

From: [Jonna Reeder](#)
To: [City Council](#)
Cc: [agenda comments](#)
Subject: [EXTERNAL] Cottage Housing: positive suggestions to include in other forms of middle housing
Date: Monday, April 24, 2023 4:00:23 PM

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Dear City Council Members,

Thank you for your service to our city!

I favor an increase in cottage housing in Shoreline (though I personally may not be able to afford to buy this type of housing). There are several positives in the draft guidelines you are reviewing 4/24/23 that I believe could be helpful not only for cottages but also for duplexes, triplexes, quadplexes, and townhomes and other types of "middle housing."

1. Being flexible in the design of setbacks - keeping setbacks rather than eliminating them, but flexing where they are on the property to maximize open space and trees.
2. Retaining mature, significant trees as a feature of the property (amenity) through creative designs for the lots and of open space.
3. Having different sizes of homes to meet the needs of smaller households that currently neither most single family homes nor most townhomes meet - offering small and medium size dwelling units.

How Shoreline implements "middle housing" is very important. Currently I believe we fall short of "best practices" but can make choices with each new development plan to strive towards healthier, friendlier, and more affordable neighborhoods.

Here is a link to some "best practices" in middle housing, written in the negative (what to avoid).

[Top Five Mistakes to Avoid When Enabling Missing Middle Housing in your City or State: Don't Get This Wrong - Opticos Design](#)

Thank you,
Jonna S. Reeder
Shoreline