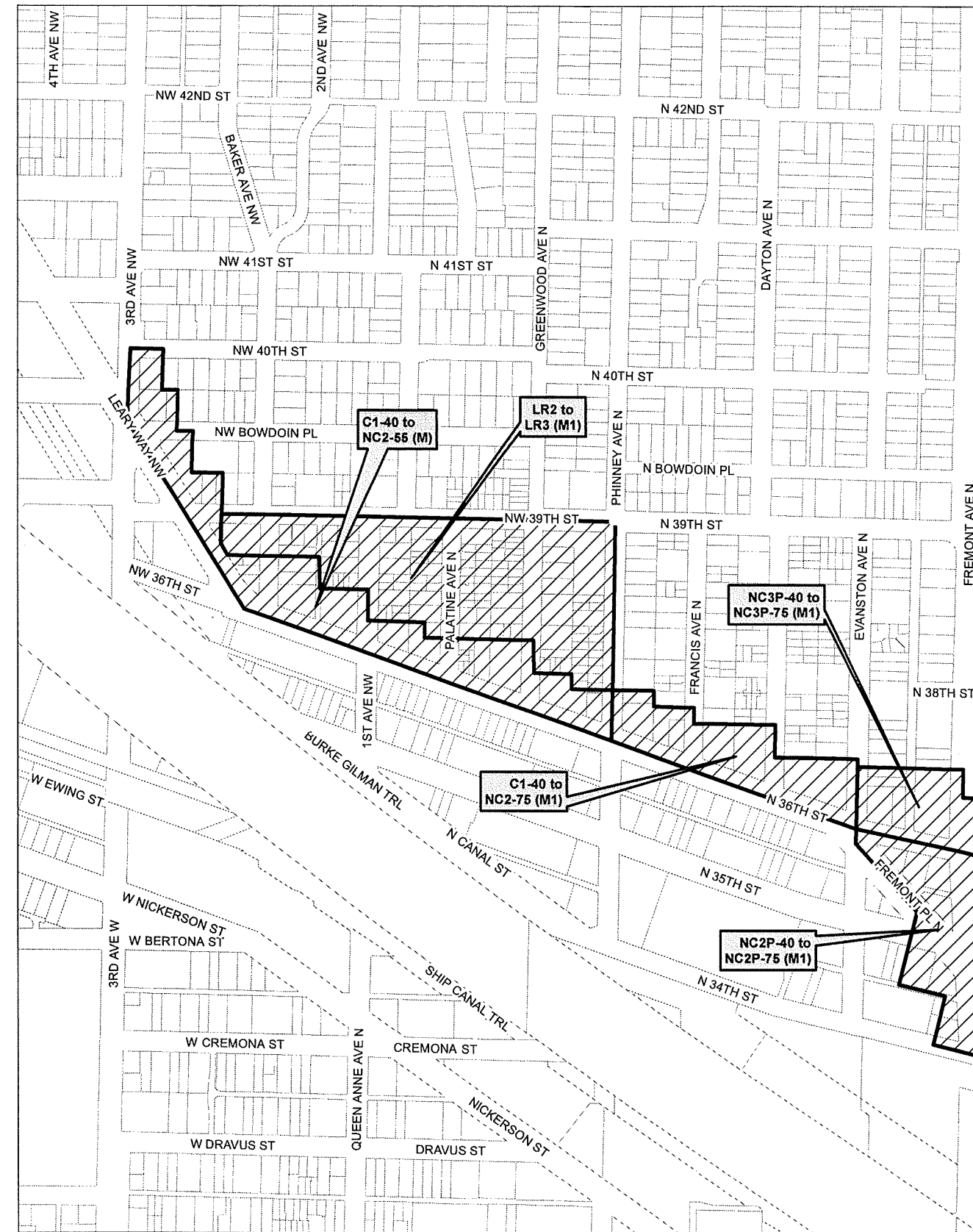


0 225 450 900 ft

 Area identified for specific rezone

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Map 14



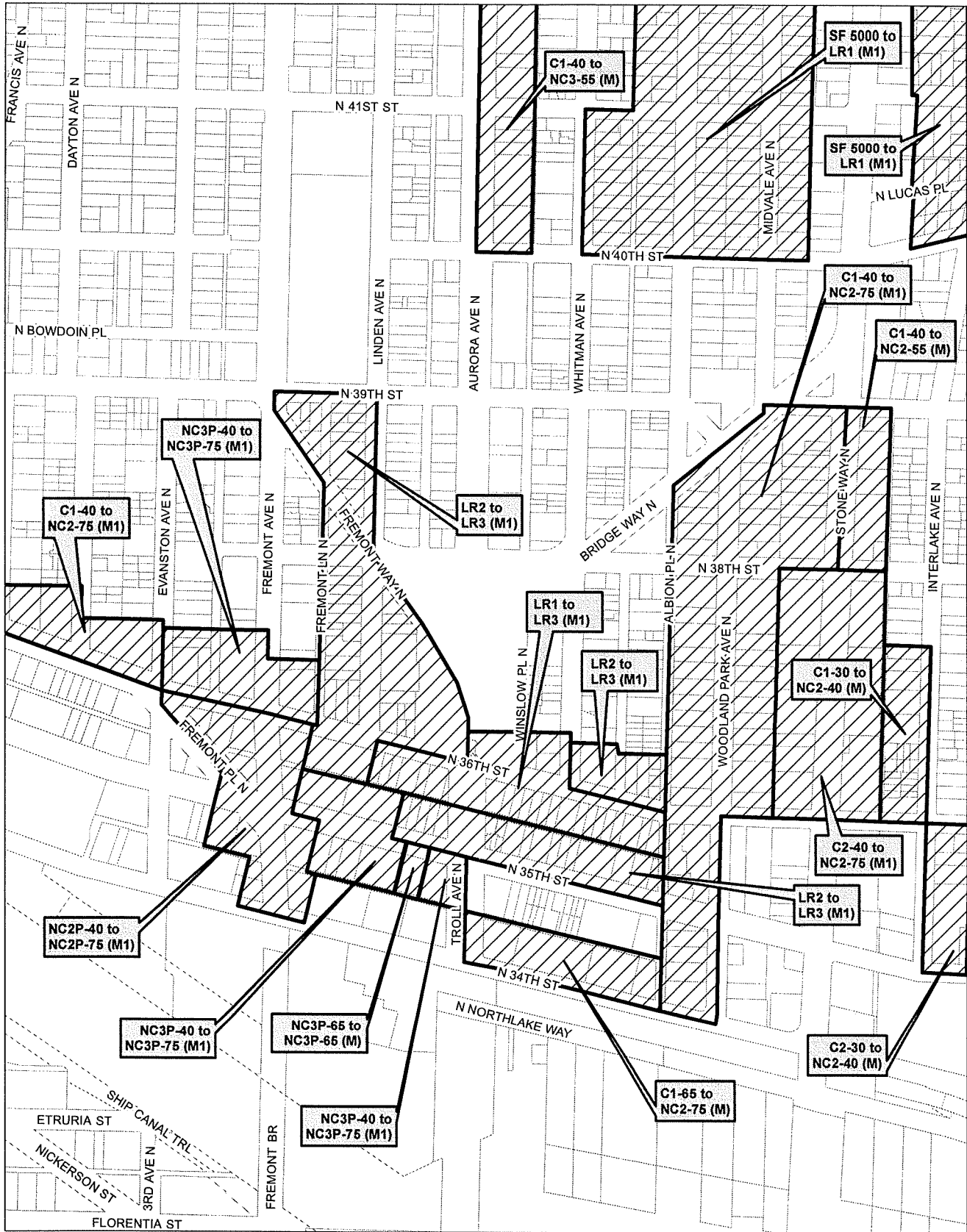
0 225 450 900 ft



Area identified
for specific rezone

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Map 15

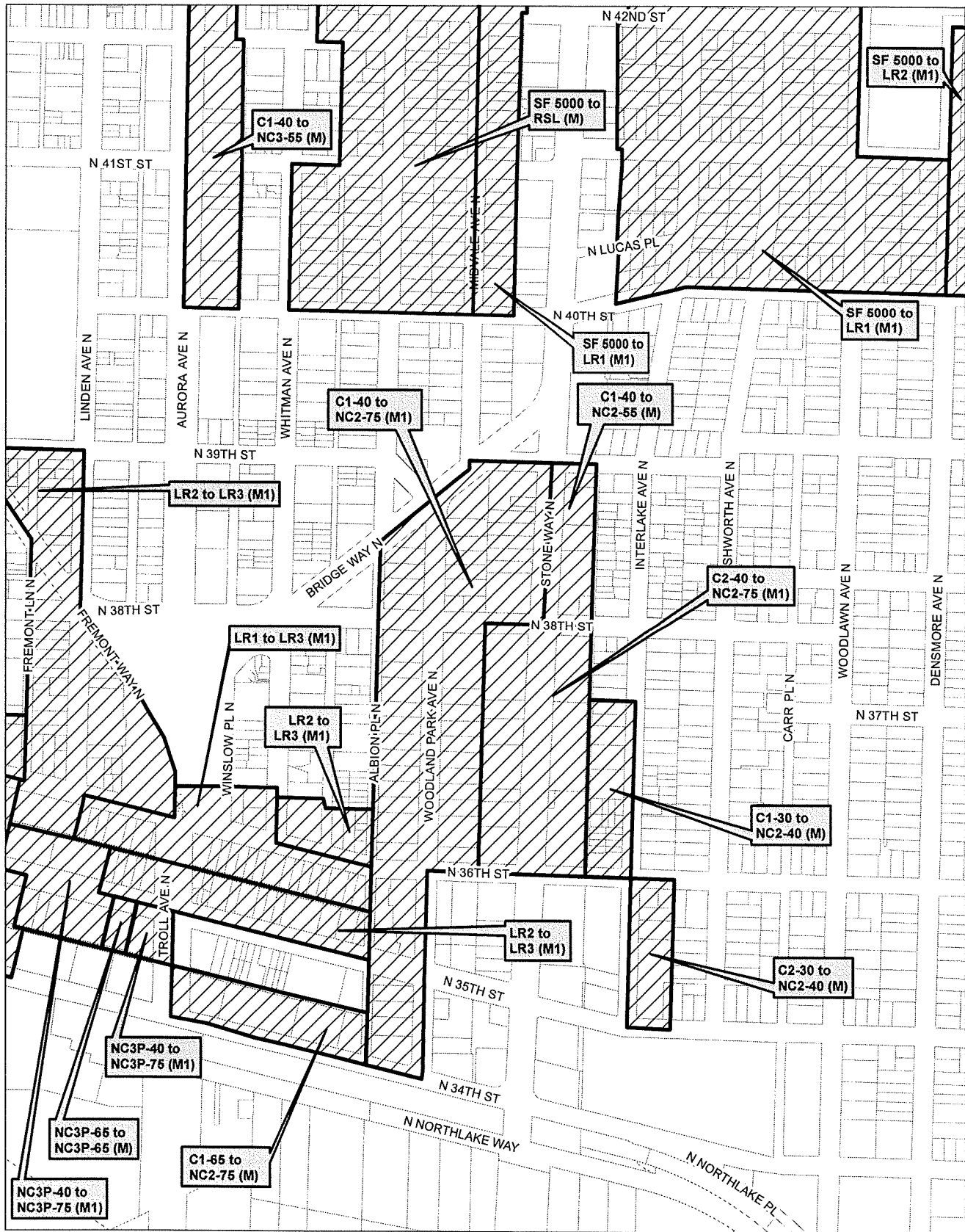


0 225 450 900 ft

 Area identified for specific rezoning

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Map 16



0 225 450 900 ft

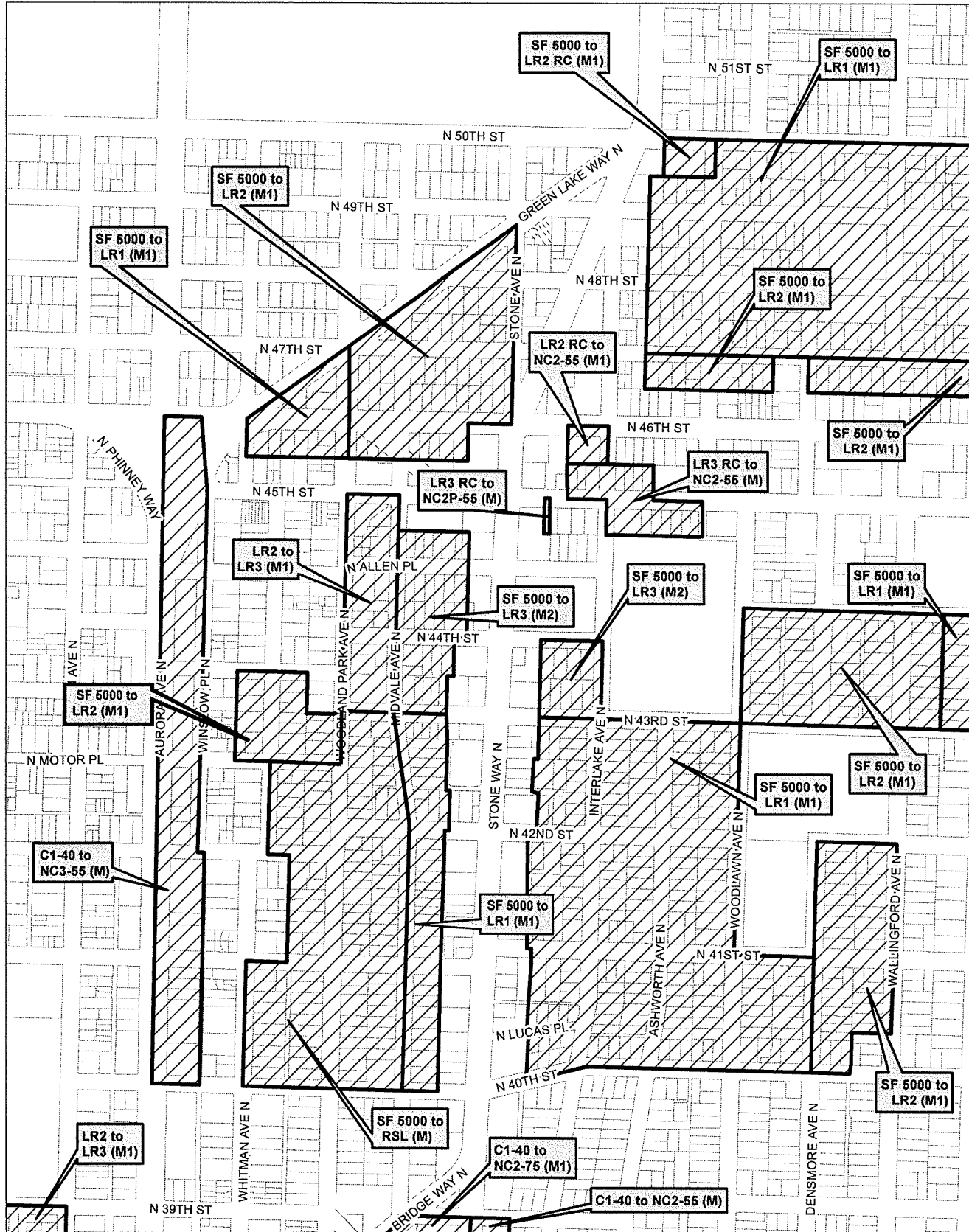


Area identified
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Map 17



0 255 510 1,020 ft



Area identified
for specific rezone

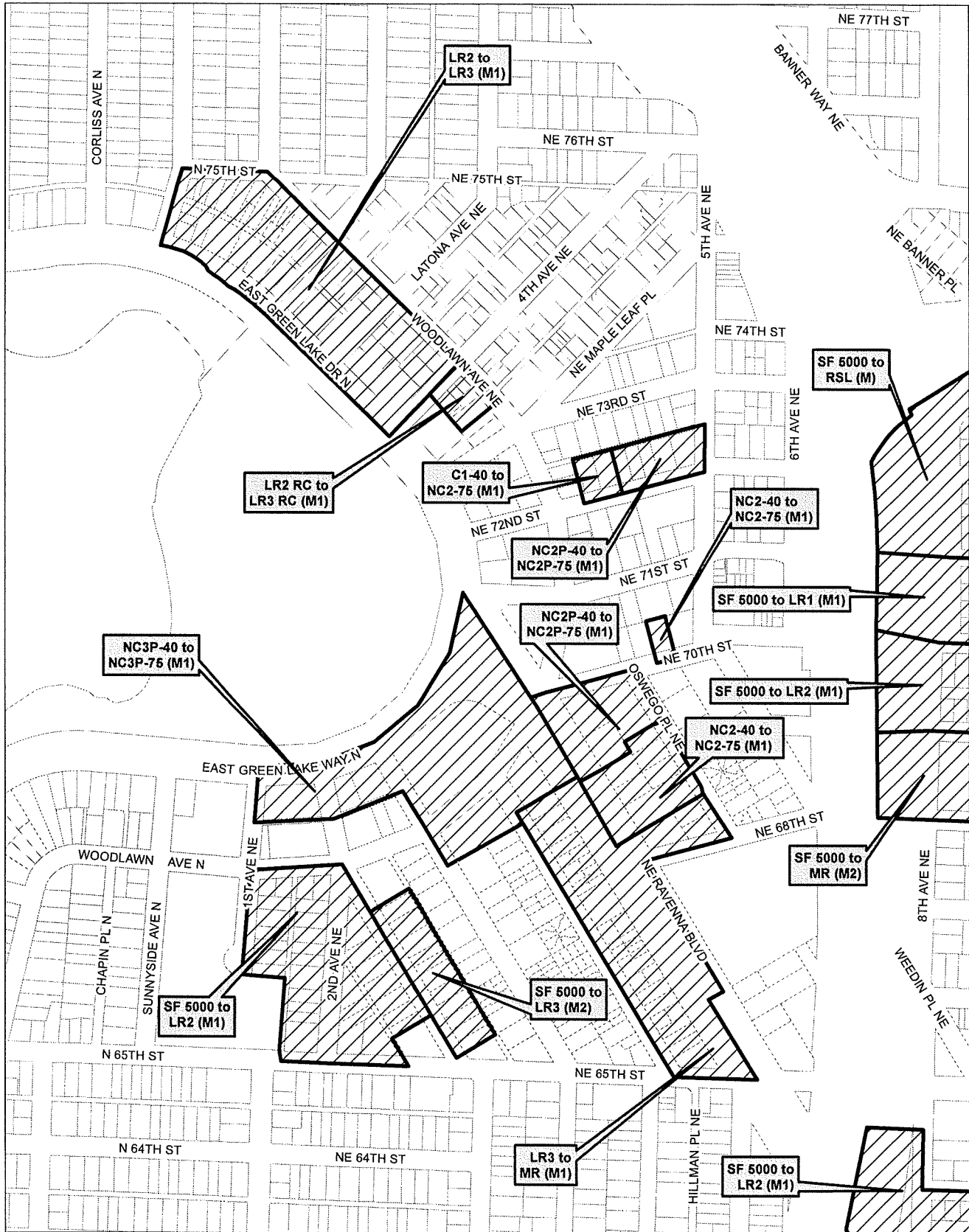
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Map 19



