

APPENDIX H



ZONING MAPS ALTERNATIVE 2 AND ALTERNATIVE 3.

ACTION ALTERNATIVE ZONING MAPS

As described in Chapter 2 each action alternative includes a specific zoning proposal for all land parcels in the study area that are proposed to have zoning changes to implement MHA. This appendix contains a set of maps depicting the zoning changes.

Maps are organized so that each urban village and urban center has a proposed zoning map. Some zoning changes are proposed for areas outside of urban villages and urban centers, and those are summarized in maps following the urban center and urban village maps. In a large majority of instances zoning changes proposed for areas outside of urban villages and urban centers are (M) tier capacity increases. Any exception to this convention is annotated on the map.

The following notes assist with reading the zoning maps:

- All areas shaded with a color (not gray) have a proposed zoning change.
- Each proposed zone change is annotated with the existing zone designation listed before a “|” and the proposed zone designation listed after the “|”
- Each proposed zoning change has an (M), (M1), or (M2) MHA suffix
- Areas indicated with diagonal hatching have a selective zoning change often resulting in an (M1), or (M2) suffix

In addition to the static maps in this appendix, an interactive online webmap version of the maps is available at <http://tinyurl.com/HALA-MHA-EIS>.

Summary Metrics

The tables below contain summary information about the Alternatives zoning maps. The first set of tables indicate how much land is proposed to be rezoned from each existing zoning designation to proposed MHA zoning designations. The second set of graphs indicate the quantity of redevelopable parcel area in (M), (M1) and (M2) designations within each urban village.

Exhibit H-1 Land Area of Existing and Proposed MHA Zoning, Alternative 2

| Sum of Parcel Area with Zoning Changes in Alternative 2 (Acres) | | MHA Zoning → | | | | | | | | | | | | | | | | | | | | | | Grand Total |
|---|-----------------------------|--------------|-----------|-----------|-----------|---------|----------|---------------|---------------|---------------|----------------------------|----------------------------|----------------------------|----------------------------|-----------------------------|-----------------------------|---------|---------|-----------|----------|----------|----------|-----------------------|-------------|
| | | RSL | Lowrise 1 | Lowrise 2 | Lowrise 3 | Midrise | Highrise | Commercial 40 | Commercial 55 | Commercial 75 | Neighborhood Commercial 40 | Neighborhood Commercial 55 | Neighborhood Commercial 75 | Neighborhood Commercial 95 | Neighborhood Commercial 145 | Neighborhood Commercial 200 | SM/R-75 | SM-D 95 | SM-NR-145 | SM-NR-75 | SM-NR-95 | SM-RB-95 | Industrial Commercial | |
| ← Existing Zoning | Single Family | 647.5 | 319.9 | 249.2 | 91.7 | | | | | | 4.3 | 0.9 | | | | | 0.1 | | | | | 3.7 | | 1,317.3 |
| | RSL/TC | | 7.3 | | | | | | | | | | | | | | | | | | | | | 7.3 |
| | Lowrise 1 | | 271.8 | 9.7 | 8.6 | 3.4 | | | | | | | | | | | | | | | | | | 293.5 |
| | Lowrise 2 | | | 233.4 | 19.0 | 5.0 | | | | 3.3 | 0.2 | | 0.5 | | | | | | | | | | | 261.4 |
| | Lowrise 3 | | | | 206.4 | 95.3 | | | | 0.9 | 2.3 | 6.8 | | | | | | | | | | | | 311.8 |
| | Midrise | | | | | 62.9 | | | | | | | | | | | | | | | | | | 62.9 |
| | Highrise | | | | | | 13.9 | | | | | | | | | | | | | | | | | 13.9 |
| | Commercial 30 | | | | | | | 3.1 | | | | 0.2 | | | | | | | | | | | | 3.2 |
| | Commercial 40 | | | | | | | | 142.3 | 6.9 | | 51.9 | 12.4 | 1.9 | | | | | | | | | | 215.4 |
| | Commercial 65 | | | | | | | | | 244.3 | | | 48.0 | 14.1 | | | | | | | 2.0 | | | 308.4 |
| | Neighborhood Commercial 30 | | | | | | | | | | 71.3 | 9.3 | | | | | | | | | | | | 80.6 |
| | Neighborhood Commercial 40 | | | | | | | | | | | 433.0 | 21.5 | | | | | | | | | 2.4 | | 456.9 |
| | Neighborhood Commercial 65 | | | | | | | | | | | | 167.8 | 6.3 | 2.1 | | | | | | | | | 176.2 |
| | Neighborhood Commercial 85 | | | | | | | | | | | | | 71.7 | 12.3 | | | | | | | | | 84.0 |
| | Neighborhood Commercial 125 | | | | | | | | | | | | | | 2.2 | | | | | | | | | 2.2 |
| | Neighborhood Commercial 160 | | | | | | | | | | | | | | | 2.9 | | | | | | | | 2.9 |
| | SM/R-65 | | | | | | | | | | | | | | | | 1.6 | | | | | | | 1.6 |
| | SM-D 40-85 | | | | | | | | | | | | | | | | | 3.9 | | | | | | 3.9 |
| | SM-NR-125 | | | | | | | | | | | | | | | | | | 12.9 | | | | | 12.9 |
| | SM-NR-65 | | | | | | | | | | | | | | | | | | | 0.4 | 1.3 | | | 1.7 |
| SM-NR-85 | | | | | | | | | | | | | | | | | | | | 11.1 | | | 11.1 | |
| Industrial Commercial | | | | | | | | | | | | | | | | | | | | | | 42.6 | 42.6 | |
| Grand Total | | 647.5 | 599.1 | 492.2 | 325.7 | 166.6 | 13.9 | 3.1 | 142.3 | 251.3 | 79.9 | 497.8 | 256.5 | 94.5 | 16.5 | 2.9 | 1.7 | 3.9 | 12.9 | 0.4 | 14.4 | 6.1 | 42.6 | 3,671.7 |

Source: City of Seattle, 2017.

| Sum of Parcel Area with Zoning Changes in Alternative 3 (Acres) | MHA Zoning → | | | | | | | | | | | | | | | | | | | | Grand Total | | |
|---|--------------|-----------|-----------|-----------|---------|----------|---------------|---------------|---------------|----------------------------|----------------------------|----------------------------|----------------------------|-----------------------------|-----------------------------|---------|---------|-----------|----------|----------|-------------|----------|-----------------------|
| | RSL | Lowrise 1 | Lowrise 2 | Lowrise 3 | Midrise | Highrise | Commercial 40 | Commercial 55 | Commercial 75 | Neighborhood Commercial 40 | Neighborhood Commercial 55 | Neighborhood Commercial 75 | Neighborhood Commercial 95 | Neighborhood Commercial 145 | Neighborhood Commercial 200 | SM/R-75 | SM-D 95 | SM-NR-145 | SM-NR-75 | SM-NR-95 | | SM-RB-95 | Industrial Commercial |
| Single Family | 573.7 | 270.5 | 172.1 | 44.5 | | | | | | 1.9 | 7.9 | 3.7 | | | | 0.1 | | | | | 2.2 | | 1,076.6 |
| RSL/TC | | 1.0 | 6.4 | | | | | | | | | | | | | | | | | | | | 7.3 |
| Lowrise 1 | | 263.3 | 14.4 | 19.8 | | | | | | | | | | | | | | | | | | | 297.5 |
| Lowrise 2 | | | 226.8 | 66.6 | | | | | | 0.8 | 5.6 | 0.5 | | | | | | | | | | | 300.3 |
| Lowrise 3 | | | | 231.3 | 17.4 | | | | | | 6.3 | 3.4 | | | | | | | | | | | 258.3 |
| Midrise | | | | | 62.8 | | | | | | | 0.1 | | | | | | | | | | | 62.9 |
| Highrise | | | | | | 13.9 | | | | | | | | | | | | | | | | | 13.9 |
| Commercial 30 | | | | | | | 3.1 | | | | | 0.2 | | | | | | | | | | | 3.2 |
| Commercial 40 | | | | | | | | 140.8 | 6.9 | | 37.4 | 34.1 | | | | | | | | | | | 219.2 |
| Commercial 65 | | | | | | | | | 257.6 | | | 48.8 | | | | | | | | 2.0 | | | 308.4 |
| Neighborhood Commercial 30 | | | | | | | | | | 69.1 | 6.8 | 7.0 | | | | | | | | | | | 82.9 |
| Neighborhood Commercial 40 | | | | | | | | | | | 409.7 | 53.7 | | | | | | | | | | | 463.3 |
| Neighborhood Commercial 65 | | | | | | | | | | | | 173.4 | 7.2 | | | | | | | | | | 180.6 |
| Neighborhood Commercial 85 | | | | | | | | | | | | | 84.0 | | | | | | | | | | 84.0 |
| Neighborhood Commercial 125 | | | | | | | | | | | | | | 2.2 | | | | | | | | | 2.2 |
| Neighborhood Commercial 160 | | | | | | | | | | | | | | | 2.9 | | | | | | | | 2.9 |
| SM/R-65 | | | | | | | | | | | | | | | | 1.6 | | | | | | | 1.6 |
| SM-D 40-85 | | | | | | | | | | | | | | | | | 3.9 | | | | | | 3.9 |
| SM-NR-125 | | | | | | | | | | | | | | | | | | 12.9 | | | | | 12.9 |
| SM-NR-65 | | | | | | | | | | | | | | | | | | | 0.4 | 1.3 | | | 1.7 |
| SM-NR-85 | | | | | | | | | | | | | | | | | | | | 11.1 | | | 11.1 |
| Industrial Commercial | | | | | | | | | | | | | | | | | | | | | 42.6 | | 42.6 |
| Grand Total | 573.7 | 534.8 | 419.7 | 362.1 | 80.2 | 13.9 | 3.1 | 140.8 | 264.5 | 71.8 | 473.7 | 324.9 | 91.2 | 2.2 | 2.9 | 1.7 | 3.9 | 12.9 | 0.4 | 14.4 | 2.2 | 42.6 | 3,437.5 |

H.3

Minor Mapping Modifications and Incremental Adjustments

The alternative zoning maps include many individual parcels of land. This programmatic EIS evaluates overall and cumulative impacts of different amounts and patterns of growth that could occur due to the MHA zoning changes. Analysis of potential land use impacts are at a programmatic level. Minor corrections to individual parcel boundaries and extents of individual zoning designations may be made to maps as more information is gathered. Resulting minor map adjustments, are documented in the record by the lead agency. These minor adjustments are not significant in altering programmatic impacts in elements of the environment such as land use or housing and socioeconomics. In cases where a proposed MHA zoning change is adjusted to a lower intensity zone, that change would be likely to have a lesser environmental impact related to land use or other elements of the environment, and would also be likely to have a greater impact on housing and socioeconomics or other elements of the environment. In cases where a proposed MHA zoning change is adjusted to a higher intensity zone, that change would be likely to have a lesser environmental impact related to housing and socioeconomics as more housing and MHA would result, but could have minor increase in impacts to land use or other elements of the environment.

