

Status Check

Seattle Citizens Assess Their Communities and Neighborhood Plans

Summary of the University Community Neighborhood Discussion



Status Check: How is Your Neighborhood Doing?

Prepared by
Seattle Planning Commission
October 2009

What is this report?

This report contains summaries prepared by members of the Seattle Planning Commission. These summaries document discussions co-facilitated by members of the Planning Commission and the Neighborhood Plan Advisory Committee (NPAC) at a series of neighborhood meetings held in June and July of 2009.¹ The Commission and NPAC co-hosted five open house workshops that included 24 neighborhood specific breakout sessions.² In all, about 350 people participated in the five open house meetings.

The Commission was asked to provide a summary for each of the 24 neighborhood specific breakout sessions. The summaries will help City staff to complete the Status Reports and will be a part of the "State of the Neighborhood Report" that goes to the Mayor and Council at the end of the year.

The Commission and NPAC developed four questions so that we could gather information from the people who live, work, attend school and have businesses in the neighborhood to better understand perceptions about the neighborhoods and how well the neighborhood plan is doing. Participants at the meetings were grouped by neighborhood and asked these four questions by the NPAC co-host while the Commission co-host worked to capture the sentiments of the participants. Participants were also provided questionnaires that contained the same four questions and were encouraged to fill them out and return them to be included in the record. All of the original questionnaires returned from the open house workshops are contained in the appendix of this report.

Outreach and Interpretation

The City of Seattle's neighborhood planning team arranged for interpretation services to the communities often under-represented because of language barriers. Spanish interpretation was available at 14, Chinese interpretation was available at 4; Vietnamese interpretation was available at 6; and Tagalog interpretation was available at 3 of the neighborhood community discussions. Interpretation services were used at 4 of the neighborhood community discussions: Columbia City, Georgetown, Rainier Beach, and the West Seattle Junction.

Virtual Meeting

In an attempt to broaden participation, the Planning Commission also created and hosted a virtual on-line meeting from June through August. The virtual on-line meeting included a questionnaire that asked the same four questions that participants at the open houses were asked. The on-line questionnaire had a total of 4,576 participants. The Commission has provided a companion piece to this report that includes the responses to the on-line questionnaires for each of the 24 neighborhoods.

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1. The Seattle Planning Commission (SPC) was adopted into the City Charter in 1946. The Commission is an independent and objective group that advises the Mayor and City Council on Urban Planning issues such as land use, zoning, transportation and housing issues.
 2. The Neighborhood Plan Advisory Committee (NPAC) was formed in 2008. NPAC is a committee of Seattle residents and business-people that advises the Department of Neighborhoods and the Department of Planning and Development on conducting the neighborhood updates and neighborhood status reports.

What is included in this report?

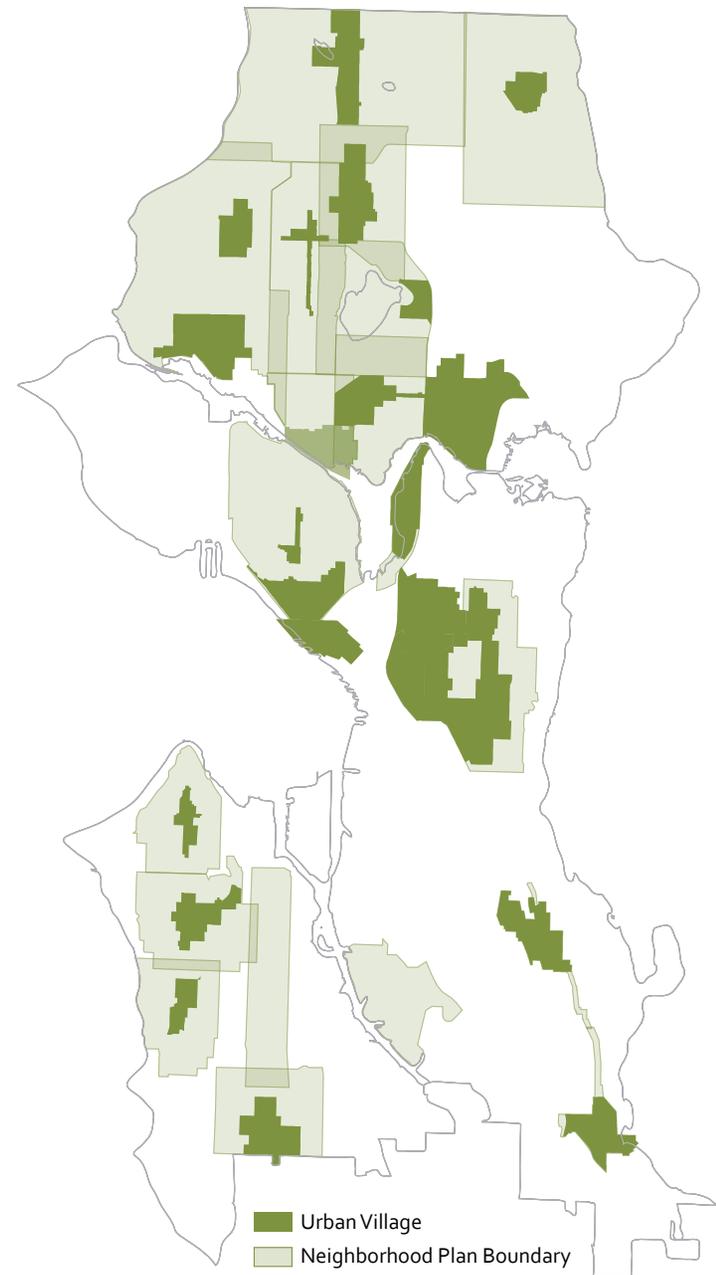
Summary of one of 24 neighborhood discussions held in June and July 2009

