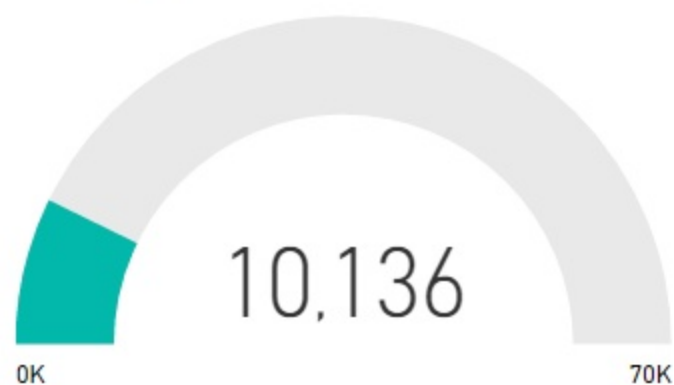
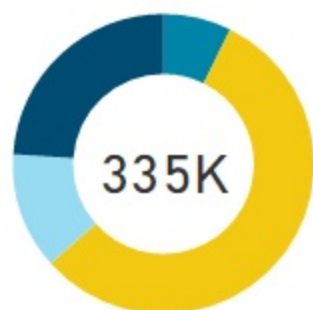


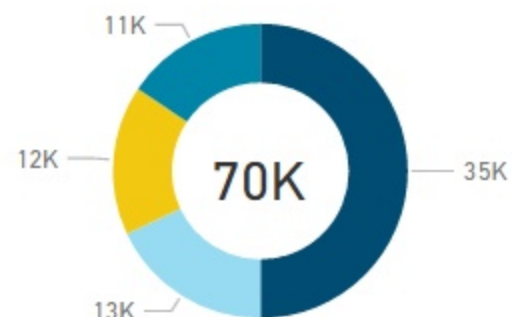
Housing Units Built Toward 2035 Goals



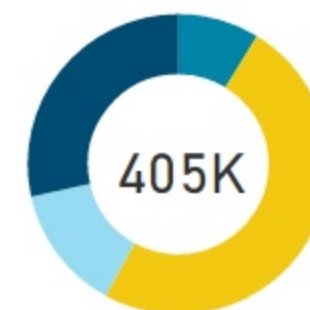
2015 Existing Housing Unit Base



2035 Housing Unit Goals



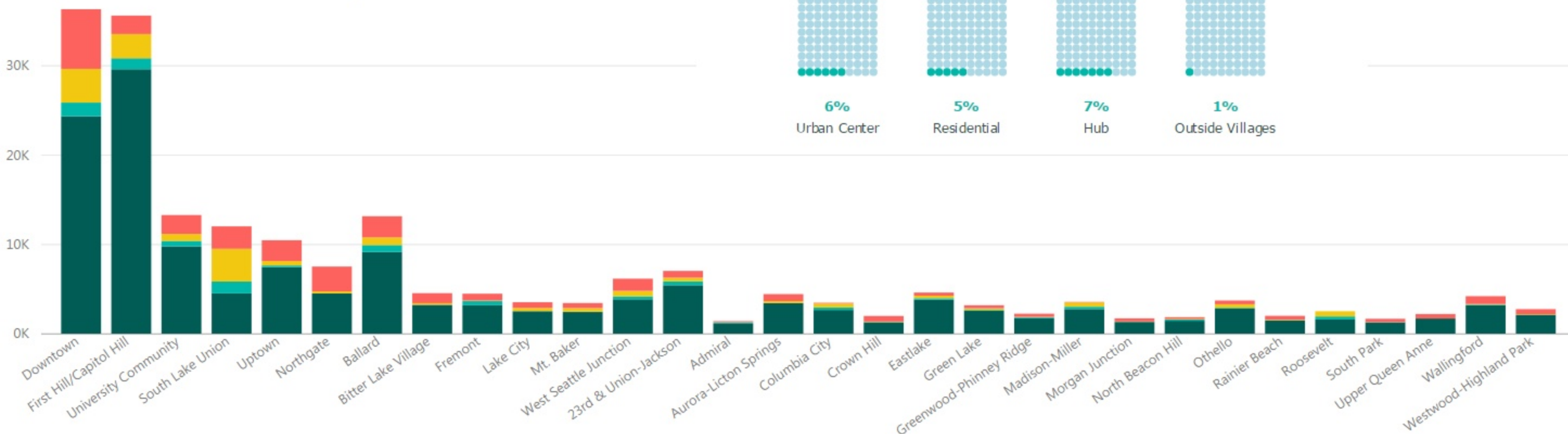
2035 Total Housing Units



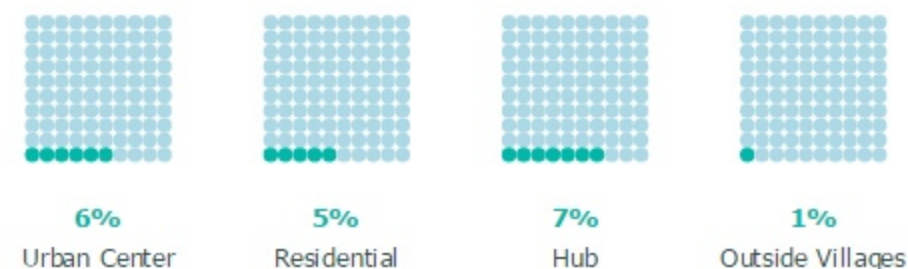
● Urban Center
 ● Residential Urban ...
 ● Outside Villages
 ● Hub Urban Village