Exhibit H-3

**Redevelopable Parcel Land Area by MHA Tier: High Displacement
Risk and Low Access to Opportunity Urban Villages**

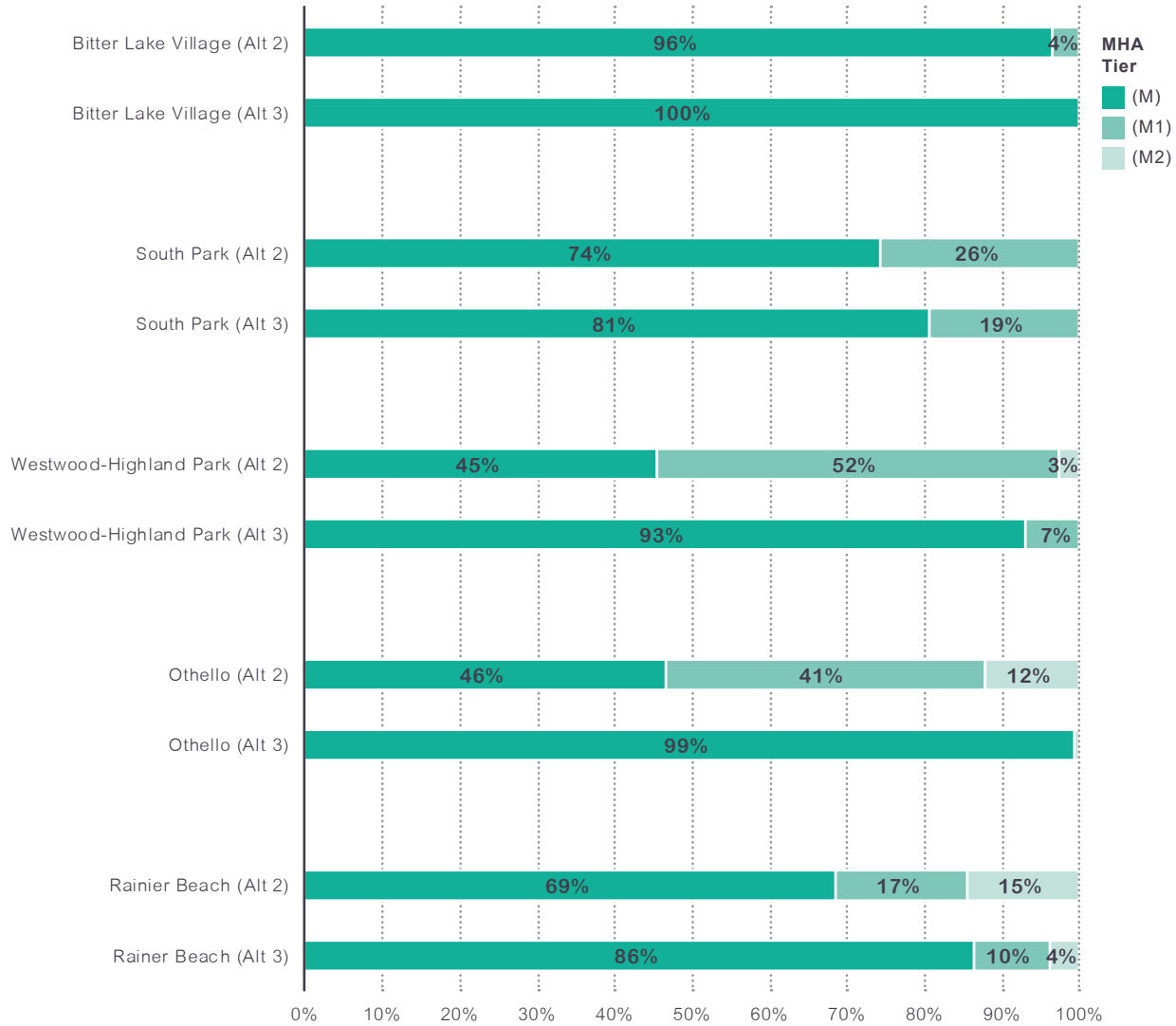


Exhibit H-4

Redevelopable Parcel Land Area by MHA Tier: Low Displacement Risk and High Access to Opportunity Urban Villages

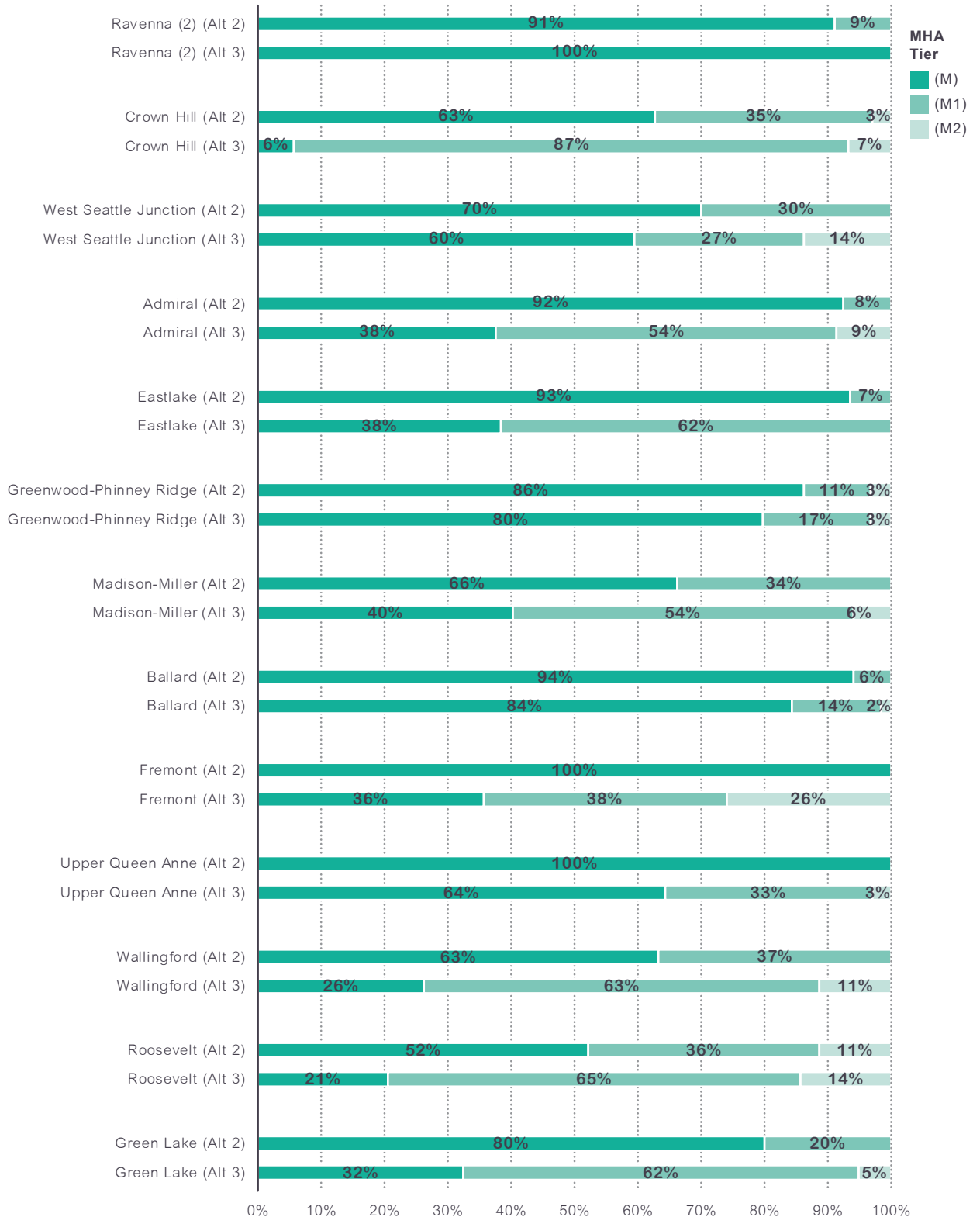


Exhibit H-5

Redevelopable Parcel Land Area by MHA Tier: High Displacement Risk and High Access to Opportunity Urban Villages