Admiral	Georgetown
Aurora/Licton Springs	Green Lake
Belltown	Greenwood/Phinney Ridge
Broadview/Bitter Lake/Haller Lake	Lake City
Capitol Hill	Morgan Junction
Central Area	Pike/Pine
Columbia City /Hillman City/Genesee	Queen Anne
Crown Hill & Ballard	Rainier Beach
Delridge	University Community
Eastlake	Wallingford
First Hill	West Seattle Junction
Fremont	Westwood/Highland Park

Appendix A – Sample agenda

Appendix B – List of attendees from five open house meetings

Appendix C – Notes and questionnaires submitted at meetings



UNIVERSITY COMMUNITY

General summary

Approximately 10-12 people (other than the facilitators and observing DPD staff) participated in the discussion. Attendees identified themselves as residents, as well as folks representing businesses and agencies in the district.

Highlights

- Some big successes like streetscape, farmer's market, and acquisition of U-Heights.
- Design review guidelines not as effective as hoped for a variety of reasons.
- Big change was lifting UW cap and UW moving into Safeco Tower.
- Light rail station on Brooklyn good for future.
- U-Village growth has exceeded expectations and has had little public input.



1. Most of the neighborhood plans were adopted about 10 years ago and are in their mid-life. How has your neighborhood changed in the last decade since the plan was adopted, (or since you've been there)?

- Brought back the Ave (repaving, street furnishing, public art, farmers market, etc.).
- University Heights as community center, nearing acquisition.
- Demographics:
 - Change in campus housing.
 - Conversion of SF homes to multi-tenant homes.
 - Age structure.
 - Household size.
- Although more density was expected, more condo development than expected.
- The following items were mentioned under other questions but represent major changes noted since plan adoption:
- Safeco Tower now part of UW.
- Sound Transit light rail station to be on Brooklyn rather than 15th.
- Growth of U-Village shopping center.

2. What changes or aspects of your neighborhood are you most pleased about?

- Buses move more quickly through District.
- RPZs – emphasis on “residential.”
- SPD/Campus police cooperation on area north of campus.
- Getting light rail station at Brooklyn and off 15th — good for business district.
- Design guidelines improved design (but need to look at how they are applied).
- Cleanscapes campaign to remove dumpsters (not complete — still working on this).
- Diversity of small businesses- can find anything you need.
- Growing amount of public art – helps offset lack of open space — could happen more places.
- Benches and trees.
- Public safety program improving- police reasonably available.

Most dissatisfied about?

- Design guidelines not working:
 - Public meetings not well-noticed, inaccessible.
 - DRB doesn't understand them.
 - DPD not following or enforcing them.
 - DRB doesn't have authority to say no.
- Not as much of a partnership with the City on housing and transportation.
- CUCAC was overridden by mayor's office on UW lid – resulted in Safeco Tower going to UW.
- Setbacks waived on Lower Brooklyn.
- Alley vacation requirements waived on Lower Brooklyn (still in process).
- Allowed Parrington Lawn on campus to have a building placed in it.
- UW is pushing the envelope.
- Children's Hospital is expanding (related to UW).

