

APPENDIX C:

COMMUNITY ENGAGEMENT

- Community/Stakeholder Engagement Record of Activities
- Tyee High School Student Project Presentation
- Comments from Attendees of Community Planning Meetings #1 & #2
- Responses to On-line Project Questionnaire
- Community Engagement Summary
- Stakeholder Workshop Summary

City Center Plan Update Phase 1 Project: Community/Stakeholder Engagement Record of Activities

EARLY COMMUNITY OUTREACH

Community Stakeholders	
ACTIVITY	TIMELINE/NOTES
Student Project: Tye HS Students (Walking audit, questionnaire gathering, presentation at City Hall)	<ul style="list-style-type: none"> • March 2019
On-line Questionnaire: What do you do in the City Center?	<ul style="list-style-type: none"> • Available on City Website from 4/12/2019-11/25/2019 • 29 responses received

BUSINESS & STAKEHOLDER ENGAGEMENT

Property Owners/Business Stakeholders	
ACTIVITY	TIMELINE/NOTES
Interviews: Business stakeholder listening sessions Property/Business Owners/Business Stakeholders <ol style="list-style-type: none"> 1) Boysen & Boysen LLC 2) Dollar Development 3) Crowne Plaza Seattle Airport 4) MasterPark 5) WallyPark 6) Urban Renaissance Group 7) Hilton (Airport & Double Tree) 8) Bow Lake Mobile Home Park 9) Seattle Southside Regional Tourism Authority Agencies <ol style="list-style-type: none"> 10) Port of Seattle 11) Sound Transit 12) King County Housing Authority 	<ul style="list-style-type: none"> • Fall 2019 • City's consultant completed 12 interviews
Workshop: Stakeholder Charrette Vision & urban design concept workshop for business/property stakeholders	<ul style="list-style-type: none"> • 11/26/2019, approx. 22 attendees • Hilton Seattle Airport donated conference room for event

TARGETED ENGAGEMENT

Community & Business Stakeholder Outreach	
ACTIVITY	TIMELINE/NOTES
Business-Related Groups	
<u>Briefings:</u> Hotel Motel Tax Advisory Committee	<ul style="list-style-type: none"> • 9/11/2019 & 12/11/2019
Employees/Workers	
<u>Focus Group:</u> Airport Workers	<ul style="list-style-type: none"> • 9/27/2019, held on-site at airport in conference room
Residential/Community Stakeholder	
<u>Meeting:</u> Windsor Heights Apartments Property Management	<ul style="list-style-type: none"> • 9/11/2019, at Windsor Heights
<u>Focus Group:</u> Windsor Heights Apartments Residents	<ul style="list-style-type: none"> • 10/14/2019, in New Futures Community Center located on Windsor Heights property
<u>Focus Group:</u> Bow Lake Mobile Home Park HOA	<ul style="list-style-type: none"> • 11/4/2019, held as part of HOA meeting at Bow Lake MHP
<u>In-Person Discussion:</u> Chinook Manor Condominium HOA President	<ul style="list-style-type: none"> • Spoke with HOA president twice at City Hall

COMMUNITY PLANNING MEETINGS

ACTIVITY	TIMELINE/NOTES
<u>Bulk Mailing:</u> Meeting Flyer Advertising both Community Planning Meetings	<ul style="list-style-type: none"> • Mailed to approx. 3,000 addresses within & adjacent to City Center boundary
<u>Community Planning Meeting #1:</u> What's your Vision?	<ul style="list-style-type: none"> • 10/23/2019, approx. 23 attendees • Held at McMicken Heights Elementary School
<u>Community Planning Meeting #2:</u> Confirm the Vision	<ul style="list-style-type: none"> • 12/11/2019, approx. 12 attendees • Held at McMicken Heights Elementary School

SeaTac/Airport Station



City Center Rebranding & Placemaking Project

April 5, 2019

Tyee High School, Advanced Marketing
SeaTac City Hall

INTRODUCTIONS

City of SeaTac

Kate Kaehny, Senior Planner

Tyee High School

Alana Vinther, Teacher

Student self-introductions:

- Name, Year at Tyee (*senior, junior, etc.*)
- Years living in SeaTac
- Plans after high school

STUDENT PRESENTATIONS

1. Introduction to Advanced Marketing Class

Elizabeth, Emely, Jesse

2. Rebranding the City

Jenny & Madelyn

3. City Center Infographics

Monty, Prabhmeet & Malina

4. Walking Audit/Wayfinding Project

Maria & Carmen

5. Questionnaire Findings

Angel, Hugo & Jesse

6. Charrette/Workshop Findings

- Team City Center: Kyndal, Emely, Elizabeth
- Team Something Else: Bobby & Nathan

1) INTRODUCTION TO ADVANCED MARKETING CLASS



ADVANCED MARKETING CLASS



WASHINGTON
DECA™

2) REBRANDING THE CITY OF SEATAC

Learned in Class:

“A strong place brand helps a place compete in the global marketplace...and attracts people and investment to your place.”

(Planningtank.com)



REBRANDING THE CITY OF SEATAC

Assignment:

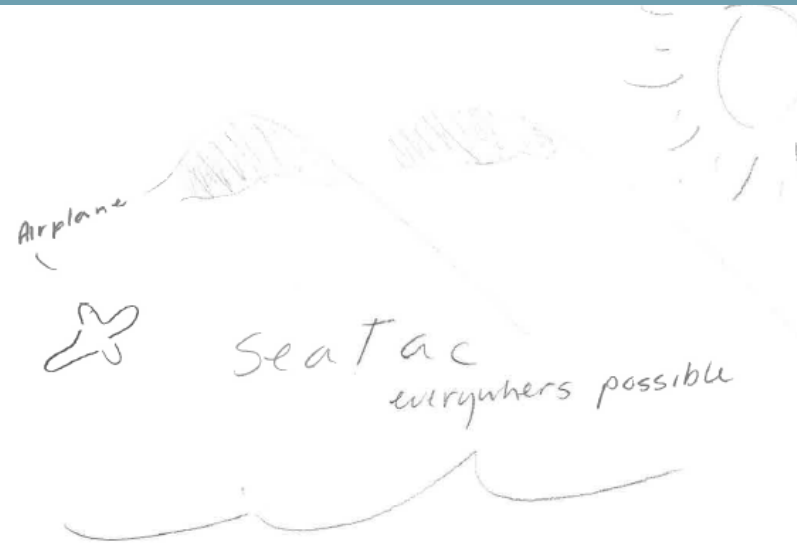
Suggest a new brand for the City of SeaTac.



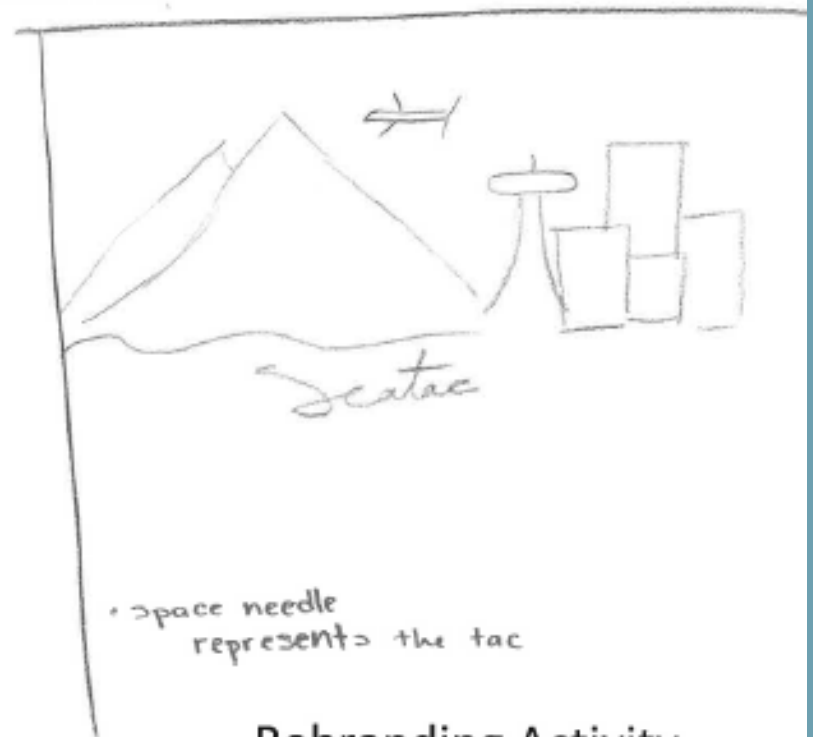
REBRANDING

Results:

• HOTELS

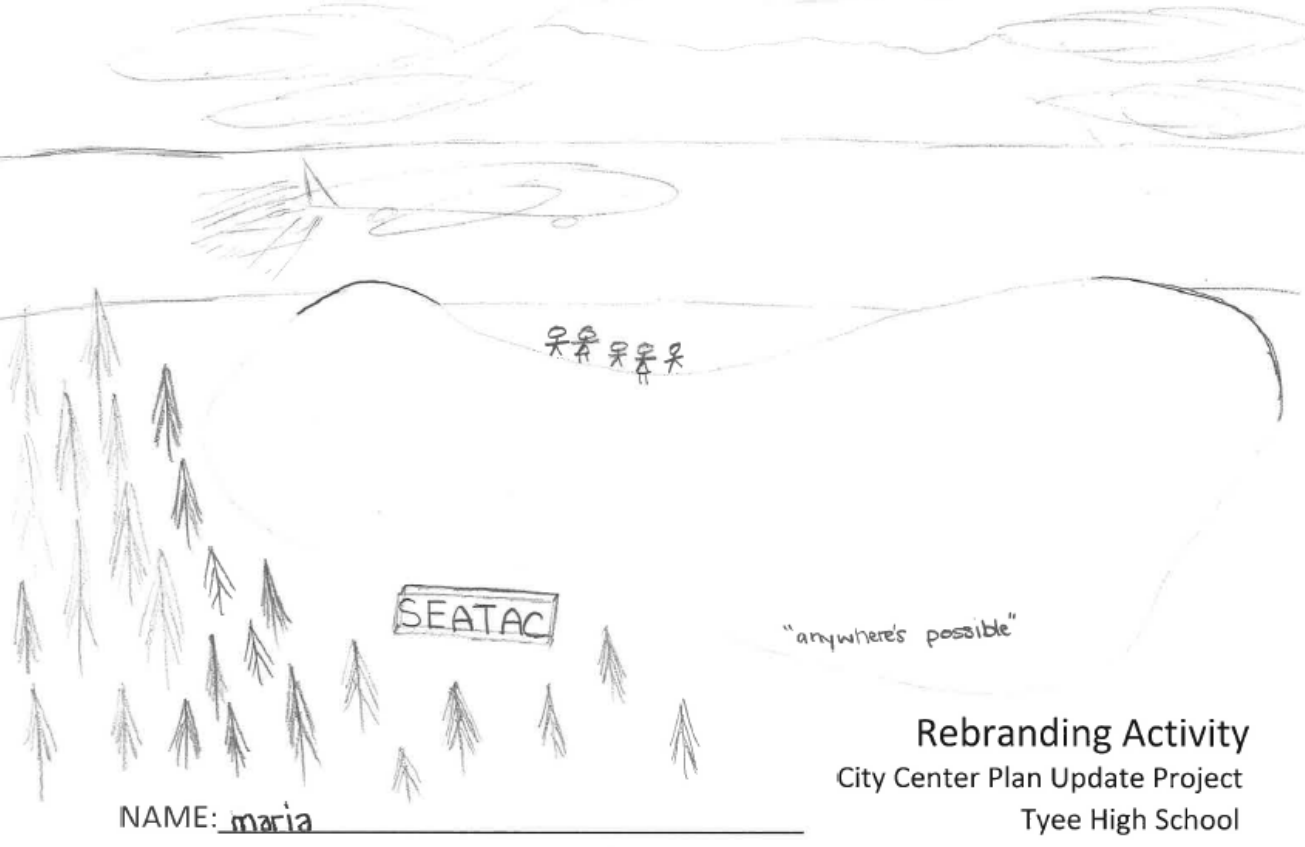


City of Seatac



NAME: Malina Collier

Rebranding Activity
City Center Plan Update Project
Tyee High School



NAME: maria

Rebranding Activity
City Center Plan Update Project
Tye High School



3) CITY CENTER INFOGRAPHICS

Learned
in
Class:



You are looking at one! Infographics are a fun and quick way to learn about a topic without a ton of heavy reading. There are many different styles of infographics and data visualizations, but the ultimate goal for all infographics is to be shared. Learn what makes a great infographic, why they are useful for everyone, some tips to create a viral infographic and the numbers to back it all up.