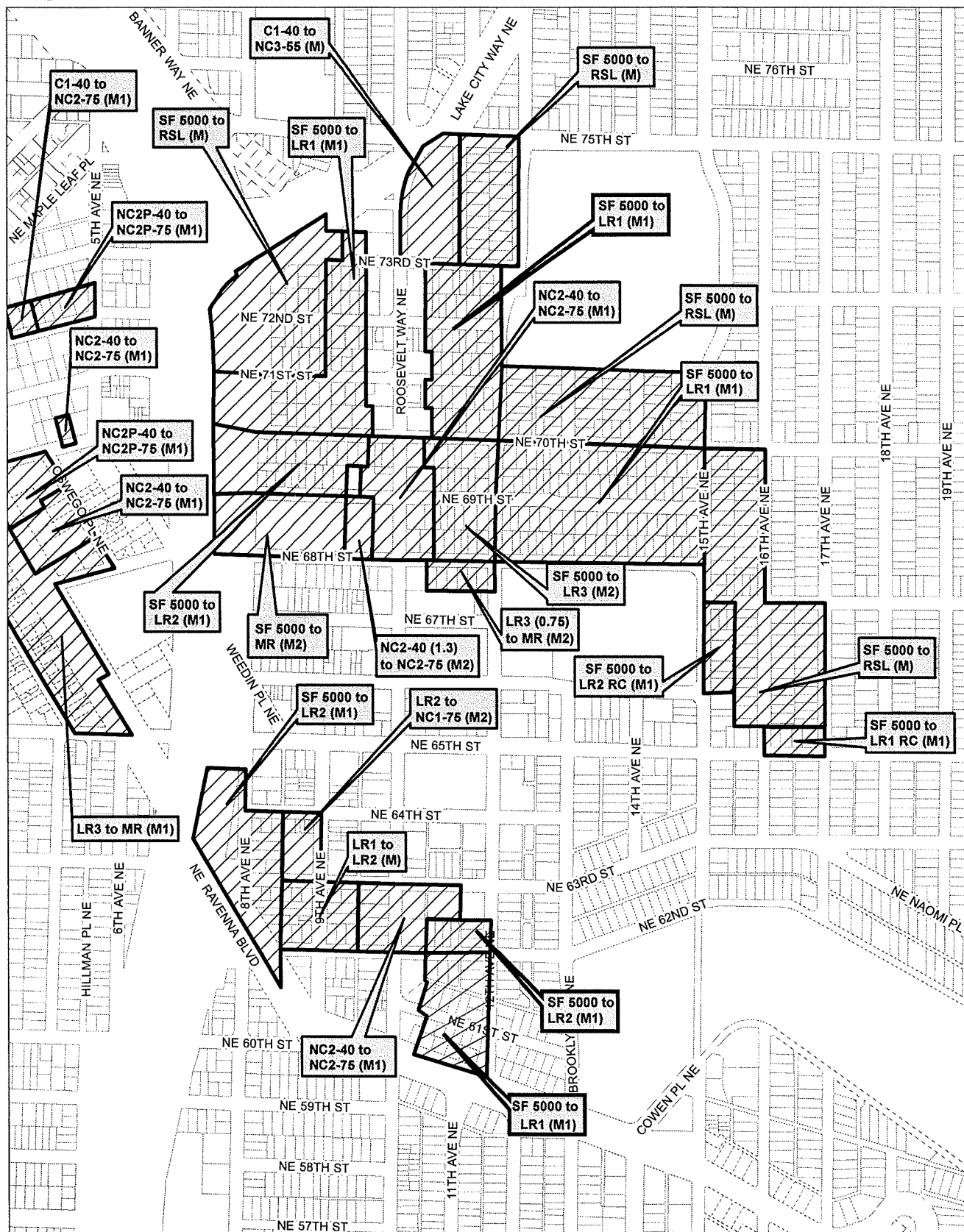
0 212.5 425 850 ft

 Area identified for specific rezone

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Map 20



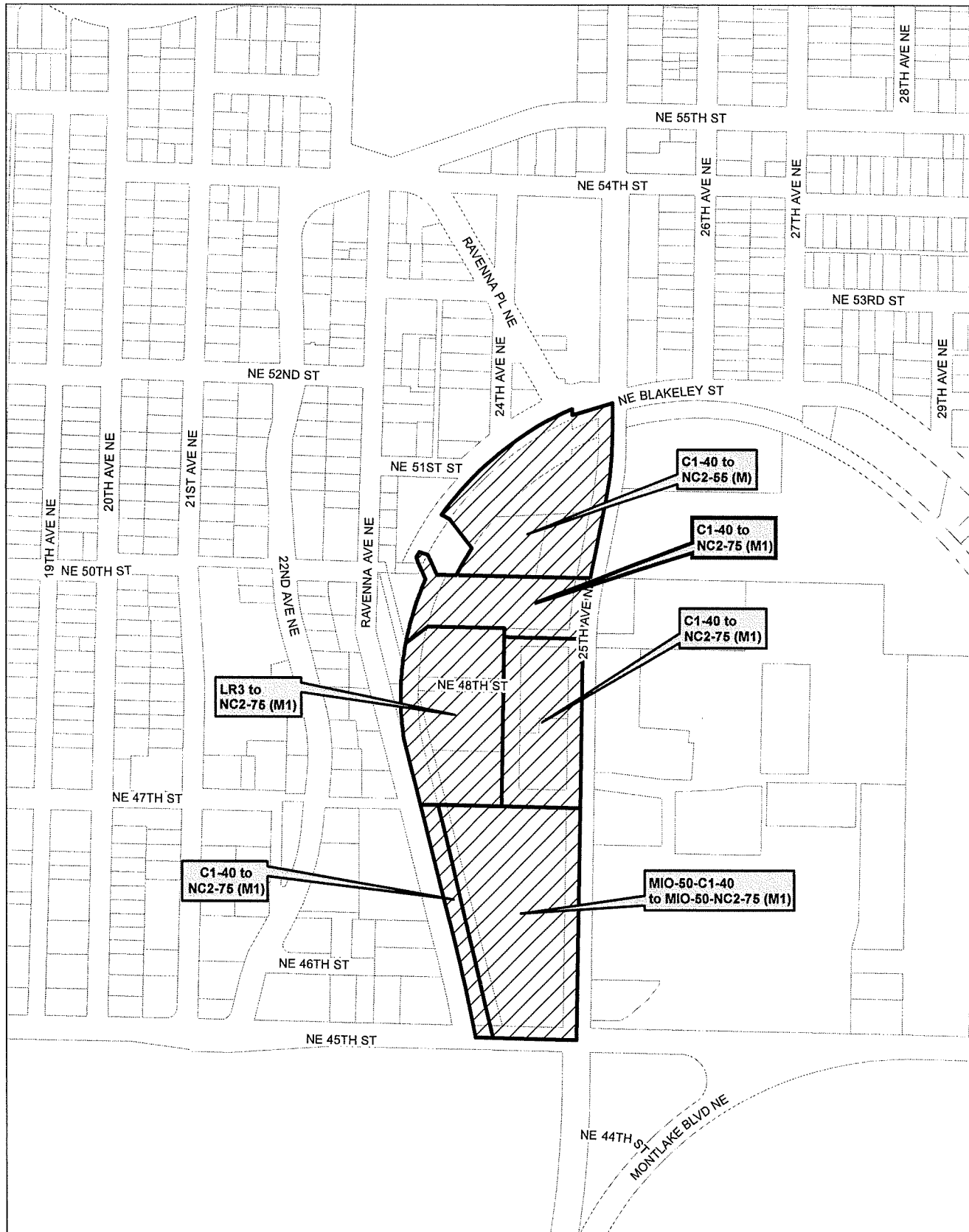
0 300 600 1,200 ft



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Map 21



0 205 410 820 ft



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Map 22



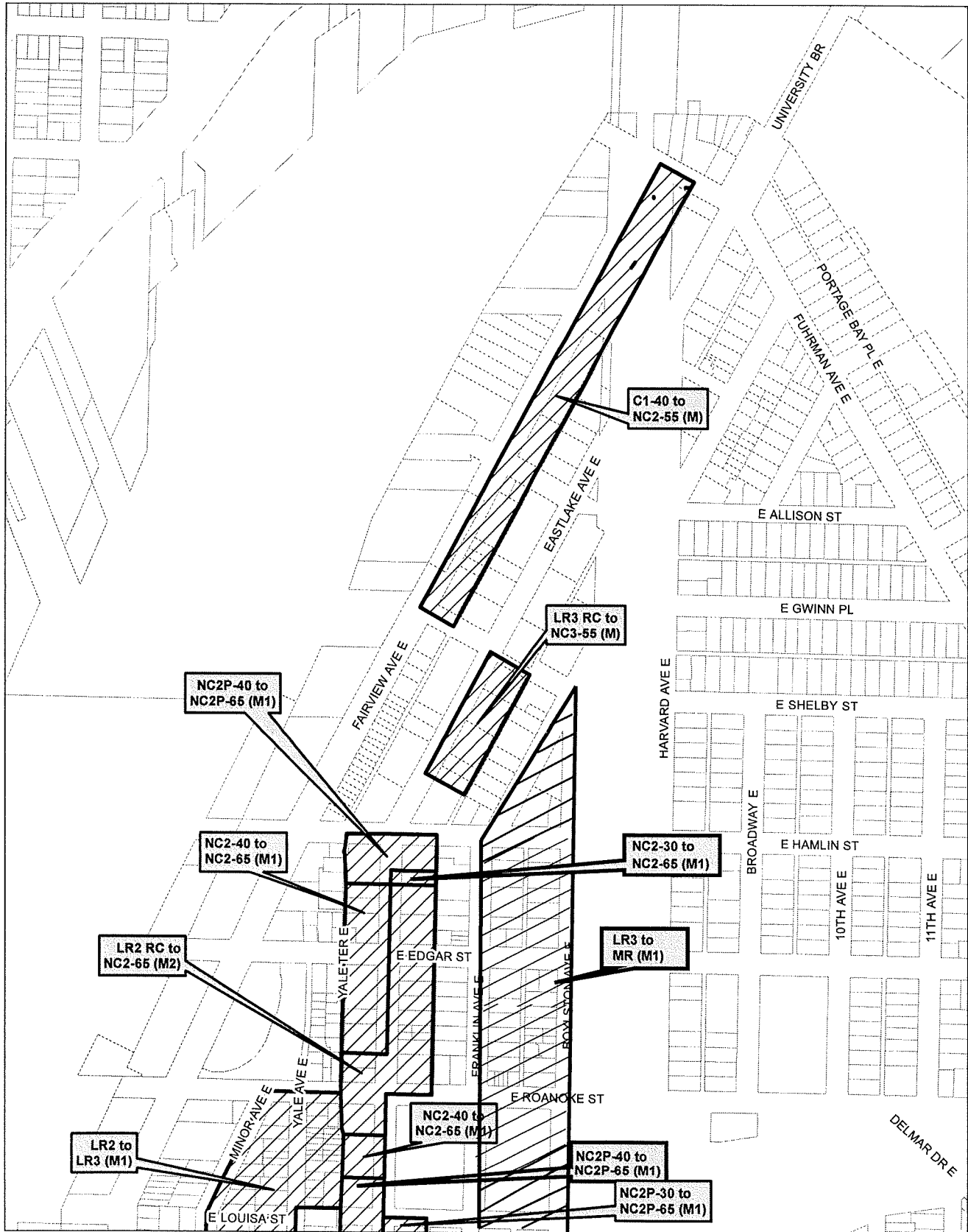
0 175 350 700 ft



Area identified
for specific rezoning

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Map 23



0 240 480 960 ft

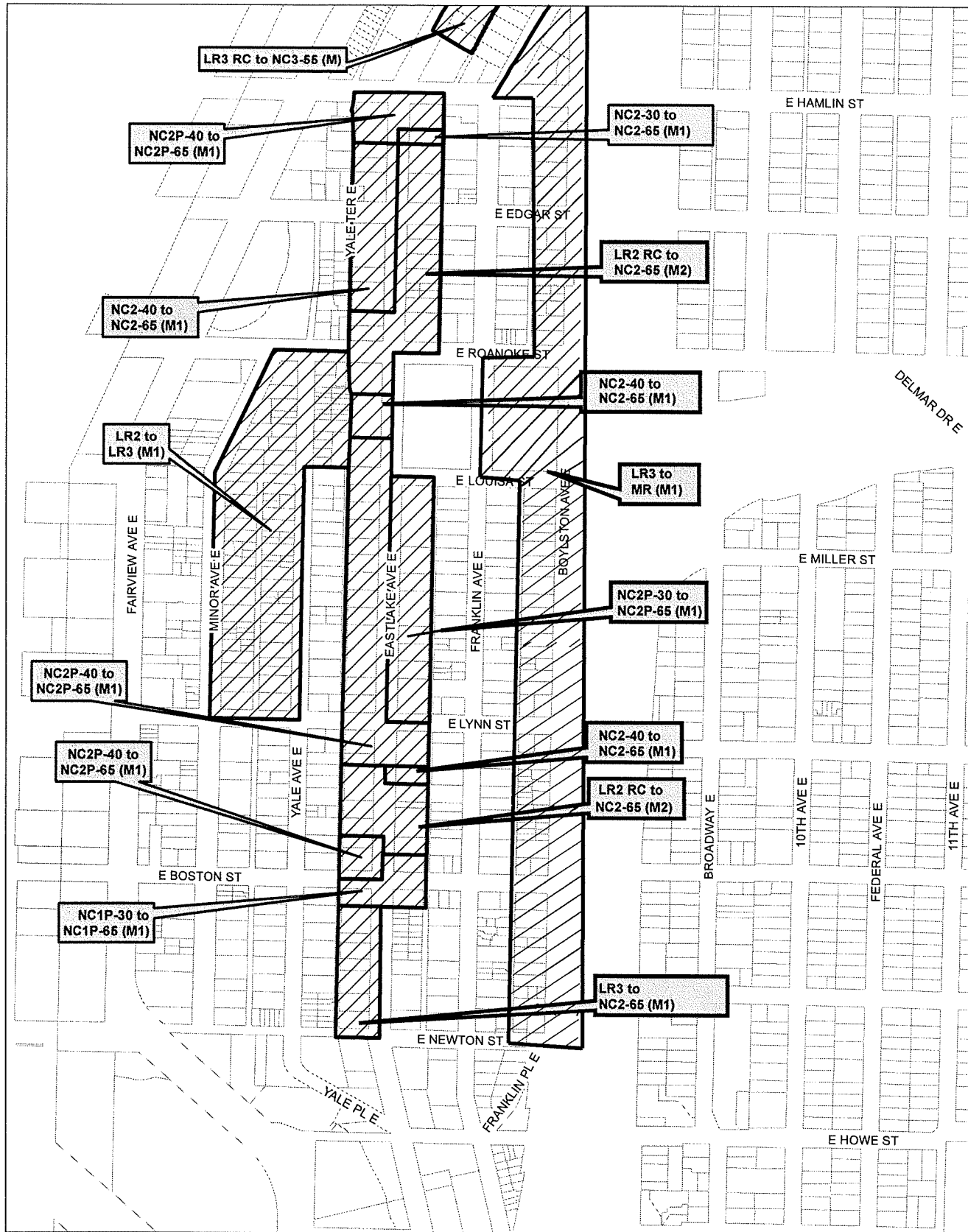


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Map 24

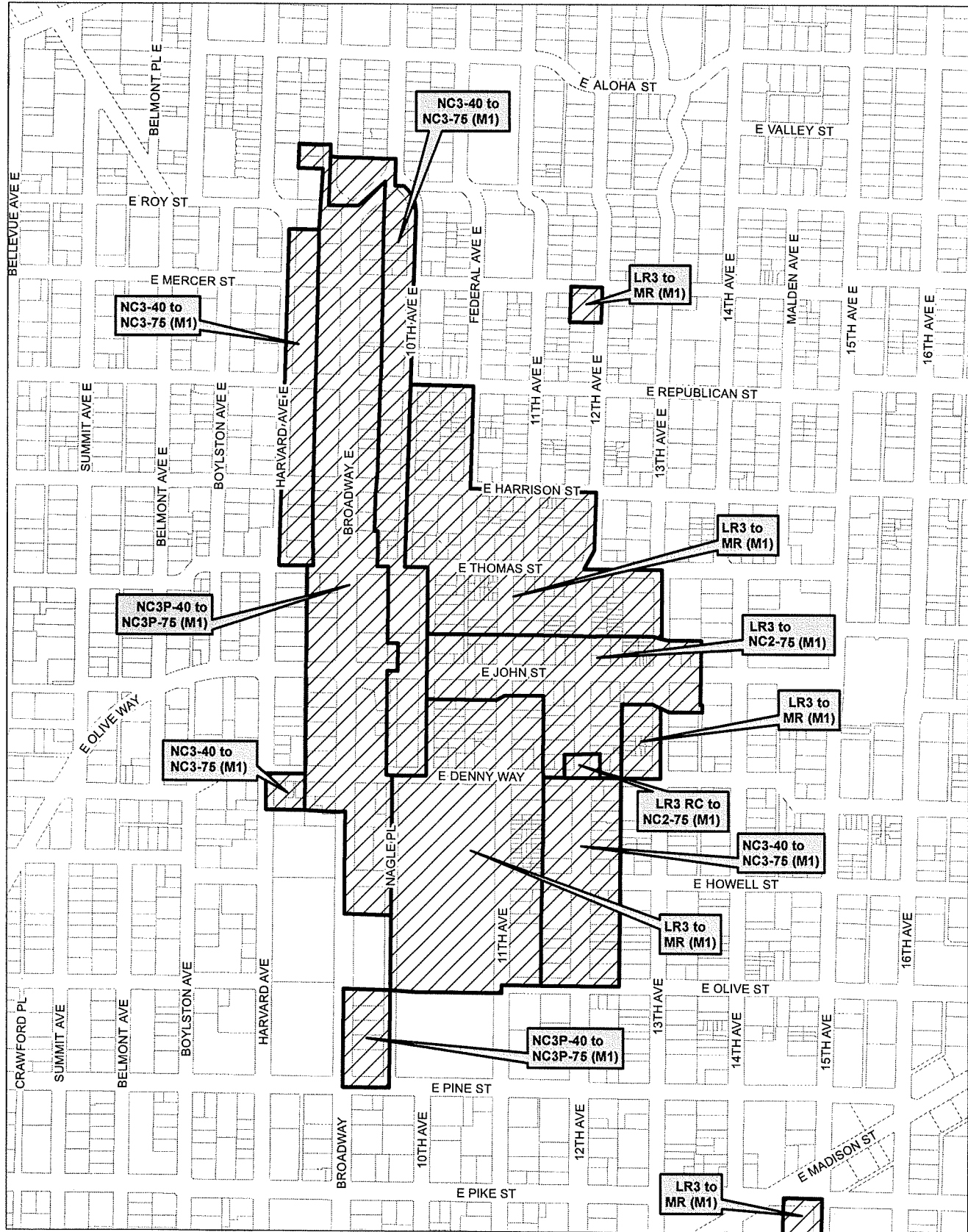


0 240 480 960 ft

 Area identified for specific rezone

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Map 25



0 280 560 1,120 ft



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Map 26