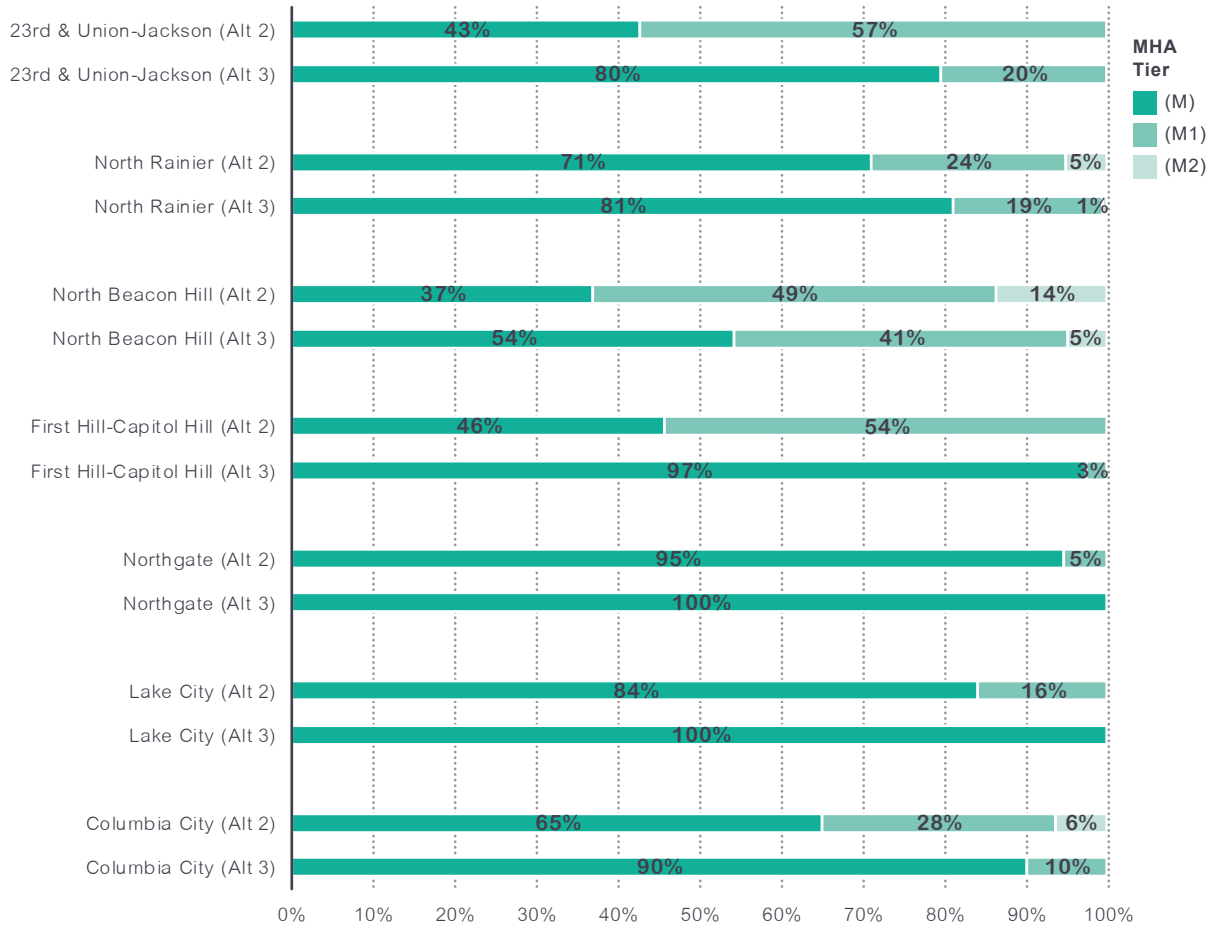


Exhibit H-6

Redevelopable Parcel Land Area by MHA Tier: Low Displacement Risk and Low Access to Opportunity Urban Villages and Outside Urban Villages

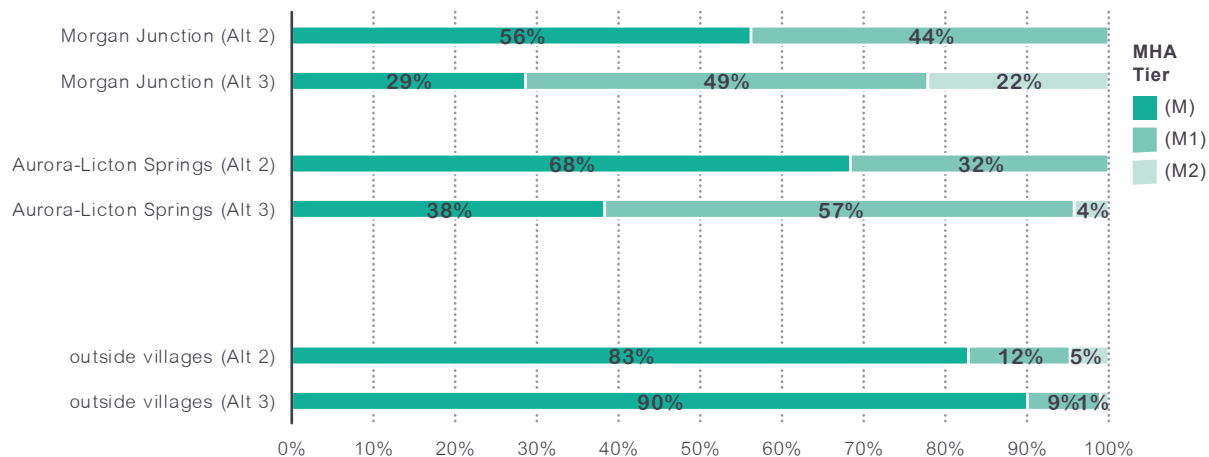

















Exhibit H-7 Proposed Zoning, Alternative 2: 23rd & Union-Jackson Urban Village

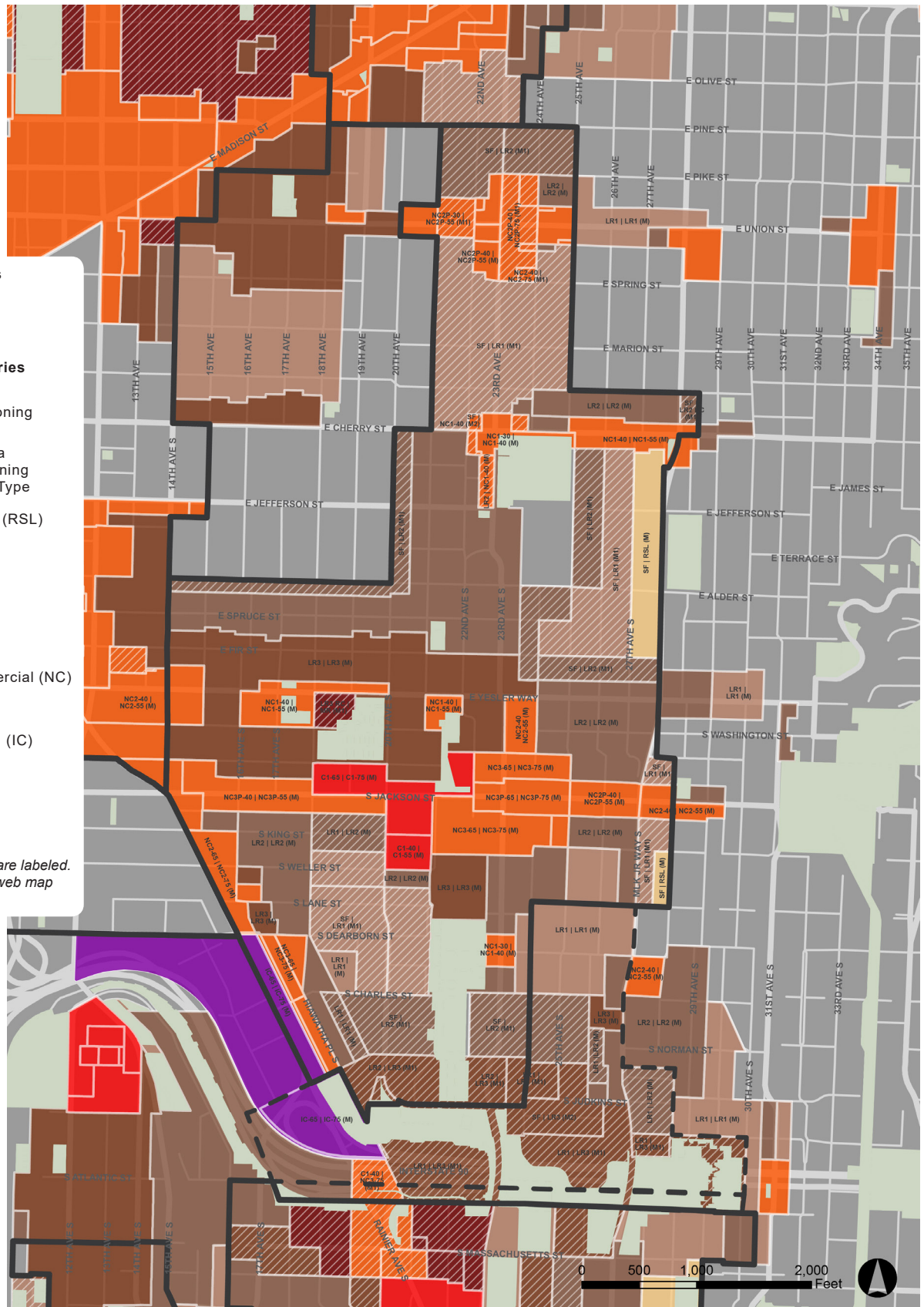
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