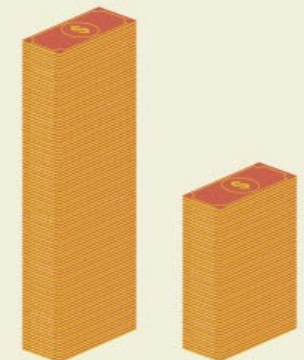
AN INFOGRAPHIC IS:



A data-rich visualization of a story or thesis



A tool to educate and inform



A way to build brand awareness and inbound links at half the cost of standard online marketing campaigns

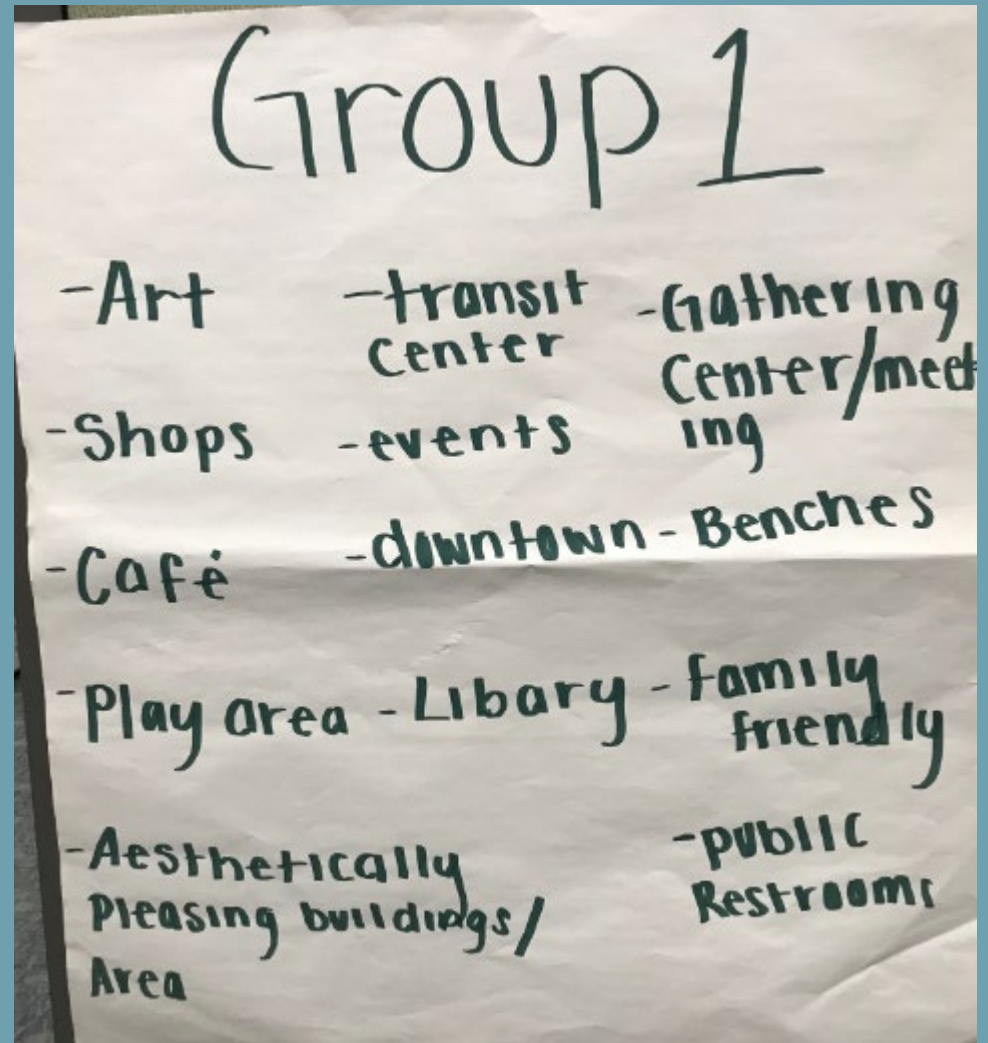
INFOGRAPHICS

Assignment:

“Team City Center”

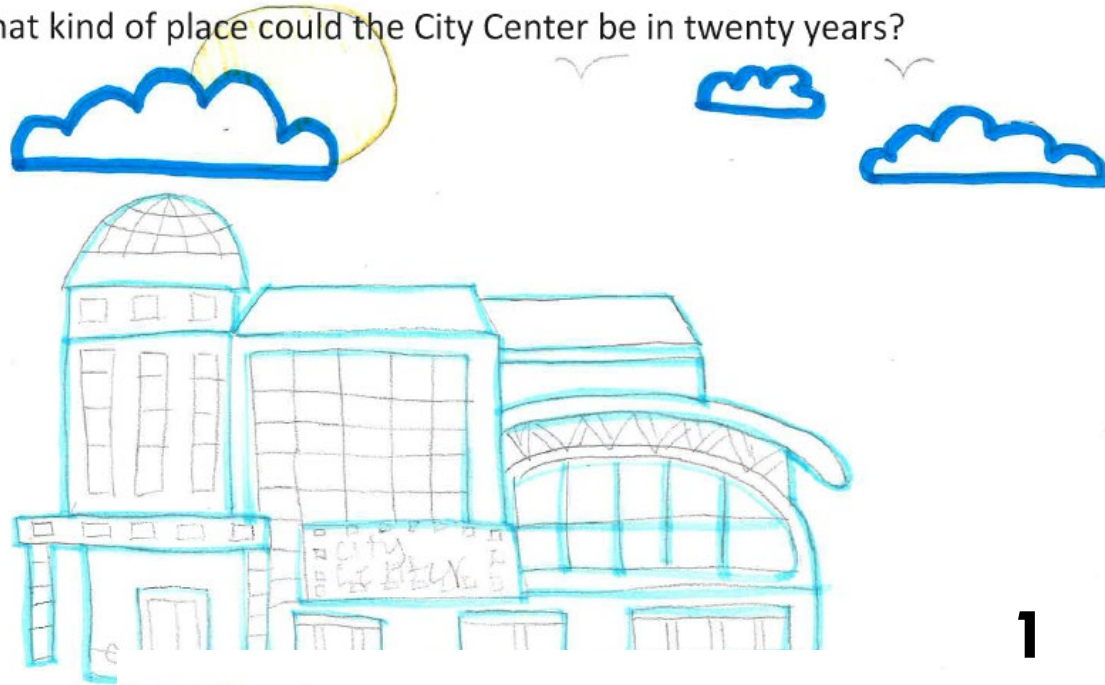
Brainstorm &
Infographics:

What types of destinations would make the existing City Center more like a City Center?



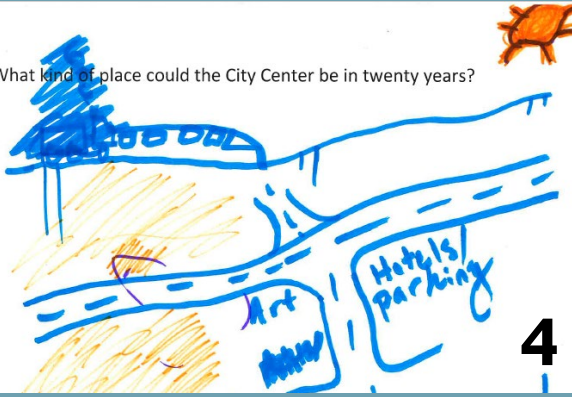
Results:

What kind of place could the City Center be in twenty years?



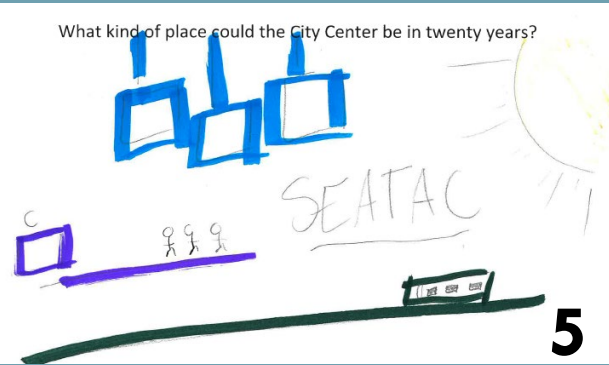
1

What kind of place could the City Center be in twenty years?



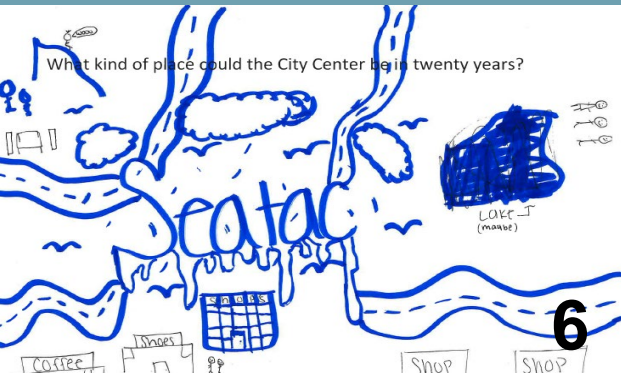
4

What kind of place could the City Center be in twenty years?

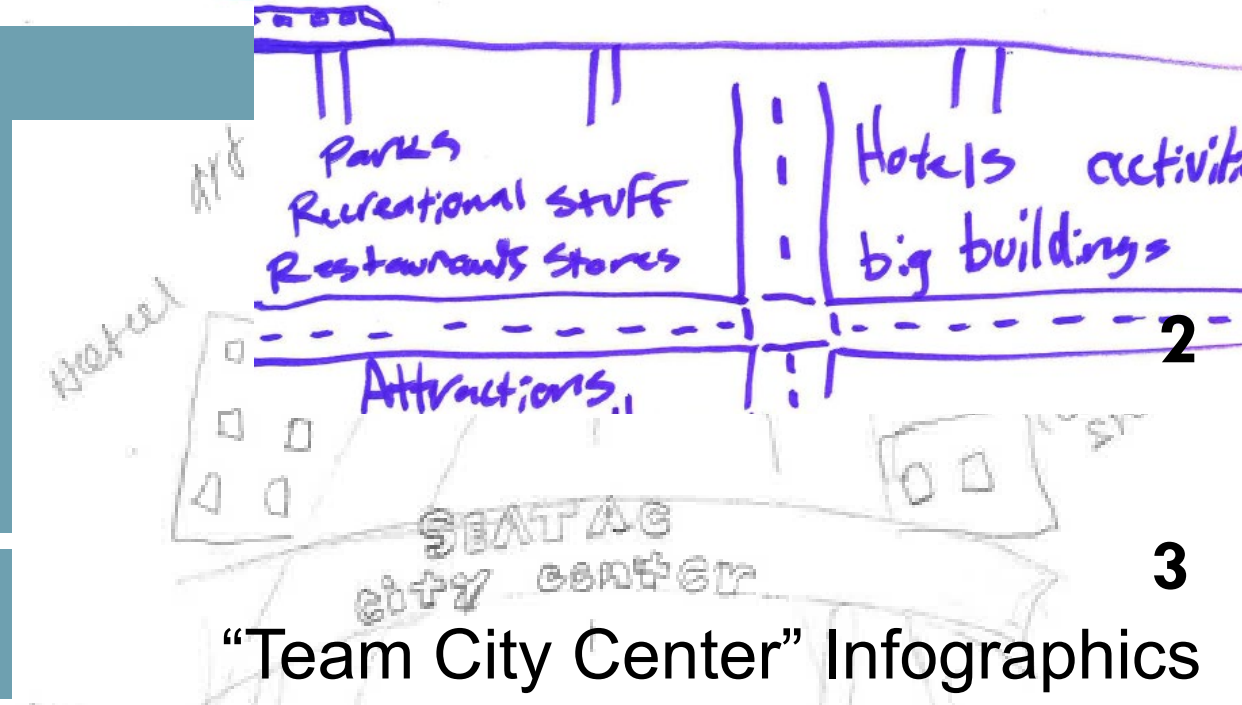


5

What kind of place could the City Center be in twenty years?



6



2

3

“Team City Center” Infographics

INFOGRAPHICS

Assignment:

“Team Something Else”

Brainstorm &
Infographics:

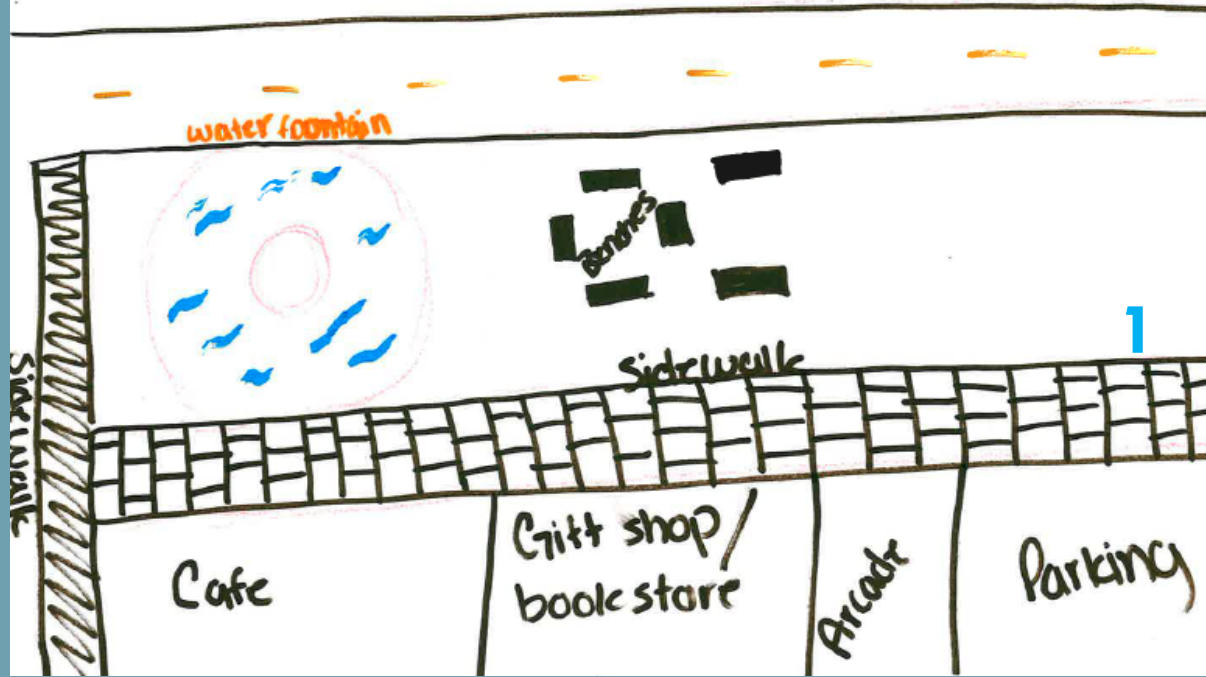
What types of destinations would make more young people want to visit the area?

- Coffee Shop
- Park
- McDonald's
- Café
- Arcade
- Movie theater
- Drive in Movies
- Cold Stone (Ice cream)
- Shops
- ~~Ice~~ Taco Truck
- Food Truck Rodeo
- Bathroom
- AT +

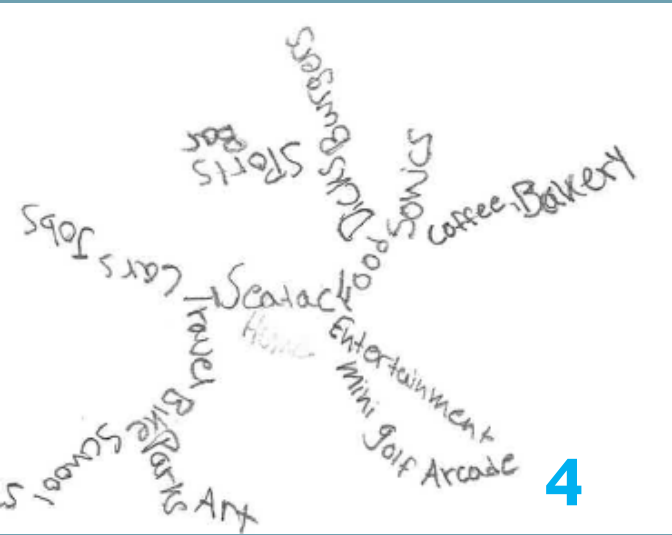
What kind of place could the City Center be in twenty years?