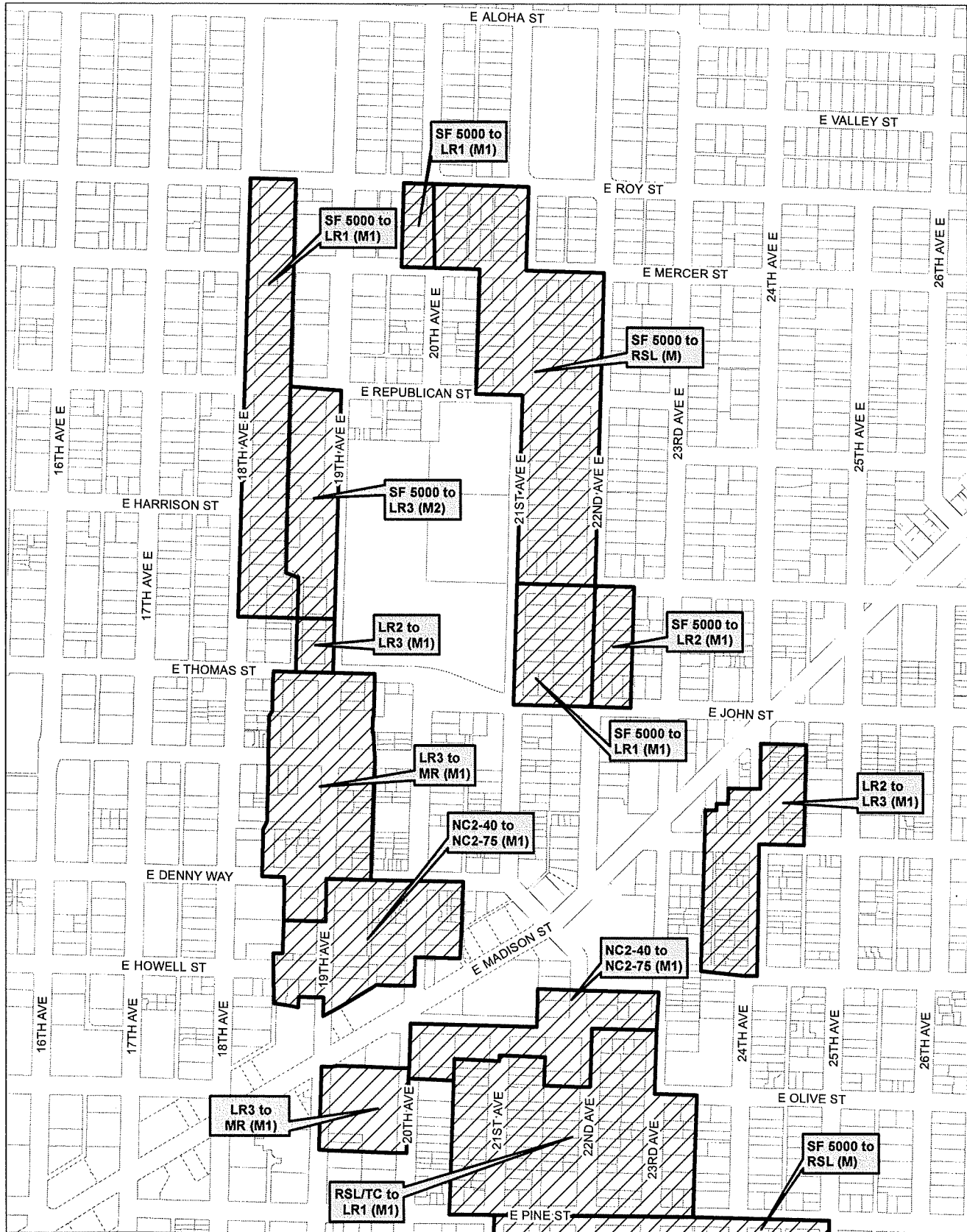


0 140 280 560 ft

 Area identified for specific rezone

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Map 27



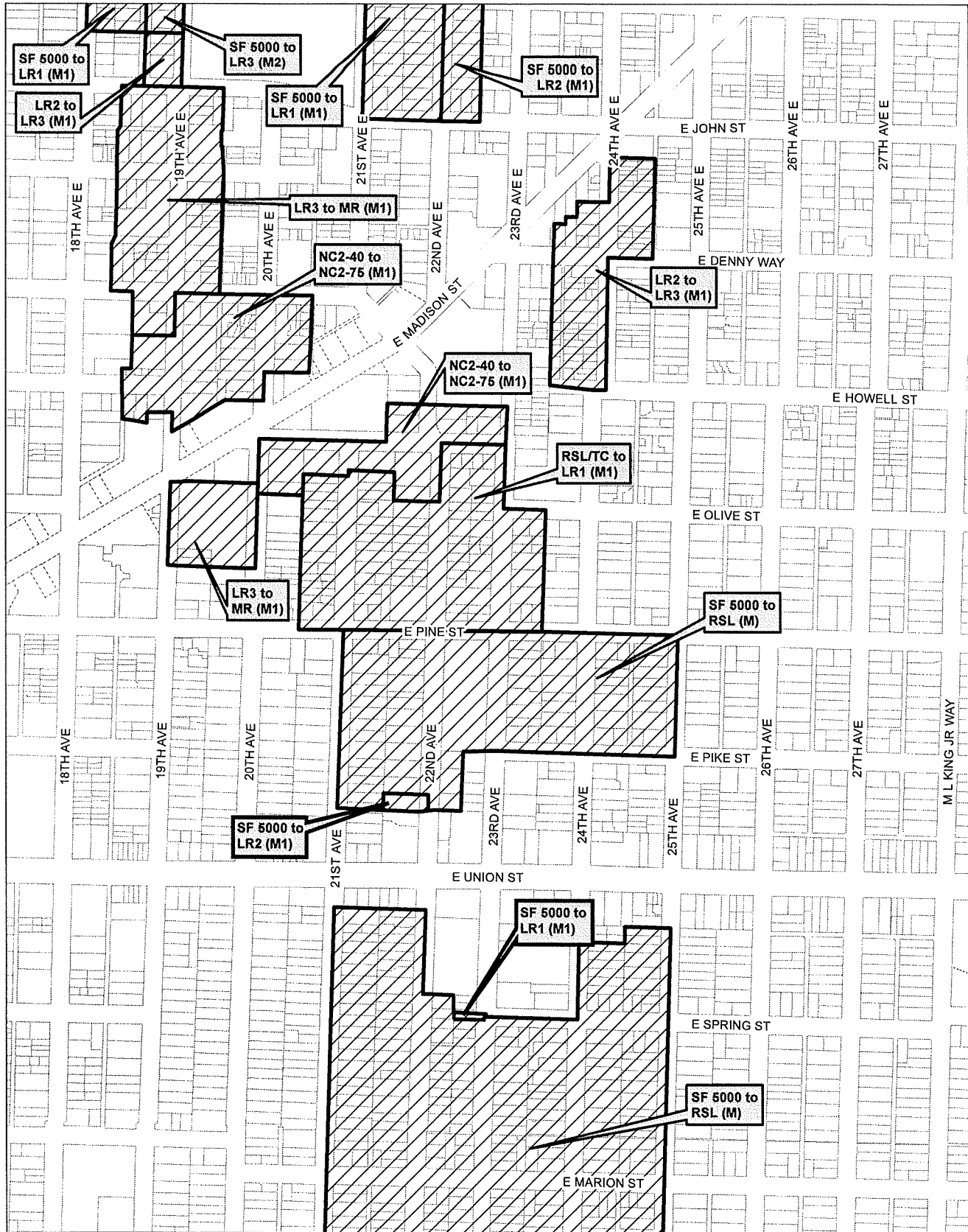
0 250 500 1,000 ft



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Map 28



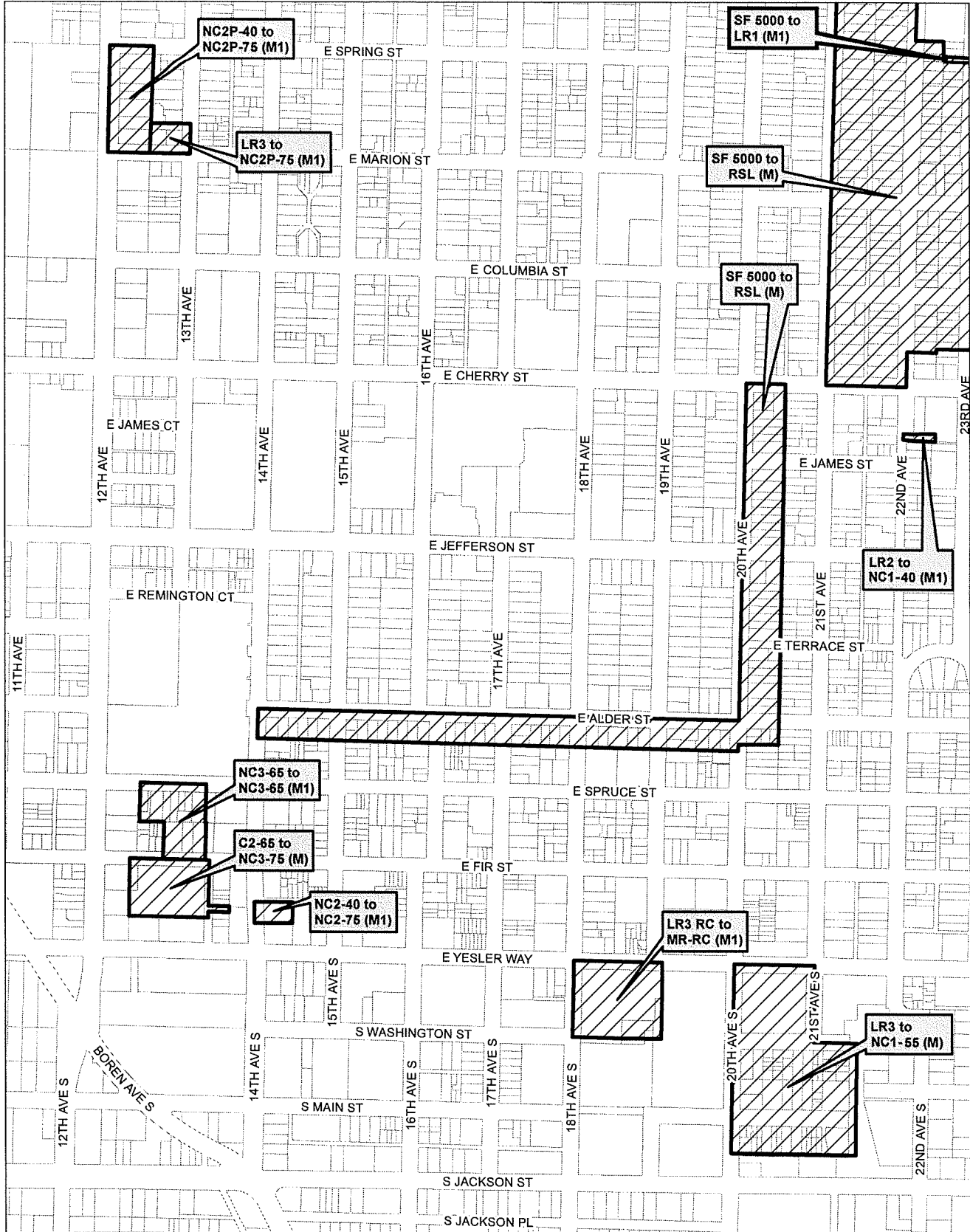
0 250 500 1,000 ft



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Map 29



0 275 550 1,100 ft

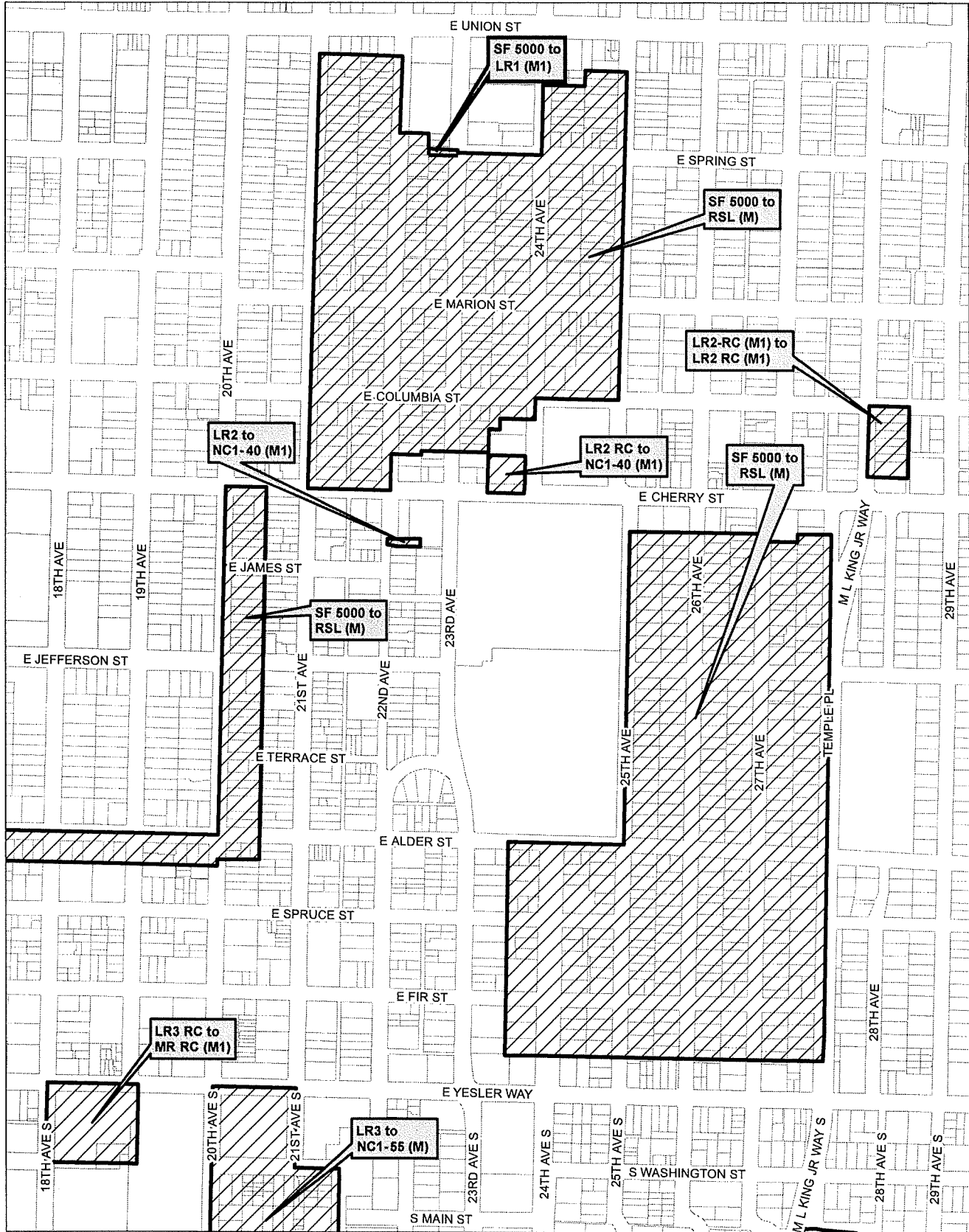


Area identified
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Map 30

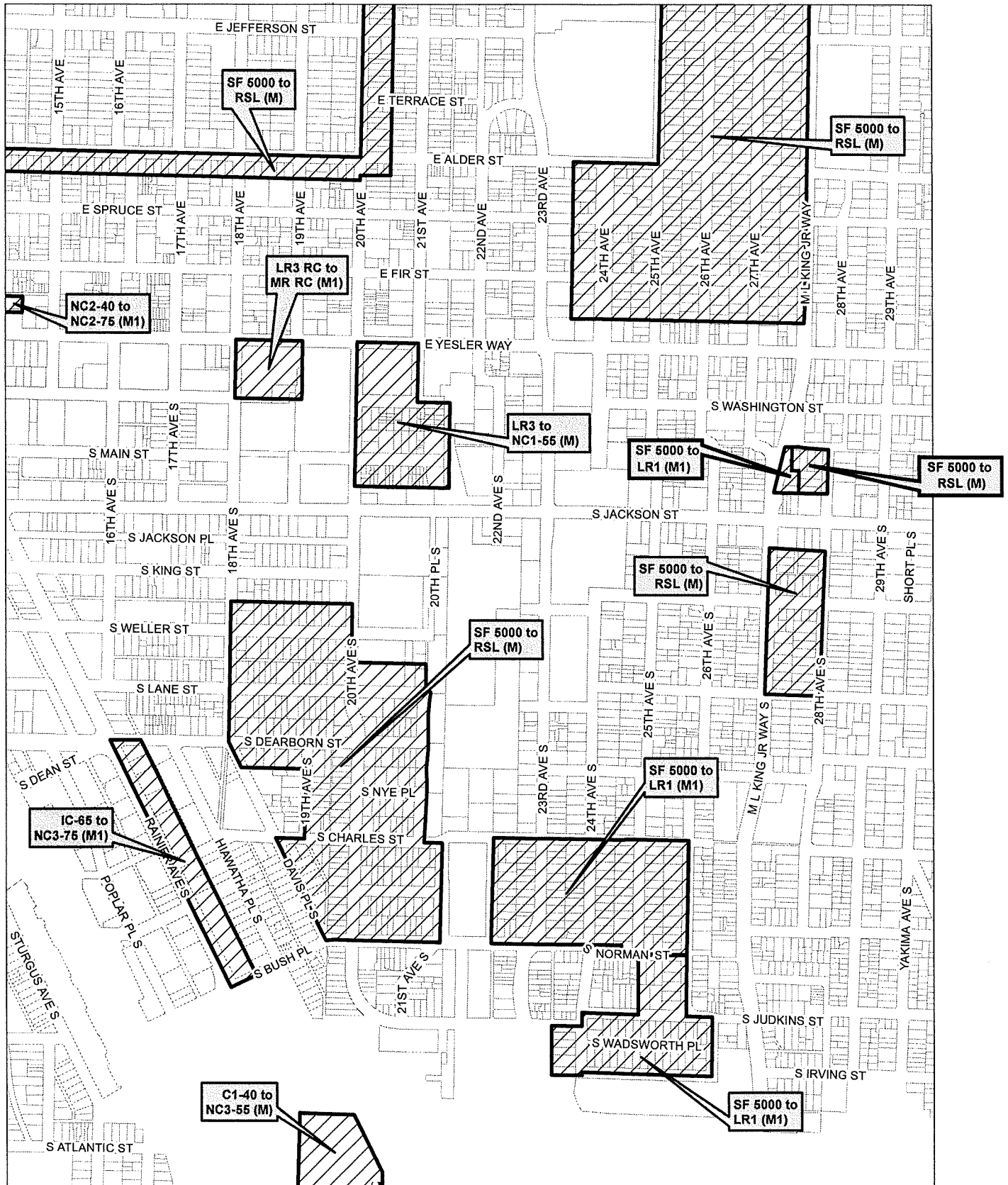


0 265 530 1,060 ft

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Map 31



0 350 700 1,400 ft



Area identified
for specific rezone

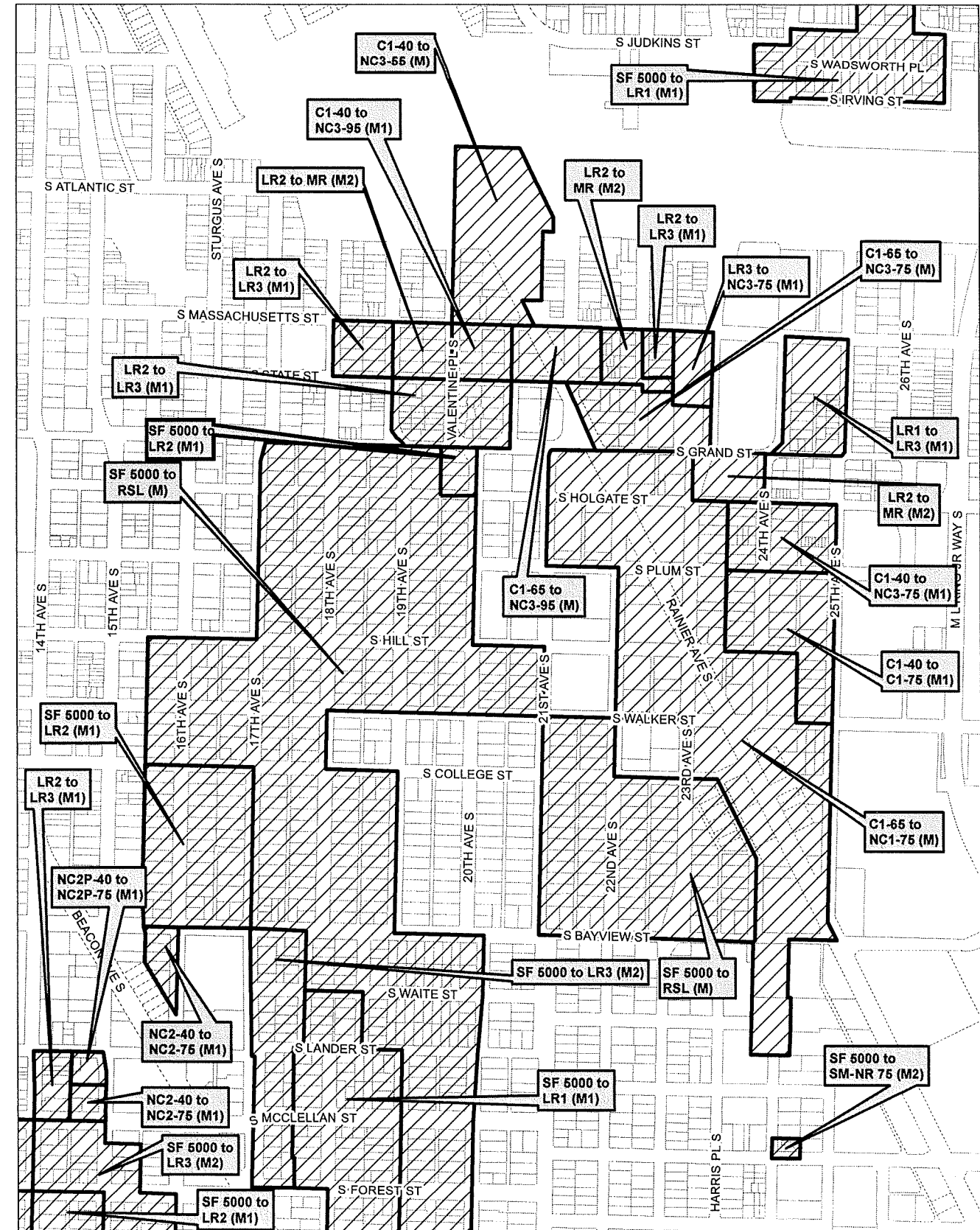
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Map 33