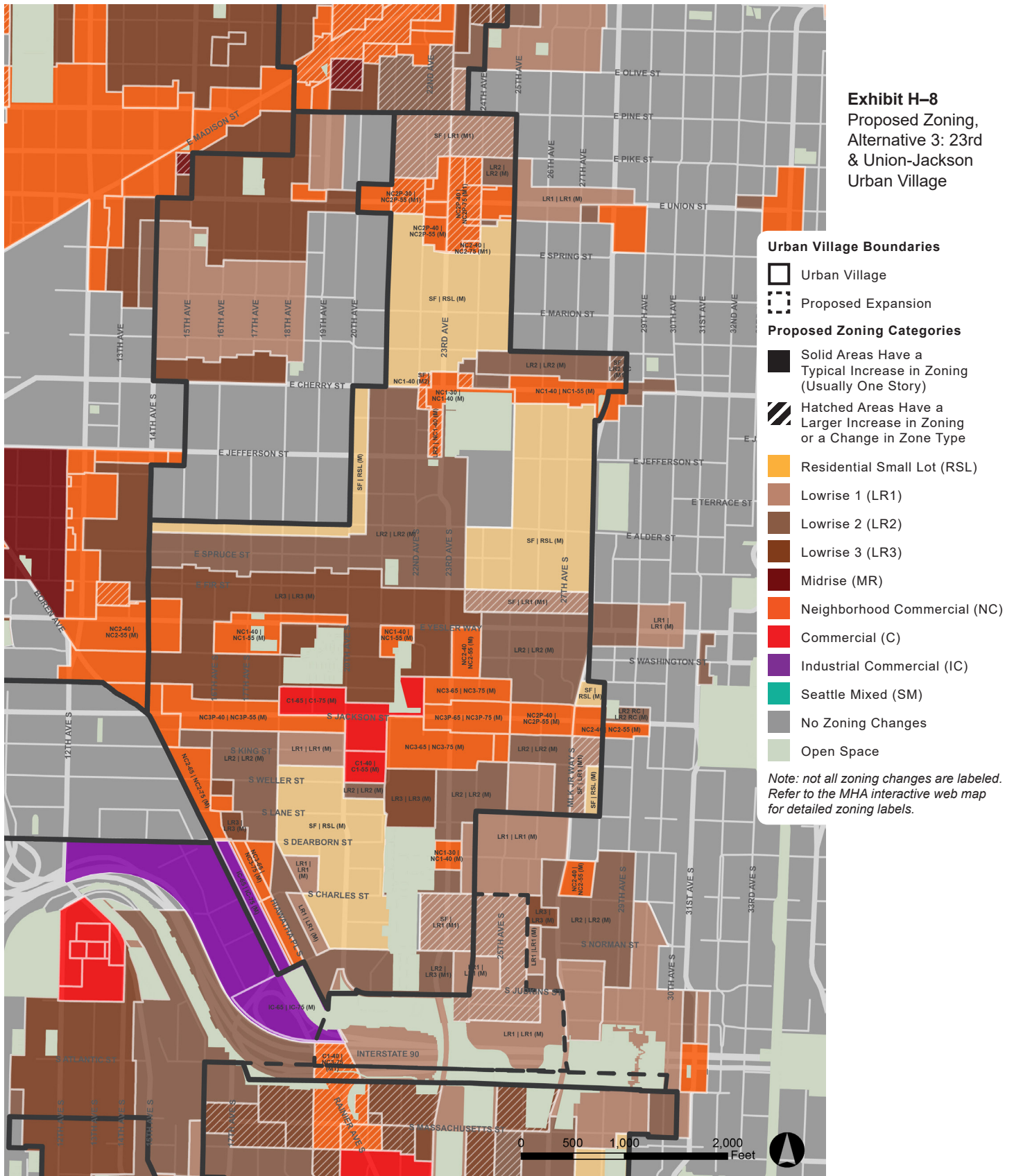
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

*Note: not all zoning changes are labeled.
Refer to the MHA interactive web map
for detailed zoning labels.*



Source: City of Seattle, 2017.

Exhibit H-8
Proposed Zoning,
Alternative 3: 23rd
& Union-Jackson
Urban Village
















Source: City of Seattle, 2017.

Exhibit H-9 Proposed Zoning, Alternative 2: Admiral Urban Village

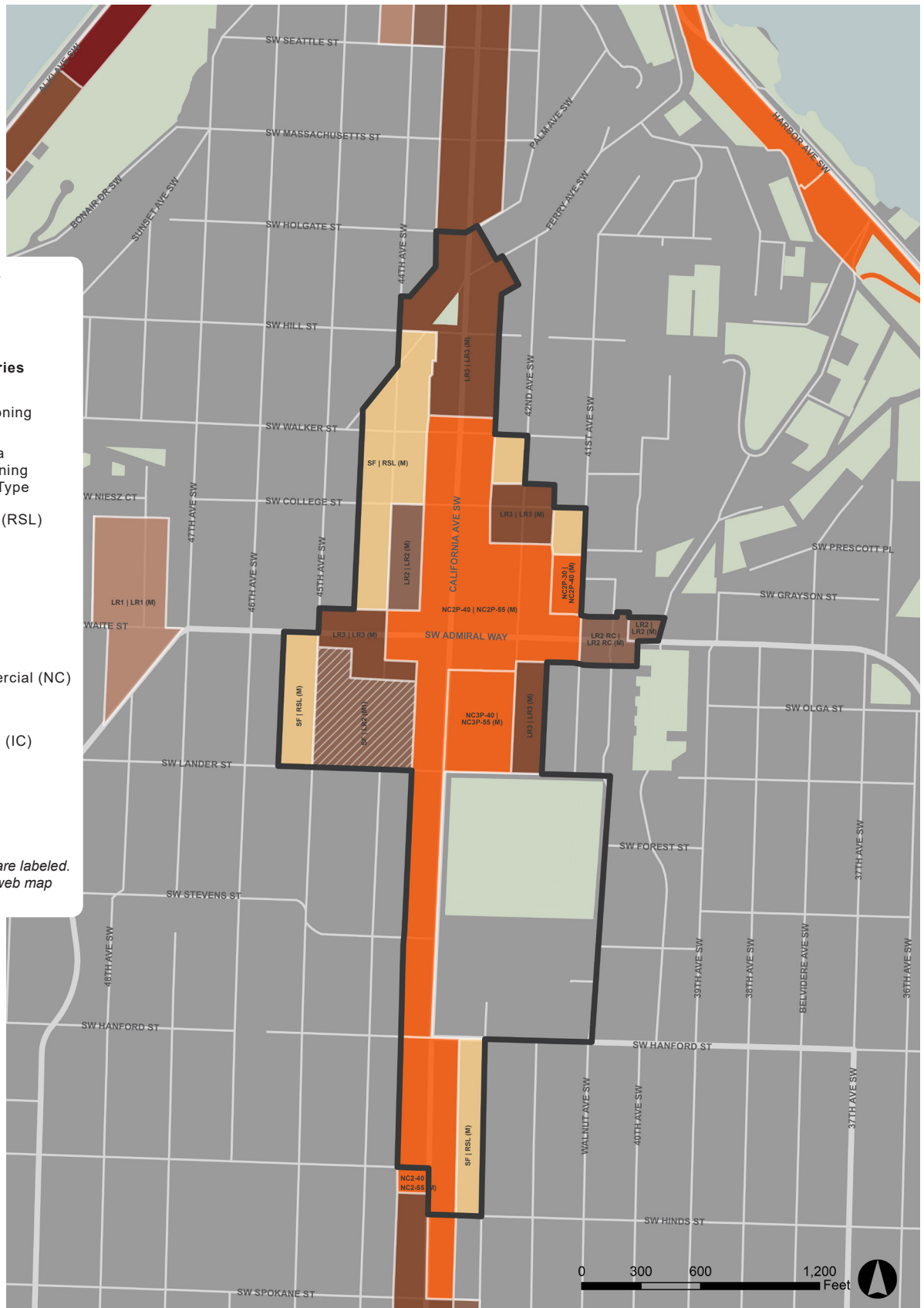
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