3



1



4

Results:

- Restaurants
- side walk ★
- Arcade
- Every month there's a party bc why not ★★
- Aquarium

5

Food Truck Rodeo

6

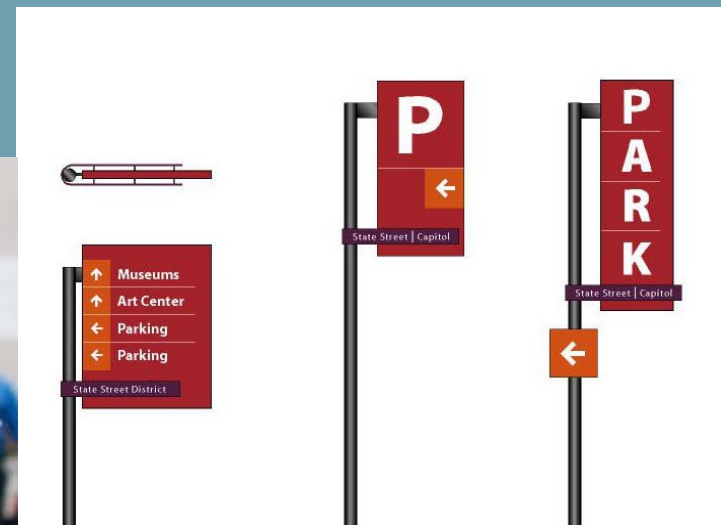


2

“Team Something Else” Infographics

4) WALKING AUDIT/WAYFINDING

- **Learned in Class:**
 - What is a walking audit? A way to learn about a place by walking there and recording the experience.
 - What is wayfinding? “Wayfinding” means how we find our way around – with signs or other things.



Assignment: Four Walking Routes

City Center Walking Audit Routes:



North International Blvd

- Int'l Blvd, from S 176th St to approx. S 170th St

South International Blvd

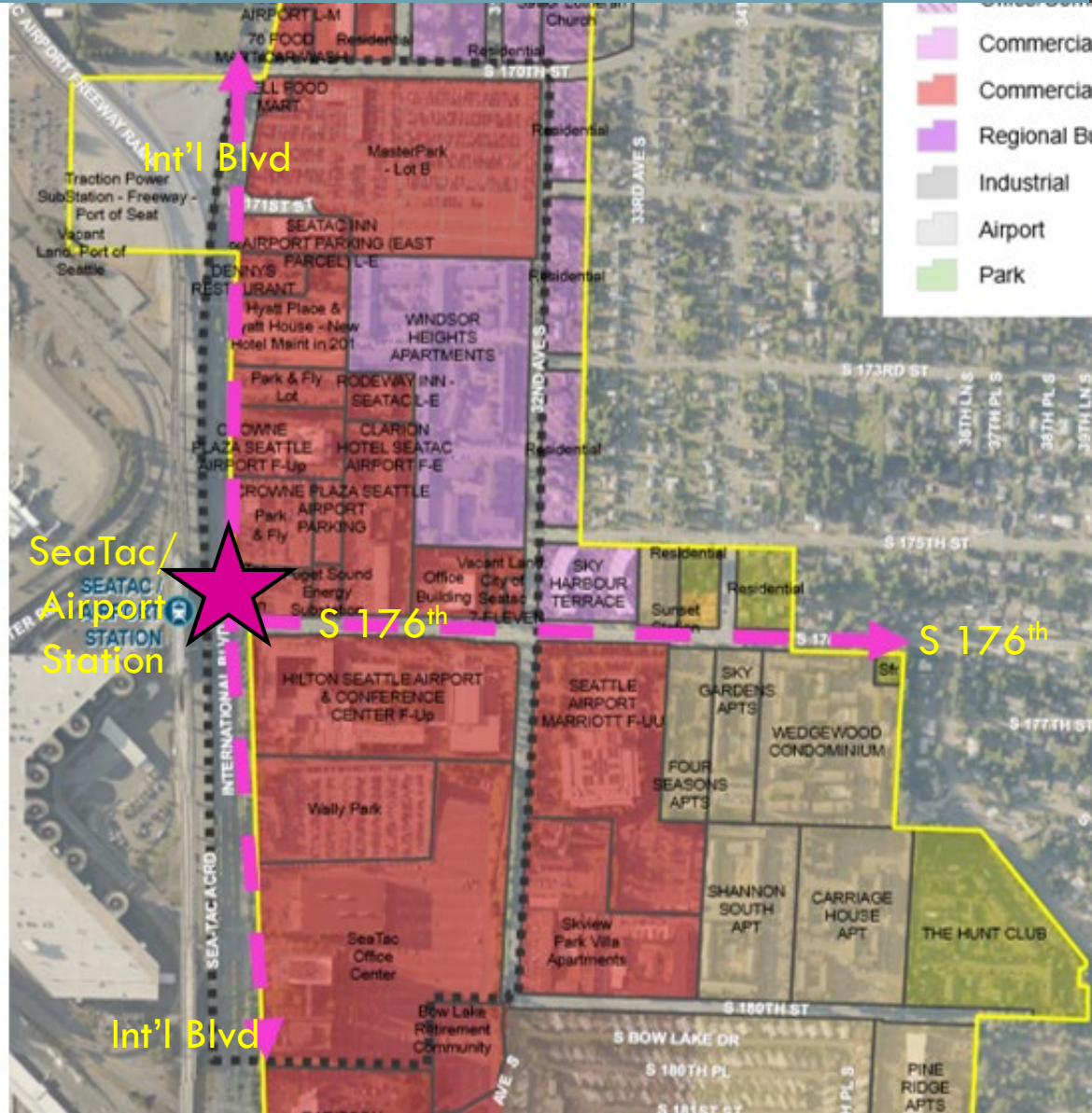
- Int'l Blvd, from S 176th St to approx. S 182nd

S 176th- North Side Heading East

- S 176th St to approx. 37th Ave S

S 176th- South Side Heading East

- S 176th St to approx. 37th Ave S



Assignment:

Walking Audit: Walk along four different routes in the City Center & record the experience at the 5", 10", and 15" distances from the light rail station.

- Is it a safe place to walk?
- Is it a nice place to walk?
- What kind of place is it? (types of destinations, etc.)

Wayfinding Project: Take pictures to help record & promote the area.



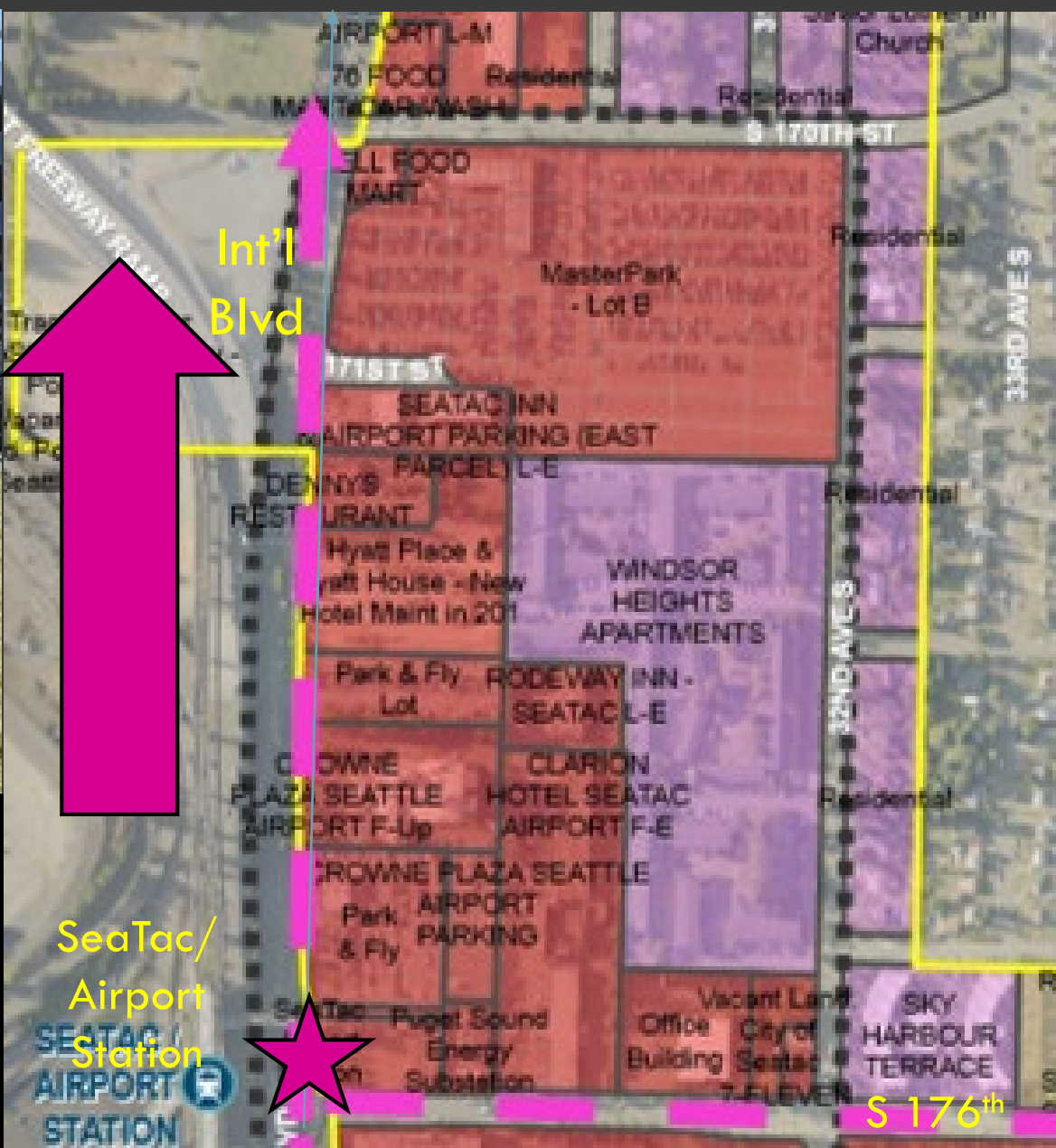
WALK SEATAC

It's a
5-minute walk
to
SeaTac/Airport Station



Notes:

- Restaurants, gas stations, garage, hotels
- No crosswalk sign
- Trees take up 1/3 of sidewalks



Results: Alena's Group

Results: Jenn's Group

Notes:

- Safe-feel good, calm
- Airport, feeling busy, flags, workers

SeaTac/
Airport
Station

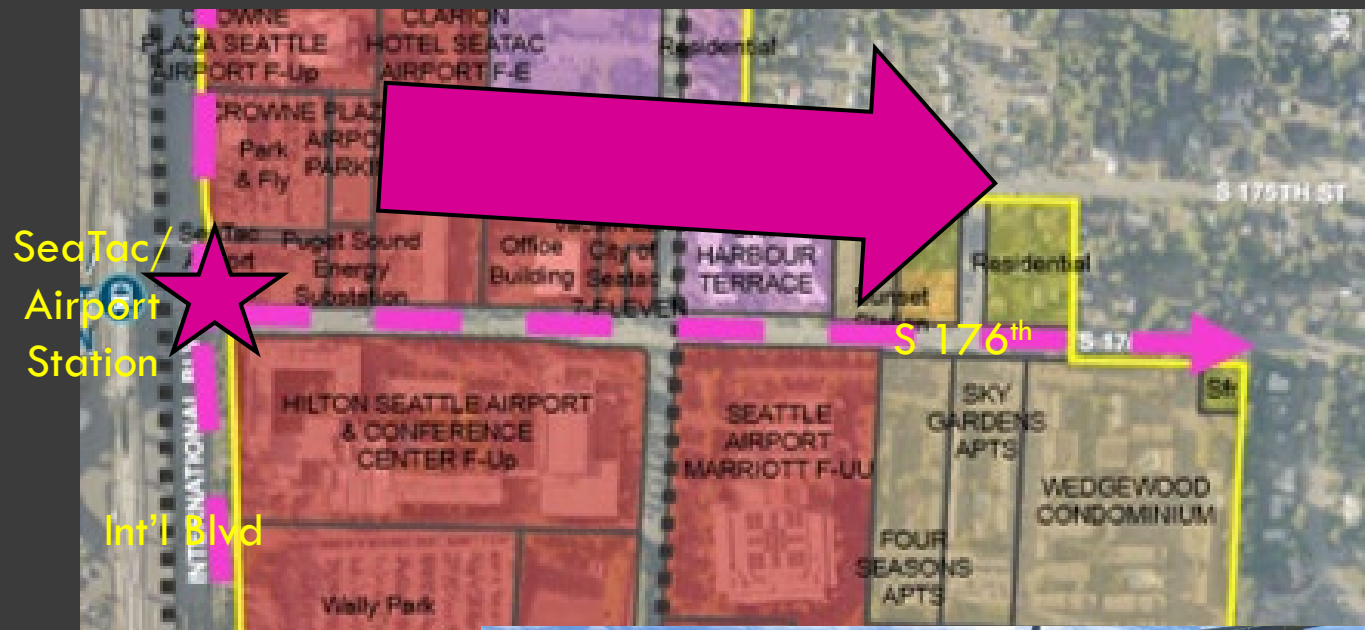
Int'l Blvd



Results: Steve's Group

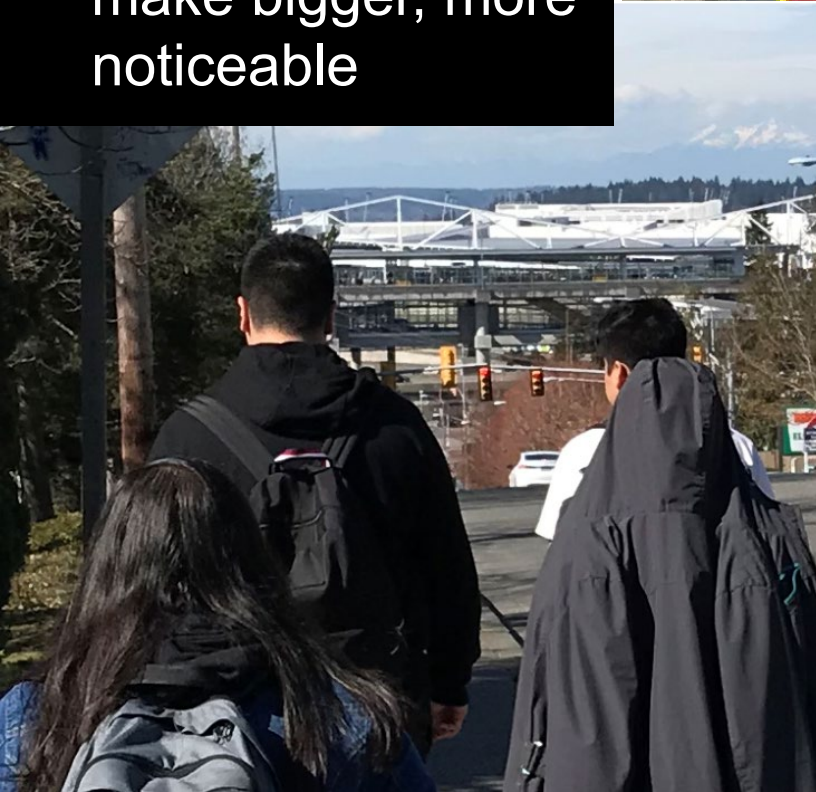
Notes:

- Sidewalk not for more than 2-3 people
- Plaza doesn't feel like plaza
- Feels safe
- Residential



Notes:

- Good view
- Maybe some stores other than 7-Eleven
- Ok signs, kinda hidden, maybe make bigger, more noticeable



Results: Kate's Group

5) QUESTIONNAIRE

Learned in Class:

- Questionnaires are one of many techniques to get input from the community.

