

Director's Report

2020 Annual Amendments to the Seattle Comprehensive Plan



Office of Planning and Community Development

December 2019

Director’s Report on the Mayor’s Recommended Comprehensive Plan 2020 Annual Amendments

Section 1 – Introduction

This document describes the Mayor’s recommendations for amending the City’s Comprehensive Plan, Seattle 2035. The Washington State Growth Management Act (GMA) permits the City to amend its plan once a year. As required by the GMA, the Comprehensive Plan (Comp Plan or Plan) includes goals and policies that guide City actions for managing future population, housing, and employment growth over a 20-year period. The Mayor recommends adoption of several amendments contained in the City Council Resolution 31896, which docketed potential amendments for consideration in 2020. The annual amendment process is described in City Council Resolution 31807 which was adopted on April 23, 2018, and consists of several phases:

- The City Council accepted applications seeking Comprehensive Plan amendments from April 1, 2019 to May 15, 2019.
- Adoption of a Docketing Resolution. The Council adopted resolution 31896 on August 12, 2019, identifying amendments to be “docketed” for further consideration in the 2019-2020 cycle. This resolution also included proposed Comprehensive Plan amendments identified for future consideration by the City Council in previous legislative actions.
- Analysis of proposed amendments by the Office of Planning and Community Development (OPCD) and the Seattle Planning Commission, with recommendations to the Council for action on selected amendments. This report constitutes a summary of the analysis conducted by OPCD and its recommendations to Council.
- Consideration of recommended amendments by the City Council commencing in March of 2020.

Section 2 – Background on Seattle’s Comprehensive Plan and Amendment Process

The City first adopted a Comprehensive Plan in 1994 and conducted a review and update of the Plan in 2004 and again in 2015, extending the Plan’s horizon to 2035 and planning for revised growth estimates. GMA requires that all comprehensive plans include six chapters, or “elements” – land use, transportation, housing, capital facilities, utilities, and economic development. GMA also requires that certain cities, including Seattle, have elements in their plans that address marine container ports. In addition to the required elements, Seattle has chosen to include elements related

to growth strategy, environment, parks and open space, arts and culture, community well-being, community engagement, and shorelines in the City's Plan.

The City has amended the Plan nearly every year since it was first adopted. The City did not docket amendments for consideration during the 2018-2019 cycle, opting for a hiatus to address amendments related to Mandatory Housing Affordability legislation.

Section 3 – Docketed Amendments Recommended for Adoption

Based on OPCD's evaluation, the Mayor recommends the following amendments be adopted into the City's Comprehensive Plan:

- Future Land Use Map amendment to change the designation from Multi-Family Residential to Hub Urban Village and to expand the boundary of the West Seattle Hub Urban Village to include the campus of Providence Mt. St. Vincent – Seattle (Providence)
- North Delridge Action Plan recommended amendments to the Delridge Neighborhood Plan goals and policies in the Neighborhood Element

Analysis of each recommended amendment is described in turn below.

West Seattle Junction FLUM

Element: Future Land Use Map

Submitted by: Providence St. Joseph Health

Proposed Amendment: Providence proposes to expand the Hub Urban Village of West Seattle Junction to include the campus of Providence Mount St. Vincent – Seattle. A map of the proposed boundary change is shown in Exhibit A.

Background

Providence located at 4831 35th Ave. SW is a multifunctional facility operated by Providence Health and Services. It supports low-income individuals, working parents, and people of color by providing daycare, assisted living apartments, senior housing, and other community services. The campus occupies a 9-acre site covering a full block bounded by 35th Ave. SW, SW Edmunds St., 37th Ave. SW, and SW Hudson St. The site has an internal circulation among a mix of structures dating from the 1920s and last renovated in the 1990s.

The property is designated on the Future Land Use Map (FLUM) as Multifamily and is contiguous to the West Seattle Junction Hub Urban Village on its north and west boundaries. Properties to the south and east are designated Single Family on the FLUM. Nearby to the east is Camp Long park. The Providence site is currently zoned LR3(M).