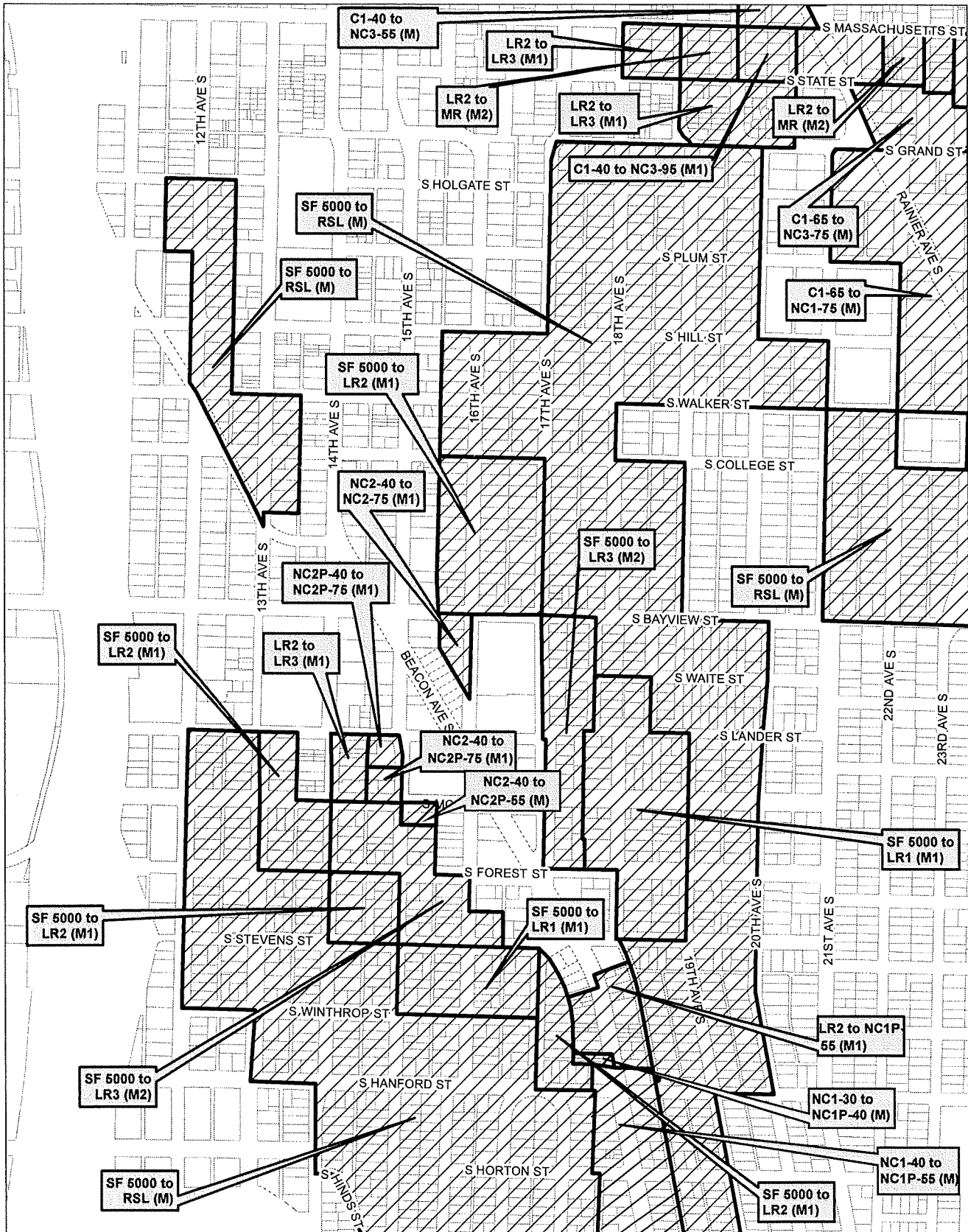
0 305 610 1,220 ft



Area identified
for specific rezone

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Map 34

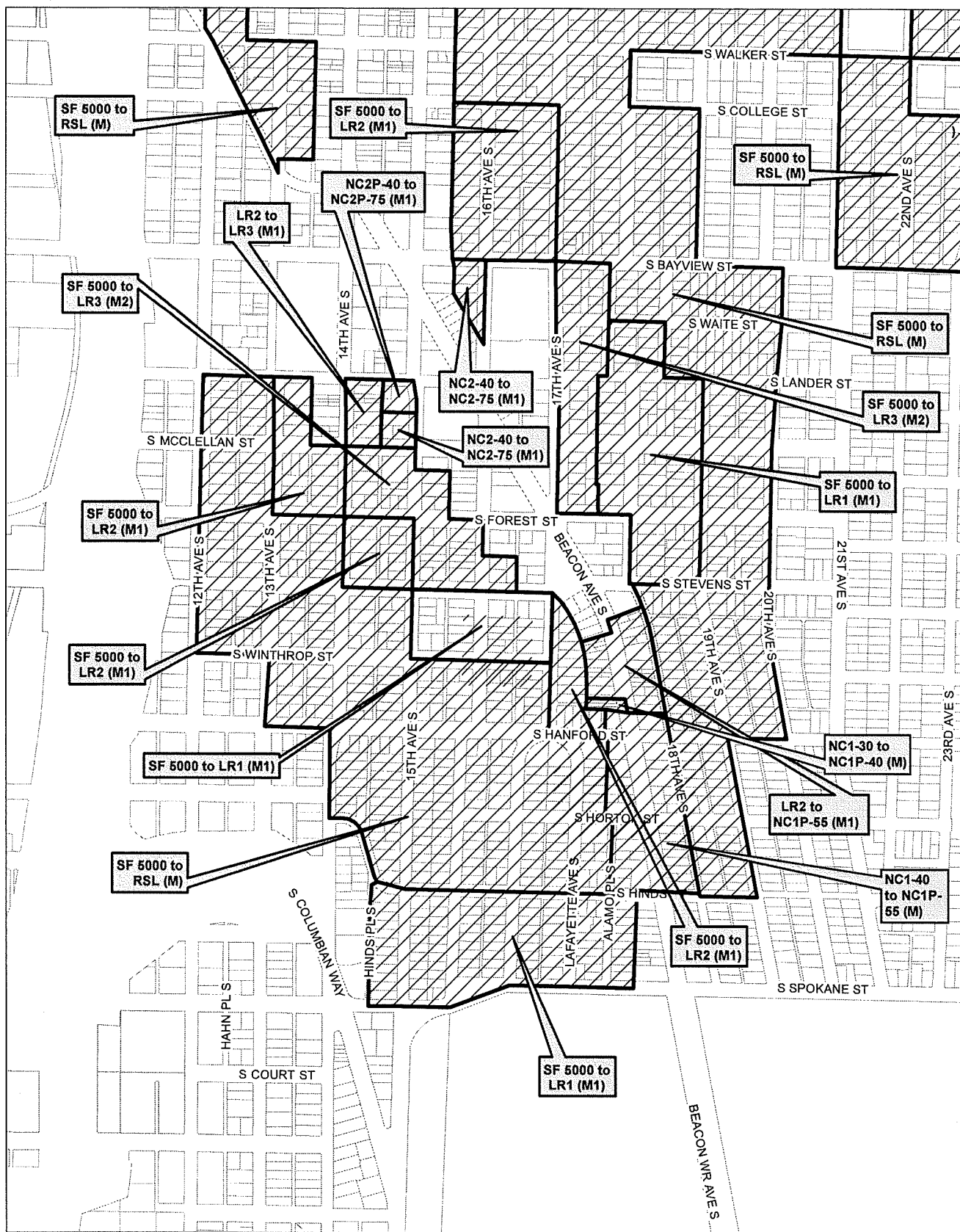


0 315 630 1,260 ft

 Area identified for specific rezone

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Map 35



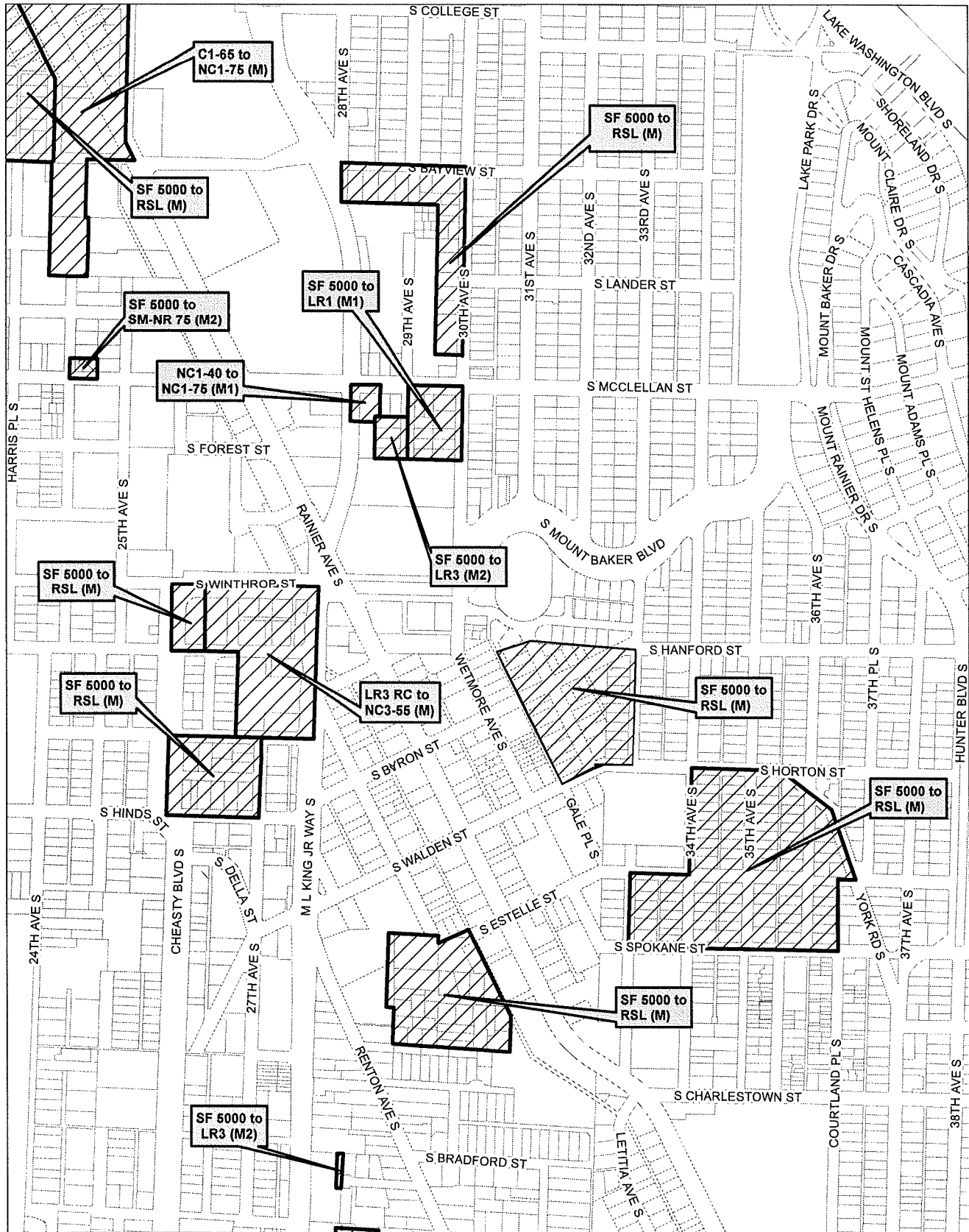
0 315 630 1,260 ft



Area identified
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Map 36



0 305 610 1,220 ft



Area identified
for specific rezone

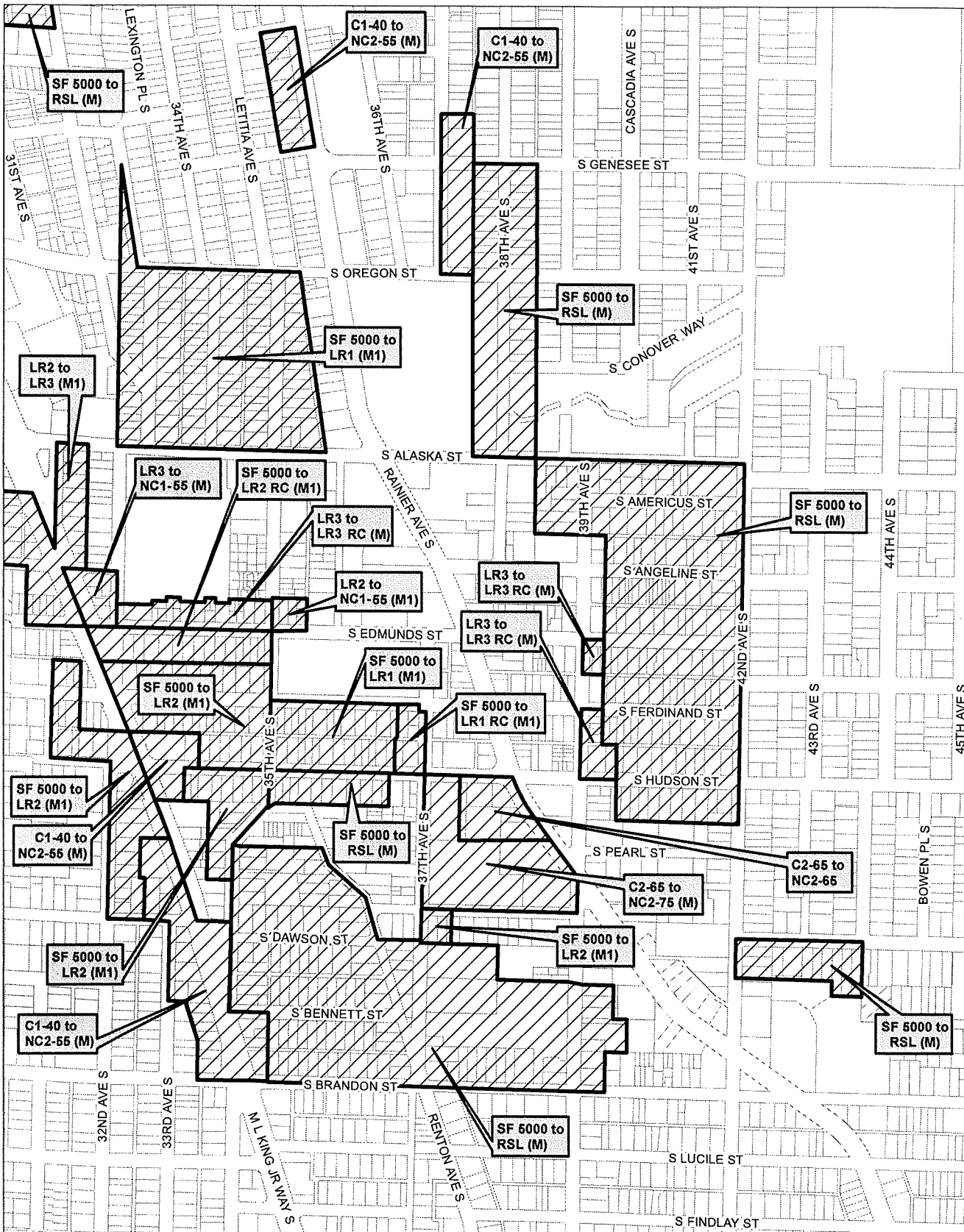
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Map 38



