Seattle Neighborhood Workshops

SUMMARY THEMES

Beacon Hill

Assets –

- Groups all mentioned local businesses, key commercial and pedestrian use of Beacon Ave., light rail and station, parks, schools, library, cultural diversity, greenway and Mountains to Sound Trail, Red Apple grocery.
- Several groups mentioned especially liking the pedestrian-scale and family-oriented feel of the neighborhood.

Proposed zoning changes – There were both favorable comments noted and concerns. Themes were as follows:

- Favorable:
  - Opportunities for more (commercial) development on Beacon Ave. to fill in "holes," and expand both north and south, and along 15th
  - Like the example of the Maestas development for balancing density with welcoming public spaces/plazas and cultural diversity
  - General support for adding affordable housing, with a special interest in adding family-sized units
  - Take advantage of existing density patterns
  - Some suggest expanding Urban Village to and adding density near Pacific Tower

- Concerns:
  - Want to maintain the racial and economic diversity of the neighborhood
  - Keep the open feeling and pedestrian scale; don't want a canyon feeling on Beacon Ave.
  - Care needed with transitions to step down from denser areas to single family areas
  - North and South areas need to be more connected to the core of Beacon Ave.
  - Concern about lack of parking requirements and the impact of the added density
  - New parks and open space will be needed with more density
  - Pay attention to topography for pedestrian and bike corridors/access
  - Fees for development and for parking raised in Beacon Hill should stay in Beacon Hill
  - Need for setbacks, green space, plazas, wider sidewalks when adding density and to blend with the neighborhood
  - Concern about accessibility to transit, especially for elderly and at southern end of neighborhood
  - Keep commercial zone for commercial use, not townhomes or live/work units
  - Consider an exception to MHA for ADUs and DADUs to encourage their development