Providence is seeking to renovate and expand the current uses on the property, including additional senior housing and space for a range of services to meet current and future community needs. Providence intends to add on-site parking to reduce the need for staff, residents, or guests to park on the street, and is planning to expand community-accessible green space on the site.

The applicant does not anticipate requesting a rezone of the property. The expansion of the boundaries of the Hub Urban Village designation to include the Providence site would, consistent with current City code, add capacity under LR3(M) for planned expansion. Currently, LR3(M) would allow a maximum height of 40 feet and a maximum floor-area-ratio (FAR) of 1.8 on the site. If the site were included within the Hub Urban Village, LR3(M) would allow up to 50 feet in building height and an FAR of 2.3.

Public Engagement

Providence has reached out informally to neighborhood stakeholders and publicized their proposal in the West Seattle Blog. A formal public engagement process is being developed.

Analysis

The Comprehensive Plan defines Hub Urban Villages as dense, mixed-use, walkable communities that offer a balance of housing and employment. These areas provide a mix of goods, services, and employment for their residents and surrounding neighborhoods. Properties inside Hub Urban Villages are generally within a 10-minute walk shed of frequent transit and are planned to develop with residential densities greater than Residential Urban Villages and residential and employment densities less than Urban Centers.

The location of Providence within a 10-minute walk of future light rail supports inclusion within the West Seattle Junction Hub Urban Village. Further, the current uses and planned expansion of uses that will increase residential densities and provide neighborhood services are consistent with the intent of a Hub Urban Village.

Specific Comprehensive Plan policies that support including Providence are addressed as follows.

GS 1.2 Encourage investments and activities in urban centers and urban villages that will enable those areas to flourish as compact mixed-use neighborhoods designed to accommodate the majority of the city's new jobs and housing.

The Providence campus includes a mix of residential and social services that is consistent with the goal of establishing compact mixed-use neighborhoods to accommodate future growth. Future redevelopment under densities that are allowed in Hub Urban Villages will strengthen its contribution to this goal.

GS 1.3 Establish boundaries for urban centers, urban villages, and manufacturing/industrial centers that reflect existing development patterns; potential access to services, including transit; intended community characteristics; and recognized neighborhood areas.

The proposed amendment and infill development that would follow will continue the existing development pattern on the Providence site. Access to transit will increase services for the surrounding area and from other areas of the city.

Recommendation: Amend the Future Land Use Map to expand the boundary of the West Seattle Junction Hub Urban Village and change the designation from Multi-Family Residential to Hub Urban Village, shown in Exhibit A.

Delridge Neighborhood Plan

Element: Neighborhood Plans

Submitted by: City Council

Proposed Amendment: To amend the Delridge Neighborhood Plan goals and policies as recommended in the North Delridge Action Plan, with minor technical revisions recommended by OPCD, shown in Exhibit B.

Background

The Delridge Neighborhood Plan was adopted in 1999 and incorporated into the Comprehensive Plan. In 2014, OPCD and the Department of Neighborhoods started working with community members to assess conditions that had changed since 1999 and to develop an Action Plan to respond to those conditions. Key factors spurring development of the Action Plan included broad community support, planning for a Delridge Multimodal Corridor Project, the Healthy Living Assessment (2014), and planning for Sound Transit 3.

The resulting North Delridge Action Plan was completed in 2018, following several years of engagement with the Delridge community. Seattle City Council recognized this work in Resolution 31880, which called for consideration of the recommended amendments to the Delridge Neighborhood Plan as part of the 2020 annual amendment package.

The Action Plan promotes several community priorities that are reflected in the Neighborhood Plan amendments:

- Supporting diverse and engaged communities
- Developing dynamic neighborhood destinations
- Improving access to affordable, healthy food
- Providing active transportation choices
- A healthy Longfellow Creek basin
- Parks and cultural facilities that support a healthy community

For example, new goals and policies in Parks and Open Space call for investments in facilities and services that better serve the needs of the diverse local community. New policies under Transportation describe a more complete set of community priorities around transit, walking, and biking. A new goal and policies address access to healthy food within the community.