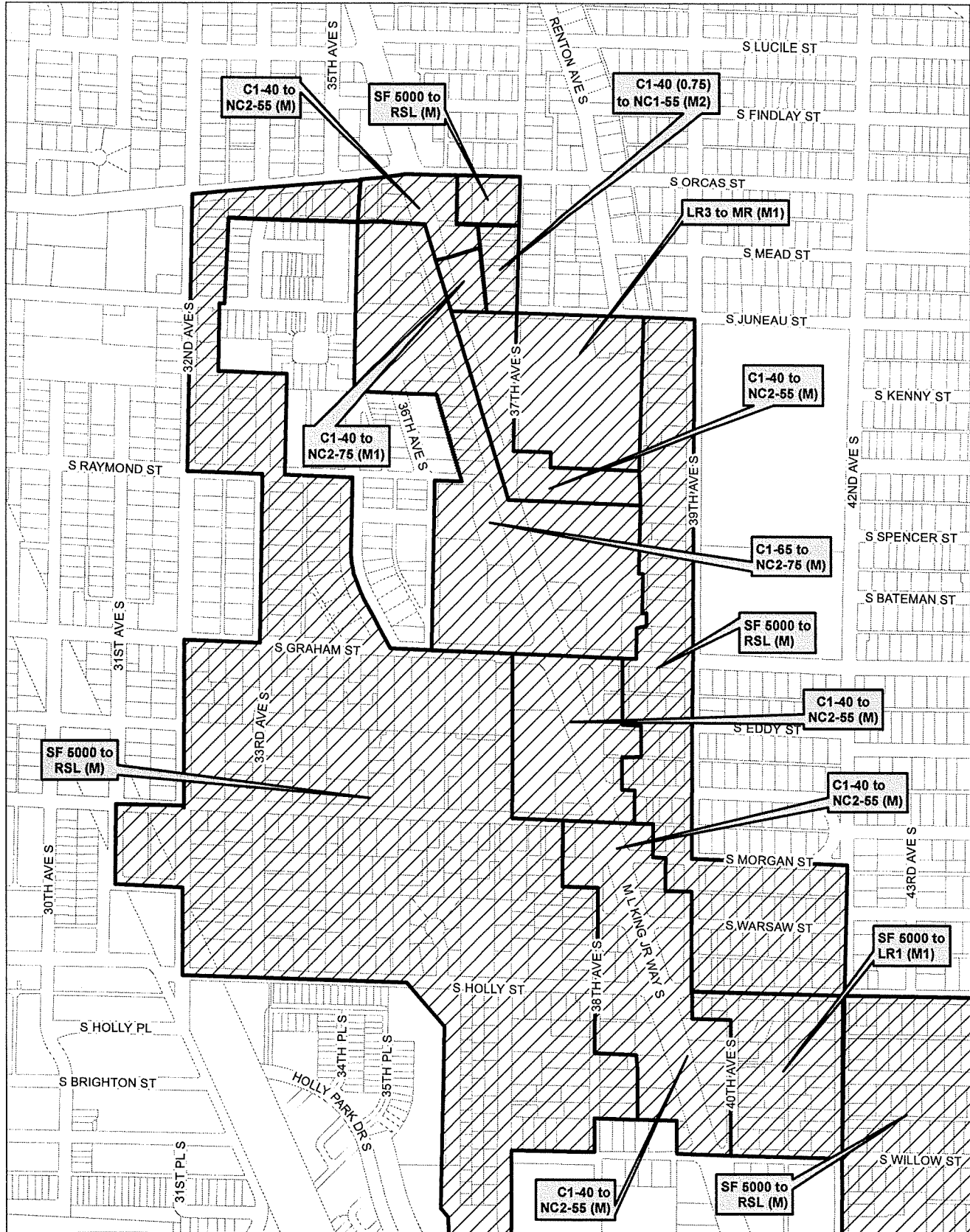
0 290 580 1,160 ft



Area identified
for specific rezone

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Map 39

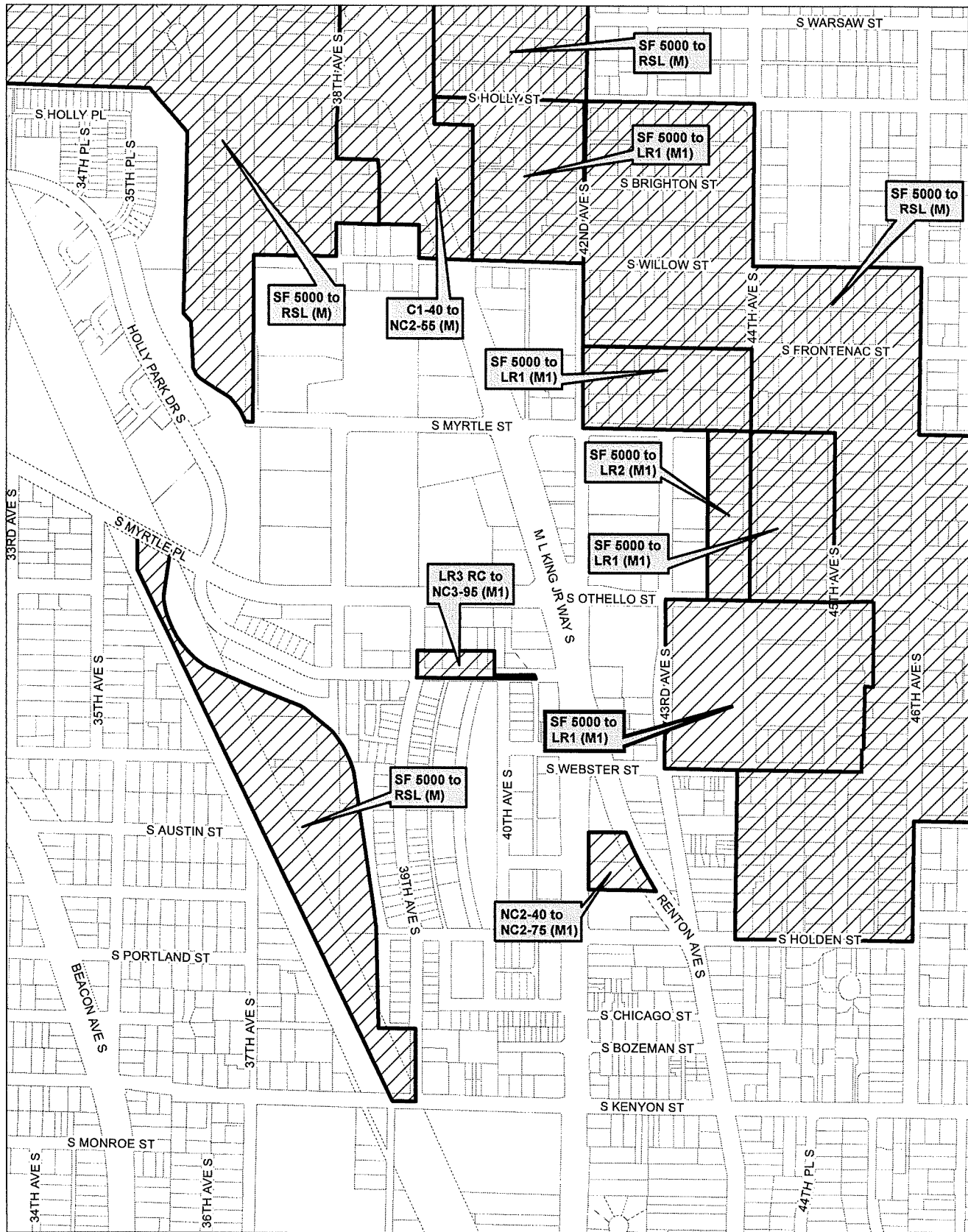


0 275 550 1,100 ft

 Area identified for specific rezone

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Map 40

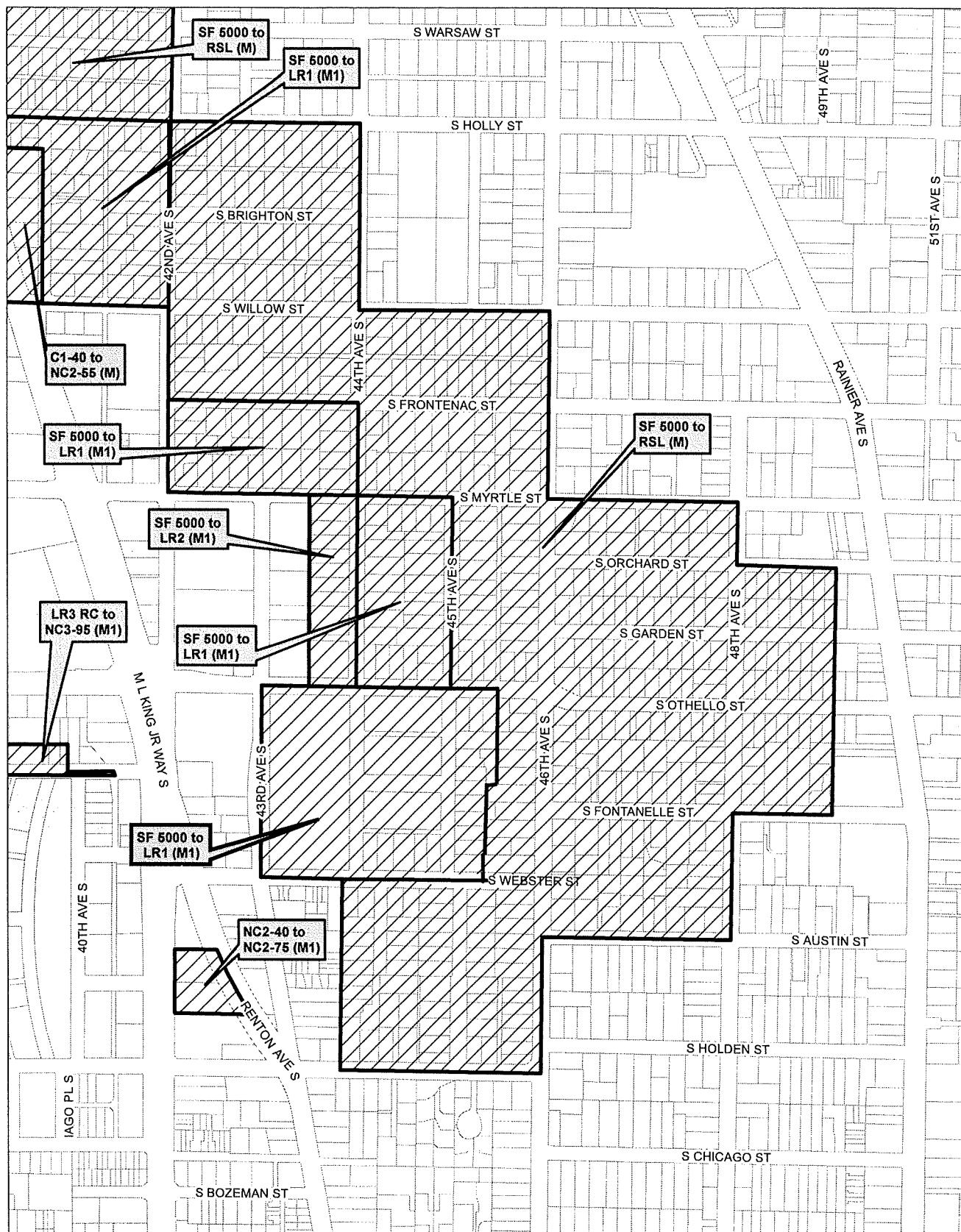


0 275 550 1,100 ft

 Area identified for specific rezone

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Map 41



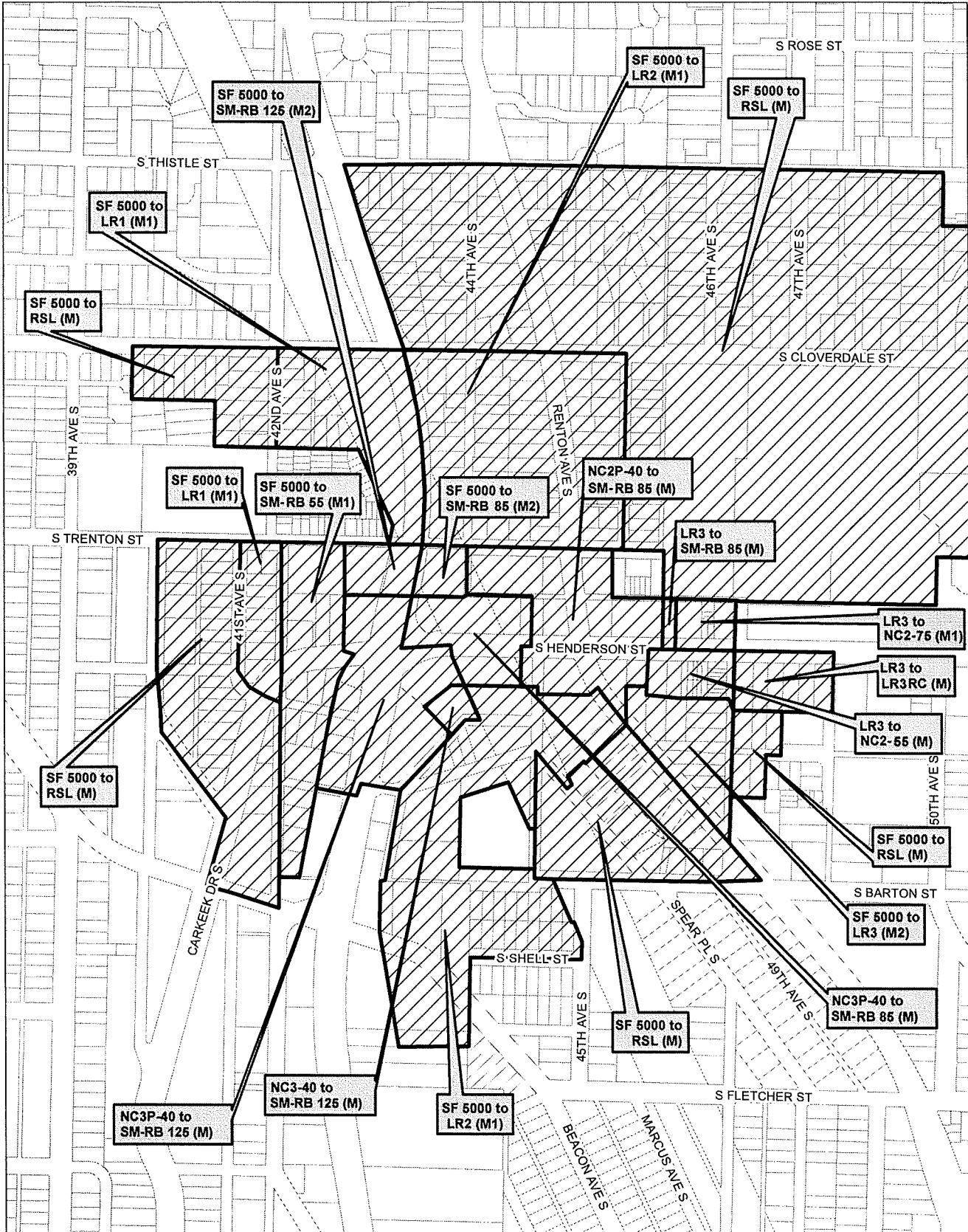
0 245 490 980 ft



Area identified
for specific rezone