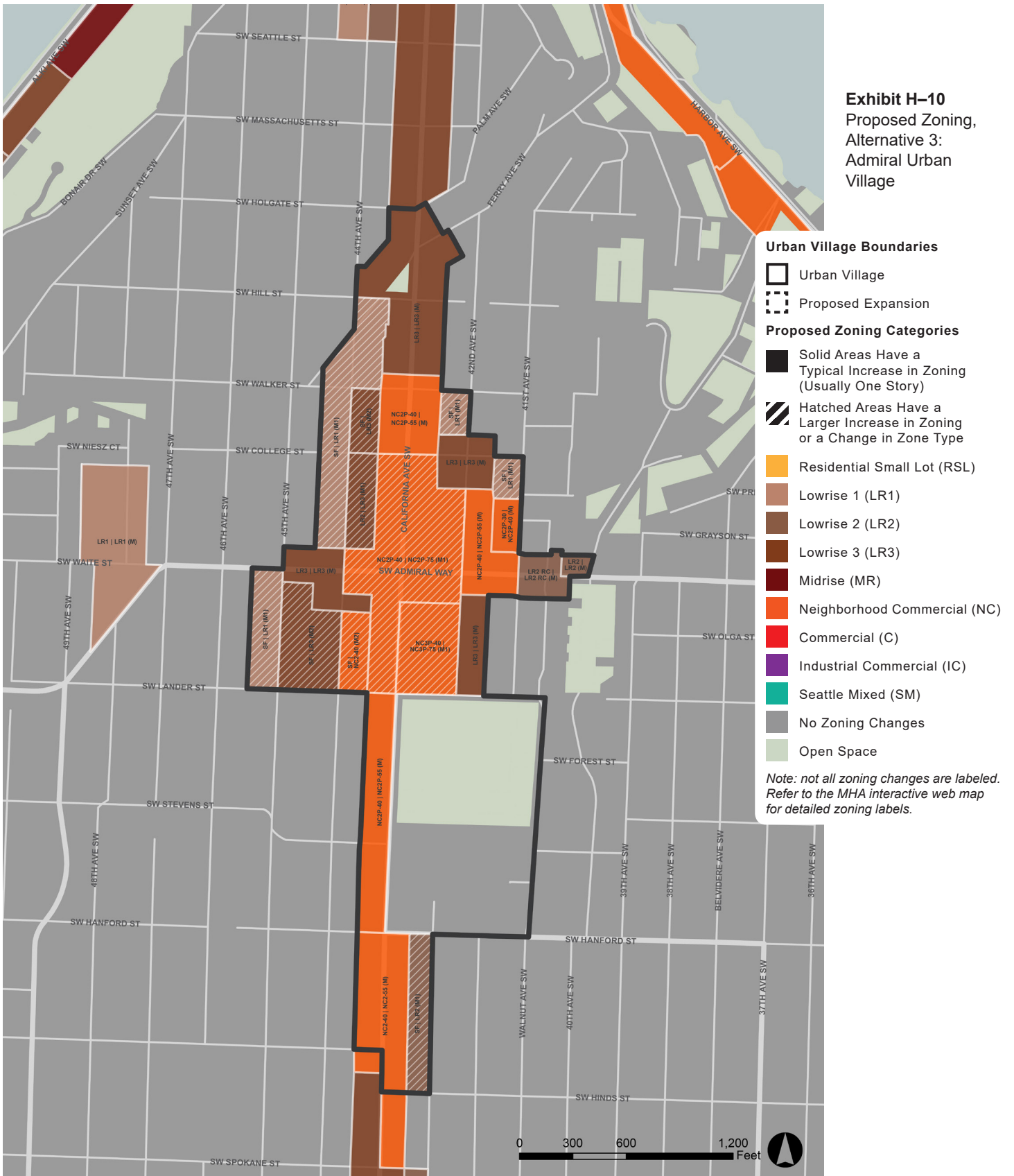
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.



Source: City of Seattle, 2017.


Exhibit H-10
Proposed Zoning,
Alternative 3:
Admiral Urban
Village
















Source: City of Seattle, 2017.

Exhibit H-11 Proposed Zoning, Alternative 2: Aurora- Lifton Springs Urban Village

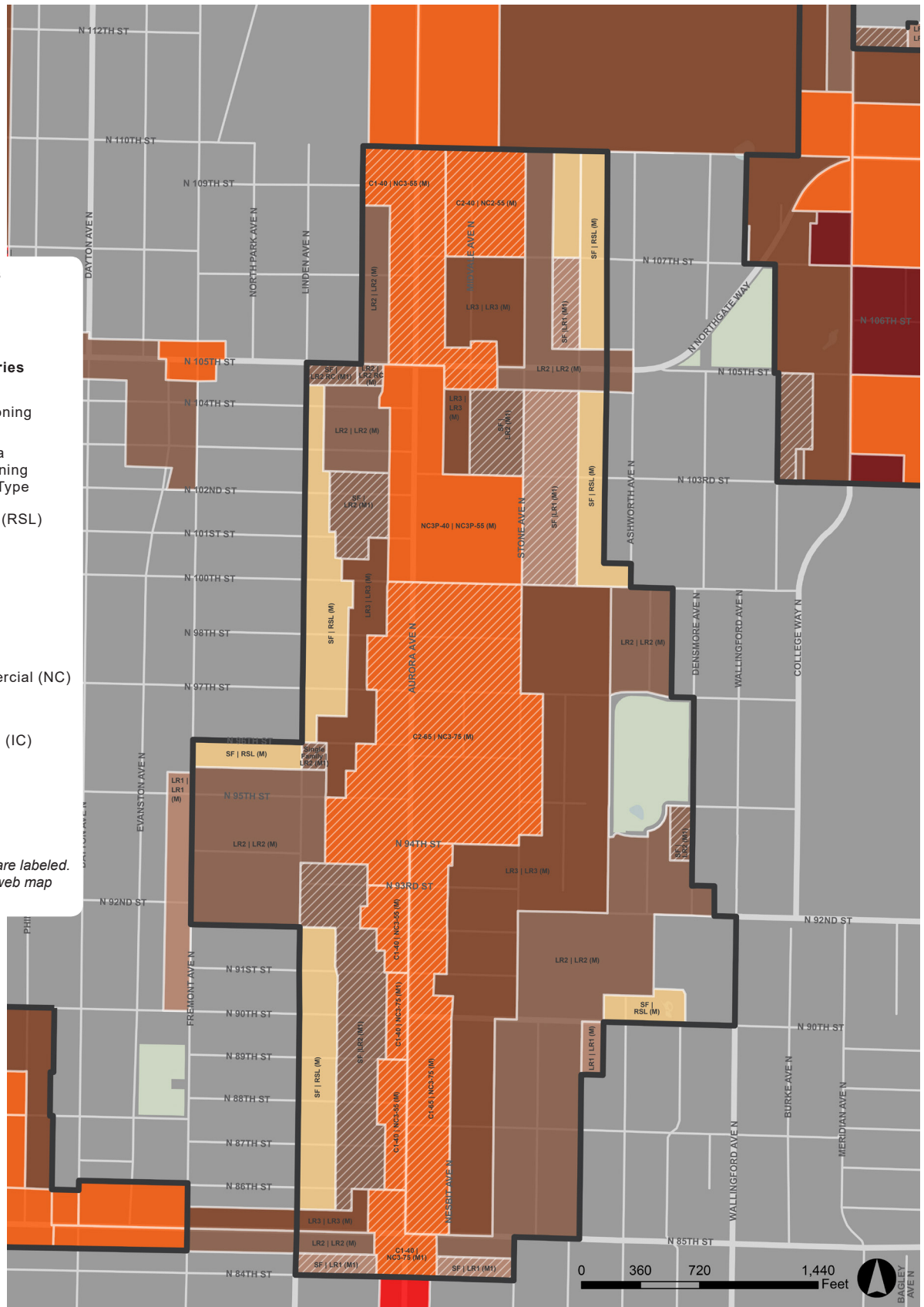
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

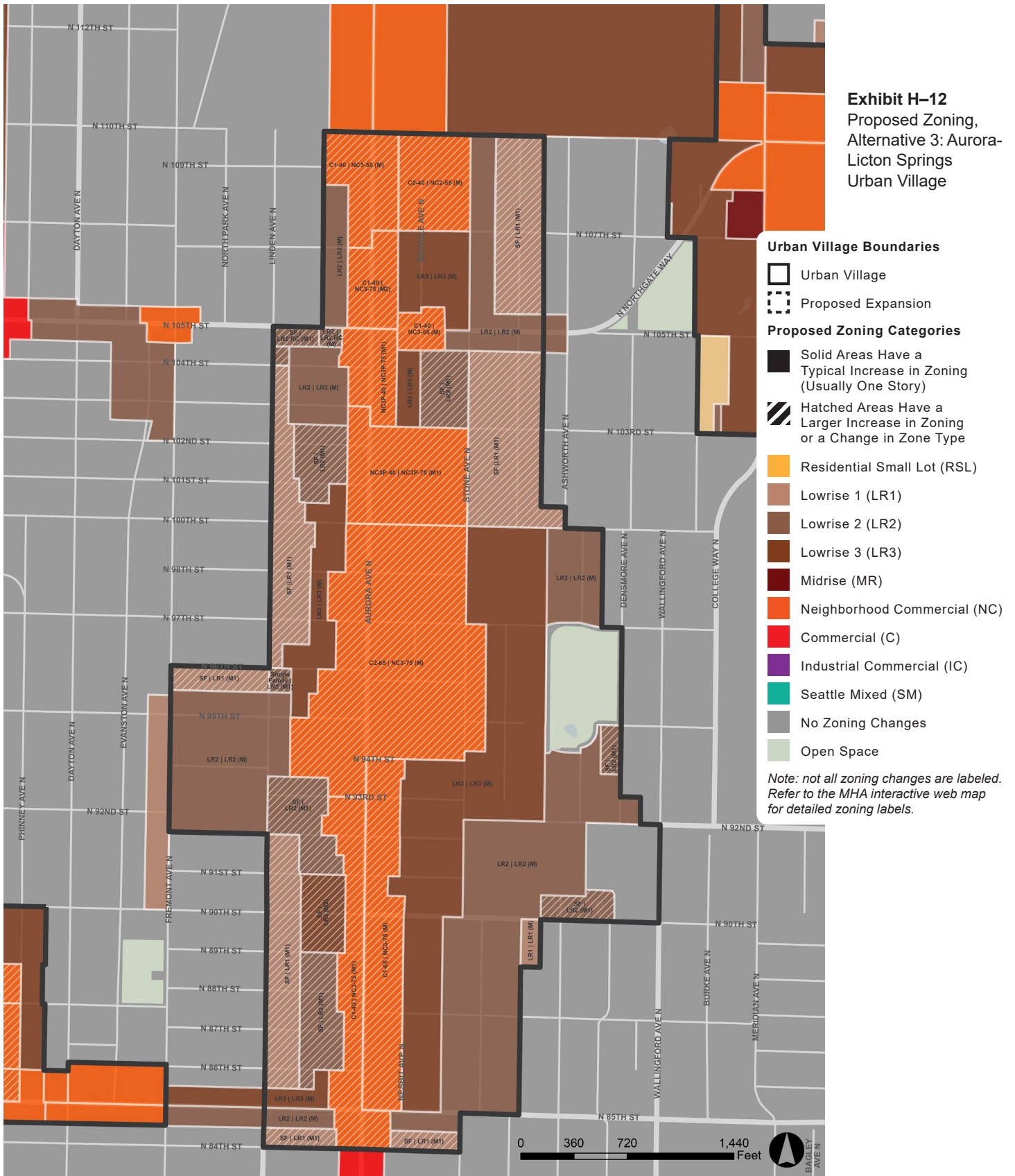
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.





