



City Manager's Weekly Update

April 2, 2010

Dear Mayor, Councilmembers, Residents, and Employees:

Egg Hunt at Angle Lake Park: Hop on over to Angle Lake Park on Saturday, April 3 for our annual Egg Hunt. Kids will be “scrambling” for eggs and treats rain or shine. The Easter Bunny will be on hand to greet youngsters and pose for pictures. The egg hunt starts at 9:00 AM sharp and we strongly recommend that children bring a basket to collect their eggs and treats. Overflow parking is available at Alaska Airlines located just north of the park.

It is a pleasure for the SeaTac Parks & Recreation Department, SeaTac Fire Department, and the SeaTac Fire Fighters Local Union #2919 to sponsor this annual event.

Federal Appropriations Progress: Both Representative Adam Smith and Representative Jim McDermott have included a \$1 million request for the S. 154th Street Improvement Project in their individual appropriations requests. The City is planning to solicit bids for this project this summer. We are continuing to work with Senator Patty Murray and Senator Maria Cantwell’s offices to include this request in their appropriations packages. We are in the process of drafting letters of support and soliciting signatures from a wide variety of organizations, businesses, advisory groups, and individuals to exhibit the widespread community support for this important project.

The City’s success to date is due in large part to the recent visits from SeaTac Councilmembers to our Congressional delegation in Washington D.C., continuing work by City staff, support letters from neighboring jurisdictions, and Strategies 360, the City’s federal lobbyists.

Fire Department Quickly Extinguishes Two Fires: On March 18, at approximately 8:00 PM, SeaTac Fire responded to a reported apartment fire in the 3200 block of S. 160th Street. On arrival, the crew of Engine 45 found a top floor apartment with thick black smoke and flames in the kitchen. Engine 45’s crew quickly knocked down the fire and worked with other fire department units to ventilate, check for extension, and perform salvage and overhaul operations. The cause of the fire is under investigation, but the damage was confined to the unit of origin. One person complaining of smoke inhalation was examined. Mutual aid was provided by Tukwila, Port of Seattle, and North Highline Fire Departments as well as King County Medic One.

On March 24, at approximately 3:20 PM, SeaTac and Port of Seattle Fire responded to a reported mobile home fire in the 3200 block of S. 182nd Place. The first arriving unit quickly attacked and extinguished the fire. The cause of the fire was an improperly vented gas water heater. Damage was estimated at \$5,000, and there were no injuries.

Fire Responds to Serious Accident on Interstate 5: On March 28 at approximately 2:00 PM, SeaTac Fire responded to a report of a car/pedestrian accident on southbound I-5 at approximately S. 192nd Street. A 40 year old man was putting gas in his vehicle when a minivan drifted off of the road and hit the pedestrian. The patient suffered numerous fractures and internal injuries. SeaTac Fire and King County Medic One personnel treated the patient and he was transported to Harborview Medical Center by Medic One. Washington State Patrol is investigating, and that the driver may have been under the influence and/or talking on his cell phone at the time of the accident.

Comprehensive Plan Amendments and Development Regulations Open House: The Planning Department will hold an Open House from 5:00 to 6:00 PM on Tuesday, April 6 in the Council Chambers at City Hall. The purpose of the Open House is to present information about the 2010 Comprehensive Plan and Development Regulations amendment processes. A preliminary list of the Comprehensive Plan Amendments that have been identified by staff and/or the City Council will be available, including information about how to submit an application to amend either the Comprehensive Plan or the development regulations. Staff will be available to answer any questions that residents may have.

The regular meeting of the SeaTac Planning Commission will follow the Open House, beginning at 6:00 PM, where the proposed Comprehensive Plan amendments will also be discussed. City Councilmembers and other interested parties are welcome to attend.

For further information, please contact the Department of Planning and Community Development at 973.4830.