It should be noted that Policies P22 and P41 have been edited slightly for consistency with Comprehensive Plan terminology and current planning projects.

Analysis

Seattle 2035 envisions that neighborhood plans will continue “to evolve as the needs of the community, city, and region change over time” to “provide more specific guidance than the citywide policies do for areas where growth and change are occurring or desired.” Consideration of plan amendments is supported by:

CI 2.10 Use outcomes of the community planning process to update the goals and policies in the Neighborhood Plans section of the Comprehensive Plan.

The Comprehensive Plan states that neighborhood plans will “remain consistent with the overall citywide vision and strategy of the Comprehensive Plan.” OPCD has reviewed the new and amended goals and policies proposed for the Delridge Neighborhood Plan and concluded the changes are both consistent with the overall Plan and that they provide valuable direction for specific actions within the community to advance overall policy goals in areas such as racial equity, community well-being, and multi-modal mobility. The North Delridge Action Plan process incorporated new data, especially on health equity, and provided a foundation for updating community-based priorities to address emerging issues for residents.

Finally, the Action Plan process fulfilled Comprehensive Plan policies for community engagement, such as:

CI 2.1 Use an inclusive community involvement process in all community planning efforts.

The City used an inclusive outreach and engagement process to involve a cross-section of community members in the North Delridge Action Plan and proposed comprehensive plan amendments. Over 400 attendees shaped the project through youth, Vietnamese, Cambodian, Spanish and Somali focus group meetings, three community-wide workshops, in-person interviews, business canvassing, and online surveys.

Recommendation: Amend the Delridge Neighborhood Plan to incorporate specific goals and policies into the Comprehensive Plan, as shown in Exhibit B.

Section 4 – Docketed Amendments that are not Recommended for Adoption

Based on OPCD’s evaluation, the Mayor recommends that the City Council NOT adopt the following amendment to the City’s Comprehensive Plan:

- Northgate Future Land Use Amendment. This proposal would extend the boundaries of the Northgate Urban Center north to include two parcels currently zoned SF 7200.

Northgate Future Land Use Map Amendment

Element: Growth Strategy, Land Use

Submitted by: Alex Skoulis

Proposed Amendment: To extend the boundaries of the Northgate Urban Center north to include two single-family parcels, as shown in Exhibit C.

Background

The applicant has requested that the Northgate Urban Center be expanded to include two parcels, located at 11316 and 11318 5th Ave. NE, which are currently designated Single Family on the FLUM. The applicant is also proposing a rezone of the properties from SF7200 to LR1.

The affected area is approximately .5 acres in size and has a current use of single-family residential. Access to the parcels is provided by an unimproved gravel and dirt private dead-end road that is in poor condition. Also served by this road are several parcels with single-family homes that are located within the Northgate Urban Center and are zoned LR2.

With this amendment, the applicant is seeking to increase residential development capacity in order to redevelop the properties and bolster the ability to finance necessary improvements. The parcels to the south are underdeveloped and the cost of needed infrastructure to accommodate more intense development is prohibitive given the area it would serve. To enable development, the area requires improvements to the access road, sewer, and fire safety infrastructure. Rezoning the subject parcels would add to total redevelopment potential on the private road, which, according to the applicant, would enable development of a size that would make it financially feasible to make the necessary infrastructure investments.

The applicant has also argued that a rezone to LR1 would create more of a transition from higher density zoning within the Urban Center to single-family zoning outside the Urban Center.

Analysis

This proposal is not recommended for approval because it is inconsistent with the Comprehensive Plan definition and criteria for Urban Centers and because of the small size of area affected by the proposal.