Source: City of Seattle, 2017.

Exhibit H-12
Proposed Zoning,
Alternative 3: Aurora-
Licton Springs
Urban Village
















Source: City of Seattle, 2017.

Urban Village Boundaries

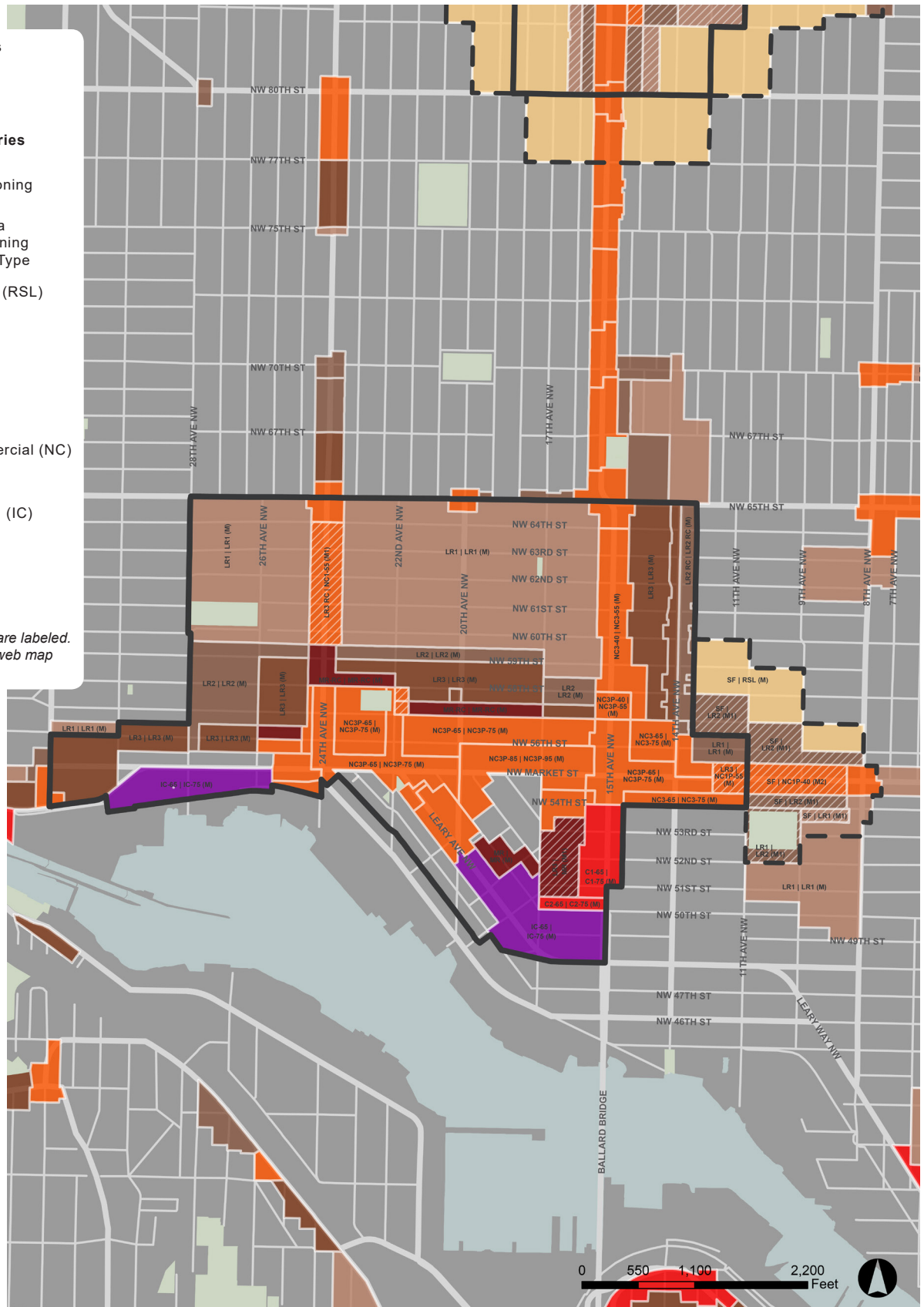
-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

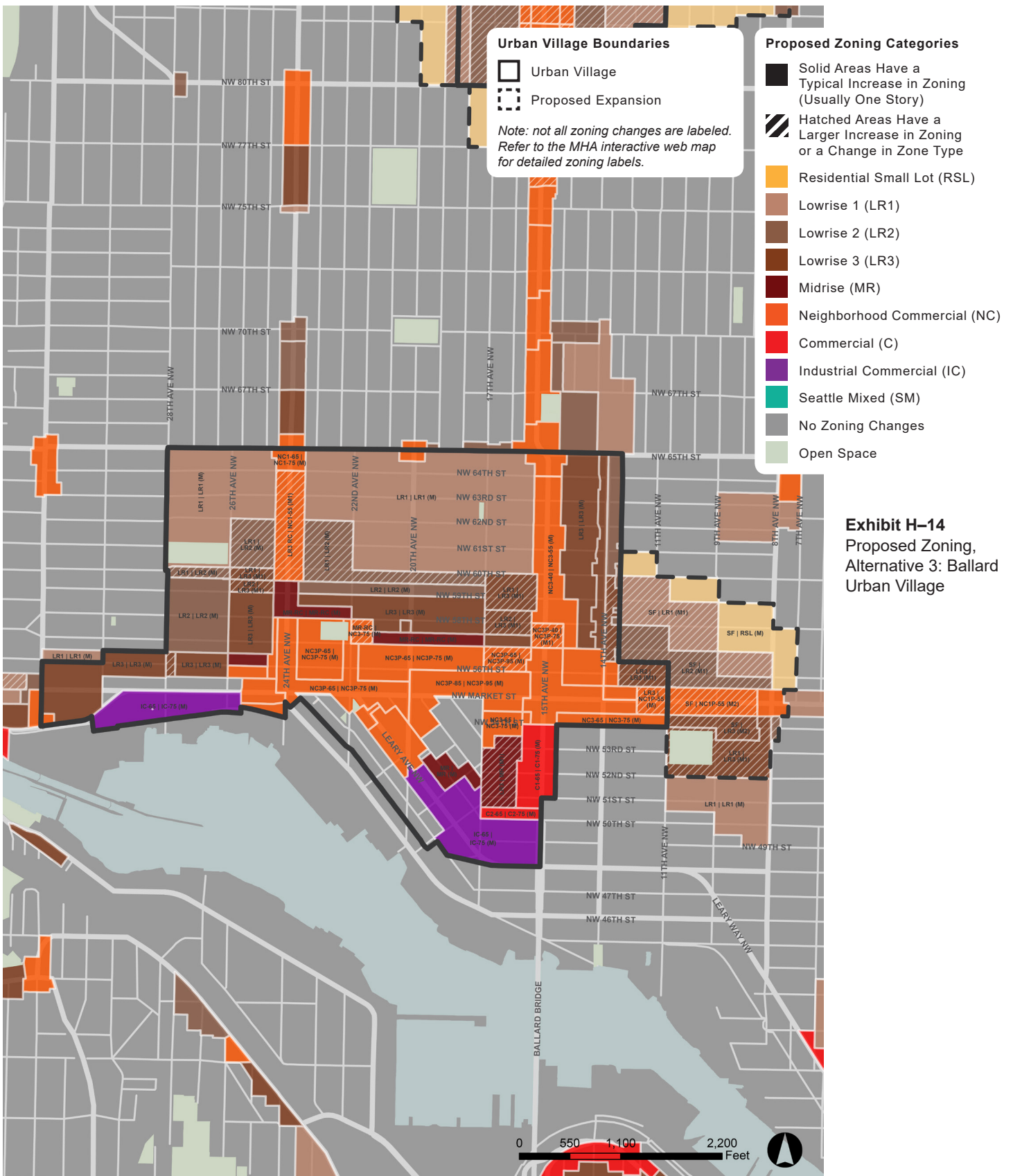
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.

Exhibit H-13 Proposed Zoning, Alternative 2: Ballard Urban Village



Source: City of Seattle, 2017.



Source: City of Seattle, 2017.