Assignment:

- To help the City better understand how people use the City Center, collect at least ten questionnaires.
 - Eight from students
 - Two from adults

Results:

Total Collected: 137

- Students: 84
- Adults: 51
- Unknown: 2

SeaTac Residents: 85

- Students: 56
- Adults: 29

Students who Live in City Center: 13

Adults who Live & Work in City Center: 2

Do you live, work, or visit the area the City of SeaTac calls the City Center? *(See map*

ABOUT YOU

Question 1

Please check all the boxes below that apply to you:

- Go to school in SeaTac
- Live in SeaTac
- Live within the City Center boundary *(see map)*
- Work in SeaTac
- Work within the City Center boundary *(see map)*
- None of the above. I live in or near _____

Sample Responses:

Question 10: List the places you go in the City Center.

- My house, friend's houses, relative's houses, restaurants, work, airport, hotels

Question 11: What kind of places do you think are missing in the City Center that aren't there now?

- Bakery, coffee shop, park area, more sidewalks, clinics, shopping center, Starbucks, attractions, amusement park, aquarium, grocery store, Target, Walmart

6) CITY CENTER CHARRETTE

Learned in Class:

- A “charrette” is a like workshop where groups work collaboratively to solve a problem.

Charrette



A charrette, often Anglicized to charette or charet and sometimes called a design charrette, is an intense period of design or planning activity. The word charrette may refer to any collaborative session in which a group of designers drafts a solution to a design problem.

Assignment: Address the problem -
What kind of place should the City Center be? A City Center? or, Something else?

Steps:

- 1) **Group Brainstorm**
- 2) **Separate into Two Teams:**
 - Team City Center
 - Team Something Else
- 3) **Power of 10 - Each Team identifies:**
 - 10 reasons/places that define it now
 - 10 reasons/places that would help with placemaking in the future
- 4) **Identify your Branding Suggestion**

Team City Center Results:

Brainstorm

Characteristics of a city center

Burien Town Center

People gathering (inc family)
Businesses
walkable
Art
Design

Compact
Transit
oriented
development

Library / City - F. Ma
Open Space / Plaza Fountain
Residential (Apt)
Trans. Center

Seattle Center

Clustered Businesses
Walkable
Bike lanes
Stop lights for safety
People Gathered

Open space
Fountain
Attractions - Science center
- Space needle
Pike Place Mkt
Lime Bikes
Water - Piers - Views

Kent Station
Renton Landing

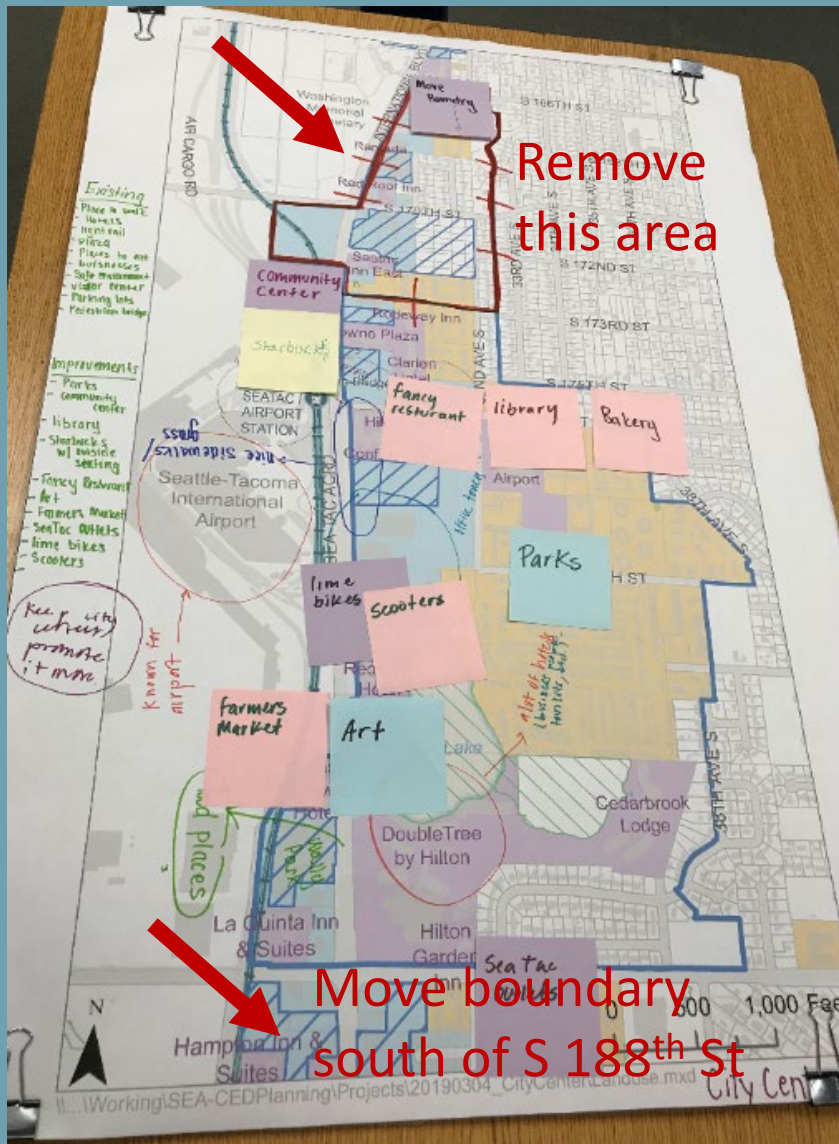
Taroma

- Dome
- Car Museum
- Glass Museum
- walkable
- people gather

10 Existing Reasons Why it's a City Center Now:

- Places to walk
- Hotels
- Light rail
- Plaza
- Places to eat
- Businesses
- Safe environment
- Visitor Center
- Parking Lots
- Pedestrian Bridge





10 New Reasons/ Improvements that would Make it More of a City Center:

- Parks
- Community Center
- Library
- Starbucks with outside seating
- Fancy restaurant
- Art
- Farmers market
- SeaTac Outlets
- Lime bikes, scooters

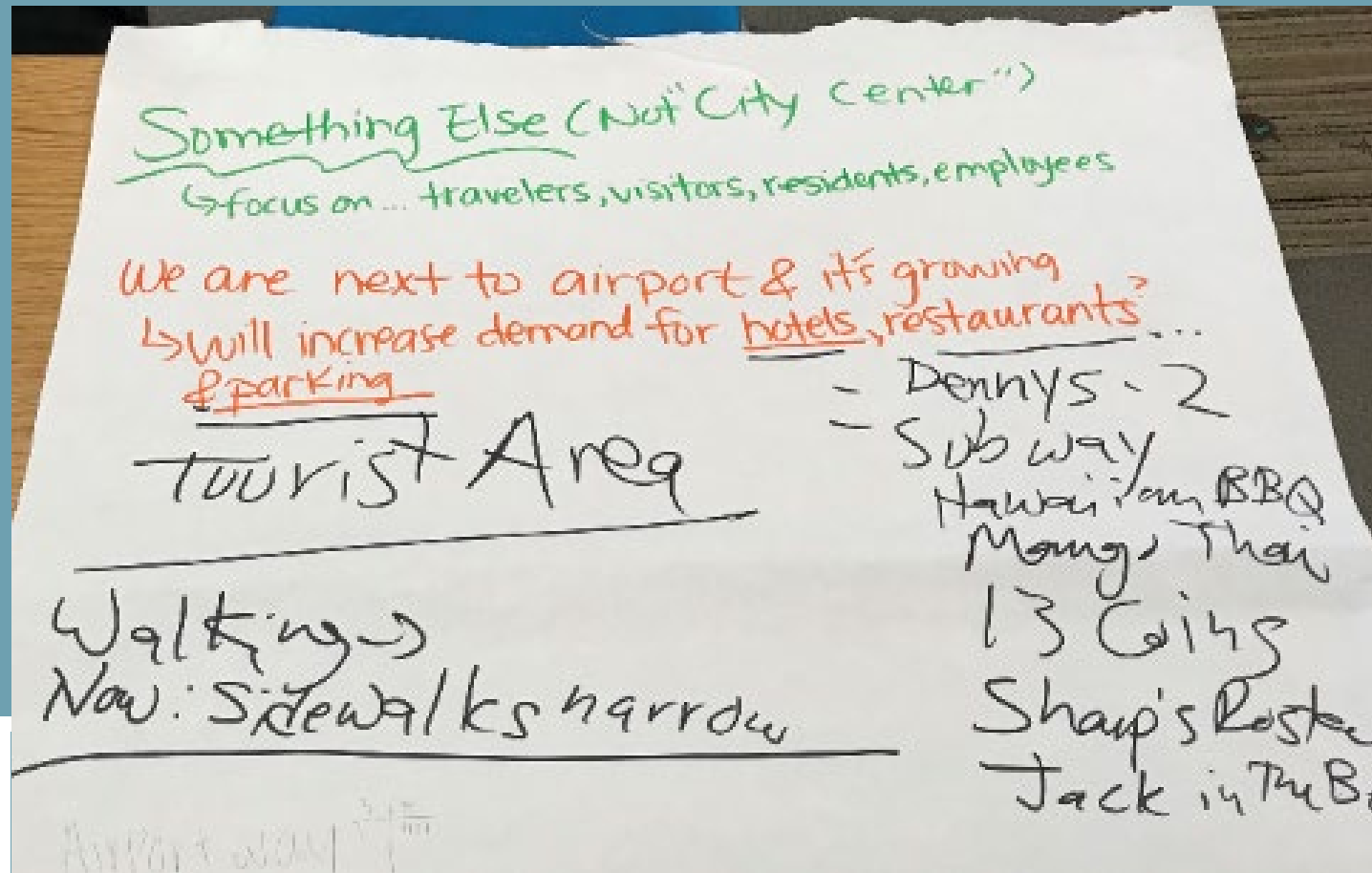
- **Team City Center Branding**
Suggestion:
 - Keep the name/brand:
“City Center”



Team Something Else Results:

Brainstorm

Characteristics of "something else/not city center"



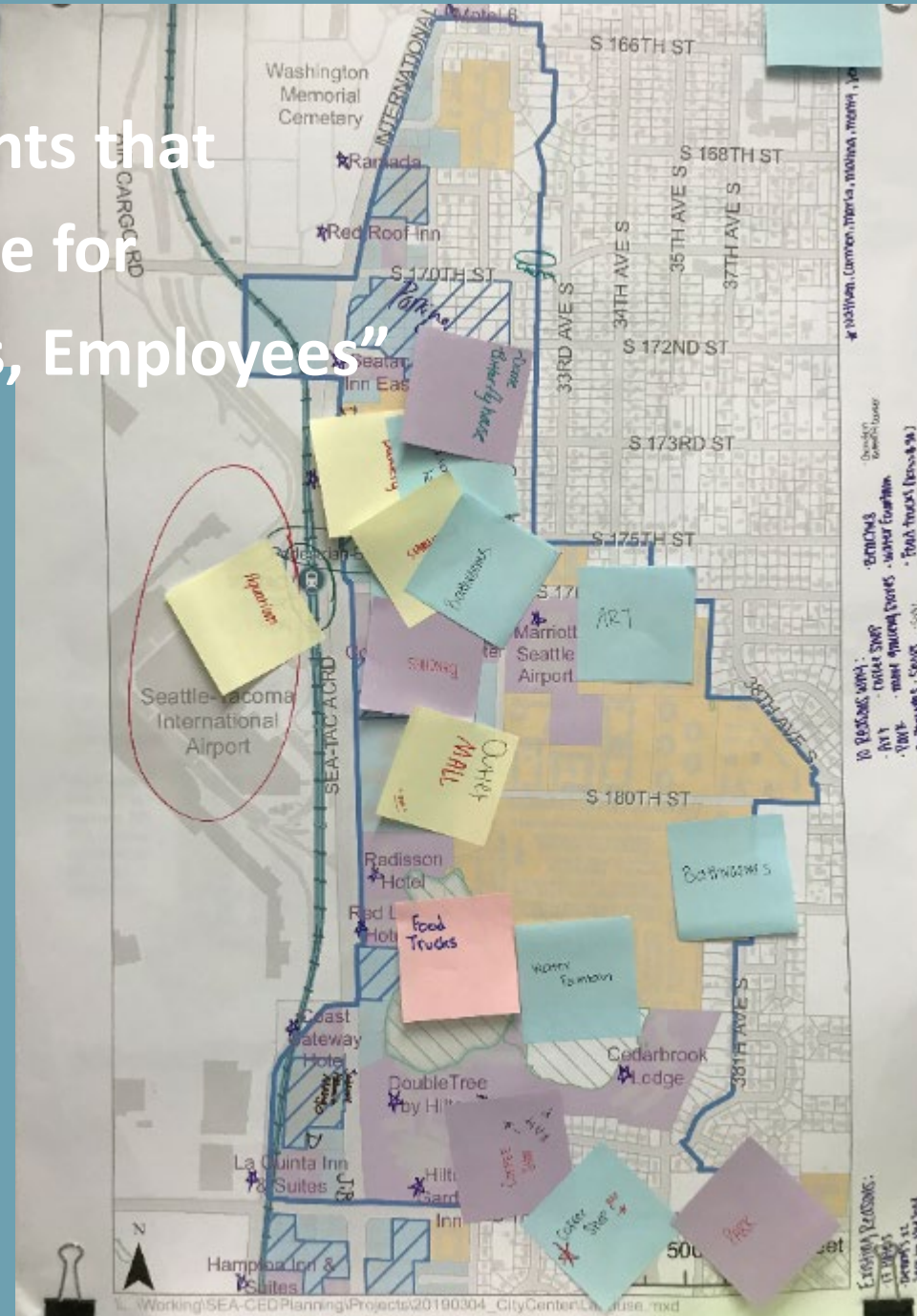
10 Existing Reasons Why it's Something Else Now:

- Airport
- 17 Hotels
- 2 Denny's
- Jack in the Box
- Subway
- Mango Thai
- Hawaiian Barbecue
- Sharp's Roasthouse
- 13 Coins
- Park and fly



10 New Reasons/Improvements that would Make it More of a Place for “Travelers, Visitors, Residents, Employees”

- Art (including crazy art...)
- Coffee shop
- More grocery stores
- Other shops, Sonic
- Park
- Public bathrooms
- Benches
- Water fountain
- Food trucks at “kiss & ride”/light rail drop off area
- Indoor garden/butterfly center



Team Something Else

Branding Suggestion: Change the name/brand – some ideas:

Airport Way

Bldv Way

Airport Place

Nation Blvd

International Way

International

East Sea

Seaway





Thank you for coming!