The Comprehensive Plan defines Urban Centers as the densest of Seattle Neighborhoods “that act as both regional centers and local neighborhoods that offer a diverse mix of uses, housing, and employment opportunities.” Seattle’s six Urban Centers are to receive the majority of the City’s growth in jobs and housing supported by multi-modal transportation infrastructure (high capacity transit, bus, bicycle and pedestrian infrastructure), investments in other facilities and services, and a variety of housing types. The subject properties do not currently meet criteria for inclusion within an Urban Center for the following reasons:

- Inclusion of the properties within the Northgate Urban Center is not supported by proximity to transit. Criteria for Urban Center designation includes location within .5 miles of high capacity transit. The subject properties are almost a mile from the future Northgate Link Light Rail Station, well beyond the half-mile standard for including land within Urban Centers.
- Transition from Urban Center to single-family areas. The Comprehensive Plan policies seek a transition from more intense land uses in the Urban Centers to less intense single-family neighborhoods nearby Urban Centers. The subject properties are at the extreme periphery of the Urban Center and the properties to the south, which are zoned LR2, represent the transition from Seattle Mixed zoning in the heart of the Urban Center to Neighborhood Commercial and finally to LR2 at the edges. No additional transition is needed.

Any consideration of expansion of the Northgate Urban Center in this area should occur as part of broader analysis considering infrastructure needs over a larger area, future transit access changes, and anticipated growth needs. This type of planning could occur through the major update to the Comprehensive Plan in 2023, rather than selectively expanding the boundary to take in just two additional parcels.

Recommendation: Do not amend the boundary of the Northgate Urban Center to include properties at 11316 and 11318 5th Ave. NE.

Section 5 – Docketed Amendments not Analyzed, No Recommendation at this Time

There are several proposed Comprehensive Plan amendments that were docketed by Council in Resolution 31896 but have not been analyzed by OPCD and for which OPCD is not making any recommendation at this time. Each is briefly described below, with an explanation of why OPCD has not analyzed the proposal as part of the 2019-2020 annual amendment cycle.

A. Impact Fees

Element: Capital Facilities and other elements as appropriate

Submitted by: City Council

Proposed amendment: Consistent with Resolution 31762, the Council requests that the Executive provide recommendations of potential amendments to Comprehensive Plan policies necessary to support implementation of an impact fee program for: public streets, roads, and other transportation improvements; publicly owned parks, open space, and recreation facilities; and school facilities. This may include amendments to update or replace level-of-service standards or to add impact fee project lists in the Capital Facilities Element and amendments to other elements or maps in the Comprehensive Plan, as appropriate.

Reason for not analyzing: The City Council conducted SEPA on proposed Comprehensive Plan amendments related to transportation impact fees and issued a DNS in November 2108, which was appealed to the Hearing Examiner. The Examiner issued its decision in October 2019, requiring some additional work be done. The Council has yet to complete that work.

B. Alternative Name for Single-Family Zones

Element: Land Use

Submitted by: City Council

Proposed Amendment: Recommend an alternative name for single-family zones, such as Neighborhood Residential, and propose Comprehensive Plan amendments to implement this change, as appropriate.

Reason for not analyzing: Given the potential relationship to other policies, level of analysis, and level of public engagement necessary, this proposal is more appropriately addressed through the major update to the Comprehensive Plan in 2023.

C. Fossil Fuels and Public Health

Element: Environment, Land Use, or Utilities Elements

Proposed Amendment: The Council requests that OPCD, in consultation with the Seattle Department of Construction and Inspections, the Office of Sustainability, and the Environmental Justice Committee, draft, evaluate, undertake environmental review and provide recommendations of potential amendments to the Environment, Land Use, or Utilities Elements that would clarify the City’s intent to protect the public health and meet its climate goals by limiting fossil fuel productions and storage.

Reason for not analyzing: The level of analysis to effectively identify and evaluate potential amendments does not align with OPCD work plan and staffing capacity at this time. Work to propose and evaluate such amendments is more appropriate for the major update to the Comprehensive Plan in 2023 and also will be addressed as OPCD works with SDCI to respond to SLI SDCI-3-A-1.