Exhibit H-15
Proposed Zoning,
Alternative 2:
Bitter Lake Village
Urban Village

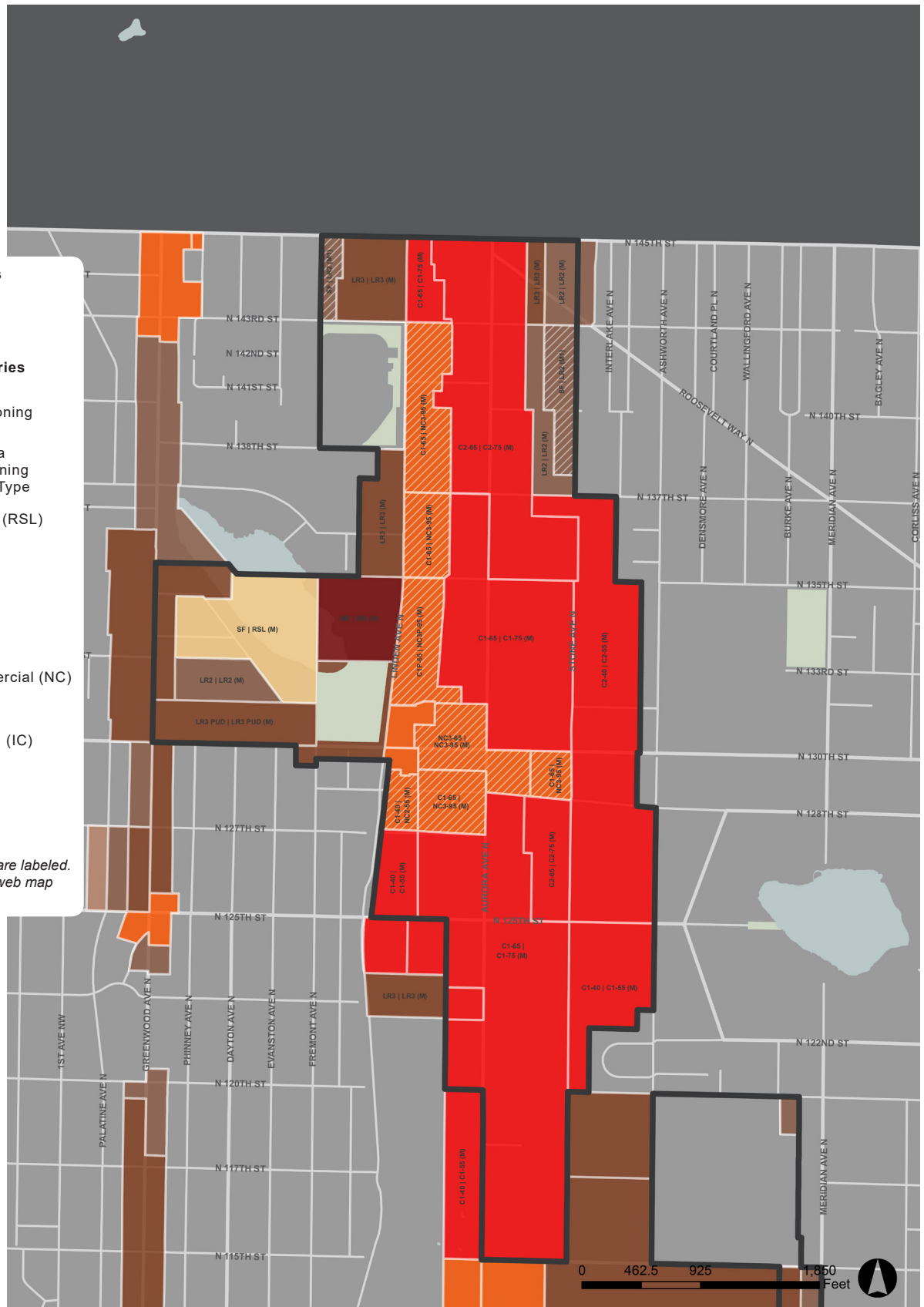
Urban Village Boundaries

- Urban Village
- Proposed Expansion

Proposed Zoning Categories

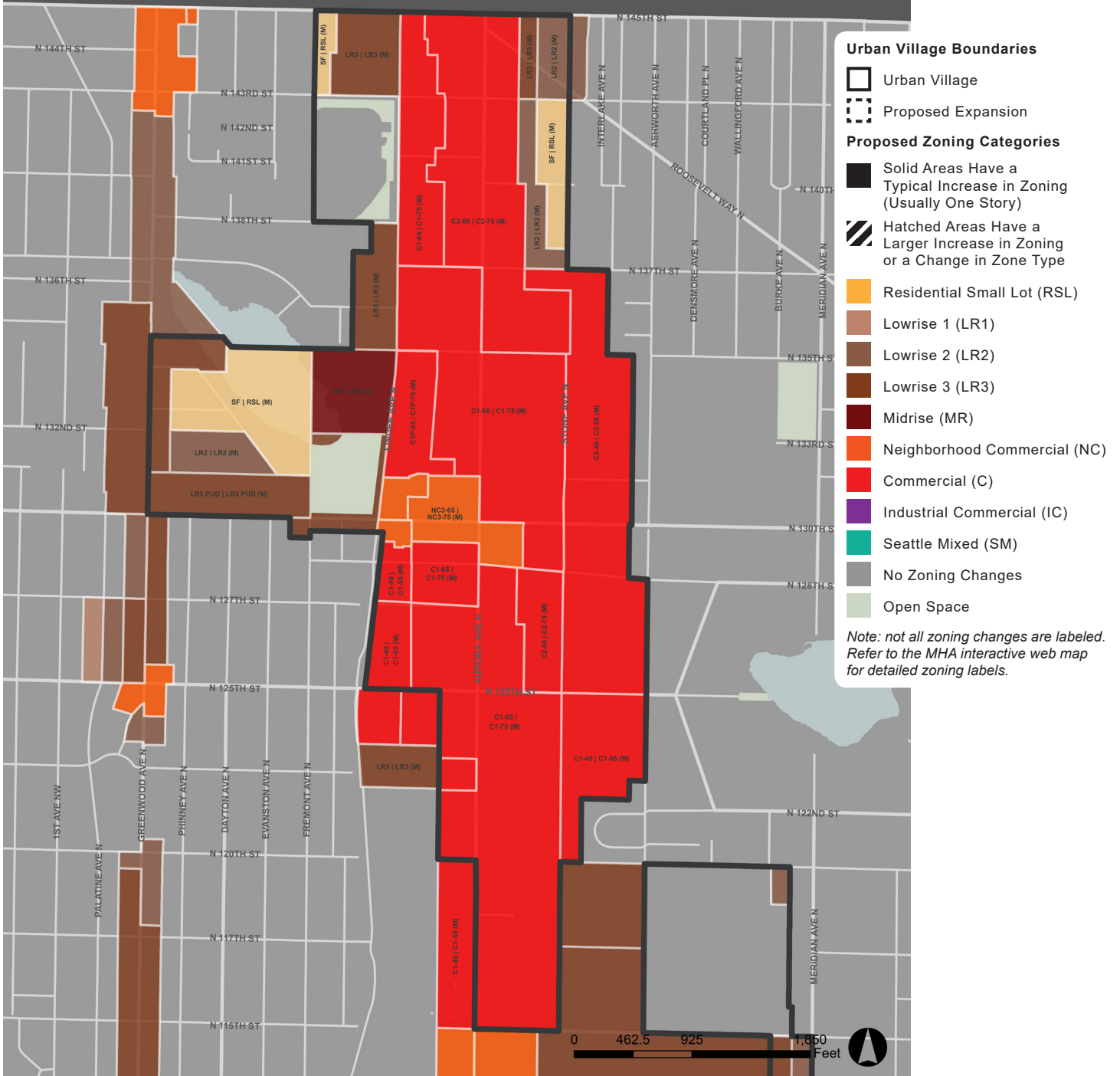
- Solid Areas Have a Typical Increase in Zoning (Usually One Story)
- Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
- Residential Small Lot (RSL)
- Lowrise 1 (LR1)
- Lowrise 2 (LR2)
- Lowrise 3 (LR3)
- Midrise (MR)
- Neighborhood Commercial (NC)
- Commercial (C)
- Industrial Commercial (IC)
- Seattle Mixed (SM)
- No Zoning Changes
- Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.



Source: City of Seattle, 2017.



Exhibit H-16
Proposed Zoning,
Alternative 3:
Bitter Lake Village
Urban Village
















Source: City of Seattle, 2017.