Agendas:

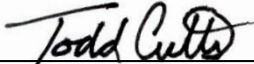
Planning Commission 4.6.10

Minutes:

Land Use & Parks Committee 3.23.10

You can view the City's Event Calendar at:

<http://www.ci.seatac.wa.us/index.aspx?page=16>



Todd Cutts, Interim City Manager

**CITY OF SEATAC
PLANNING COMMISSION MEETING**

April 6, 2010

**Council Chambers, SeaTac City Hall, 4800 S. 188th Street
Open House - 5:00 p.m. to 6:00 p.m.; Regular Meeting - 6:00 p.m. to 7:30 p.m.**

MEETING AGENDA

1. Call to Order/Roll Call – 6:00 P.M.
2. Approve Minutes of March 16, 2010 – 6:00 to 6:05 P.M.
3. Public Hearings – 6:05 to 6:45 P.M.
 - Staff Presentation and **Public Hearing** on Proposed Zoning Code Amendments regarding “Construction Storage/Laydown” as a Temporary Use in the Industrial, Business Park, and/or Commercial Zones (*continued from 3/2/10 and proposed to be continued to the 5/4/10 PC meeting*)
 - Staff Presentation and **Public Hearing** Regarding the Methods to Determine the Living Area in Accessory Dwelling Units (ADU’s)
 - **Public Hearing** on a Proposed SMC Amendment regarding Appeals of Non-Project SEPA Determinations (*continued from 3/2/10 and proposed to be continued to the 5/18/10 PC meeting*)
 - Staff Presentation and **Public Hearing** Regarding the Time the City has to Review “Wireless Communication Facility (WTF)” Permit Applications, Pursuant to Federal Communication Commission Requirements
4. New Business – 6:45 to 7:00 P.M.
 - Monthly Update on Zoning Code Update Ad Hoc Committee’s Progress
5. Old Business – 7:00 to 7:15 P.M.
 - Continued Discussion about City-Identified Amendments, including Potential Amendments that the Planning Commission May Wish to Propose for the 2010 Preliminary Docket of Comprehensive Plan Amendments

(OVER)

5:00 to 6:00 <u>OPEN HOUSE</u> TO DISCUSS THE COMPREHENSIVE PLAN & DEVELOPMENT REGULATION AMENDMENT PROCESS.
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6. Detailed Commission Liaison's Report – 7:15 to 7:20 P.M.
7. Planning Director's Report – 7:20 to 7:25 P.M.
8. Planning Commission Comments (*including suggestions for next meeting's agenda and review of the Planning Commission's three month work schedule*) – 7:25 to 7:30 P.M.
9. Adjournment – 7:30 P.M.



(Note: To be Approved by the City Council on 4/13/10)

City Council Committee Meeting Land Use and Parks Committee (LUP)

March 23, 2010

2:30 PM/Airport Conference Room – 345

*****PRELIMINARY DRAFT*****

Council Members

Mia Gregerson, Chair
Ralph Shape
Pam Fernald

Present: **Absent:** **Commence:** 2:30 p.m. **Adjourn:** 4:00 p.m.

X
X
X

Others Present:

Terry Anderson	Steve Butler	Mark Johnsen	Earl Gipson
Rick Forschler	Jack Dodge	Roger McCracken	Cathy Heiberg
Todd Cutts	Mike Scarey	Cameron Smock	Doris Cassan

Staff Coordinator: Steve Butler, Director, Department of Planning & Community Development

AB #	Topic	Disposition
	1. Update on the 2009 Final Docket of Comprehensive Plan Amendments. Steve Butler/Mike Scarey	<input checked="" type="checkbox"/> Informational Update <input checked="" type="checkbox"/> Recommended for: <input checked="" type="checkbox"/> Approval – <u>Alternative #1</u> ___ Approval with modifications ___ Denial <input checked="" type="checkbox"/> Referred to <u>full Council for review and action</u>
	Comments: <i>Roger McCracken and Cameron Smock presented updates relative to Map Amendment #A-3, and answered questions. Steve Butler summarized Land Use Plan Map Amendments #A-1 through #A-5, Informational Map Amendments #B-1 & #B-2, Map Amendment #C-1, and SeaTac/Airport Station Area Plan/Subarea Plan Amendment #1. Text Amendments #5 and #6 are "Capital Facilities" related, and two options regarding Capital Improvement Project issues were presented as follows: (1) Adopt the 2009 Amendments as proposed, including text amendments #5 and #6; or (2) Amend the 2009 capital-related amendments to remove the SeaTac/Airport Station Area-related proposals. The LUP Committee recommended approval of Alternative #1, and that the 2009 Comprehensive Plan Amendments be sent to full Council for review and action.</i>	
	2. Discussion about Potential 2010 Preliminary Docket of Comprehensive Plan Amendments. Steve Butler/Mike Scarey	<input checked="" type="checkbox"/> Informational Update <input checked="" type="checkbox"/> Recommended for: <u>Further review of policies to transition surface lots to structured parking outside the City Center</u> ___ Approval ___ Approval with modifications ___ Denial <input type="checkbox"/> Referred to
	Comments: <i>Steve Butler reviewed the 2010 Comprehensive Plan Amendment process and proposed schedule, provided background and a preliminary list of map and text amendments proposed by staff, including the possibility of developing a Sustainability/Climate Change</i>	

