

Master Development Plan and Special Use Permit Code Amendments

February 24, 2020



Background

- Fircrest Master Development Plan (MDP)
 - May include Essential Public Facility
- Moratorium for MDPs and Special Use Permits (SUPs)
- Amendments to decision criteria:
 - Master Development Plans
 - Special Use Permits for Essential Public Facilities



Background

- Presented at February 10th meeting
- Council requested amendments return with staff proposed revision



Proposed Amendments

- Address topics in moratorium
- Clarify relationship between:
 - Master Development Plans
 - Essential Public Facilities
 - Special Use Permits



Proposed Amendments Cont.

- Define behavioral health facilities
- Identify Mixed Business zone for new uses
- Support current goals and vision for Shoreline



Special Use Permits

- Addresses siting process & equity
- Emergency services must be adequate
- Consider impacts & provide mitigation



Master Development Plans

- Community benefit requirement
- Campus growth must be compact
- Incorporates design standards
- Approval increased to 20 years



Outreach & Milestones

- Nov 2019: Draft amendments shared with campus zones
- Dec 2019: Planning Commission Study Session
- Jan 2020: Property owners in MB zone notified
- Jan 2020: Planning Commission Public Hearing and Recommendation
- Feb 2020: Council Study Session



Recommendation

- Adopt Ordinance No. 882 – amends criteria for MDPs and SUPs; repeals moratorium