& don't forget,
SeaTac's #1!



Written Comments from Attendees of Community Planning Meetings #1 & #2

10/23/2019 Community Planning Meeting #1

McMicken Heights Elementary School

Approximate Number of Attendees: 32

QUESTION: Please tell us about DRIVING in the City Center area.

- **What improvement could make it easier to get around?**
 - **For example, improvements to streets, intersections, street crossings, sidewalks, connectivity, lighting, signage, safety, or others.**
- **Please write down the name of streets or intersections and be as specific as you can.**

RESPONSES:

International Blvd

- Handicap parking around International Blvd is difficult to find
- Roads & improvements along International Blvd are good! Sidewalks are also good.

S 166th

- Don't compromise the width of the street to build sidewalks such as 166th. People will park along the street.
- Do not implement improvement like on S 166th St
- Corner of 31st/166th lots of car accidents

S 167th

- Sidewalks on 167th near IB

S 170th

- 40th & S 170th: Flashing red light 4 way stop signs
- Bring back bus route that was on 170th
- On S 170th at IB, allow straight traffic right turn lane

Military Rd

- Left turn lane needed on Military Road @ Safeway/Galliano's

S 176th

- 176th St: South end of street big trees block pedestrian lighting. Make structure pruning of trees to let more light in BUT NOT top off tree
- Better lighting in pedestrian areas on south side of 176th near light rail station

SeaTac/Airport Light Rail Station & Transit Center

- Parking area at SeaTac station more covered areas to protect pedestrian & people waiting for Uber or pick ups from the rain
- Better access to SeaTac light rail station

S 180th

- Lighting/walkways down S 180th
- Need back end exit on 180th St through woods. There is no emergency way out of 180th with hundreds of apartment people maybe stranded.
- Entry gate to Bow Lake Mobile Home Park on corner of 32nd Ave S and 180th: People do not stop at stop sign from 180th going west. Lots of accidents and close calls.

S 188th

- Speed on 188th & speed in residential areas!

Airport Access Roads

- Access to Airport Access Road north bound to get to westbound 518 w/out driving thru airport. (via 170th or ability to make a left from East bound 154th.)

Military Rd S

- Military Rd-from ~162nd to ~160th to International Blvd – repave add sidewalks – two lanes to one going up hill???
- Finish the center turn lane on Military Rd @ Safeway on down to International Blvd
- 35th Ave S B/T 170th & 168th needs new sidewalks & shoulders
- Military Rd – Safeway intersection. Repave and re-organize. Needs infrastructure & sidewalks.
- 42nd/Military Rd S getting traffic diverted from IB due to street diet from Tukwila

QUESTION: Please tell us about WALKING in the City Center area.

- **What improvement could make it easier to get around?**
 - For example, improvements to streets, intersections, street crossings, sidewalks, connectivity, lighting, signage, safety, or others.
- **Please write down the name of streets or intersections and be as specific as you can.**

RESPONSES:

Various Comments

- Walking or driving I think the City of SeaTac does a fantastic job of keeping the roads up. Especially proud of the no litter everywhere. Great job.
- Difficult with traffic, especially walking in crosswalks when shuttles and cars turning on red lights (but legal right turn after stopping)
- Pedestrian sky bridge over 99 east/west make it safer for pedestrian. Get 99 back from the state.
- It would be nice if they would upgrade all the crossing sign to bright green & even have the crosswalk light up when person is crossing.

Sidewalks

- The existing sidewalks throughout the neighborhood are in horrible condition. Only reasonable along 176th & 170th.

34th Ave S

- Need sidewalk on 34th between 175th & 176th to access light rail.

S 167th

- 167th - 31st Ave S: No sidewalks. Lots of children from apartments. Cars parking on shoulder.

S 176th

- Corner 32nd & S 176th St: Corner at this intersection is very steep when walking with cane or scooter can be very dangerous.

S 180th

- S 179th (E of Hunt Club) & 180th St takes on traffic from Google maps not updating closed gates/into out of Hunt Club Apartments.

S 188th

- S 188th St/International Blvd: Street crossing light not enough time if crossing the street using a cane or walker.

QUESTION: Bonus Question: What do you call this neighborhood?

RESPONSES:

- Connection to the world!
- Convenient!
- Home
- The Airport

12/11/2019 Community Planning Meeting #2

McMicken Heights Elementary School

Approximate Number of Attendees: 12

One Comment Card Returned with following:

Some Needs:

- Affordable housing-esp. w/in walking distance from schools
- Please help keep the immigrant small businesses in our neighborhood (Bakaro Mall). They reflect our wonderful diversity.
- Social service center/worksource office
- Incorporate local artist in public art
- Name/words/images to reflect diverse people/languages (I think of the sidewalk banners along MLK are in other languages)
- **Sidewalks** & accessibility for deaf/hard of hearing (we have these students @ Chinook MS & Tyee HS)
- Outdoor amphitheater/community gathering space (for example: Greenbridge next to Dubsea Coffee in White Center); maybe for **farmers market**
- Ride free area for public transportation
- Family/youth emergency shelter **housing**
- Another community center/space (maybe with public pool) – would be great if it had track/football field
- Food bank/food resources
- Healthy small business restaurants instead of large chains – to give SeaTac a sense of identity and community
- Community garden
- Spaces that invite people to sit & connect with one another

Content Shortcuts: Image Library, Document Central, Calendar, Pages, eNotifications, Facility Directory, My Locked Content, Awaiting My Approval, Surveys, System Variables, Forms

How do you use the City Center?

Back

Summary

- Content Group is Community and Economic Development
- Department is Community & Economic Development
- Open since 3/28/2019
- Number of Responses: 29

Channel

Website

Engagement

Form Detail

Submission Summary

Question Statistics

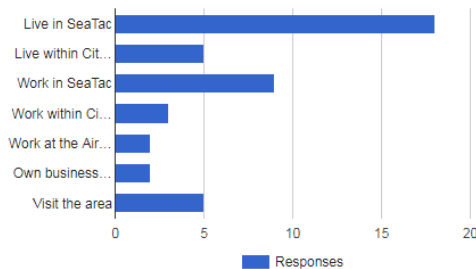
Individual Responses

29 responses

Date Range: Lifetime

1. 1. Please check all boxes below that apply to you:

Answered: 25 Skipped: 4 Left Blank: 0

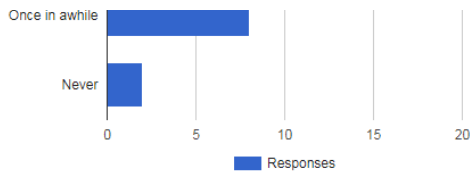


ANSWER CHOICES	PERCENTAGE	RESPONSES
Live in SeaTac	40.91%	18
Live within City Center boundary (see map)	11.36%	5
Work in SeaTac	20.45%	9
Work within City Center boundary (see map)	6.82%	3
Work at the Airport	4.55%	2
Own business/property within the City Center boundary	4.55%	2
Visit the area	11.36%	5
TOTAL		44 (25 answered)

2. 2a. How often do you drive to get to a destination in the City Center? (check one)

Answered: 25 Skipped: 4 Left Blank: 0

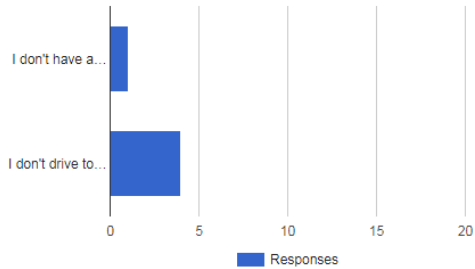




ANSWER CHOICES	RESPONSES	
Everyday	60.00%	15
Once in awhile	32.00%	8
Never	8.00%	2
TOTAL		25 (25 answered)

3. 2b. If never, why?

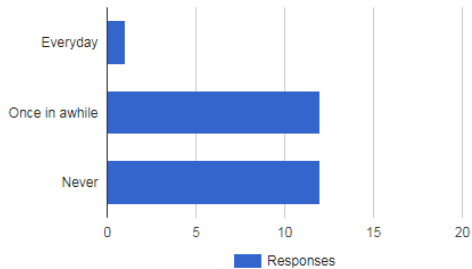
Answered: 5 Skipped: 4 Left Blank: 20



ANSWER CHOICES	RESPONSES	
I don't have a car	20.00%	1
I don't drive to the City Center	80.00%	4
TOTAL		5 (5 answered)

4. 3a. How often do you use transit to get to a destination in the City Center? (check one)

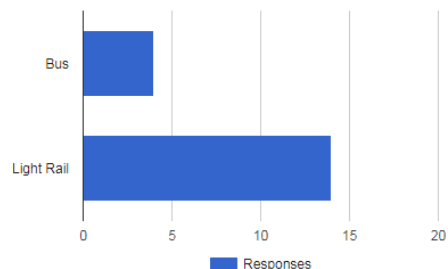
Answered: 25 Skipped: 4 Left Blank: 0



ANSWER CHOICES	RESPONSES	
Everyday	4.00%	1
Once in awhile	48.00%	12
Never	48.00%	12
TOTAL		25 (25 answered)

5. 3b. If you do use transit, what do you use?

Answered: 16 Skipped: 4 Left Blank: 9

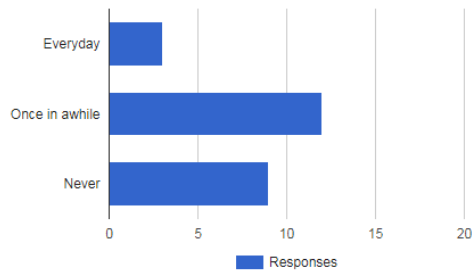


ANSWER CHOICES	RESPONSES
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Bus	22.22%	4
Light Rail	77.78%	14
TOTAL		18 (16 answered)

6. 4. How often do you walk to get to a destination in the City Center? (check one)

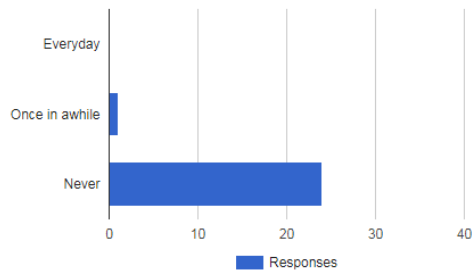
Answered: 24 Skipped: 4 Left Blank: 1



ANSWER CHOICES	RESPONSES	PERCENTAGE
Everyday	3	12.50%
Once in awhile	12	50.00%
Never	9	37.50%
TOTAL	24 (24 answered)	

7. 5a. How often do you ride a bike to get to a destination in the City Center? (check one)

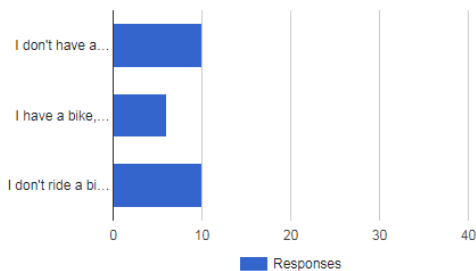
Answered: 25 Skipped: 4 Left Blank: 0



ANSWER CHOICES	RESPONSES	PERCENTAGE
Everyday	0	0.00%
Once in awhile	1	4.00%
Never	24	96.00%
TOTAL	25 (25 answered)	

8. 5b. If never, why?

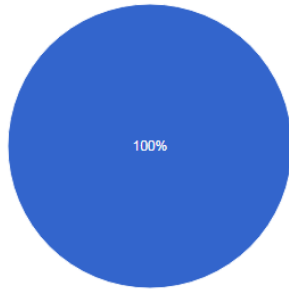
Answered: 25 Skipped: 4 Left Blank: 0



ANSWER CHOICES	RESPONSES	PERCENTAGE
I don't have a bike	10	38.46%
I have a bike, but I don't feel safe riding it	6	23.08%
I don't ride a bike in the City Center	10	38.46%
TOTAL	26 (25 answered)	

9. 6. What places in the City Center do you drive, take transit, walk or bike to now?

Answered: 6 Skipped: 4 Left Blank: 19

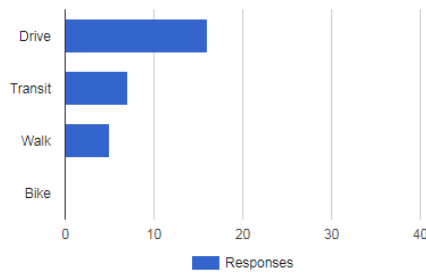


● Check here and skip to #7 if you do not go to places in the City Center. (Otherwise, check all that apply for questions #6a through #6j - for example you may check "drive" and "walk" to restaurant, etc.)

ANSWER CHOICES	RESPONSES
Check here and skip to #7 if you do not go to places in the City Center. (Otherwise, check all that apply for questions #6a through #6j - for example you may check "drive" and "walk" to restaurant, etc.)	100.00% 6
TOTAL	6

10. ----6a. Airport?

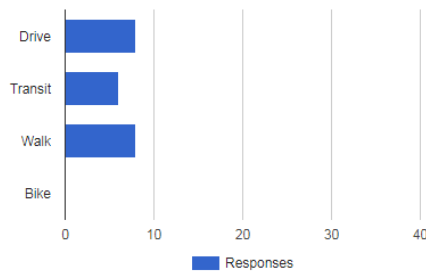
Answered: 19 Skipped: 4 Left Blank: 6



ANSWER CHOICES	RESPONSES
Drive	57.14% 16
Transit	25.00% 7
Walk	17.86% 5
Bike	0.00% 0
TOTAL	28 (19 answered)

11. ----6b. SeaTac/Airport Light Rail Station?

Answered: 17 Skipped: 4 Left Blank: 8

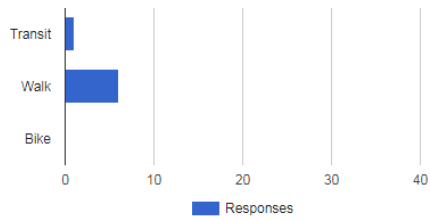


ANSWER CHOICES	RESPONSES
Drive	36.36% 8
Transit	27.27% 6
Walk	36.36% 8
Bike	0.00% 0
TOTAL	22 (17 answered)

12. ----6c. Drop-off-area by Pedestrian Bridge on S 176th St.?

Answered: 13 Skipped: 4 Left Blank: 12

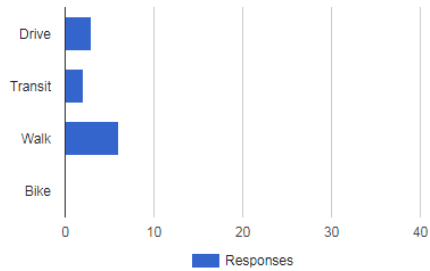




ANSWER CHOICES	RESPONSES	
Drive	56.25%	9
Transit	6.25%	1
Walk	37.50%	6
Bike	0.00%	0
TOTAL		16 (13 answered)

13. ----6d. Bus stop?