3. How well are your Neighborhood Plan vision and key strategies being achieved? Are they still the priority?

(Started out on some policies not listed in Key Strategies)

- UC-G6 – Not saving architectural character as described in this strategy- e.g. Cavalier Apts.
- UC G-2 – Vibrancy of business district still troubled by business closures; small lots that don't serve businesses and are difficult to redevelop, high rents; absentee landlords; large parking lots still not redeveloped; what effect will parking requirement changes have? Still have few chain stores. Competition from U-Village affects mix of business on the Ave.
- UC G-9 Arts still important but want more.
- UC G-10 Cooperation with churches needed.
- UC G-11 No broad community policing strategy; Safety issue is cyclical and currently improving; crime numbers down but awareness of crime (due to neighborhood blogs) is up; business community could propose a list of strategic investments in things like lighting, graffiti removal.

Key strategies

- SW quadrant – Still key, no change needed.
- Lower Brooklyn:
 - Transit being realized.
 - Transition is messy.
 - Most development driven by UW.
- Northern Tier:
 - Losing on this one- drifting way from family homes.
 - Would have to downzone to prevent loss of SF homes in some areas.
 - Townhouses are providing some of the type of family housing described in the strategy.

- University Gardens:
 - Strategy still sound.
 - Plans for hotel on hold.
 - Parking loss may be an issue over time.
 - Light rail may help on parking issue.
 - Parking.
- Minimal parking works if overall community provides enough.
- Need more mixed use w/ housing.
- Need to incentivize right amount of parking so businesses survive and still have a pedestrian-oriented place.
- Parking and housing affordability are inter-related (e.g mortgage \$180/mo. for a parking space in a building at \$30 K) .
- The Ave/15th:
 - Could get more space back for pedestrians on 15th if fewer busses needed on that corridor after light rail arrives.
 - 15th is a "wall" and is not pedestrian friendly now.
 - Not sold on streetcar connecting to downtown.
 - Churches along 15th are changing- need to work with them to create a better pedestrian environment.
 - Bus service is important to churches.
- Ravenna Village:
 - Additional strategy suggested- U-Village Master Plan.
 - U-Village not easy to walk or bus to.
 - Want more frequent transit between Ave and U-village.
 - Need overall transportation mitigation for U-Village growth.

4. The city is completing neighborhood plan status reports focusing on demographics, development patterns, housing affordability, public amenities and transportation networks. What should there be more focus on (or less focus on) as the neighborhood status reports are completed in the coming months? Are there any important gaps in the draft status report?

Did not discuss question 4, as we ran out of time. One questionnaire was received from participants a table, which included the following two topics for more focus:

- Architecture.
- Housing.

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Five Open Houses, 24 neighborhood discussions

1. June 22 at the South lake Union Armory; Uptown/ Queen Anne; Belltown; Eastlake; Capitol Hill; First Hill; Pike/Pine
2. July 8 Northgate Community Center Lake City, Aurora/Licton Springs, Broadview - Bitter Lake - Haller Lake, University Community (University District NW, Ravenna)
3. July 23 Phinney Neighborhood Center Greenwood/Phinney Ridge, Crown Hill & Ballard, Fremont, Wallingford, Green Lake
4. July 27 Rainier Community Center Central Area (Madison-Miller, 23rd & Union - Jackson and 12th Avenue), Columbia City - Hillman City - Genesee, Rainier Beach
5. July 28 Delridge Community Center Admiral, West Seattle Junction, Morgan Junction, Delridge, Westwood/Highland Park, Georgetown