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Map 42

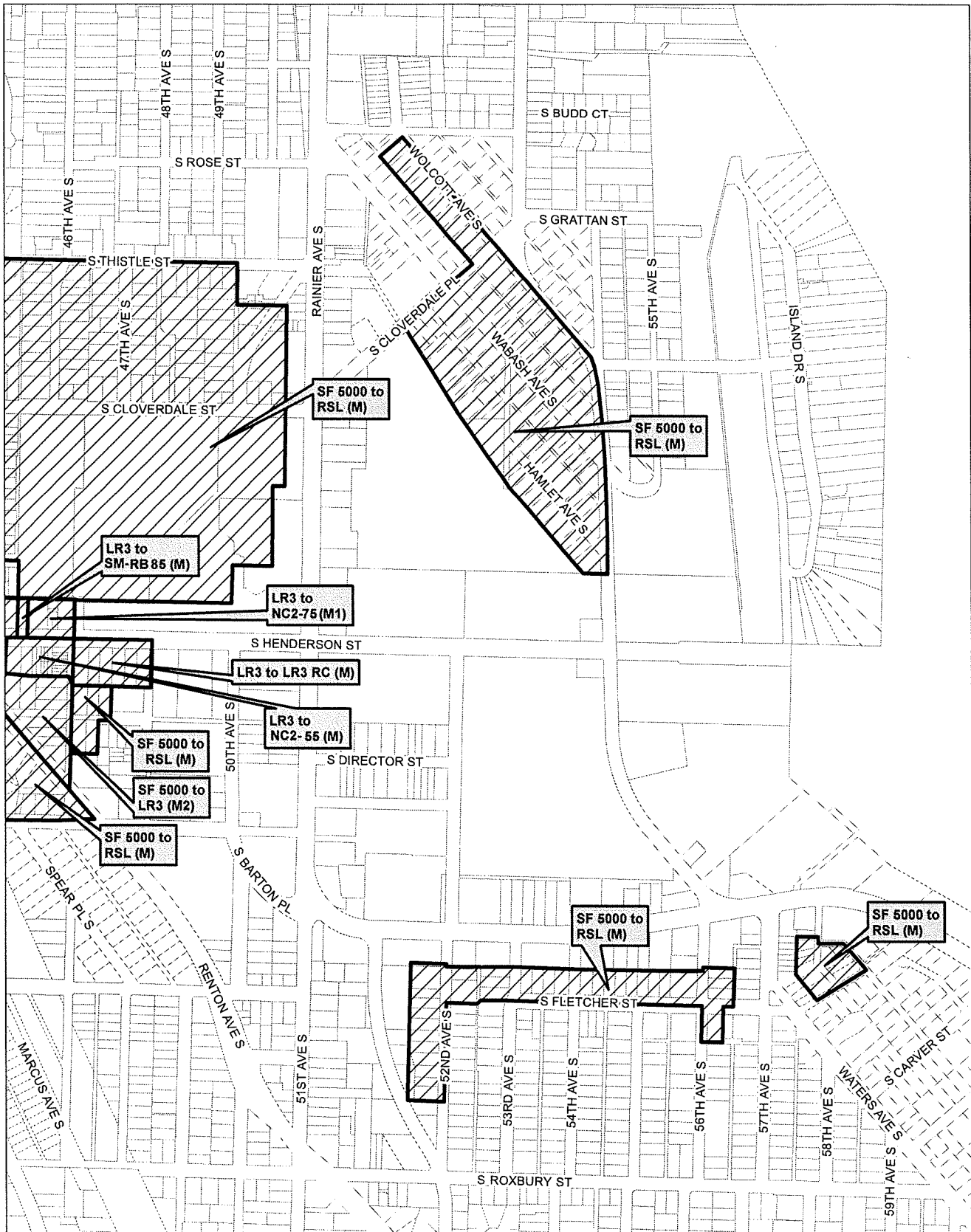


0 245 490 980 ft

 Area identified for specific rezone

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Map 43



0 305 610 1,220 ft

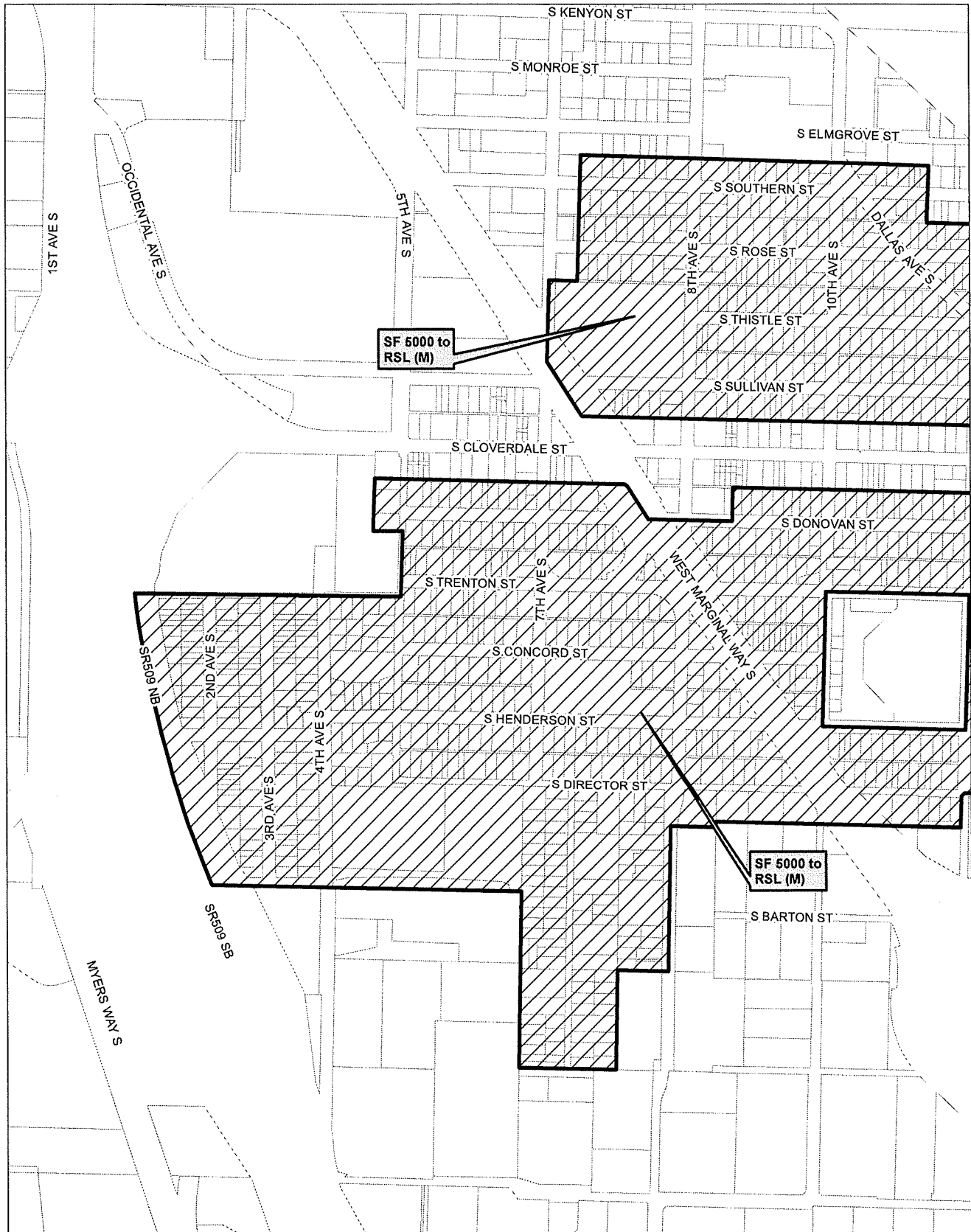


Area identified
for specific rezone

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Map 44



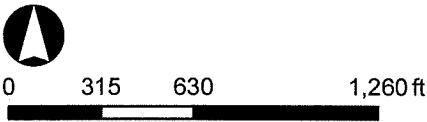
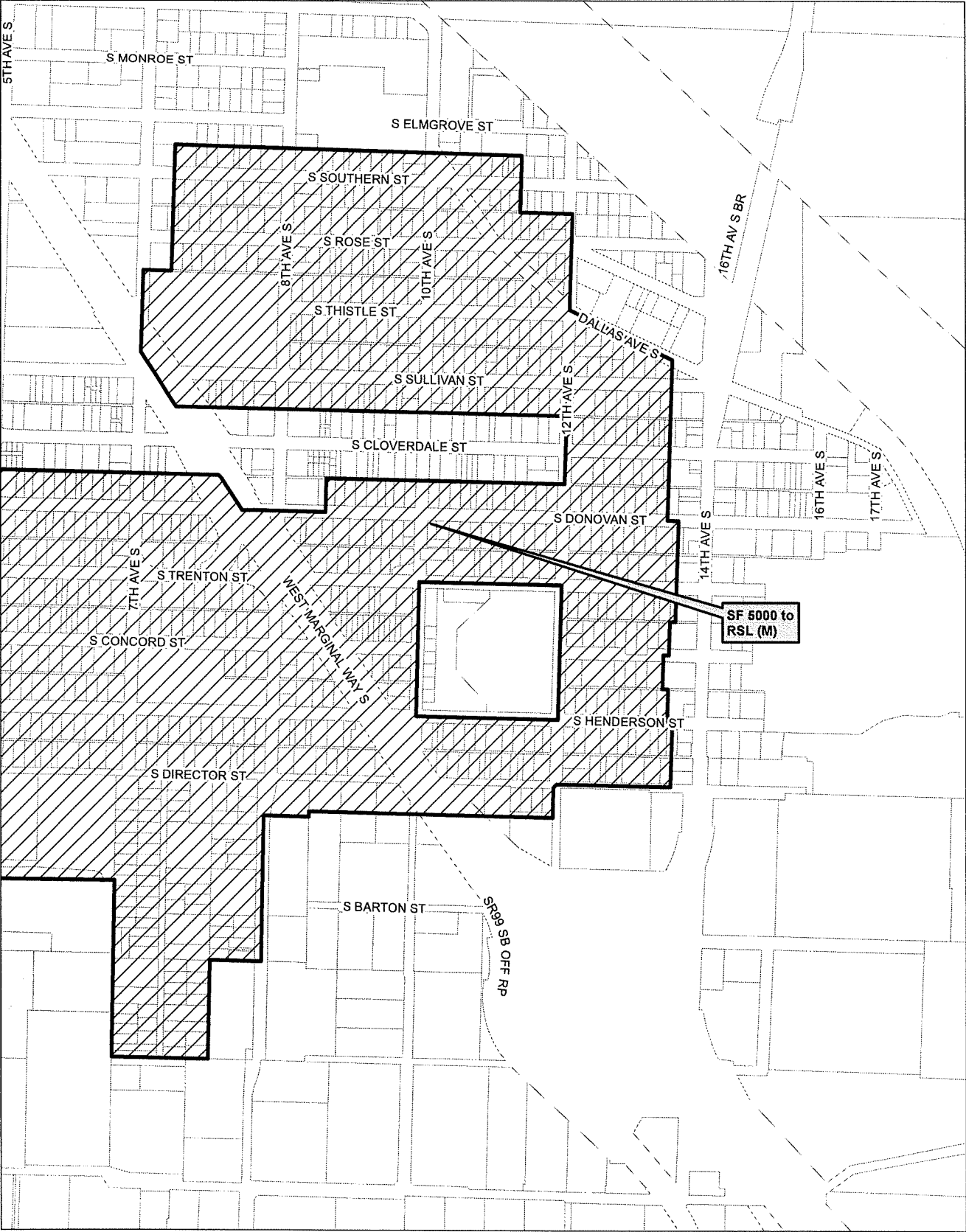
0 315 630 1,260 ft



Area identified
for specific rezone

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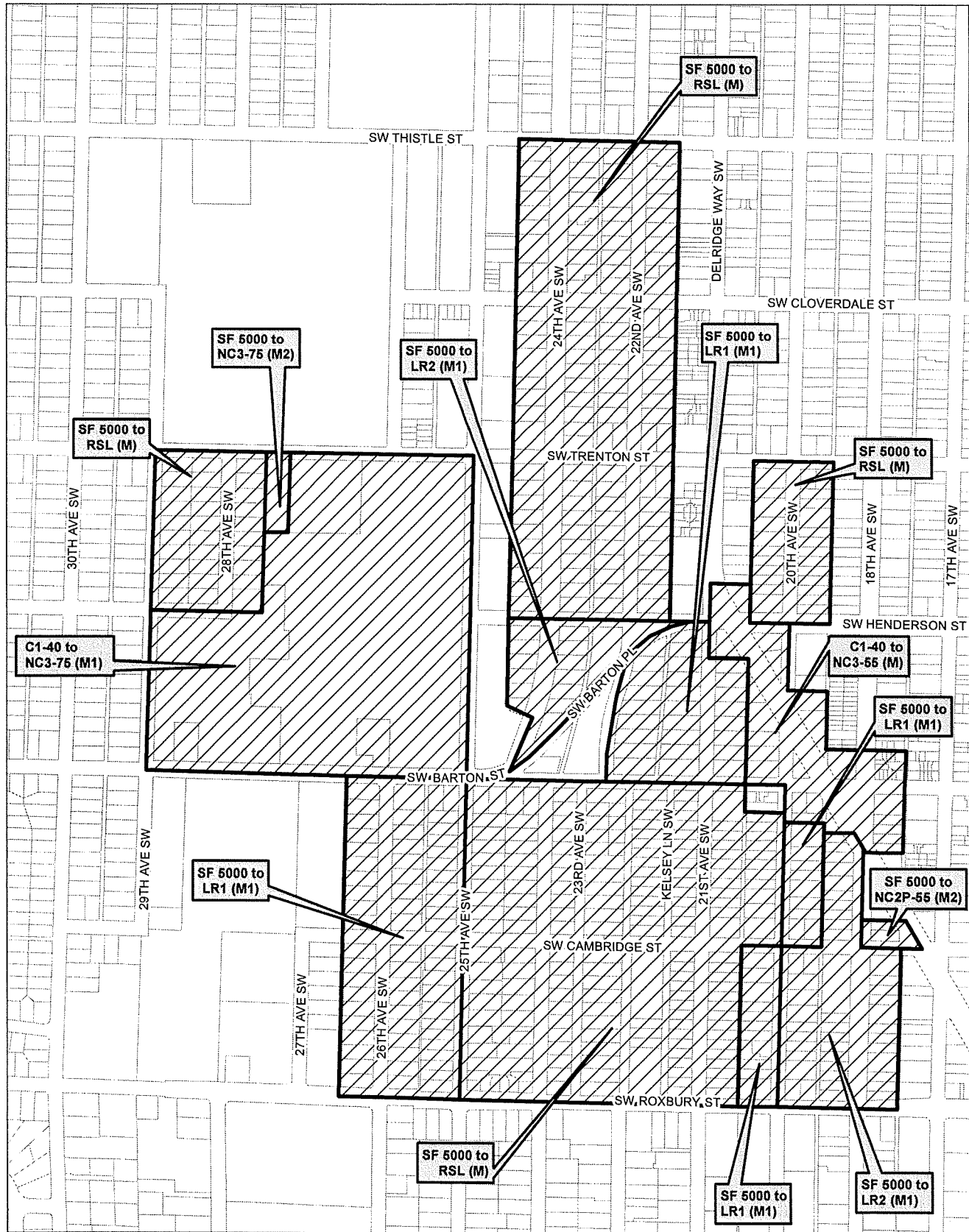
Map 45



