

**NOTICE OF PROPOSED REZONE at 23<sup>rd</sup> Ave and E Union St, LAND USE  
CODE AMENDMENTS**

**AND ENVIRONMENTAL DETERMINATION**

Pursuant to SMC 25.05.340 and WAC 197-11-340

The Department of Planning and Development (DPD) is proposing to amend the Official Land Use Map and Land Use Code (Title 23), and apply Incentive Provisions for affordable housing to implement the Comprehensive Plan Central Area Neighborhood Planning Element and the 23rd Avenue Action Plan (Union-Cherry-Jackson) recommendations. The rezone will allow for a medium sized mixed use commercial node at 23<sup>rd</sup> Avenue and East Union Street with increased vitality and commercial energy, and support a coherent identity for this node and serve as a gateway for the Central Area. Code amendments include new standards to provide transitions to adjacent single family zones, and an amendment to the Incentive Provisions that requires development within the rezone area to provide on-site or off-site affordable housing within the Central Area Neighborhood Plan Boundary.

The proposed rezone includes 74 parcels on approximately 11 acres of land. The proposed rezones are within the 23rd Ave. @ S Jackson-Union Urban Village and are within areas designated Commercial/Mixed Use on the Comprehensive Plan's Future Land Use Map.

**ENVIRONMENTAL DETERMINATION**

DPD has determined that the amendment described above will not have a significant adverse environmental impact, and has issued a Determination of Non-Significance (no Environmental Impact Statement required).

**HOW TO COMMENT**

Comments regarding this DNS or potential environmental impacts may be submitted through July 20, 2015. Comments may be sent to:

**City of Seattle, DPD  
Attn: Michael Dorcy  
PO Box 34019  
Seattle WA 98124-4019  
Michael.Dorcy@seattle.gov**

**HOW TO APPEAL**

Appeals of the decision to issue a Determination of Non-Significance (DNS) must be submitted to the Office of the Hearing Examiner by 5:00 p.m. **July 20, 2015**. Appeals should be addressed to the Hearing Examiner and must be accompanied by a \$50.00 filing fee in a check payable to the City of Seattle. The appeal must be sent to:

**City of Seattle  
Hearing Examiner  
PO Box 94729  
Seattle WA 98124-4729**

## **INFORMATION AVAILABLE**

Copies of the DNS and the proposal may be obtained at the DPD Public Resource Center, 700 5th Avenue, Suite 2000 in the Seattle Municipal Tower. The DNS and proposal will be available on the City's website no later than Monday June 29 at <http://www.seattle.gov/dpd/cityplanning/completeprojectslist/unionjackson/projectdocuments/index.htm>.

The Public Resource Center is open 8 a.m. to 4 p.m. on Monday, Wednesday, and Friday, and 10:30 a.m. to 4 p.m. on Tuesday and Thursday. Materials, including a map and director's report for the proposal are also posted on DPD's website at [Questions regarding the proposal](#) may be directed to Quanlin Hu at (206) 386-1598 or via email at [quanlin.hu@seattle.gov](mailto:quanlin.hu@seattle.gov).