	<p><i>Comprehensive Plan Element. The deadline for public submittal is April 30. The full Council will need to determine whether or not to develop a policy to transition surface parking outside the City Center to structured parking. The LUP Committee recommended that staff be directed to develop a policy to transition surface parking lots to structured parking outside the City Center, and recommended that a Sustainability/Climate Change element be included in the Comprehensive Plan which would be evaluated jointly by the LUP & T&PW Committees.</i></p>
<p>3. Discussion about Potential Zoning Code Amendments Regarding “Mobile Truck Vendors”.</p> <p>Jack Dodge</p>	<p><input type="checkbox"/> Informational Update <input checked="" type="checkbox"/> Recommended for: <input type="checkbox"/> Approval <input type="checkbox"/> Approval with modifications <input checked="" type="checkbox"/> Denial <input type="checkbox"/> Referred to</p>
	<p><i>Comments: This issue was last considered by the City in 2002, with a decision not to allow mobile truck vendors in SeaTac. Recently, a request was made by an interested vendor that the City reconsider its earlier decision. The LUP Committee raised concerns about litter, health and other issues, and provided direction to continue the current approach of not allowing mobile food vendors.</i></p>
<p>4. Discussion Regarding the Methods to Determine the Living Area in Accessory Dwelling Units.</p> <p>Jack Dodge</p>	<p><input type="checkbox"/> Informational Update <input checked="" type="checkbox"/> Recommended for: <input checked="" type="checkbox"/> Approval <input type="checkbox"/> Approval with modifications <input type="checkbox"/> Denial <input type="checkbox"/> Referred to</p>
	<p><i>Comments: A summary was provided regarding the need to clarify criteria in determining minimum/maximum square footage (220/800) for accessory dwelling units. The proposed amendment would: (1) Exclude bathrooms, closets, utility rooms, and storage areas when calculating minimum square footage; and (2) Include bathrooms, closets, utility rooms and storage areas with internal access when calculating maximum square footage. The LUP Committee recommended approval of the proposed change, and that the Zoning Code Ad Hoc Committee review the maximum size standard for an ADU.</i></p>
<p>5. Discussion about the City’s Existing Steep Slope Regulations and Potential Amendments.</p> <p>Jack Dodge</p>	<p><input type="checkbox"/> Informational Update <input checked="" type="checkbox"/> Recommended for: <input type="checkbox"/> Approval <input type="checkbox"/> Approval with modifications <input checked="" type="checkbox"/> Denial <input type="checkbox"/> Referred to</p>
	<p><i>Comments: A citizen* requested that the City consider amending steep slope regulations (slopes 40% or greater) to allow development. The Planning Commission reviewed the issue, and recommended that current regulations remain in place. The LUP Committee recommended that current regulations remain in place.</i></p> <p><i>* Mr. Bo Lindstrom was notified of this LUP meeting agenda item via telephone voicemail message.</i></p>

	<p>6. Discussion about the Planning Commission’s Recommendation to Deal with Existing “Tree Retention” Covenants.</p>	<p><input type="checkbox"/> Informational Update <input checked="" type="checkbox"/> Recommended for: <input checked="" type="checkbox"/> Approval <input type="checkbox"/> Approval <input type="checkbox"/> Denial <input type="checkbox"/> Referred to</p>
	<p>Comments: <i>The Planning Commission recommendation regarding “tree covenants” in short plats is consistent with the LUP Committee’s recommendation from August 13, 2009, which is as follows:</i></p> <p><i><u>Short Plats that Have been Recorded (lots with or without homes)</u> – Send a letter to the property owner that they can remove the tree covenant upon request to the City.</i></p> <p><i><u>Short Plats that Have Received Preliminary Approval, but Have Not Been Recorded</u> – Allow the property owner the option to retain the covenants as required under the previous code or conform to the new code requirements.</i></p> <p><i><u>Long Subdivisions</u> – There would be no action regarding long subdivisions.</i></p> <p><i>The LUP Committee recommended approval of the proposed actions regarding “tree covenants” in short plats and long subdivisions, concurring with the Planning Commission recommendation.</i></p>	