 Area identified for specific rezone

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Map 46



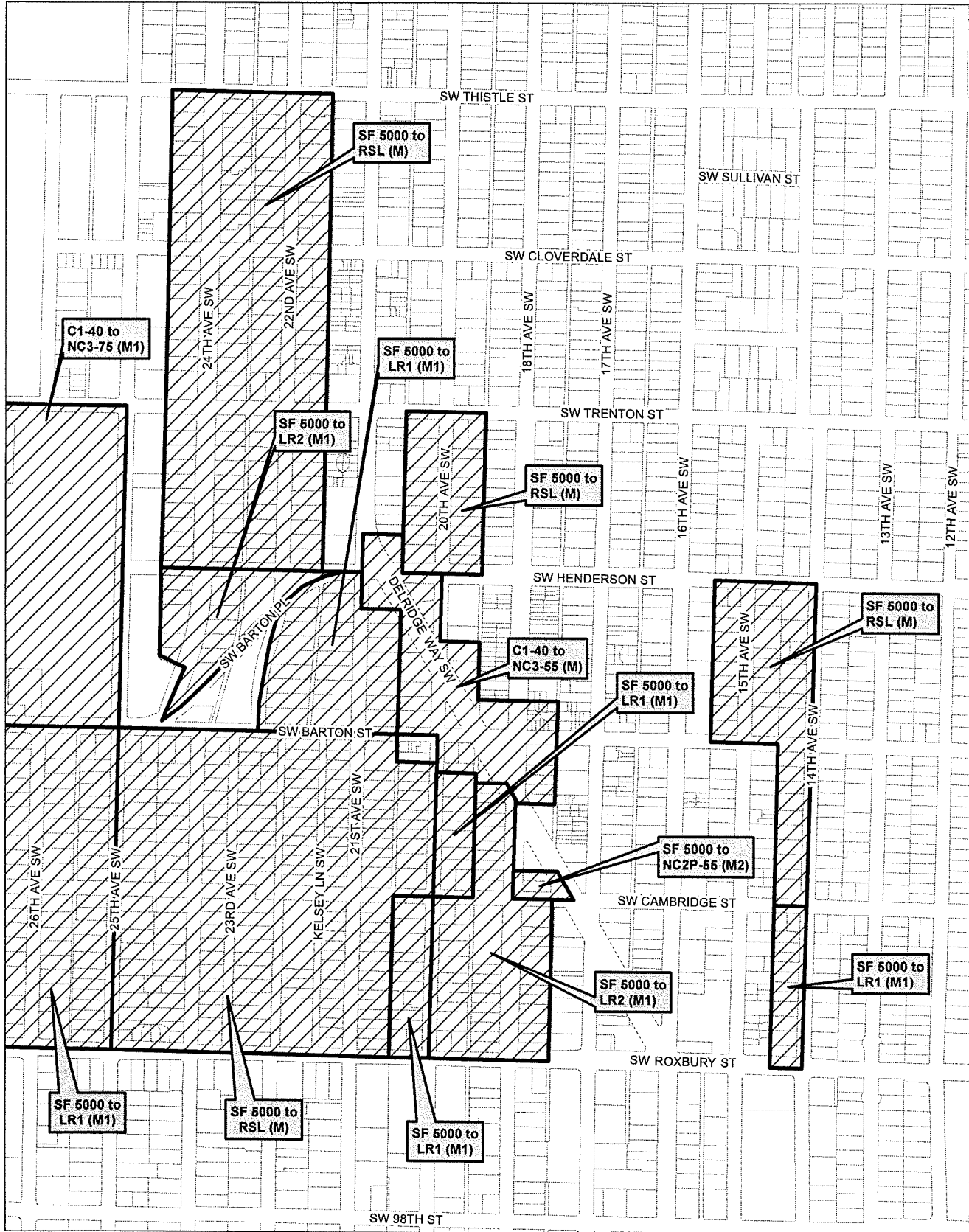
0 285 570 1,140 ft



Area identified
for specific rezone

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Map 47

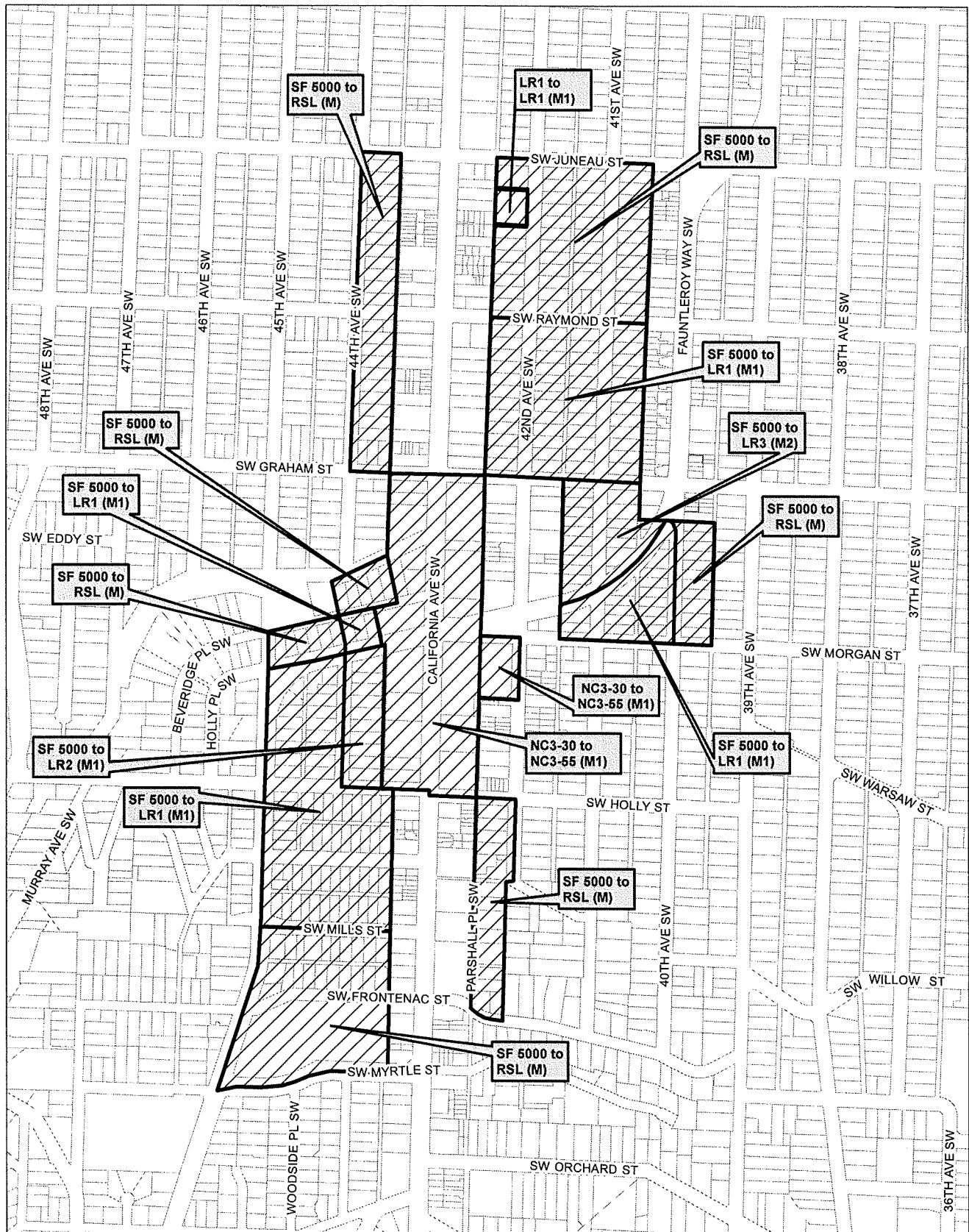


0 285 570 1,140 ft

 Area identified for specific rezone

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Map 48

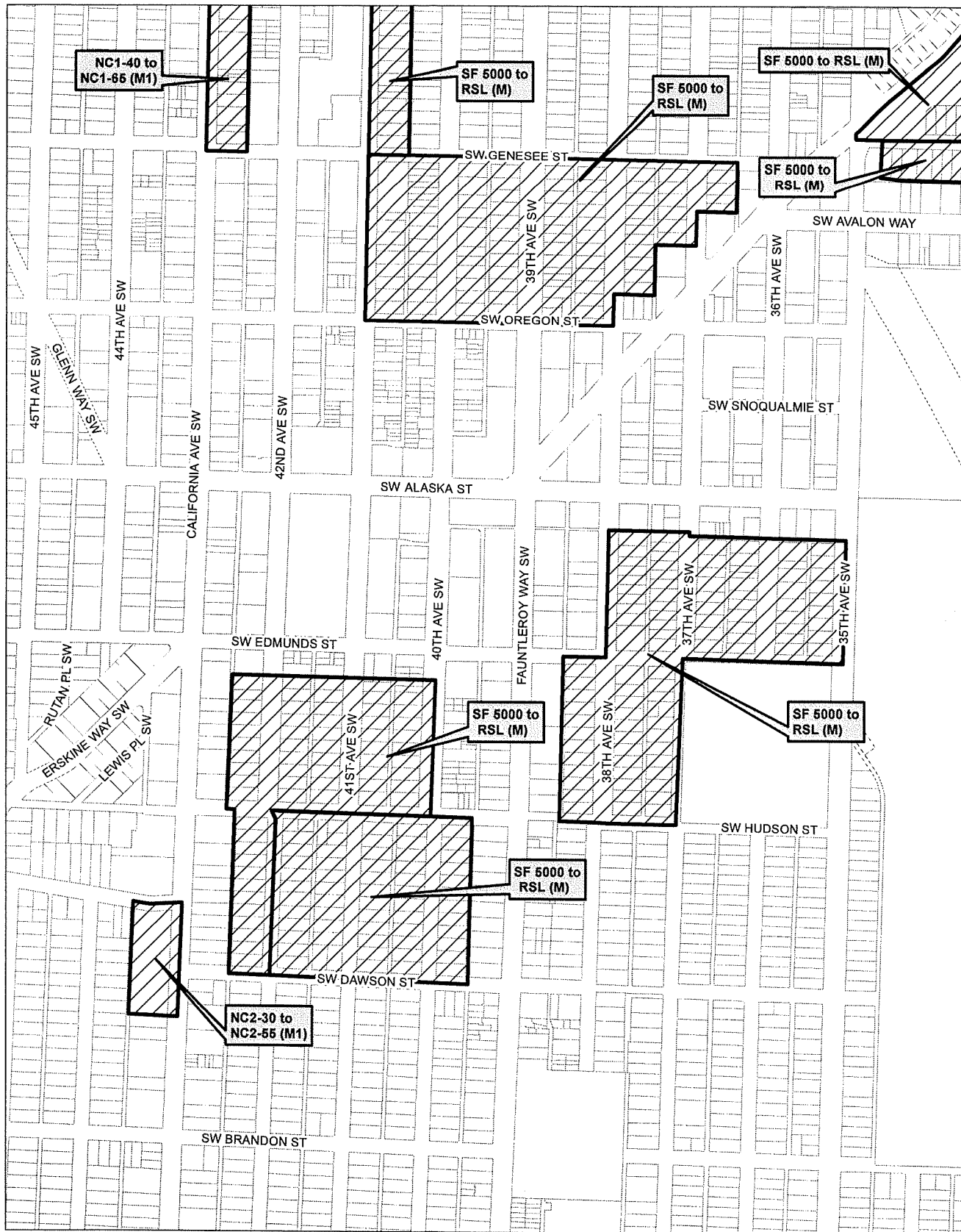


0 285 570 1,140 ft

 Area identified for specific rezone

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Map 49



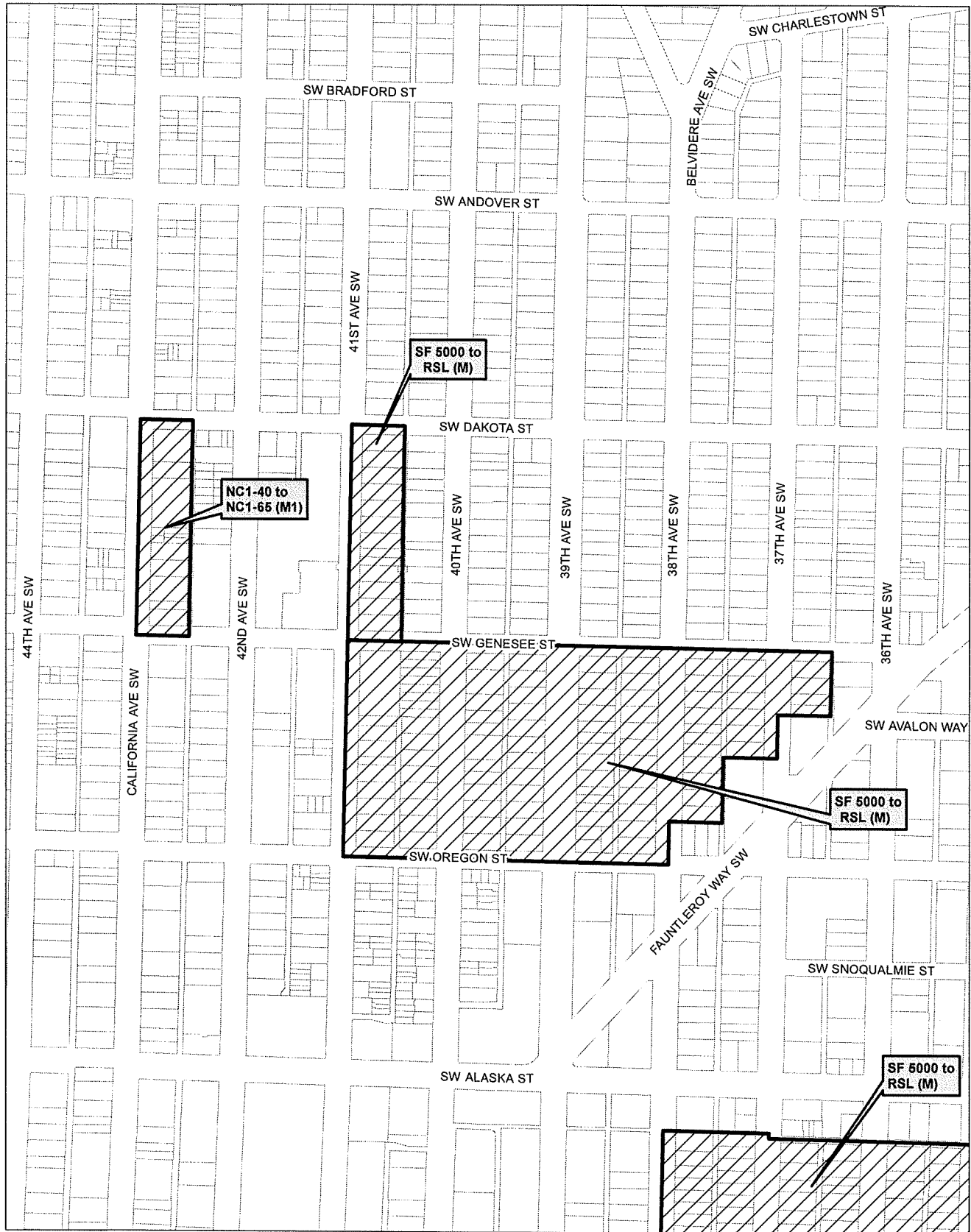
0 275 550 1,100 ft



Area identified
for specific rezone

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Map 50



0 215 430 860 ft

 Area identified for specific rezone

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Map 51



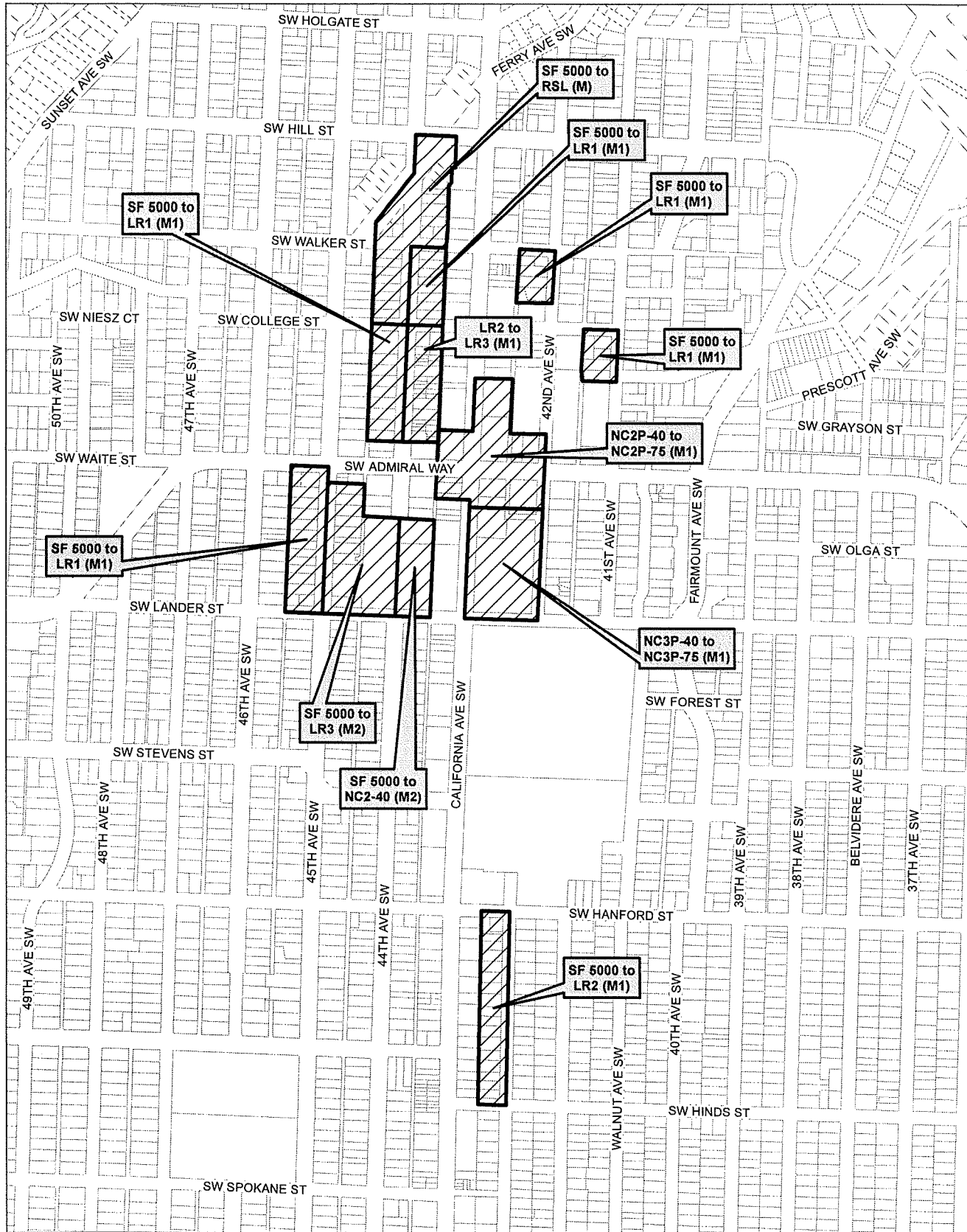
0 215 430 860 ft



Area identified
for specific rezone

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Prepared March 2019, by Council Central Staff
Prepared January 9, 2019, by OPCD.