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Neighborhood	Planning Commission Host	NPAC Member Host
Admiral	Catherine Benotto	Mark Wainwright
Aurora/Licton Springs	Michelle Zeidman	Sharonn Meeks (Mark Wainwright unable to attend)
Belltown	Kay Knapton	Catherine Stanford
Broadview/Bitter Lake/Haller Lake	Linda Amato	Craig Benjamin
Capitol Hill	David Cutler	Heidi Oien
Central Area	Mark Johnson	Kate Stineback (Adrienne Bailey did not attend)
Crown Hill & Ballard	Leslie Miller	Ashley Harris
Columbia City/Hillman City/Genesee	Leslie Miller	Linda Amato of the SPC (Eddie Hill unable to attend)
Delridge	Chris Persons	Boaz Ashkenazy
Eastlake	Martin Kaplan	Brian Ramey
First Hill	Kevin McDonald	Sharonn Meeks
Fremont	Chris Fiori	Toby Thaler
Georgetown	Amalia Leighton	Judith Edwards
Green Lake	Jerry Finrow	Kate Joncas
Greenwood/Phinney Ridge	Linda Amato	Kate Stineback
Lake City	Colie Hough-Beck	Renee Staton
Morgan Junction	Jerry Finrow	Cindi Barker
Pike/Pine	Josh Brower	Dennis Saxman
Queen Anne	Matt Roewe	John Coney
Rainier Beach	Chris Persons	Christie Coxley
University Community	Mark Johnson	Jeannie Hale
Wallingford	Amalia Leighton	Irene Wall
West Seattle Junction	Kay Knapton	Sharon Meeks
Westwood/Highland Park	Kevin McDonald	Christie Coxley

Neighborhood Open House

June 22, 2009 - 6:00 – 8:00 pm

South Lake Union Armory – 860 Terry Ave. N.

Hosted by the Seattle Planning Commission & Neighborhood Planning Advisory Committee Agenda

1. Opening Session – 20 minutes

Introduction & Welcome – Josh Brower, NPAC Co-Chair

Opening Remarks – Councilmember Sally Clark

Orientation Video

2. Six (6) Neighborhood Breakout Sessions – 75 minutes

Breakout sessions for Queen Anne, Belltown, Eastlake, Capitol Hill, First Hill, Pike/Pine

Presentation by SPC table host (5-7 minutes)

- Goals of the breakout session
- Presentation of background information on neighborhood plan and status update
- How to provide input (discussion, written questionnaire, easel pad, on-line questionnaire)
- Additional resources available

Facilitated discussion of question led by NPAC table host

1. Most of the neighborhood plans were adopted about 10 years ago and are in their mid-life. How has your neighborhood changed in the last decade since the plan was adopted, (or since you've been there)?
2. What changes or aspects of your neighborhood are you most pleased about? Most dissatisfied about?
3. How well are your Neighborhood Plan vision and key strategies being achieved? Are they still the priority?
4. The city is completing neighborhood plan status reports focusing on demographics, development patterns, housing affordability, public amenities and transportation networks. What should there be more focus on (or less focus on) as the neighborhood status reports are completed in the coming months? Are there any important gaps in the draft status report?