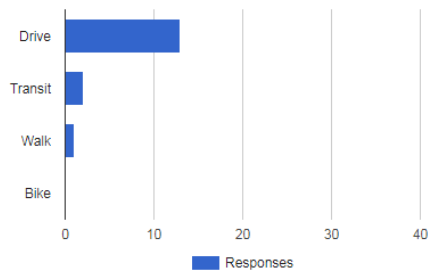
Answered: 10 Skipped: 4 Left Blank: 15



ANSWER CHOICES	RESPONSES	
Drive	27.27%	3
Transit	18.18%	2
Walk	54.55%	6
Bike	0.00%	0
TOTAL		11 (10 answered)

14. ----6e. The place where I work?

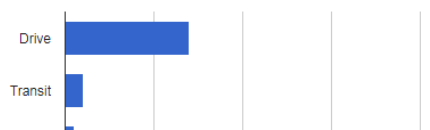
Answered: 14 Skipped: 4 Left Blank: 11

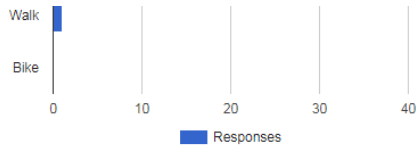


ANSWER CHOICES	RESPONSES	
Drive	81.25%	13
Transit	12.50%	2
Walk	6.25%	1
Bike	0.00%	0
TOTAL		16 (14 answered)

15. ----6f. My appointments?

Answered: 15 Skipped: 4 Left Blank: 10

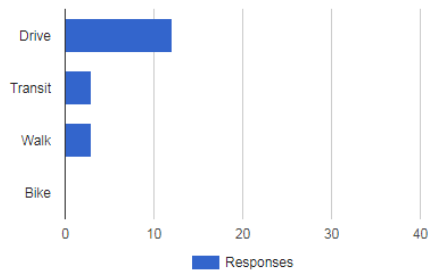




ANSWER CHOICES	RESPONSES	
Drive	82.35%	14
Transit	11.76%	2
Walk	5.88%	1
Bike	0.00%	0
TOTAL		17 (15 answered)

16. ----6g. Friend's house?

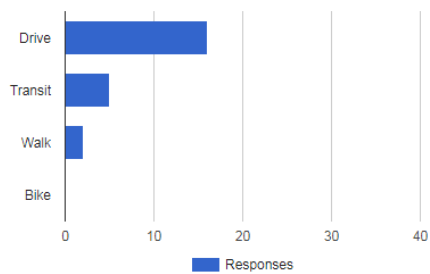
Answered: 14 Skipped: 4 Left Blank: 11



ANSWER CHOICES	RESPONSES	
Drive	66.67%	12
Transit	16.67%	3
Walk	16.67%	3
Bike	0.00%	0
TOTAL		18 (14 answered)

17. ----6h. Restaurant?

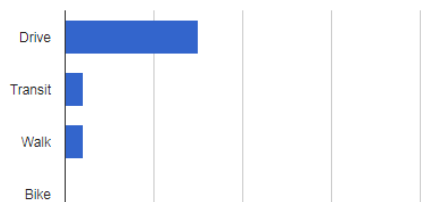
Answered: 18 Skipped: 4 Left Blank: 7



ANSWER CHOICES	RESPONSES	
Drive	69.57%	16
Transit	21.74%	5
Walk	8.70%	2
Bike	0.00%	0
TOTAL		23 (18 answered)

18. ----6i. Store?

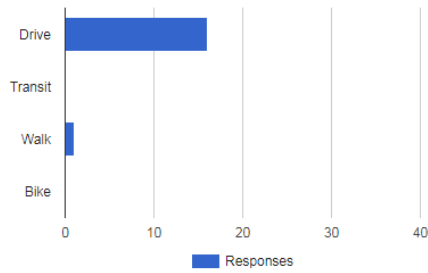
Answered: 16 Skipped: 4 Left Blank: 9





19. ----6j. Gas station?

Answered: 16 Skipped: 4 Left Blank: 9



ANSWER CHOICES	RESPONSES
Drive	78.95%
Transit	10.53%
Walk	10.53%
Bike	0.00%
TOTAL	19 (16 answered)

20. 7. What improvements could be made to make it easier to get around the area?

Answered: 20 Skipped: 2 Left Blank: 7



21. 8. What kind of places are missing in the City Center area that aren't there now?

Answered: 19 Skipped: 2 Left Blank: 8



22. 9. If you had to choose one improvement in the City Center area, what would it be?

Answered: 24 Skipped: 2 Left Blank: 3



Question #7:**What improvements could be made to make it easier to get around the area?****Responses:****Create a Place**

Make an actual place that would be worth walking to and around

A center of any kind to serve the community

Make it More Walking Friendly with More Destinations

The area is mostly car friendly right now and geared to travelers. It would be nice to make it more walking friendly. To have retail spaces, food markets with fresh produce, more restaurants, services that both travelers and residents would want to use.

Connectivity

Although there is very little of the city center located on the west side of IB - overhead pedestrian walkways connecting east with west may be a consideration.

Vehicle Access & Aesthetics

Vehicle access to the kiss and ride could be improved. Also, the aesthetics to the kiss and ride (beautification).

The lines painted on the roads are very faded. Freshening them up would make the place look a lot nicer, and would also help make it safer.

Street Lighting, Safety & Sidewalks

Better/more street lighting on 32nd Ave and along S 180th Street as well as a designated sidewalk in that area for pedestrians. There are a lot of people who walk that area but I hesitate at night because it is not well lit to and from my residential space out to the main business roads.

Sidewalks. Half the street in McMicken Heights have no sidewalks. I have to walk my child in the streets.

Many sidewalks are not handicap accessible & are not wide enough for tourist/airline workers w/ luggage & bikes & employees walking to work in early/late hours... no bike paths to most areas (including transit centers & airport.. ie: the curb cut from Seatac towers south toward Radisson spills out directly onto the hwy 99)

Lighting is bad in several areas, could use LED pole fixtures. Military Road by Safeway on 164th area is scary. Intersection is funky, and turns to Safeway scary when people line in middle. Safety around 7/11 on 176th is worrisome due to people who are congregating around it. Also around Safeway on 164th and 216th

Street Improvements

A lighted stop sign at the intersection of S 176th and 42nd Avenue S, similar to the one at Bow Lake Elementary School at S. 182nd and 42nd Avenue South would help to draw attention to the existing stop sign. There is an overhanging red flashing light - but an actual lighted stop sign is even more noticeable.

The street signage could improve by being larger, better lighting & easier to read before you reach the intersections. I will have to come back to this later to add which intersections I'm referring to in my comments. Also would be nice to have updated crosswalk signage, that flashes on the street when someone is going to cross like they have in white center area on 1st Ave.

Improve the light at 170th ... it gets backed up with hotel shuttles as well as the Uber/Lyft coming down the hill.

Make Getting Around Easier

Add Lime to make parking and getting to transit easier.

bike or scooter rentals

No bike lanes

Other

Teach the Uber, Lyft and cab drivers how to drive. They frequently drive below the speed limit, fail to signal, stop in the middle of the road, and disregard road signs.

Question #8:**What kind of places are missing in the City Center area that aren't there now?****Responses:**

A community center or a grocery store. There is a huge residential population in the area and there is only one nearby grocery store, Safeway, that is not even within the City Center boundary.

Let the market determine that

Cafes, restaurants. Places where people can gather that aren't in hotels. Retail stores - specifically small businesses. Produce markets - there aren't enough grocery stores in SeaTac. Some outdoors open space would be nice too, though not as high of priority.

Coffee shop, bakery

Restaurants with atmosphere (Sharps and Gregory's and maybe Mango are the only locations with any character). BREW PUBS! Hip and social gathering places for travelers and locals to mingle at... hotel bars just don't cut it.

Grocery store; post office, dry cleaner

Fitness class studios (like yoga, bootcamp, barre, etc), venues with shows/music/trivia night/etc, nicer bars/restaurants/cafes not jsut for hotel/airport ppl, museums/cultural education

Cleaned up, safer businesses

There is nothing now for people to do on their layovers. Lots of revinue being missed. Travels are taking their money to places like burien and tukwila. Lack of restaurants. Only 1 now that stays open late. No breweries. No gym. No movie theater. No nw cultural center. No park. No shopping. Just parking lots....

More restaurants and shopping, definitely shopping.

Coffee shops or community gathering spaces that do not turn in drug areas... performing arts center would be a great city asset to compliment the hotels & make Seatac a destination center itself, instead of being a parking lot for hotels/airport. Housing for the workers who need to access all these businesses & airport.

Places to eat

A center of any kind to serve the community

Question #9:**If you had to choose one improvement in the City Center area, what would it be?****Responses:**

More focus on the residents who live here than the airport as a source of commerce. More family restaurants, stores, pedestrian and other accessible forms of transportation for the locals to move about in their own city.

More trees, "cool" projects like glow in the dark bike lanes or lighting- things that help make SeaTac more of a destination or more memorable than a pit stop.

Planners to stay out of the way of business

A welcoming community space where people can gather to eat, drink, shop, play.

Vehicle and pedestrian access

Mixed Use - bottom floor commercial occupied with character, desirable restaurants, bars, pubs and entertainment and density housing above.

Better crosswalks

I live about a mile walk from the center but there's nothing to "do" there as a young adult. Would love to see something like a restaurant with shows or trivia to attend or fitness classes, or something social and inclusive/multicultural, with a SeaTac resident discount too.

Green space.

Pretty much anything other than a hotel or parking lot would improve the area.

Restaurants and walking park type like Landing area in Renton, could put parking underground

More police patrols.

cleaned up, safer business, speeding traffic

It's already build for best use, to service airport customers needs!

Raise the taxes. Lets keep it nice here. Dont try to be a low income area. Invest in infrastructure and schools. Lots of people with money are coming to places like SeaTac because Seattle is too expensive. Lets get those professional people here in SeaTac. The lightrail is a huge boon for seatac. Lets use it attract the tech workers in seattle.

Shopping

major wide sidewalks with enough room for walking, mobility scooters, regular biking, tourists/luggage, plantings & a small satellite policing station..community officers on bikes?

Sidewalks

It would link the airport and the neighborhood

Question #10:

Is there anything else you'd like the City to know about the City Center area?

Responses:

- With the growing connection to different cities by way of the light rail, The City Center is sure to expand in population. I see this as an opportunity for the City to showcase this sort of "cultural hub" that the residents create, and focus on the necessities they require to live here.
- I'd encourage more parking garages and green areas. As is, it feels pretty paved over.
- Whatever plans get decided on, please do not displace small or immigrant owned businesses. Those are the types of places we want to be in the City Center area - not big corporate hotels and parking lots. It would be so nice to attract residents and travelers alike to the beautiful diversity we have to offer in this city. There has to be balance in pandering to developers and big business and supporting working families and the "small town" feel I hear Council members say they like about our community.
- It's just hotels and the light rail stop. It would need a bakery or coffee shop to draw visitors.
- This area is definitely "company Owned" by the airport. Unless we locate housing in this area, there's very little reason currently for our residents to visit this area. If you're successful in attracting desirable restaurants, bars, pubs and entertainment facilities that would draw in locals (SeaTac, Burien, Normandy Park, Des Moines) then requiring ample short term parking should also be considered.
- I don't really consider City Center a place to go. I drive through it or go to the airport but don't consider it to have any stores/restaurants (I know there are some but they don't strike me, maybe a "taste of SeaTac" event would help introduce the community to local businesses.
- We could use a dog park and a green space to draw food trucks where you could have a nice shady place to sit in the summer.
- It is the flyover area of the city. There is nothing there to draw anyone to the area unless you are from out of town and need a room for the night, or need a place to park. With the voter approved \$15 minimum wage, there are numerous other cities to go to for entertainment and dining that are cheaper.
- This particular area is a not consistent with others city center area, because it services mainly the airport area, with all the conveniences regarding those needs! Hotels ,restaurants etc!

- If you put in low income housing its gonna bring the area down. Also dont put in too much commercial/retail. Too much will attract transients like your seeing in white center right now. mcmicken heights can become a really nice and sought after area with a little TLC.
- Yes, please do something about the light at 170th and International Blvd.
- Yes... mapping needs to clarify what is happening around the bow lake residential area...with lots of low income residents & local workers that are very worried in regard to the sale of this property turning into condo/hotels etc & losing affordable housing. Bow Lake constitutes a major portion of the 'City Center' and someone from the city needs to address how to maintain this housing.. ie: make it a mobile home zoning instead of multi housing?
- A drug store and another grocery store
- You need to think more creatively than you have before. Maybe you could make affordable space for the business that have been dislocated



City of SeaTac City Center Urban Design Framework

City Center Stakeholder Workshop Summary
Wednesday, November 26, 2019

Stakeholders in Attendance

Name	Organization
Cathy Boysen Heiberg	Boysen & Boysen, LLC.
Larry Heiberg	Boysen & Boysen, LLC .
Perry Wall	Clarion Hotel SeaTac
Mark Hollander	Crowne Plaza Hotel
Ken Stockdale	Crowne Plaza Hotel
Wes Wood	Dollar Development
Richard Scherzinger	Hilton Hotels
Dan Watson	King County Housing Authority
Charles Bassett	L&R Group / Wally Park
Roger McCracken	Master Park
Tom Hooper	Port of Seattle
Stan Tombs	SeaTac City Council
Carl Cole	SeaTac City Manager
Clyde Hill	SeaTac Deputy Mayor
Erin Sitterley	SeaTac Mayor
Tej Basra	SeaTac Planning Commission
Katherine Kertzman	Seattle Southside Regional Tourism Authority
Mara D'Angelo	Sound Transit
Thatcher Imboden	Sound Transit
Katie Drewel	Sound Transit
Pat Callahan	Urban Renaissance Group
JoLene Parks	Urban Renaissance Group

SeaTac City Center Vision + Urban Design Framework

Workshop attendees received a presentation from the consultant team describing the outcomes of stakeholder and community engagement as well as the technical assessments of BDS (Urban Design), E.D. Hovee (Economics), and Toole Design (Transportation Infrastructure).

The consultant team identified two distinct sub areas within the City Center area of study—one focused on residential and another on more intensive commercial uses. The accompanying map describes the general boundaries of these sub-areas. The consultant team then presented a draft vision and principles for the district which was referred to as “SeaTac Landing” by the consulting team.