D. 130th Street Station Urban Village

Element: Growth Strategy

Proposed Amendment: Conduct community-based planning work to develop a proposal to establish an Urban Village around the planned Link Light Rail station at N. 130th St. and Interstate 5, with transit-supportive development capacity and urban village-level amenities, such as transit-oriented development, childcare, and housing.

Reason for not analyzing: OPCD is currently engaged in a community planning process in this community and is developing alternative approaches to planning for increased density and mix of uses around the future light rail station including potential designation of this area as an Urban Village. This work will not be complete for this Comprehensive Plan Amendment cycle. However, any recommended amendments to land uses or Urban Village designations could be considered in future annual amendment cycles, including 2020-21, or in the major Plan update in 2023.

E. South Park Urban Village Designation

Element: Growth Strategy

Submitted by: City Council

Proposed Amendment: Assess how the South Park neighborhood meets the criteria for Urban Village designation and provide a report to Council.

Reason for not analyzing: The City will be adopting a major update to the Comprehensive Plan in 2023. As part of the update, OPCD expects to review the Urban Centers and Villages Growth Strategy. Whether South Park neighborhood should be designated as an Urban Village is more appropriately addressed as part of this more comprehensive work.

Exhibit B

Delridge Neighborhood Plan Amendments

Delridge Neighborhood Plan Proposed Goals and Policies

PARKS & OPEN SPACE GOAL

D-G1 A Delridge community that is integrated with the natural environment, where open space and natural areas are preserved, interconnected, well maintained, and safe for wildlife and residents including children.

D-G2 Parks and recreation resources that meet the needs of all Delridge communities and provide opportunities to address health inequities.

PARKS & OPEN SPACE POLICIES

D-P1 Seek to create a comprehensive open space network in Delridge that integrates the residential and business environments with natural areas for public access and wildlife habitat.

D-P2 Seek to protect from development: natural open space areas, wetlands, drainage corridors, and woodlands that contain prime wildlife habitat along the Longfellow Creek, Puget Creek, and Duwamish River drainage corridors and valley hillsides.

D-P3 Strive to create a comprehensive system of trails for recreational hikers, walkers, and joggers, linking residential areas to parks and community facilities, schools, business nodes, and transit systems.

D-P4 Work with community groups and neighborhood stakeholders to provide stewardship of the natural environment using appropriate city resources in partnership with community organizations, schools, and others.

D-P5 Support year-round programming to help sustain Delridge's identity as a neighborhood where art, nature and culture are shared and sustained.

D-P6 Use existing public spaces to provide recreational opportunities (especially play areas) for a range of children and youth.

D-P7 Improve walking routes to playgrounds especially where playgrounds are located on school grounds where improvements can enhance safe school access.

- D-P8** Work with communities to add programming or improvements that are appropriate for the character of each park to increase overall use and opportunities for physical activity.
- D-P9** Support the Delridge Community Center, the Southwest Teen Life Center, and organizations like Youngstown Cultural Arts Center in providing a range of culturally supportive programming.
- D-P10** Increase use of Delridge’s park and cultural facilities by engaging historically underrepresented communities and using a multicultural design process in identifying parks and recreation needs and defining physical and programmatic improvements.
- D-P11** Seek grants and build partnerships to develop, manage, program, and as needed, acquire parks and cultural facilities.
- D-P12** Consider the health inequities reported in the Delridge Health Reporting Area when selecting physical improvements and programs, paying special attention that the improvements provide increased opportunity to those experiencing health inequities.
- D-P13** Seek to reduce pollution into Longfellow Creek by installing Natural Drainage Systems in the public right-of-way, where feasible, as part of the Integrated Plan.