Housing Unit Production in Urban Centers / Villages

● Existing as of 2015
 ● Built Since 2015
 ● Building Permit Issued
 ● Remainder of Growth Estimate



Growth Rate from 2015 (built net units)



Urban Center / Village Housing Unit Growth Report Through 2nd Quarter 2017

Urban Center / Village	Previous Growth		Base Year	Housing Units Built by Year **			Growth from Base Year			Estimated Growth		Pipeline Growth
	1995-2005	2006-2015	Total Units 2015 (as of year end)	2016	2017		Units Built 2016 - 6/30/2017	Total Units (2015 base + net built)	Growth Rate ***	Comprehensive Plan 20-year Estimate (2015-2035)		Units Permitted, Not Yet Built ****
										Housing Units	Growth Rate	
Belltown	3,138	3,178	11,497	64	878		942	12,439	8.2%	3,332		1,197
Denny Triangle	555	2,962	4,818				0	4,818	0.0%	3,364		1,612
Commercial Core	1,026	623	3,896		209		209	4,105	5.4%	1,313		701
Pioneer Square	257	670	1,562	45			45	1,607	2.9%	363		107
Chinatown-International District	679	371	2,574	221	120		341	2,915	13.2%	3,628		160
Downtown Urban Center	5,655	7,804	24,347	330	1,207		1,537	25,884	6.3%	12,000	N/A	3,777
Capitol Hill	554	1,859	14,768	59	43		102	14,870	0.7%	1,755		687
Pike/Pine	495	2,088	5,418	735	187		922	6,340	17.0%	848		526
First Hill	306	833	7,064	169	-173		-4	7,060	-0.1%	2,878		1,192
12th Avenue	780	613	2,369	121	81		202	2,571	8.5%	519		309
First Hill/Capitol Hill Urban Center	2,135	5,393	29,619	1,084	138		1,222	30,841	4.1%	6,000	N/A	2,714
Ravenna	285	153	1,621	22	31		53	1,674	3.3%	1,237		35
University Campus	-11	280	507	-1			-1	506	-0.2%	0		3
University District Northwest	686	1,775	7,674	256	297		553	8,227	7.2%	2,263		739
University Community Urban Center	960	2,208	9,802	277	328		605	10,407	6.2%	3,500	N/A	777
Northgate	143	1,024	4,535	0	-2		-2	4,533	0.0%	3,000		228
South Lake Union	753	3,168	4,536	1,028	294		1,322	5,858	29.1%	7,500		3,670
Uptown	978	2,562	7,483	66	114		180	7,663	2.4%	3,000		492
Urban Centers	10,624	22,159	80,322	2,785	2,079		4,864	85,186	6.1%	35,000	N/A	11,658

* Housing unit estimate is less than percentage growth rate above the 2015 base shown due to actual zoning capacity constraints.

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	Previous Growth		Base Year	Housing Units Built by Year **			Growth from Base Year			Estimated Growth		Pipeline Growth
	1995-2005	2006-2015	Total Units 2015 (as of year end)	2016	2017		Units Built 2016 - 6/30/2017	Total Units (2015 base + net built)	Growth Rate ***	Comprehensive Plan 20-year Estimate (2015-2035)		Units Permitted, Not Yet Built ****
Urban Center / Village									Housing Units	Growth Rate		
Ballard	690	3,273	9,168	587	189		776	9,944	8.5%	4,000*	60%	847
Bitter Lake Village	209	1,171	3,257	-2	-1		-3	3,254	-0.1%	1,300	40%	183
Fremont	336	776	3,200	350	121		471	3,671	14.7%	1,300*	40%	60
Lake City	639	499	2,546	4	-1		3	2,549	0.1%	1,000	40%	362
Mt. Baker	517	366	2,454	8	25		33	2,487	1.3%	1,000	40%	404
West Seattle Junction	573	1,618	3,880	329	-3		326	4,206	8.4%	2,300	60%	611
Hub Urban Villages	2,964	7,703	24,505	1,276	330		1,606	26,111	6.6%	10,900	N/A	2,467
23rd & Union-Jackson	862	1,128	5,451	275	157		432	5,883	7.9%	1,600	30%	410
Admiral	215	97	1,131	138	-3		135	1,266	11.9%	300	30%	30
Aurora-Licton Springs	458	519	3,454	13	-11		2	3,456	0.1%	1,000	30%	218
Columbia City	269	1,101	2,683	264	14		278	2,961	10.4%	800	30%	438
Crown Hill	38	136	1,307	15	4		19	1,326	1.5%	700	50%	59
Eastlake	300	521	3,829	18	152		170	3,999	4.4%	800*	30%	279
Green Lake	226	634	2,605	12	65		77	2,682	3.0%	600*	30%	188
Greenwood-Phinney Ridge	386	206	1,757	102	-10		92	1,849	5.2%	500	30%	55
Madison-Miller	713	446	2,781	52	210		262	3,043	9.4%	800	30%	477
Morgan Junction	53	173	1,342	4	4		8	1,350	0.6%	400	30%	38
North Beacon Hill	55	160	1,474	131	5		136	1,610	9.2%	400	30%	75
Othello	912	651	2,836	-2	93		91	2,927	3.2%	900	30%	394
Rainier Beach	86	27	1,520	9	1		10	1,530	0.7%	500	30%	62
Roosevelt	70	503	1,616	263	75		338	1,954	20.9%	800	50%	581