3. Closing Remarks and Next Steps – 5 minutes

Closing Remarks & Next Steps – Josh Brower, NPAC Co-Chair

Appendix B – List of attendees from five open house meetings

Tim Ahlers	Kara Ceriello	Patty Foley	Jim Jensen	Phil Mocek
Joy Anderson	Jose Cervantes	Nancy Folsom	Dale Johnson	Rob Mohn
Jennifer Anderson	Gordon Clowers	Becca Fona	Blair Johnson	Dave Montoure
Aurora Anunicacion	Clarice Coker	Tony Fragada	Matt Johnston	Jesse Moore
Katheryn Armstrong	Rene Commons	Eric Friedli	Giff Jones	Patti Muller
Jill Arnow	John Coney	Bill Fuzekas	Mary Jones	Lisa Muller
Boaz Ashkenazy	Colleen Cooke	Dennis Galvin	Roger Jones	Dan Mullins
Joanne Auterjung	Dorene Cornel	Herbert Getchell	Alan Justad	Mars Mure
Maris Avots	Michael Cornell	Lucille Getchell	Laura Kalleb	Jessica Nguyen
Emi Baldwin	George Counts	Joseph Gockowski	Erica Karlovits	Tri Nguyen
John Barbee	Stuart Crandall	Daniel Goddard	Elias Kass	Hong Nguyen
Scott Barkan	Sally Crone	John Golobiec	Narom Khath	Dan Nolte
Tod Barker	Web Crowell	Kirsten Graham	Phoeun Khim	Richard Nordstrom
Deb Barker	Michael Cuadra	Lynn Graves	Melanee King	John Nuler
Catherine Barker	Mike Dady	Matt Gray	Wesley Kirkman	Karen O'Brien
Rick Barrett	MJ Davidson	Elizabeth Guenara	Cheryl Klinker	Jeannie O'Brien
Zander Batchelder	Susan Davis	Justina Guyott	Chris Knapp	Dara O'Bryne
Vicki Baucom	DeEtte Day	Julia Hadley	Kay Knapton	Susan O'Connell
Ellen Beck	Christo de Klerk	Jeannie Hale	Amber Knox	Kristy O'Donnell
Craig Benjamin	William Decherd	Craig Hanway	Sam Knoz	Pennie O'Grady
Cory Bergman	Jim Del Cielo	Susan Harmon	Sybil Knudson	Sokunthea OK
Jane Bigby	Jon deLeeves	Kathy Harper	Karen Ko	Kenneth Olsen
Derek Birnie	Rory Denovan	Michael harthorne	Diane Kremingk	Vlad Oustimoritch
John Bito	Donn Devore	Ralph Heitt	Tom Lee	Chris Pasco
Allina Black	Brian Dougherty	Tom Henry	Dorothy Lengye	Betty Pata
Neel Blair	Lloyd Douglas	Eva Hermesmyer	Jeff Libby	Nina Pata
Mark Bloudek	Nancy Driver	Hai Hoffman	Ref Lindmark	Bert Patrick
Anna Bowers	Chanta Dumas	Dick Hogan	Peter Locke	Jeffrey Pelletier
Dave Boyd	Christa Dumpys	Charles Hogg	Julie Lubre	Andrea Petzel
Sheila Brown	Shannon Dunn	K Beth Hollingsworth	Wendy Luker	Beth Pflug
Jan Brucker	Tim Durkan	Raft Hollingsworth	Andrew M	Boyd Pickerell
Susie Burke	Ruth Dyksterhais	John Hoole	Matt Ma	Erik Pihl
Janice Burnell	Sherell Ehlers	Bert Hopkins	Glenn MacGilvra	Jeff Pittman
Gloria Butts	David Ellinger	Ron Hornuns	John Magnenat	Ed Pottharst
Priscilla Call	Julie Enevoldsen	Megan Horst	Mike Mariano	Jen Power
Pablo Cambinico	John Enger	Serin Houpton	Velma Maye	Tim Pretare
Leon Capelo	Alicia Fadul	Ryan Hughes	Vivian McLean	Susie Prets
Kevin Carrabine	David Fansler	Wendy Jans	Douglas McNutt	Mary Quackenbush
Eudora Lowery Carter	Abdy Farid	Joan Jeffery	Sandra Melo	Brian Ramey
Susan Casey	Bill Farmer	Sarah Jenkes	Susan Melrose	Craig Rankin
Chris Caster	Andrea Faste	Susan Jensen	Richard Min	Jordan Rash

Appendix B – List of attendees from five open house meetings

Matt Rehder
Mike Reinhardt
Diane & Bob Rhea
Marjorie Rhodes
Scott Ringgold
Amelia River
Kirk Robbins
Joan Robbins
Delight Roberts
Lee Roberts
Ray Robinson
Donna Roseveark
Dennis Ross
Jon Rudical
Dennis Saxman
Sue Scharff
Dena Schule
Shirley Schurman
Deanise Schwarz
Sharon Scully
Rita Selin
Dic Selin
Philip Shach
Sarah Shoup
Sam Simone
Steve Sindiong
Susan Sisson
Cindy Small
Tamra Smilanich
Marty Spiegel
Catherine Stanford
Catherine Stengord
Kate Stineburk
Ruth Stinton
Conan Storlie
Mike Stringer
Adam Strutynski
Christine Stuffels
Jean Sundrorg
Jeff Taylor
Nicole Taylor

Tony To
Viet Tran
Alexandra Tu
Ron Turner
Cathy Tuttle
Sarah Valenta
Diana Vergis Vinh
Jessica Vets
Roger Wagoner
Forrest Wald
Irene Wall
William Walsh
Ed Wecloires
Stuart Weiss
Catherine Wentbrook
Al Werner
Julien Wheeler
Patty Whisler
Scott White
Mary Whitmore
Stephen Whitmore
Thomas Whittemore
Adrienne Wicks
Kraig Wilhelmsin
Adrian Wilkenson
Vivian Williams
Terry Williams
Betty Williams
Laura Wing-Whitebear
Greg Winterstea
Laura Wong-Whitebear
Mikala Woodward
Jason Woycke
Sara Wysocki

University Community Urban Center

Neighborhood Plan Status Report Workshop

July 8, 2009

NPAC Facilitator: Jeannie Hale

SPC Facilitator: Mark S. Johnson

Approximately 10-12 people (other than the facilitators and observing DPD staff) participated in the discussion.