Map 52



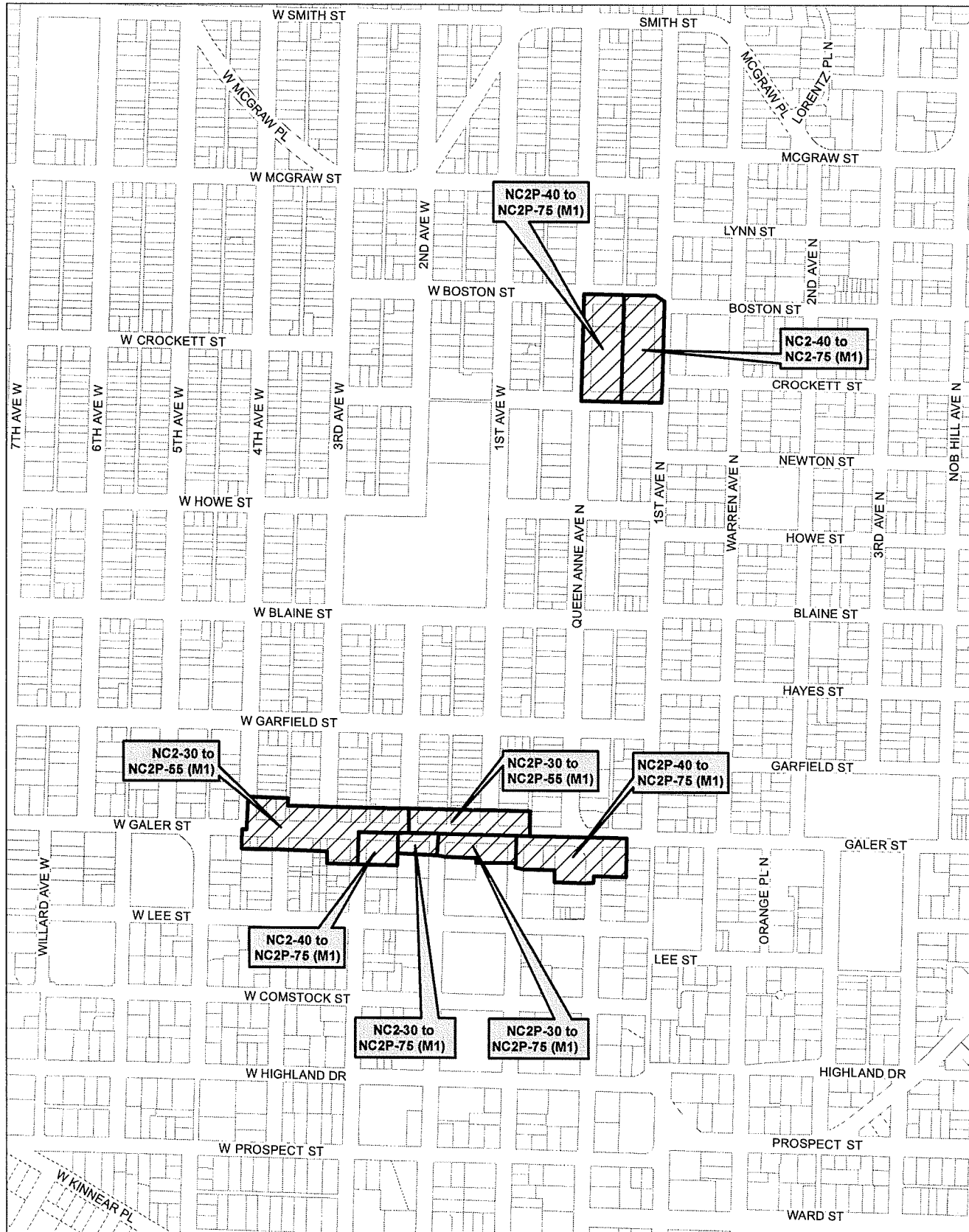
0 320 640 1,280 ft



Area identified
for specific rezone

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Prepared March 2019, by Council Central Staff

Map 53



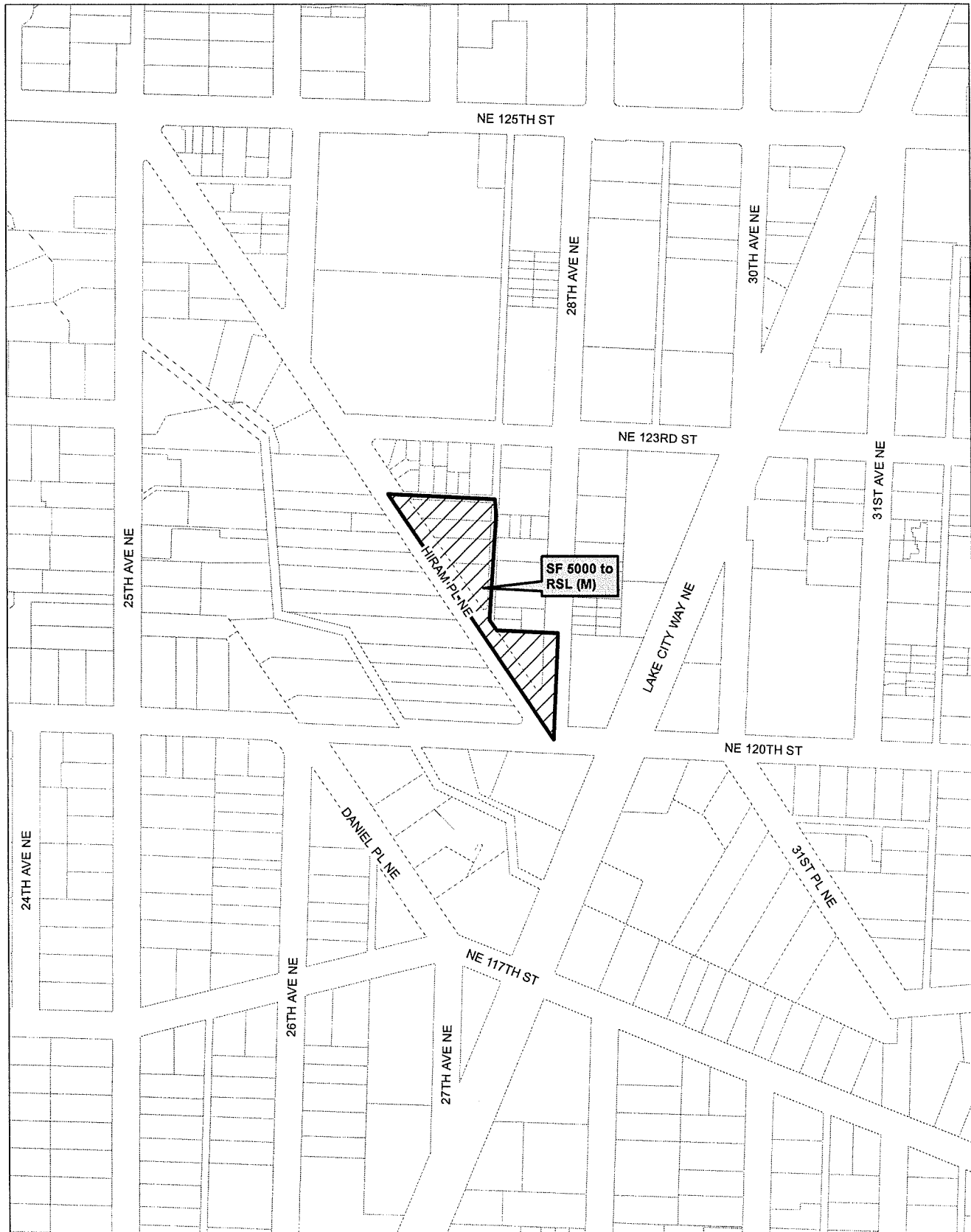
0 280 560 1,120 ft



Area identified
for specific rezone

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Map 54



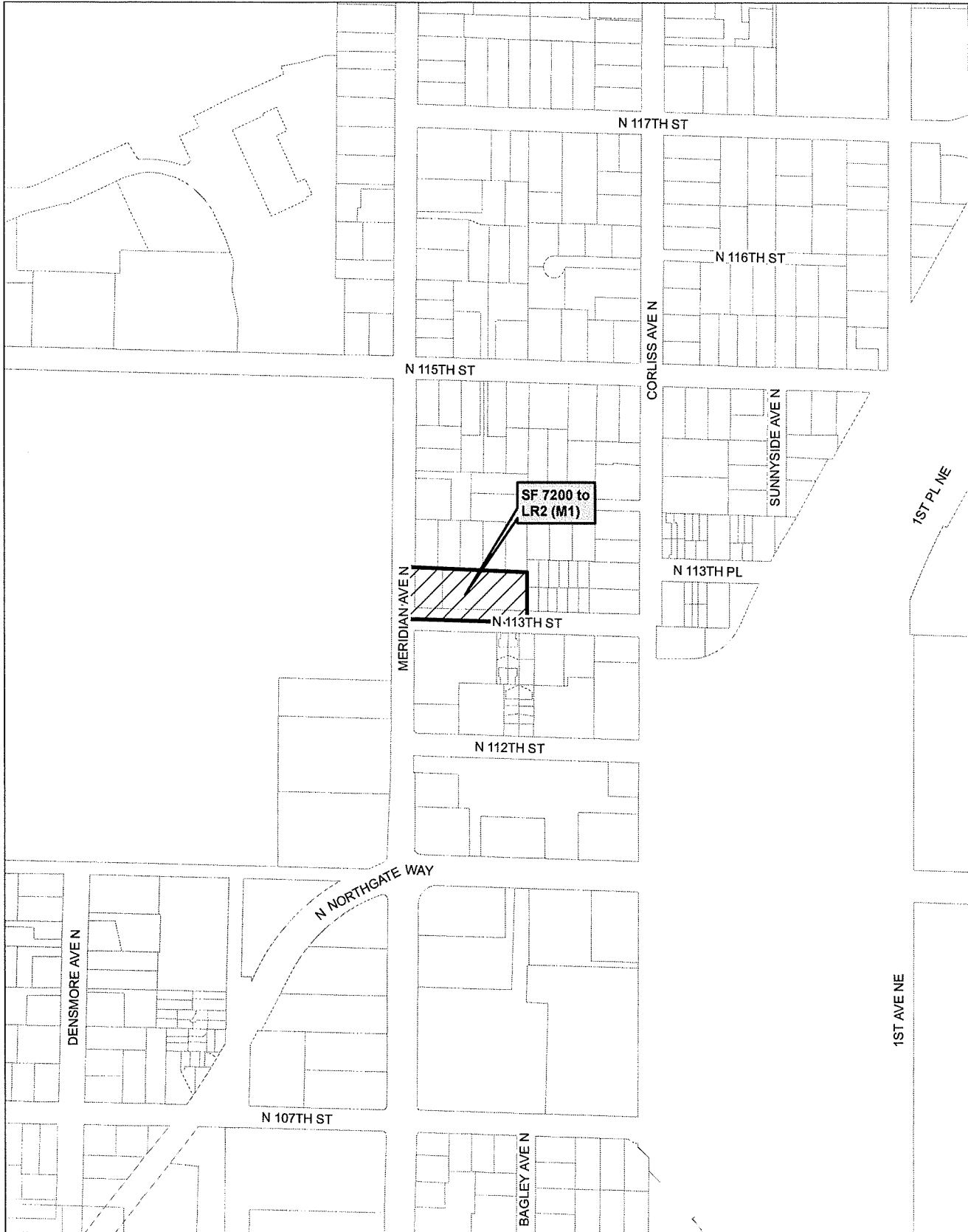
0 150 300 600 ft



Area identified
for specific rezone

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Map 55



0 190 380 760 ft



Area identified
for specific rezone

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SUMMARY and FISCAL NOTE*

Department:	Dept. Contact/Phone:	CBO Contact/Phone:
Legislative	Lish Whitson/206-615-1674 Aly Pennuccu/206-684-8148	N/A

** 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 related to land use and zoning; amending Ordinance 125791 to correct map errors contained in Map A for 23.58B.050 (Section 94), Map A for 23.58C.050 (Section 97), and Attachment 1 to Ordinance 125791.

Summary and background of the Legislation:

This bill would correct mapping errors in Ordinance 125791.

Maps A for section 23.58B.050 and 23.58C.050 are both incorrect. These maps show the Mandatory Housing Affordability (MHA) level (High, Medium or Low) that is used to determine the MHA fees that a project is required to pay or the number of low-income housing units that a project is required to include. Map A for 23.58B.050 shows the wrong level for the North Beacon Hill Residential Urban Village. The Council's intent was to classify this area as a "Medium" area for determining MHA payment and performance. Map A for 23.58C.050 was inadvertently not updated. This bill would update the boundaries of urban villages on the map to reflect the new urban village boundaries adopted under Ordinance 125790.

Map 8 of Attachment 1 to Ordinance 125791 shows rezones in the Crown Hill area. The block faces on the west side of 16th Avenue NW between NW 85th Street and NW 89th Street have two labels. As shown on Map 8 (page 9) of the attachment, the correct label for this area is SF5000 to LR1 (M1). This bill would delete the second label, which incorrectly states that the area is rezoned from SF5000 to LR2 (M1).

Maps 32 and 33 of Attachment 1 to Ordinance 125791 shows rezones in the Mt Baker area. The parcel on the southwest corner of the intersection of S Massachusetts St and 23rd Ave S is incorrectly showing an (M2) zoning suffix. As shown on Maps 32 and 33 (pages 33 and 34) of the attachment, the correct zoning suffix is (M1) for this area. This bill would delete the (M2) suffix and would add the (M1) suffix.

Map 37 of Attachment 1 to Ordinance 125791 shows rezones in the Columbia City area. The six parcels on the west side of 30th Ave S, north of S Angeline St, incorrectly indicate that the area is currently zoned LR2; the current zoning is SF 5000. As shown on Map37 (page 38) of the attachment, the correct label for this area is SF5000 to LR3 (M1). This bill would correct the label to accurately reflect this.

2. CAPITAL IMPROVEMENT PROGRAM

Does this legislation create, fund, or amend a CIP Project? ☐ Yes ☒ No

3. SUMMARY OF FINANCIAL IMPLICATIONS

Does this legislation amend the Adopted Budget? ☐ Yes ☒ No

Does the legislation have other financial impacts to the City of Seattle that are not reflected in the above, including direct or indirect, short-term or long-term costs?

If so, describe the nature of the impacts. This could include increased operating and maintenance costs, for example.

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

The maps for Sections 23.58B.050 and 23.58C.050 will determine how much funding will be collected for affordable housing under MHA. Incorrect maps could increase or decrease the amount of funding available for affordable housing and the number of affordable units built in projects. The exact amount would depend on the choices of individual property owners.

4. OTHER IMPLICATIONS

a. Does this legislation affect any departments besides the originating department?

The legislation would clarify regulations for SDCI and OPCD and could adjust the amount of funding that OH would receive.

b. Is a public hearing required for this legislation?

Yes.

c. Does this legislation require landlords or sellers of real property to provide information regarding the property to a buyer or tenant?

No.

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

Yes.

e. Does this legislation affect a piece of property?

Yes, the legislation affects all areas within the City.

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

If not adopted, incorrect payments for affordable housing would be collected, this would result in a possible reduction in the number of affordable housing units the MHA program produces and would affect the property values of property owners in North Beacon hill.

- g. If this legislation includes a new initiative or a major programmatic expansion: What are the specific long-term and measurable goal(s) of the program? How will this legislation help achieve the program's desired goal(s).**

N/A

List attachments/exhibits below:

None

STATE OF WASHINGTON -- KING COUNTY

--SS.

375354

No.

CITY OF SEATTLE, CLERKS OFFICE

Affidavit of Publication

The undersigned, on oath states that he is an authorized representative of The Daily Journal of Commerce, a daily newspaper, which newspaper is a legal newspaper of general circulation and it is now and has been for more than six months prior to the date of publication hereinafter referred to, published in the English language continuously as a daily newspaper in Seattle, King County, Washington, and it is now and during all of said time was printed in an office maintained at the aforesaid place of publication of this newspaper. The Daily Journal of Commerce was on the 12th day of June, 1941, approved as a legal newspaper by the Superior Court of King County.

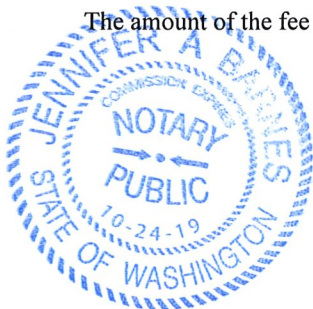
The notice in the exact form annexed, was published in regular issues of The Daily Journal of Commerce, which was regularly distributed to its subscribers during the below stated period. The annexed notice, a

CT:125833-838 TITLE ONLY

was published on

06/27/19

The amount of the fee charged for the foregoing publication is the sum of \$114.71.



Affidavit of Publication

A handwritten signature in blue ink, likely of the subscriber, written over a horizontal line.

Subscribed and sworn to before me on

06/27/2019

A handwritten signature in blue ink, likely of the notary, written over a horizontal line.

Notary public for the State of Washington,
residing in Seattle

State of Washington, King County

City of Seattle

The full text of the following legislation, passed by the City Council on June 03, 2019, and published below by title only, will be mailed upon request, or can be accessed at <http://seattle.legistar.com>. For information on upcoming meetings of the Seattle City Council, please visit <http://www.seattle.gov/council/calendar>.

Ordinance 125833

Council Bill 119536

AN ORDINANCE appropriating money to pay certain audited claims and ordering the payment thereof.

Ordinance 125834

Council Bill 119513

AN ORDINANCE relating to the City of Seattle's Paid Family Care Leave program; amending Sections 4.29.010, 4.29.020, 4.29.030, and 4.29.070 of the Seattle Municipal Code.

Ordinance 125835

Council Bill 119500

AN ORDINANCE related to land use and zoning; amending Ordinance 125791 to correct map errors contained in Map A for 23.58B.050 (Section 94), Map A for 23.58C.050 (Section 97), and Attachment 1 to Ordinance 125791.

Ordinance 125836

Council Bill 119528

AN ORDINANCE relating to historic preservation; imposing controls upon the Seattle Tower, a landmark designated by the Landmarks Preservation Board under Chapter 25.12 of the Seattle Municipal Code, and adding it to the Table of Historical Landmarks contained in Chapter 25.32 of the Seattle Municipal Code.

Ordinance 125837

Council Bill 119529

AN ORDINANCE relating to historic preservation; imposing controls upon the Mount Baker Community Club Clubhouse, a landmark designated by the Landmarks Preservation Board under Chapter 25.12 of the Seattle Municipal Code, and adding it to the Table of Historical Landmarks contained in Chapter 25.32 of the Seattle Municipal Code.

Ordinance 125838

Council Bill 119530

AN ORDINANCE relating to historic preservation; imposing controls upon the University of Washington Parrington Hall, a landmark designated by the Landmarks Preservation Board under Chapter 25.12 of the Seattle Municipal Code, and adding it to the Table of Historical Landmarks contained in Chapter 25.32 of the Seattle Municipal Code.

Date of publication in the Seattle Daily Journal of Commerce, June 27, 2019.

6/27(375354)