



MEMORANDUM COMMUNITY & ECONOMIC DEVELOPMENT

Date: 6/14/2024
To: Planning Commission
From: Kate Kaehny, Principal Planner and Mandi Roberts, Principal Planner with Otak
Subject: **6/18 Envision SeaTac 2044 Work Session Overview: Discuss Comments on Proposed Housing Policy Updates; Introduce Code Amendments Package 1; Introduce Transportation Element; Review Meeting schedule**

SUMMARY

The main goal of the upcoming work session is to cover the following topics with the Planning Commission:

- Discussion of any remaining comments on the proposed changes to housing policies within the Chapter 3 Housing & Human Services Element of the Comprehensive Plan;
- Introduction and Discussion of Code Amendments Package 1;
- Introduction and Discussion of Comprehensive Plan Transportation Element; and
- Review of upcoming meeting schedule (see attached) and discussion of adjustments needed to fit Commissioners' summer schedules.

OVERVIEW OF PROPOSED CHANGES TO HOUSING POLICIES

As discussed previously with the Commission, including at the 5/21 and 6/4 work sessions, proposed changes to the City's housing policies are based on advancing the Envision SeaTac 2044 project's multiple goals. This includes changes that:

- Address Envision project themes (see [project website](#) for list of themes), and recommendations from [SeaTac's Housing Action Plan](#) (adopted 2021),
- Support and align with proposed new growth strategies that focus on increasing options for housing and services citywide (through urban villages, neighborhood villages and other centers) and the creation of complete neighborhoods, and
- Align with new state and regional guidance.

POLICY REVIEW AND COMMENTS

Project staff presented the proposed housing policy changes at the June 4 meeting. Commissioners were also provided with the Draft Housing and Human Services Policy Review Matrix in the [June 4 meeting packet](#) and were sent a Word version of the matrix to record thoughts, questions, and comments on the proposed changes. Discussion of comments was planned for this June 18 meeting. As such, we will devote time at the meeting to discuss any remaining comments Commissioners may have on the proposed housing goals and policies.

CODE AMENDMENTS PACKAGE ONE INTRODUCTION AND DISCUSSION

We will introduce and discuss multiple documents (attached) for Planning Commission review that are part of the first grouping of proposed Code amendments, Package One. These will include the tracking matrix of code amendments (work in process), land use and zoning update tables, updates to establishment of zones and definitions, and proposed changes to the SeaTac Comprehensive Plan Land Use Map.

TRANSPORTATION ELEMENT INTRODUCTION AND DISCUSSION

This topic is covered by Agenda Item 6 and a memo and presentation are included in that portion of the packet.

PLANNING COMMISSION SCHEDULE

Included in the packet is a draft schedule showing anticipated Planning Commission meetings throughout the summer of 2024 and through to adoption of the Comprehensive Plan and Development Regulations (Code) amendments at the end of 2024. Please review this schedule and be prepared to discuss potential areas of conflicts with your own schedules.

We also will discuss potential dates for additional meetings that likely will be needed for review of the Comprehensive Plan elements, Development Regulations amendments, and other work in process throughout the rest of this year.

PROJECT RESOURCES AND INFORMATION FROM PAST MEETINGS

The following links to information are provided as resources for Commissioners who would like to refamiliarize themselves with presentations from past meetings and other background materials.

- [Envision SeaTac 2044 Project Website](#): Scroll down to the section called “Planning Commission Documents” to see materials from all Envision project briefings.
- [SeaTac Comprehensive Plan Website](#): Includes Comprehensive Plan document (Volumes 1 and 2) and links to adopted subarea plans and materials related to the City Center Plan (existing), S 154th Station Area Plan, and Angle Lake Station Area Plan.

PACKET MATERIALS

Packet materials include the following:

- This memo
- Code Amendments Package 1
 - Package One Code Amendments Tracking Matrix
 - Land Use and Zoning Update Tables
 - Chapter 15.105 Definitions Code Updates
 - Chapter 15.200 Establishment of Zones Code Updates
 - Updated SeaTac Comprehensive Plan Land Use Map showing proposed changes (this will be explained more fully in the meeting with slides showing specific areas of proposed changes)
- Transportation Element memo and presentation, Agenda Item 6
- Planning Commission Schedule (DRAFT), Agenda Item 7