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Source: SDCI Permit Data Warehouse
Building Construction Permits
Wednesday, July 19, 2017

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Urban Center / Village									Housing Units	Growth Rate		
South Park	106	89	1,292	12	1		13	1,305	1.0%	400	30%	15
Upper Queen Anne	86	291	1,724	-1			-1	1,723	-0.1%	500	30%	9
Wallingford	510	449	3,222	3	51		54	3,276	1.7%	1,000	30%	70
Westwood-Highland Park	125	156	2,150	3	-22		-19	2,131	-0.9%	600	30%	61
Residential Urban Villages	5,470	7,287	42,174	1,311	786		2,097	44,271	5.0%	12,600	N/A	3,459
Ballard-Interbay-Northend	-18	3	660	-3			-3	657	-0.5%	0		-2
Greater Duwamish	3	-27	405	-1	-9		-10	395	-2.5%	0		0
Manufacturing Industrial Centers	-15	-24	1,065	-4	-9		-13	1,052	-1.2%	0	N/A	-2

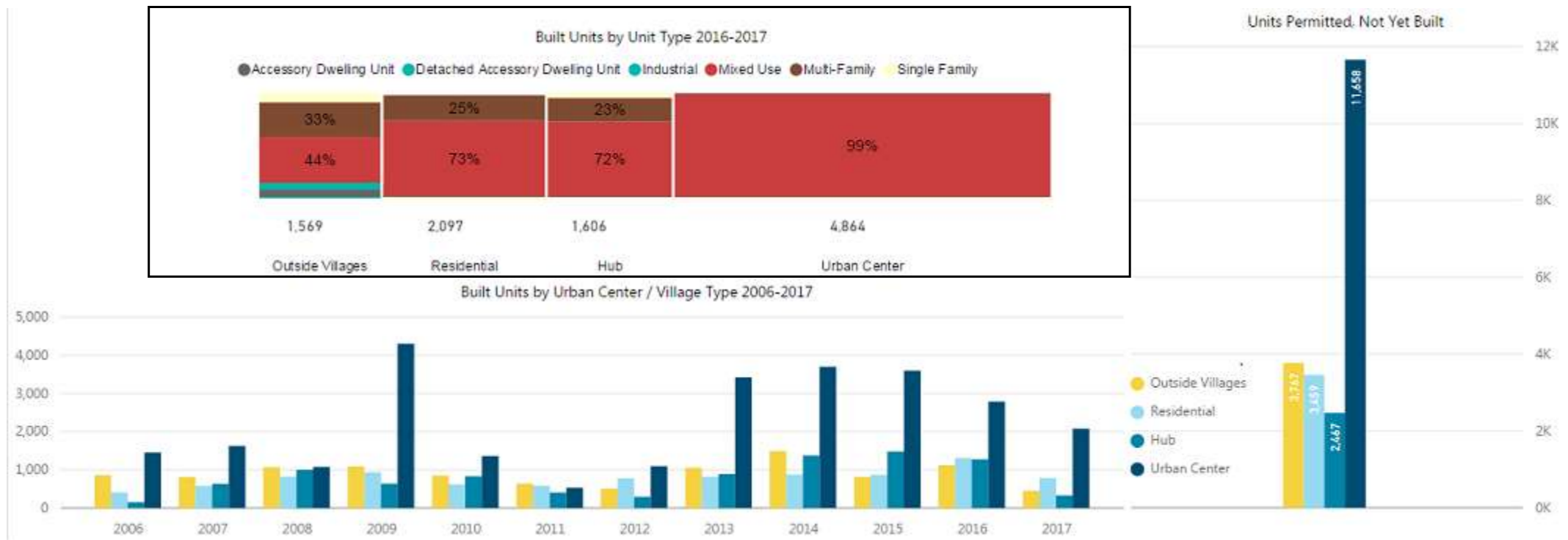
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Urban Center / Village										Housing Units	Growth Rate	
Total Inside Villages	19,043	37,125	148,066	5,368	3,186		8,554	156,620	5.8%	58,500	N/A	17,582
Total Outside Villages	7,263	9,190	188,122	1,119	450		1,569	189,691	0.8%	11,500	N/A	3,767
GRAND TOTAL	26,306	46,315	336,188	6,487	3,636		10,123	346,311	3.0%	70,000	N/A	21,349



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