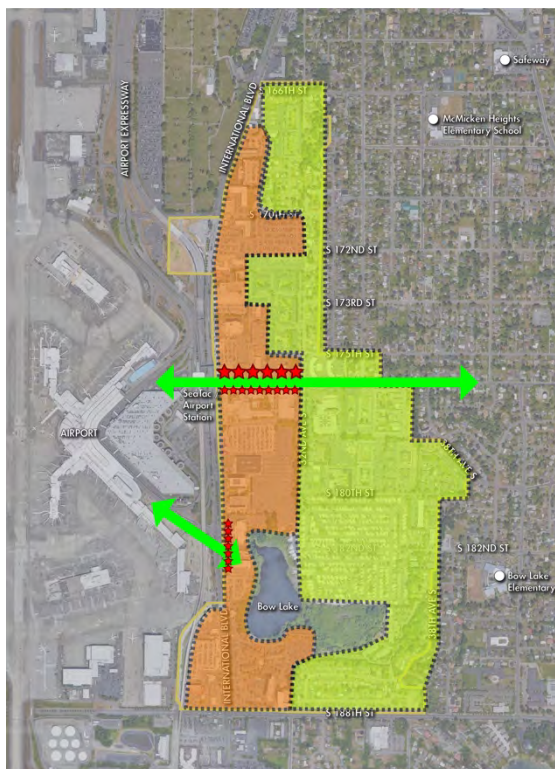
Vision

The following draft vision statement was written by the consultant team as a possible future for the airport adjacent district (being referred to for discussion purposes as “SeaTac Landing”) that would satisfy residents, workers, and property owners alike:

The global gateway to the Pacific Northwest; SeaTac Landing is an active hub providing workers, visitors, and residents alike with a diverse set of experiences in an enticing, contemporary, and walkable urban district.

On the whole, workshop stakeholders were very supportive of this high-level vision for the district. Most spoke explicitly in support of the vision; several offered specific comments or feedback:

- The district will need a new mix of amenities to support this vision
- A “hub” is good—SeaTac Landing should be a place to “stay, work, play”
- Like the words “diverse” and “enticing”
- The sub-areas make sense – commercial + residential
- Like the word “landing” – explicit nod to the airport, but also an acknowledgement that we want people to “come and stay.” Some were concerned about conflict with the existing “Landings” in Renton and Federal Way.



Principles

To support the consensus vision, the consulting team offered several principles that should help to guide Phase 2 planning for the district (being referred to in the meeting as “SeaTac Landing”).

These principles as presented were:

- **Economic Prosperity.**
Prosperity for all is achieved through improved land value, more diverse employment opportunities, and increased tax revenue.
- **Attractive Public Realm.**
The comfort, quality, and programming of streets and public spaces entices people to come out and linger in the district.
- **Mix of Complementary Uses.**
Development supports a mix of office, lodging, and airport service uses that are mutually supportive of one another.
- **Efficient Circulation.**
Access to and between major activity centers limits congestion and maximizes mobility for all modes, including air.



Again, workshop stakeholder feedback was almost uniformly positive and supportive of the principles presented. There were several suggestions for the project team to consider with respect to the principles, these were:

- We should emphasize “comfort” in the district, perhaps in the public realm principle.
- In the complementary uses principle, we should emphasize that what we desire are “complementary and connected” uses that “encourage a sense of place.”
- The economic prosperity principle should have an even more explicit reference to economic inclusiveness, across the income spectrum.
- Somewhere in the principles, we might consider saying something about “leveraging the fastest growing airport in North America.”

Stakeholder Priority Outcomes (by theme):

Having achieved consensus around the high level vision and principles for “SeaTac Landing,” workshop attendees broke into small groups to offer their specific ideas about necessary priority outcomes (in Urban Design, Transportation, Economic Development, and Implementation) that would be necessary in the next five years in order to make collective progress on achieving the Vision. A shorthand summary of the input provided has been consolidated and summarized below.

Economic Development/Implementation

- Better access & Connectivity to Airport
- Multi-Family development with retail
- Promote mixed-use with hotel/commercial/residential
- Regional Tourism Authority can be initial convener
- Coordinated and intentional focus on district; capitalize on momentum
- Need a stand-alone entity and governance structure to focus on implementation
- Conduct a ULI Panel
- Organize Business Interests
- Real Estate fundamentals
- Being ready for major office development
- Need incentives (i.e. connectivity to airport)
- Connectivity to light rail (for office)
- Affordable transportation options are a strength
- We need a unique draw, so we are not following Seattle & Bellevue
- Office & placemaking together

- Strike balance of opportunity and affordability
- Business community as organized - message to partner with City

Urban Design/Transportation

- Identity & Urban Feel
- Pedestrian weather protection
- Better pedestrian access to airport (new bridges); Need better two-way connection.
- Continuity between district and airport
- Safety and cleanliness of sidewalks (hire ambassadors)
- Need a 24/7 bridge to airport
- Improve District image to visitors
- Ease flow of vehicles to improve safety
- Better pedestrian-oriented lighting
- Expedite City approval process for public realm improvements
- More centrally located shuttle near light rail
- Safety, walkable environment



City Center Stakeholder Workshop Summary

- “International Village” – small business incubator; food + cultural activities
- Elevated bridge connection to airport (but don’t hurt ground floor uses)
- Activate public space with cultural events
- Pet boarding – drives activity
- Wine + local food – “Taste of SeaTac”

SEATAC CITY CENTER VISION + URBAN DESIGN FRAMEWORK Nov 26, 2019

<p><u>VISION</u></p> <p>NEED THE AMENITIES TO SUPPORT!</p> <p>STAY, WORK, + PLAY</p> <p>DIVERSE + ENTICING!</p> <p>LIKE SUB-AREAS COMMERCIAL + RESIDENTIAL</p> <p>LANDING! WANT PEOPLE TO STAY</p>	<p><u>PRINCIPLES</u></p> <ul style="list-style-type: none"> > EMPHASIZE COMFORT > “COMPLEMENTARY + CONNECTED USES THAT ENCOURAGE A SENSE OF PLACE” > ECONOMIC INCLUSIVENESS (ACROSS INCOMES) > LEVERAGE FASTEST GROWING AIRPORT IN NORTH AMERICA 	<p><u>STAKEHOLDER OBSERVATION</u></p> <ul style="list-style-type: none"> □ MOVE TOURISM OFFICE CLOSER TO AIRPORT ON 176TH □ EASIER TWO-WAY MOVEMENT BETWEEN DISTRICT + AIRPORT □ KEEP PEOPLE IN THE DISTRICT! (WORK, SHOP, REST, PLAY, ETC.) □ PROPERTY OWNERS WORKING TOGETHER TO IMPROVE DISTRICT AS DESTINATION □ EXTEND DISTRICT INTO THE AIRPORT BLUR THE LINE/BOUNDARY (TICKETING IN HOTELS) □ MORE PUBLIC + PRIVATE OFFICE ALONG INTO BLVD □ TO SUPPORT NEW OFFICE → BETTER PUBLIC REALM
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ECONOMIC DEVELOPMENT / IMPLEMENTATION

- > ACCESS & CONNECTIVITY TO AIRPORT - ABOVE GROUND?
- > WALKABILITY
- > IDENTITY & URBAN FEEL "SEATTLE LANDING" [CONFLICT w/ "THE LANDING" by Paulsen & Fairbank Way]
- > MULTI-FAMILY DEVELOPMENT w/ RETAIL
- > FOLKS GET ON LIGHT RAIL FOR EXPERIENCES
- > MIXED USE w/ HOTEL / COMMERCIAL / RESIDENTIAL
- > REGIONAL TOURISM AUTHORITY AS CONVENOR
- > COORDINATED FOCUS ON DISTRICT
- > INTENTIONAL
- > ENTITY & GOVERNANCE STRUCTURE
- > ULI PANEL?
- > ORGANIZE BUSINESS INTERESTS
- > REAL ESTATE FUNDAMENTALS
- > MOMENTUM
- > BEING READY FOR MAJOR OFFICE DEVELOPMENT
- > NEED INCENTIVES (i.e. connectivity to airport)
(RESTAURANT PARKING RIGHTS ARE A BARRIER)
- > CONNECTIVITY TO LIGHT RAIL (for OFFICE)

- > AFFORDABLE & TRANSPORTATION OPTIONS ARE STRENGTHS
- > WE NEED A DRAW SO WE'RE NOT FOLLOWING SEATTLE & BELLEVUE
- > OFFICE & PLACEMAKING TOGETHER
- > IMAGE
- > BALANCE OF OPPORTUNITY & AFFORDABILITY
- > BUSINESS COMMUNITY AS ORGANIZED MESSAGE TO PARTNER w/ CITY

URBAN DESIGN / TRANSPORTATION

- PEDESTRIAN WEATHER PROTECTION
- BETTER PEDESTRIAN ACCESS TO AIRPORT (NEW BRIDGES!)
- CONTINUITY BETWEEN DISTRICT AND AIRPORT
- SAFETY + CLEANLINESS OF SIDEWALKS (AMBASSADORS)
- 24/7 BRIDGE
- EASE FLOW OF VEHICLES TO IMPROVE SAFETY
- LIGHTING (
- EXPEDITE CITY APPROVAL PROCESS FOR PUBLIC REALM IMPROVEMENTS

- > MORE CENTRALLY LOCATED SHUTTLE NEAR LIGHT RAIL
- > SAFETY, WALKABLE ENVIRONMENT
- > "INTERNATIONAL VILLAGE" small BIZ INCUBATOR
FOOD + CULTURAL ACTIVITIES
- > ELEVATED BRIDGE CONNECTION TO AIRPORT (BUT DON'T HURT GROUND FLOOR USES)
- > ACTIVATE PUBLIC SPACE w/ CULTURAL EVENTS
- > PET BOARDING → DRIVES ACTIVITY
- > WINE + LOCAL FOOD "TASTE OF Seattle"

BDS

PLANNING & URBAN DESIGN

To: Department of Community and Economic Development, City of SeaTac

From: BDS Planning & Urban Design

Re: Summary of Stakeholder Engagement for SeaTac City Center Visioning

Date: November 8, 2019

Introduction

To support the development of a vision and urban design framework for SeaTac City Center, BDS Planning & Urban Design engaged a cross-section of City Center stakeholders to better understand their current perspectives and priorities for the district. This memo summarizes the input received by the consultants during this engagement process.

Between July and November, 2019, BDS Planning engaged City Center residents, workers, property owners, and other stakeholders in a variety of formats, including: one-on-one interviews (in-person and phone); on-site focus groups; and a public Open House meeting at McMicken Elementary School. These consultant-led engagement efforts have been augmented by City-led engagement with Tye High School students; an online questionnaire; and briefings for City Commissions (Planning and Hotel/Motel).

Interviews

To get a candid assessment of City Center's current strengths and weaknesses, and future opportunities, BDS Planning interviewed more than 15 stakeholders who own property, operate businesses, or have other interest in City Center. While the content of these individual interviews is confidential, some key themes emerged from the group overall:

- Generate **Tax Revenue** (Sales & Land Value)
- Limit **Congestion & Maximize Mobility** (all modes, including air)
- Reflect **Airport to the West & Neighborhood to the East**
- Support local **food** opportunities both in **shopping & enterprise** for Workers & Residents
- Support **Housing Affordability** for Workers and Residents
- Protect **Adaptability** to Future Technology (e.g. Autonomous Vehicles)

Vision concepts most universally supported by the stakeholders interviewed included a Seattle "**South End Office and Employment Center**," emphasizing an emerging Class A office cluster or "**Aerotropolis**," a district whose future development intentionally leverages proximity to the airport as an organizing principle.

Focus Groups / Open House

Across all community engagement groups several **themes** and **areas of consensus** emerged:

- **Identity.** The term “City Center” does not resonate with the vast majority of people who live or work in the district; in fact, there is very little sense of a cohesive neighborhood *across* individual property developments.
- **Access.** People overwhelmingly value the proximity to transportation resources (bus, light rail, and airport); but desire improvements to pedestrian experience to access them (i.e. more sidewalks, crosswalks & pedestrian enhancements; especially along the Int’l Blvd and 32nd Ave S).
- **Lighting.** The darkness of much of the district after sunset is contributing to a public safety concern and preventing many community members from choosing to spend time outside without a vehicle.
- **Affordability.** The naturally occurring affordability of the area is a matter of critical concern to residents; displacement is one of the top concerns.
- **Pride.** Enhancements to the look and feel of highly public areas where residents and travelers overlap (especially along major thoroughfares like S 188th St., S 176th St., and the Int’l Blvd) would be a welcomed source of pride for the district.

The following maps show responses from all community engagement activities consolidated together.

Where could **sidewalks** be added or improved to make walking easier?



Where would you like to be able to **eat**?

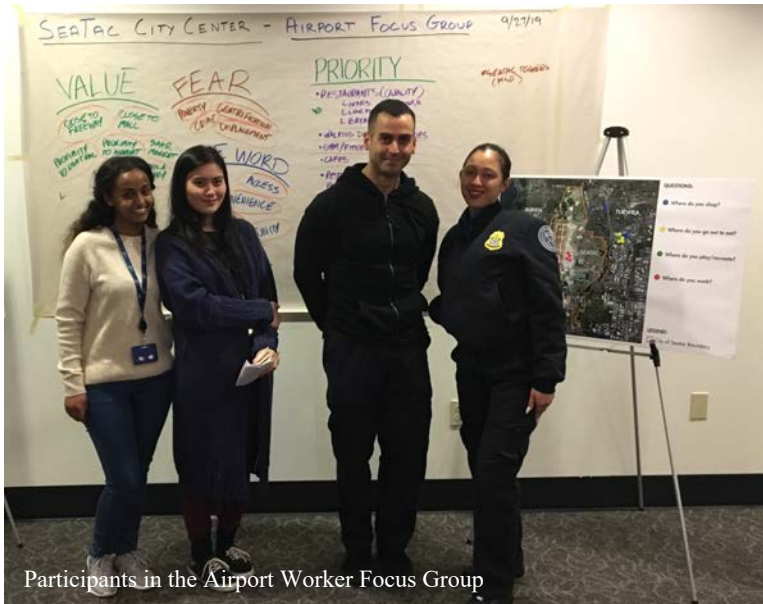


Where would you like to be able to **shop** (retail/convenience)?



The following sections report on input from each of the individual engagement activities in more detail.