LAND USE GOALS

- D-G((2))3** A series of mixed-use activity nodes or centers along Delridge Way clustering commercial, business, entertainment, community uses, and public facilities.
- D-G((3))4** The mixed-use neighborhood anchors provide services to residents in compact areas accessible from walkways, park trails, bikeways, transit routes, and local residential streets.

LAND USE POLICIES

- D-P((5))14** Seek to create special identities for unique districts or places, particularly the neighborhood anchors along Delridge Way, using distinctive and unique gateways, pedestrian amenities, streetscape, and other furnishings and designs.
- D-P((6))15** Strengthen the local Delridge business community by participating in public/private ventures to provide public benefits as appropriate to meet Delridge’s long-range goals.

- D-P((7))16** Seek to develop a pedestrian-oriented environment along Delridge Way that integrates adjacent storefront activities with transit, parking, bikeways, and walking areas. Seek to calm traffic on Delridge Way through the neighborhood anchors.
- D-P((8))17** Seek to enhance pedestrian improvements and commercial services in the neighborhood anchor at Delridge and Andover. This anchor should serve as a major local employment center, while facilitating the flow of traffic through the node and onto the West Seattle bridge.
- D-P((9))18** Seek to improve the “community campus” neighborhood anchor at Delridge and Genesee. This anchor should provide educational, recreational, cultural, and social opportunities (and potentially increased housing) to the neighborhood, by ~~((preserving and redeveloping the Old Cooper School and by coordinating, expanding, and improving programs between the local agencies))~~ sustaining, coordinating, and improving programs offered by Youngstown Cultural Arts Center and its tenant organizations, Southwest Youth and Family Services, and the Delridge Community Center.
- D-P((10))19** Seek to improve the neighborhood anchor at Delridge and Brandon, through means including the continuation of the neighborhood commercial zone in the vicinity, along Delridge Way south to SW Juneau Street. This anchor should provide neighborhood-oriented retail and personal services and neighborhood-based city services (such as a neighborhood service center and library) for the nearby neighborhoods and existing neighborhood businesses.
- ~~((D-P11 To support the vision of the neighborhood anchor designated at Delridge and Brandon, LDT zoning is appropriate, along both sides of SW Brandon Street between 23rd Avenue SW and 26th Avenue SW; and along both sides of SW Findlay Street between 23rd Avenue SW and 26th Avenue SW.))~~
- D-P((12))20** Seek to improve the neighborhood anchor at Delridge and Sylvan/Orchard Ways, which will provide goods, services, entertainment, and transit services to the West Seattle area.
- D-P21** Seek to increase construction, by new development, of right-of-way improvements that collect and convey stormwater, and improve pedestrian mobility.
- D-P22** Undertake Sound Transit 3 station design guidance and station area planning and design to support community-oriented commercial development, additional residential development, and improved access by biking, walking, and taking transit. A station access plan should also enable car drop-off at the station given the challenges to accessing the station by foot.

TRANSPORTATION GOALS

- D-G((4))5** A transportation system that provides convenient access for local travel within the neighborhood, and access to principal employment, shopping, and entertainment activities in the surrounding area.
- D-G((5))6** A community that provides safe, convenient, and efficient bikeway access to local and regional destinations.

TRANSPORTATION POLICIES

- D-P((13))23** Encourage high-quality bus service with effective and efficient transfer opportunities, and facilities that provide adequate safety and security.
- D-P((14))24** Seek to use park-and-ride lots for multiple purposes such as serving as off-peak period recreational trailheads.
- D-P((15))25** Strive for high-quality roadway maintenance to ensure safe and efficient travel for pedestrians and vehicles.
- D-P26** Seek to design Delridge Way SW as a multimodal corridor that supports Delridge’s vision for community development, with improved transit and non-motorized transportation choices.
- D-P27** Maintain and improve unopened rights-of-way to provide walking and biking connections where roads are not feasible.
- D-P28** Increase the number of streets with sidewalks, implementing the Pedestrian Master Plan and community priorities for new sidewalks.
- D-P29** Implement a complete network of all ages and abilities bicycle facilities that provide connections to local and regional destinations.
- D-P30** Maintain and seek opportunities to expand trails in Delridge to provide additional connections to parks and other destinations throughout the neighborhood.
- D-P31** Partner with organizations such as Feet First, school-based programs, and the community center to offer culturally responsive programs that promote bicycling and walking.

