

Public Hearing

Miscellaneous Code Amendments

Planning Commission
December 3, 2013



Four Items:

1. **SEPA Categorical Exemptions**
2. **ADU Reporting Requirements**
3. **Public Notice Procedures**
4. **Economic Stimulus Signs**

Legal Notices

- November 6, 2013: Amendment package sent to WA St. Dept. of Commerce with request for expedited review
- November 7, 2013: Notice of proposed SEPA amendments sent to WA St. DOE, tribes & other agencies
- November 19, 2013: Public Hearing Notice published in Seattle Times.
- All proposed amendments are exempt from SEPA action

SEPA Categorical Exemptions

	Maximum allowed by State (WAC 197-11-800)	SeaTac (Current)	SeaTac (Proposed)
Single family residential	30 units	4 units	9 units
Multifamily residential	60 units	4 units	20 units
Barn, loafing shed, farm equipment storage, produce storage or packing structure	40,000 sq. ft.	10,000 sq. ft.	10,000 sq. ft.
Office, school, commercial, recreational, service, storage building	30,000 sq. ft.	4,000 sq. ft.	12,000 sq. ft.
Parking lots	90 parking spaces	40 parking spaces	50 parking spaces
Landfill or excavation	1,000 cubic yards	500 cubic yards	750 cubic yards

ADU (Accessory Dwelling Units)

SMC 15.37.050 requires a biennial report on ADU activity

Proposal: eliminate this provision

Public Notification

- Reduce mailed notification district size:
 - 1,000 ft. to 500 ft. for public hearings
 - 500 ft. to 300 ft. for administrative approvals
 - Maintain 1,000 ft. for CUP-EPF
- Remove specific notice board standards from code; establish through administrative policy.

Economic Stimulus Signs

- SMC 15.16.080 allows use through end of year
- Proposal is to extend an additional two years