Airport Workers

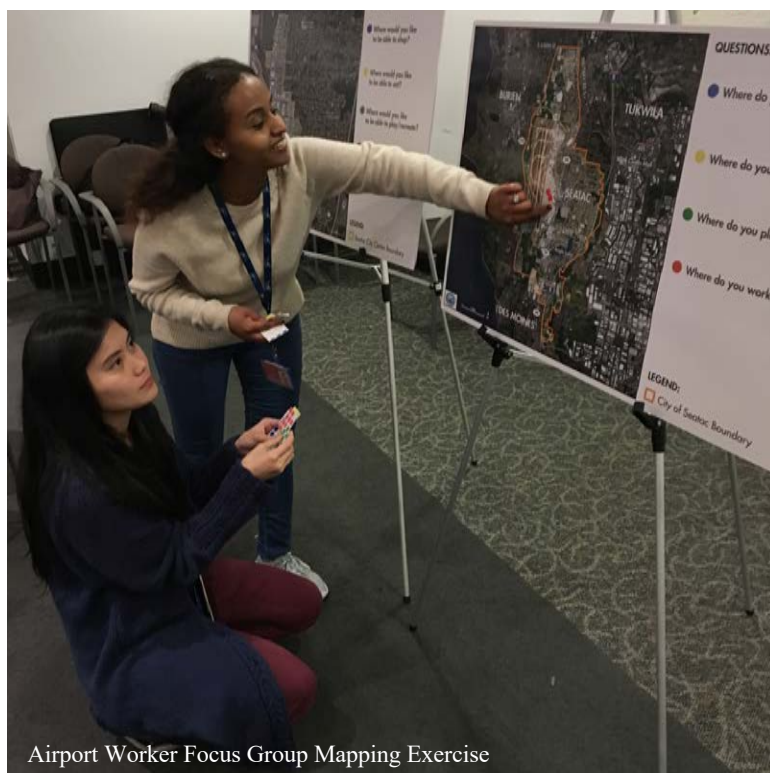


Participants in the Airport Worker Focus Group

A focus group of individuals who work at SeaTac Airport was convened at the airport on September 27th. Participants ranged from recently hired to longer-term employees. Participants were asked to share their perspectives about what they and their co-workers personally value about the City Center area, their fears for the district, and their top priorities for its improvement.

With respect to participants' most valued aspects of City Center, conversation centered around two main topics: 1) **proximity to major transportation** (freeways, light rail, and airport); and 2) **access to cultural, food, and educational assets** just north on Highway 99 in Tukwila (such as Saars Market and the Tukwila Library).

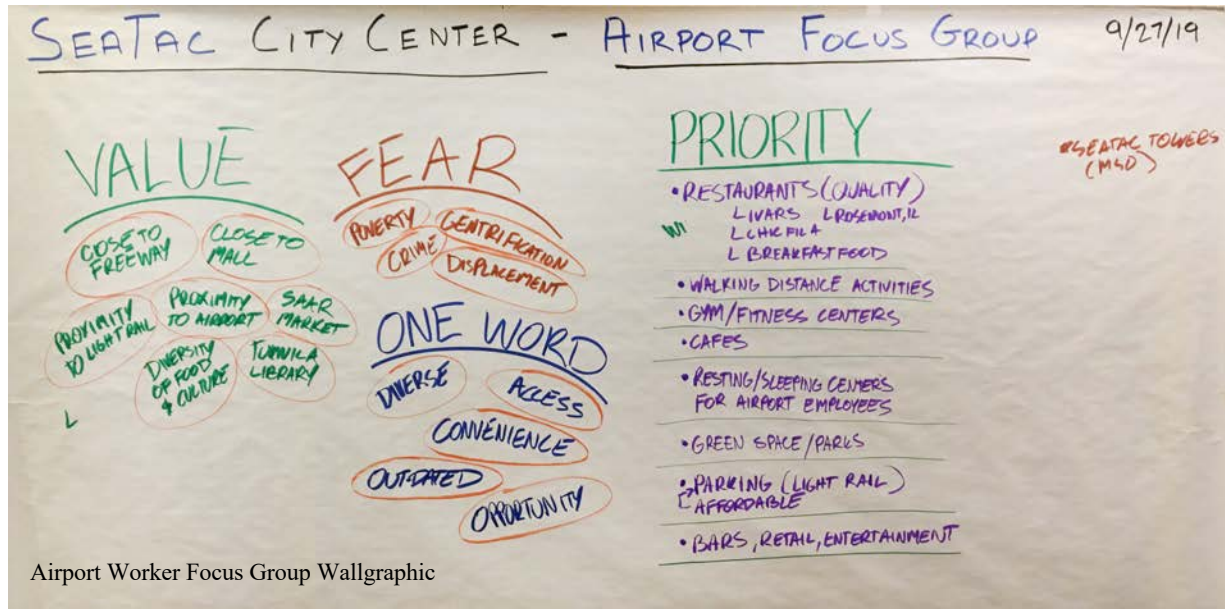
Conversely, airport workers' greatest fears for the district mostly had to do with the twin concerns of **displacement** and **gentrification** on one hand and **poverty** and **crime** on the other. Participants agreed that the look and feel of the City Center area was "outdated" and not commensurate with what first time visitors arriving from out of state typically expect of this



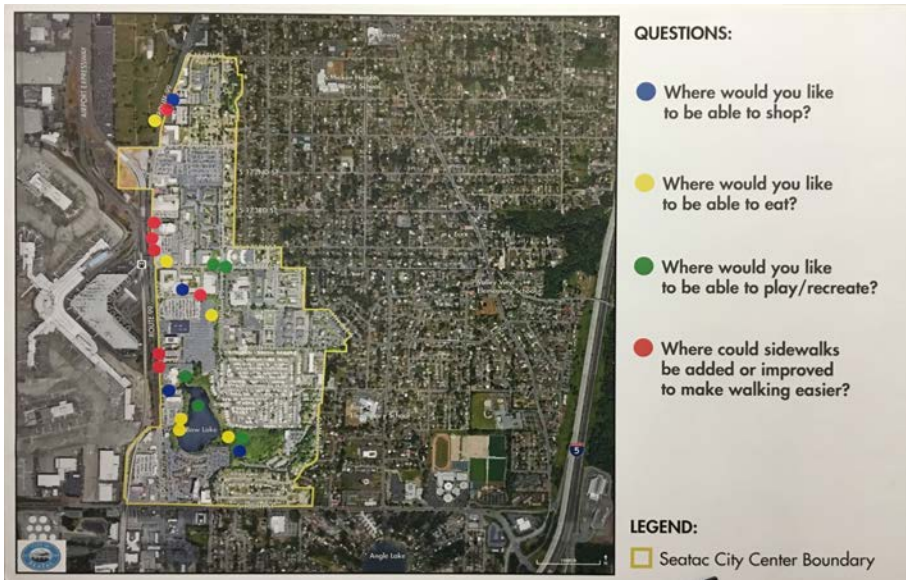
Airport Worker Focus Group Mapping Exercise

major metropolitan area.

Citing its incredible access to transportation and regional retail, participants described City Center in a single word as “**opportunity**.” One participant cited the transformation of Rosemont, IL, next to O’Hare airport, as an example of a mixed-use, airport-serving entertainment district with corporate facilities and office workers.



Top priorities expressed by this group focused primarily around activities they would like to be able to **walk to before, after, or between shifts** at their airport jobs. These included: quality **chain cafés and restaurants** (Ivar’s, Chick-fil-A, etc.), **gyms or fitness centers**, as well as **bars, retail**, or other forms of entertainment. Participants also expressed a desire for certain things at the airport itself, such as more affordable em-



ployee parking and secure places to sleep. An interactive mapping exercise revealed that airport workers primarily would like to see pedestrian improvements along Highway 99. It also suggests that participants see 176th Street and Bow Lake as potentially desirable places to play, shop, and eat.

Windsor Heights

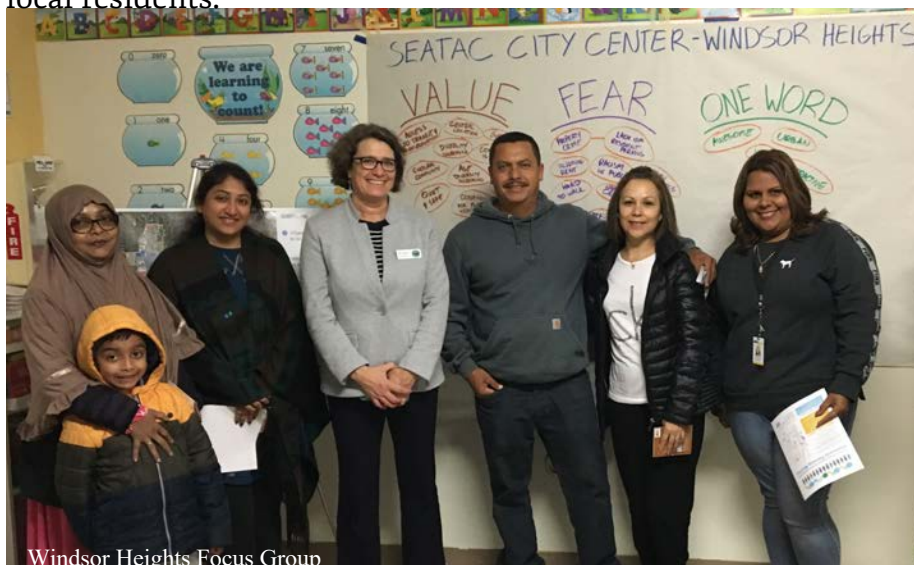
The first of two resident-oriented focus groups in City Center was held with residents at the Windsor Heights apartment complex on October 9. The group ranged in age from young people, to young families, to parents with adult children. Tenure of residence in City Center was similarly diverse, ranging from five years to over 20.

Asked about elements of City Center they most valued today answers fell primarily into two themes: 1) Proximity and ease of **access to transportation** resources and 2) an increasingly diverse (with respect to ethnicity and age) **cultural community** in the district.

Conversely, when asked about fears for City Center, focus group participants cited a perception of increased **property crime and theft**, increasing rent, lack of consistently available **parking**, and difficulty of walking due to **poor or absent sidewalks**. More than one participant expressed the parking issue in terms of economics and personal safety, explaining that the need to park far from home resulted in lost time searching for parking many blocks away and then needing to walk 15 or 20 minutes back to their home, often in the dark and without consistent sidewalks.

One focus group participant cited a stark fear of more open, brazen, and even violent **racism** in the district. This same individual described a recent incident in which their middle-aged domestic partner and father of two was physically assaulted right outside of their home, apparently for no other reason than because of the partner's ethnic identity. Police responded, but the perpetrator was never apprehended.

Focus Group participants top priorities for improving City Center are deeply informed by these values and fears. Some expressed a desire for **more diverse food options** (i.e. Halal) like the Saar's Market in Tukwila. Others were most concerned with the improvement of their personal safety through **better sidewalk infrastructure** and **more well-lit streets** and public spaces. Several participants described their priority as improvements to Highway 99 to make the area more **beautiful** and a **source of pride** for local residents.



Windsor Heights Focus Group



Windsor Heights Focus Group Mapping Exercise

Bow Lake

A large facilitated discussion and listening session was held at the Bow Lake clubhouse on November 5 at the Home Owner Association's regular meeting. Over 40 Bow Lake residents participated in the visioning exercise, providing their values, fears, priorities, and a one-word description of SeaTac City Center.



Bow Lake Facilitated Discussion

Participants most valued **access to amenities and transportation, diversity of development types/uses**, and the **walking proximity to services** within SeaTac City Center. Bow Lake residents feared the **loss of their home and displacement** from new development; **violent crime** and gang activity; **negative impacts** from the constant flow of **travelers**; and accuracy of information from city plans and staff.

Participants were provided with sticky notes to provide their priorities in a more comfortable setting. Priorities centered around the development of **pedestrian oriented infrastructure** including more **sidewalks and lighting**; keeping Bow Lake **affordable** and avoiding re-zoning/displacement; and **community-centric development on S 188th & Pacific Hwy S**.

When asked to describe SeaTac city center in one word, participants used “disjointed”, “cars”, “traffic”, “parking”, “confusion”, “congestion”, “developing”, and “overbuilt”. The overall theme of this exercise highlights the **auto-centric nature** of the built environment in City Center.

Participants were asked to interact with the City Center map by placing geographically specific color-coded stickers. Bow Lake residents wanted to shop along Pacific Hwy S, on S 188th St, and eat around S 188th and 38th Ave. They wanted sidewalk improvements along 38th Ave S, 32nd Ave S, and the Bow Lake Elementary School.

Open House

A community Open House was held at McMicken Heights Elementary School on October 23. Participants were asked to provide their values, fears, priorities, and a one-word description of the City Center. They were also able to provide feedback through the interactive mapping exercise, and city-led mapping stations focused on vehicular and pedestrian constraints and opportunities.

Participants most valued aspects surrounding City Center converged amongst four themes: 1) **Access to transit/light rail**; 2) An **inviting environment** for travelers and visitors; 3) A variety of **shopping opportunities**; and 4) a focus on **community** and its residents.

Conversely, participants feared **displacement of residents and businesses** due to zoning changes that would allow more airport centric services like parking. Participants also highlighted **rising crime**, an increase in **traffic congestion**, and more **noise** associated with the airport.

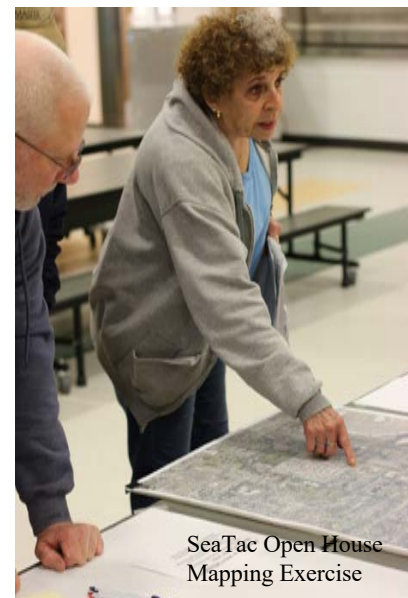
Top priorities for participants included **balancing the needs of both residents and visitors**. This included a focus on the development of the airport industry, convenience for both tourists and those living in SeaTac, as well as building upon a **welcoming attractive place** that reflects its **diverse population**. Participants also prioritized multi-purpose trails for **biking and walking**, **family-oriented shops**, and the **preservation** of senior living facilities like Bow Lake.

Participants used the words “under-developed”, “incohesive”, and “multi-cultural” in the one-word engagement exercise.

The interactive mapping exercise revealed that most participants shop in four nodes including Burien, Southwest Renton, South Center Mall, and North SeaTac along S 160th St/Pacific Hwy S.

Participants frequented the businesses along Pacific Hwy S, in Des Moines, and Burien. They recreated at Angle Lake Park and along the Puget Sound north of Des Moines. Some Participants worked within SeaTac, while the majority worked between Tukwila and Renton.

When participants were asked to identify where they “would like to be able to” shop and eat, they focused activity around the intersection of S 176th St./Pacific Hwy S, stretching east along S 176th St. Other areas included S 170th St./Pacific Hwy S and S 188th St./Pacific Hwy S. Participants wanted more recreational opportunities Southeast of Bow Lake, and improvements in sidewalks throughout the City Center subarea.





SeaTac Open House Mapping Exercise



SeaTac Open House Engagement



SeaTac Open House Mapping Exercise



SeaTac Open House Interactive Wallgraphic