HOUSING GOALS

- D-G((6))7** A community with a range of household types, family sizes, and incomes—including seniors and families with children.
- D-G((7))8** A community that preserves and enhances the residential character of single-family neighborhoods within the Delridge community while providing a range of housing types to fit the diversity of Delridge households.

HOUSING POLICIES

- D-P((16))32** Seek to use regulatory tools or other means to preserve open space and natural features while increasing the variety of housing types available to the community.
- D-P((17))33** Encourage the rehabilitation of substandard housing.

COMMUNITY & CULTURE GOALS

- D-G((8))9** A diverse community of neighborhoods with people from many cultures, longtime residents, and newcomers, young and old, people who own and rent homes and who work in a variety of jobs. A community where all people feel safe and welcome, have the opportunity to participate in their community and express what is most important to them, and which meets its residents' social, economic, and recreational needs.

COMMUNITY & CULTURE POLICIES

- D-P((18))34** Seek to provide opportunities for multicultural sharing, education, understanding, and celebration through ~~((community participation))~~ inclusive engagement and appreciation efforts, and through the provision of public meeting facilities.
- D-P((19))35** Seek to inventory and promote neighborhood-based emergency preparation plans.
- D-P((20))36** Strive to build strong partnerships with local crime prevention efforts.
- D-P((21))37** Seek to involve the whole community to make services available to the broadest cross section of the community by developing programs that address the needs of individuals and families.

D-P((22))38 Seek to develop cultural programs (such as art, music, and theater), and support community programs. Seek to provide public facilities that support the cultural programs.

D-P39 Strengthen partnerships and work with communities of color, immigrants, refugees, native peoples, people with low incomes, youth and limited English proficiency individuals in Delridge when developing and implementing plans that affect the distribution of resources, and programs that serve the community.

D-P40 Seek to build community leadership and the capacity of Delridge-serving organizations.

D-P41 Use a race and social justice analysis, such as the Racial Equity and Social Justice Toolkit, to establish racial equity outcomes when scoping capital projects and significant programs.

PLAN STEWARDSHIP GOAL

D-G ((9))10 A community fully involved in efforts to implement the neighborhood plan, and to maximize the efficient use of available resources.

PLAN STEWARDSHIP POLICIES

D-P ((23))42 Promote partnerships with projects that can leverage City efforts toward the implementation of the Delridge neighborhood plan.

D-P((24))43 Support community-based efforts to implement and steward the plan.

ECONOMIC DEVELOPMENT GOAL

D-G11 A community that offers pathways to jobs and wealth creation.

ECONOMIC DEVELOPMENT POLICIES

D-P((25))44 Seek to create greater employment and shopping opportunities within the Delridge neighborhood.

D-P((26))45 Seek to participate with other public agencies and private interests in marketing projects, labor force training programs, and other efforts that support community residents in need of employment.

D-P((27))46 Encourage local business development opportunities, particularly for small businesses that may be owned by or employ Delridge residents.

ACCESS TO AFFORDABLE, HEALTHY FOOD GOALS

D-G12 A community where residents have the economic ability, mobility, and choices to access healthy, affordable, and culturally appropriate food.

ACCESS TO AFFORDABLE, HEALTHY FOOD POLICIES

D-P47 Strive to increase opportunities to access affordable healthy food along Delridge Way SW near Brandon Junction or Sylvan Junction.

D-P48 Promote and support access to urban farming and education about growing food in ways that are accessible by Delridge’s diverse cultures.

Exhibit C

Northgate Future Land Use Amendment

**Northgate Urban Center
Proposed Changes to
Urban Center Boundary and
Future Land Use**