Question 1: Changes in past 10 years since plan

- Brought back the Ave (repaving, street furnishing, public art, farmers market, etc.)
- University Heights as community center, nearing acquisition
- Demographics
 - Change in campus housing
 - Conversion of SF homes to multi-tenant homes
 - Age structure
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The following items were mentioned under other questions but represent major changes noted since plan adoption:

- Safeco Tower now part of UW
- Sound Transit light rail station to be on Brooklyn rather than 15th
- Growth of U-Village shopping center

Question 2: Likes and dislikes

Dislikes

- Design guidelines not working
 - Public meetings not well-noticed, inaccessible
 - DRB doesn't understand them
 - DPD not following or enforcing them
 - DRB doesn't have authority to say no
- Not as much of a partnership with the City on housing and transportation
- CUCAC was overridden by mayor's office on UW lid – resulted in Safeco Tower going to UW
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- UW is pushing the envelope
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Likes

- Buses move more quickly through District
- RPZs – emphasis on “residential”

- SPD/Campus police cooperation on area north of campus
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- Design guidelines improved design (but need to look a how they are applied)
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Question 3 : How well are key strategies being achieved?

(Started out on some policies not listed in Key Strategies)

- UC-G6 – Not saving architectural character as described in this strategy- e.g. Cavalier Apts
- UC G-2 – Vibrancy of business district still troubled by business closures; small lots that don't serve businesses and are difficult to redevelop, high rents; absentee landlords; large parking lots still not redeveloped; what effect will parking requirement changes have? Still have few chain stores. Competition from U-Village affects mix of business on the Ave
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Did not discuss question 4, as we ran out of time. One questionnaire was received from participants a table, that included the following two topic for more focus:

- Architecture
- Housing

Status Check: How is Your Neighborhood Doing?

Please provide the following information and attach additional sheets if necessary.

Which neighborhood are you commenting on? University Community Urban Center

For how long have you...	less than 5 years	5-10 years	more than 10 years	does not apply
lived in this neighborhood?	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>
owned a business in this neighborhood?	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
regularly visited this neighborhood?	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
worked in this neighborhood?	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>
attended school in this neighborhood?	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
other (please describe)	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

Name: _____

Email Address: _____

Question 1

Most of the neighborhood plans were adopted about 10 years ago and are in their mid-life. How has your neighborhood changed in the last decade since the plan was adopted (or since you've been there)?

On balance, denser.

Question 2

What changes or aspects of your neighborhood are you...

most pleased about?

- transportation
- housing
- safety
- parks and open space
- public facilities (e.g. libraries, community centers)
- business district (e.g. stores, restaurants)
- buildings - new and existing
- other (please specify) _____

most dissatisfied about?

- transportation
- housing
- safety
- parks and open space
- public facilities (e.g. libraries, community centers)
- business district (e.g. stores, restaurants)
- buildings - new and existing
- other (please specify) _____

Do you have any comments related to what you are pleased or dissatisfied about?

Question 3

How well are your Neighborhood Plan vision and key strategies being achieved?

- very well
- somewhat well
- somewhat poorly
- very poorly
- don't know/neutral

please describe

Are they still the priority?

- yes, very much so
- some priorities have changed, some haven't
- no, not at all
- don't know/neutral

please describe

Question 4

The City is completing neighborhood plan status reports focusing on demographics, development patterns, housing affordability, public amenities and transportation networks.

What should there be more focus on (or less focus on) as the neighborhood status reports are completed in the coming months?

There should be more focus on...

Architecture.
Housing.

There should be less focus on...

Are there any important gaps in the draft status reports?

- No
- Yes (please describe)

Please return this questionnaire by **Wednesday, July 22, 2009** to:

The Seattle Planning Commission
700 5th Avenue, Suite 2000
PO Box 34019
Seattle, WA 98124

You can also fill out the questionnaire on-line at:
http://www.seattle.gov/dpd/Planning/Neighborhood_Planning/StatusReports/default.asp