Exhibit H-17
Proposed Zoning,
Alternative 2:
Columbia City
Urban Village

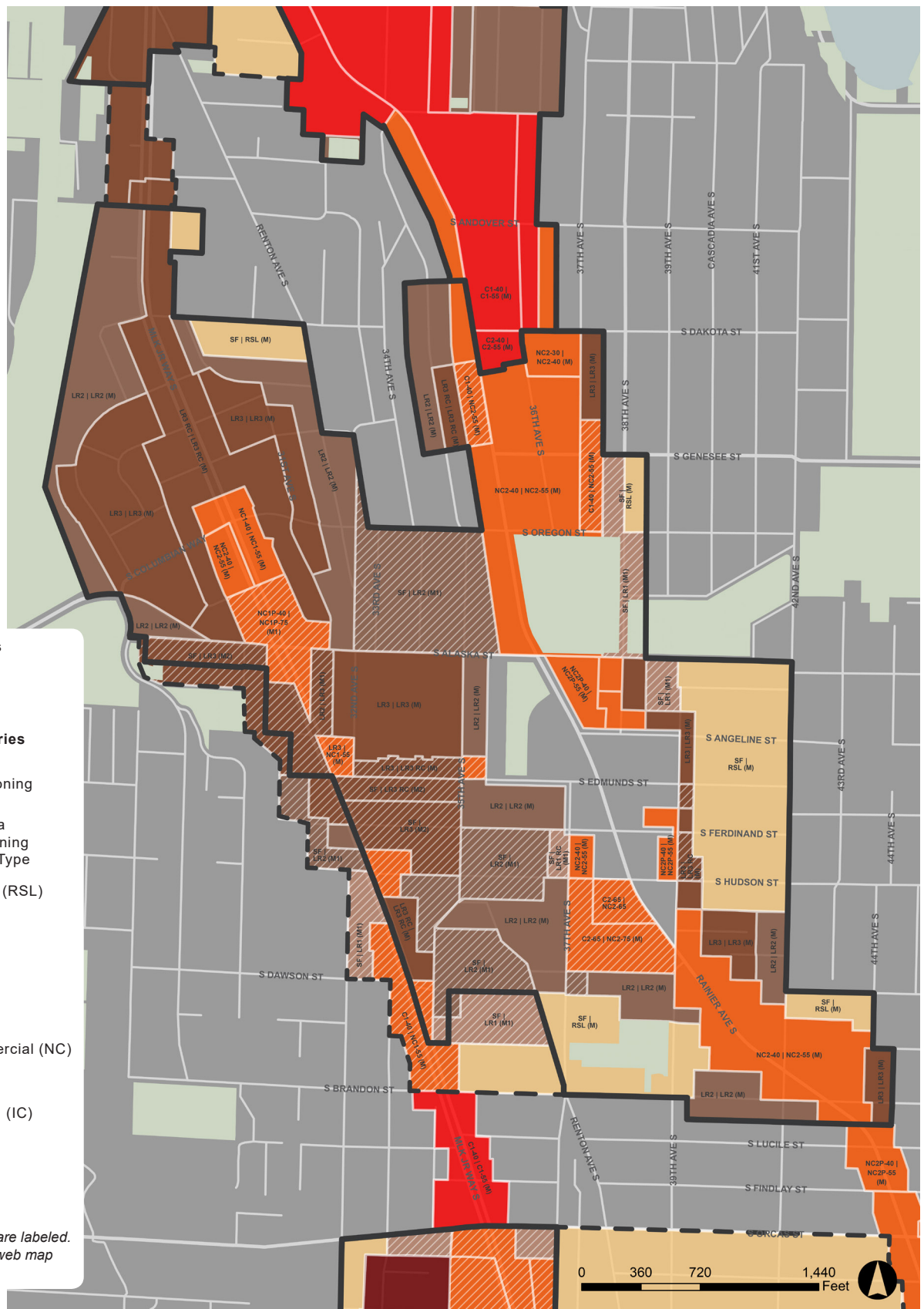
Urban Village Boundaries

-  Urban Village
 Proposed Expansion

Proposed Zoning Categories

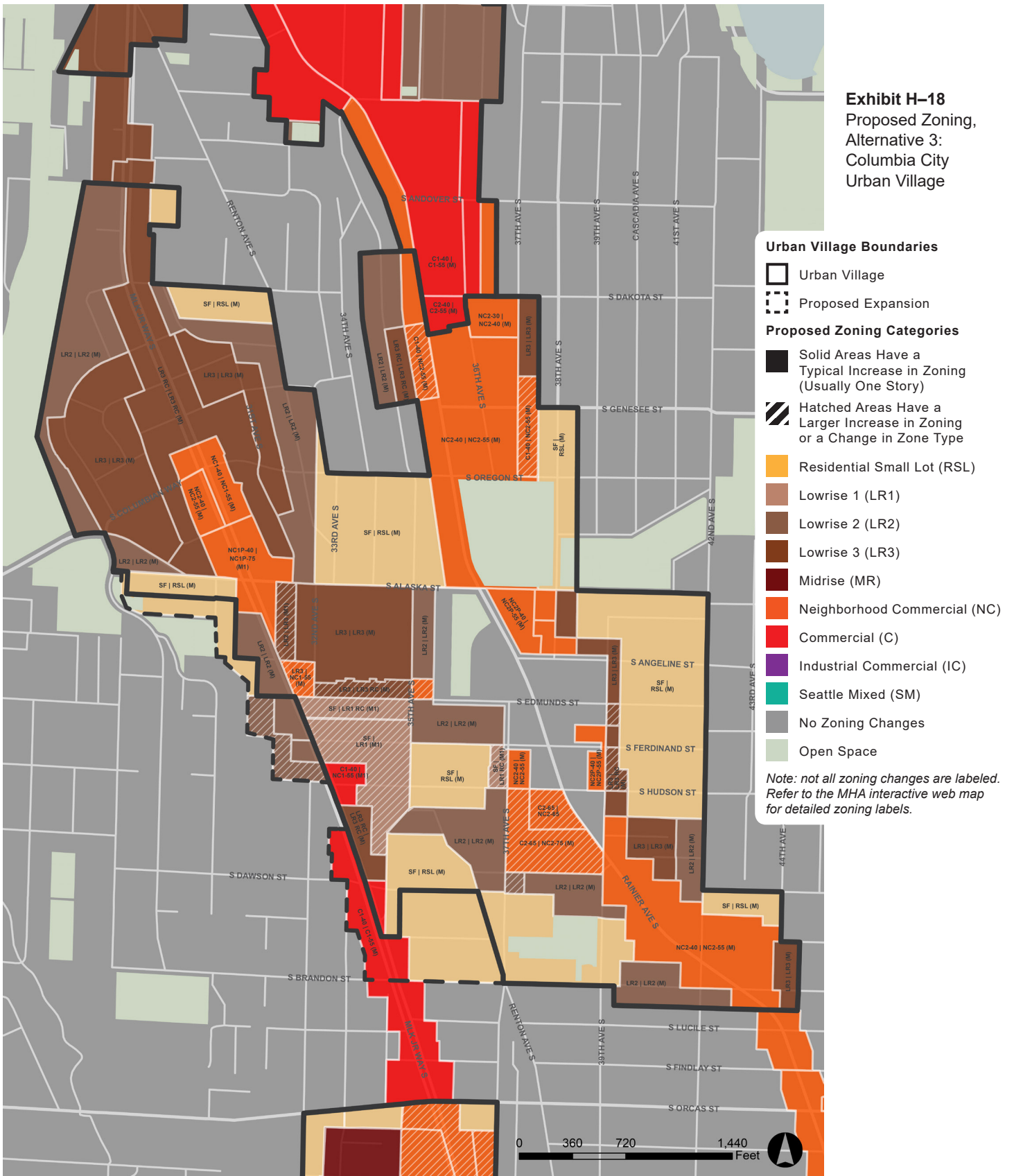
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.





Source: City of Seattle, 2017.

Exhibit H-18
Proposed Zoning,
Alternative 3:
Columbia City
Urban Village
















Source: City of Seattle, 2017.

Urban Village Boundaries

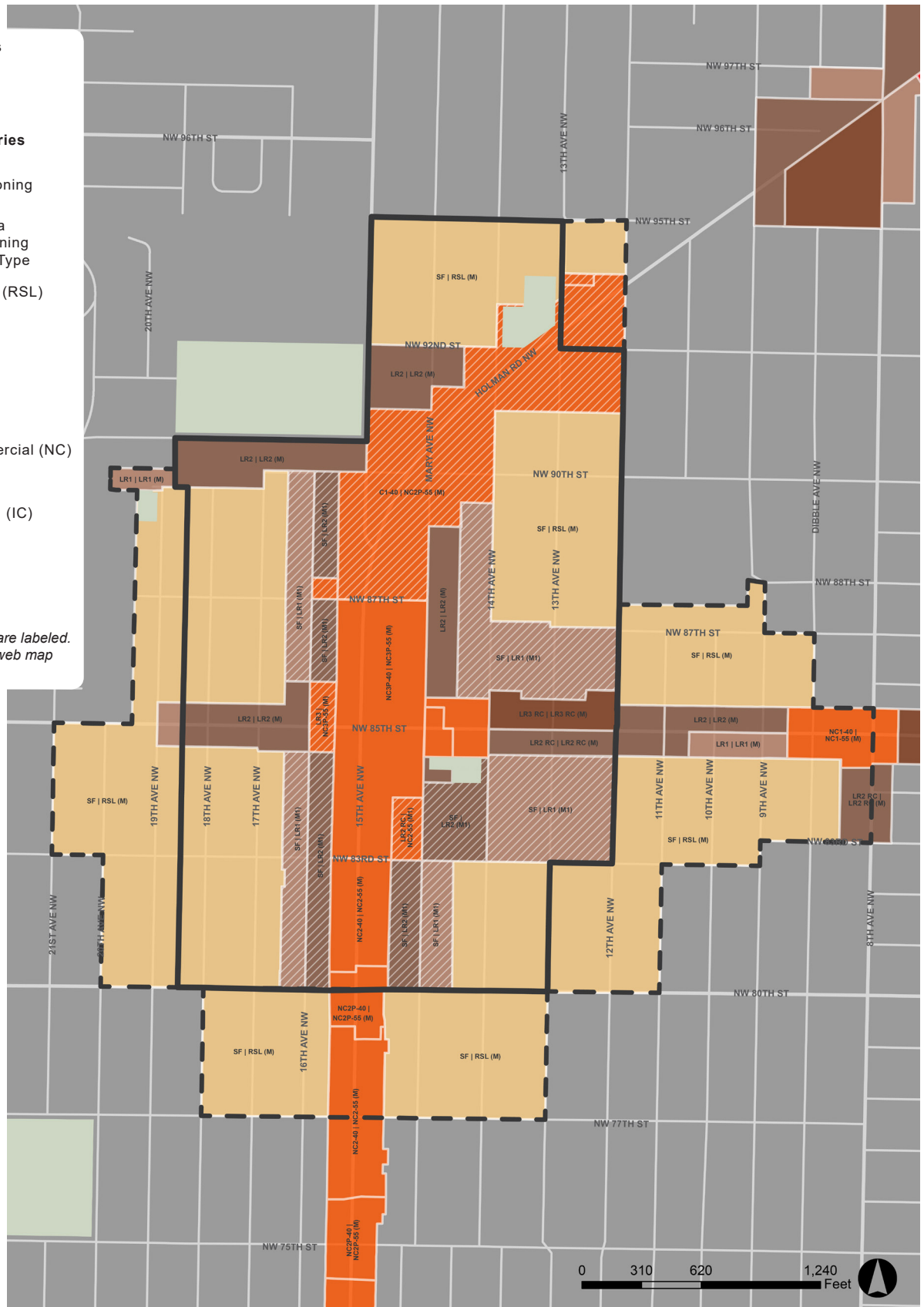
-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

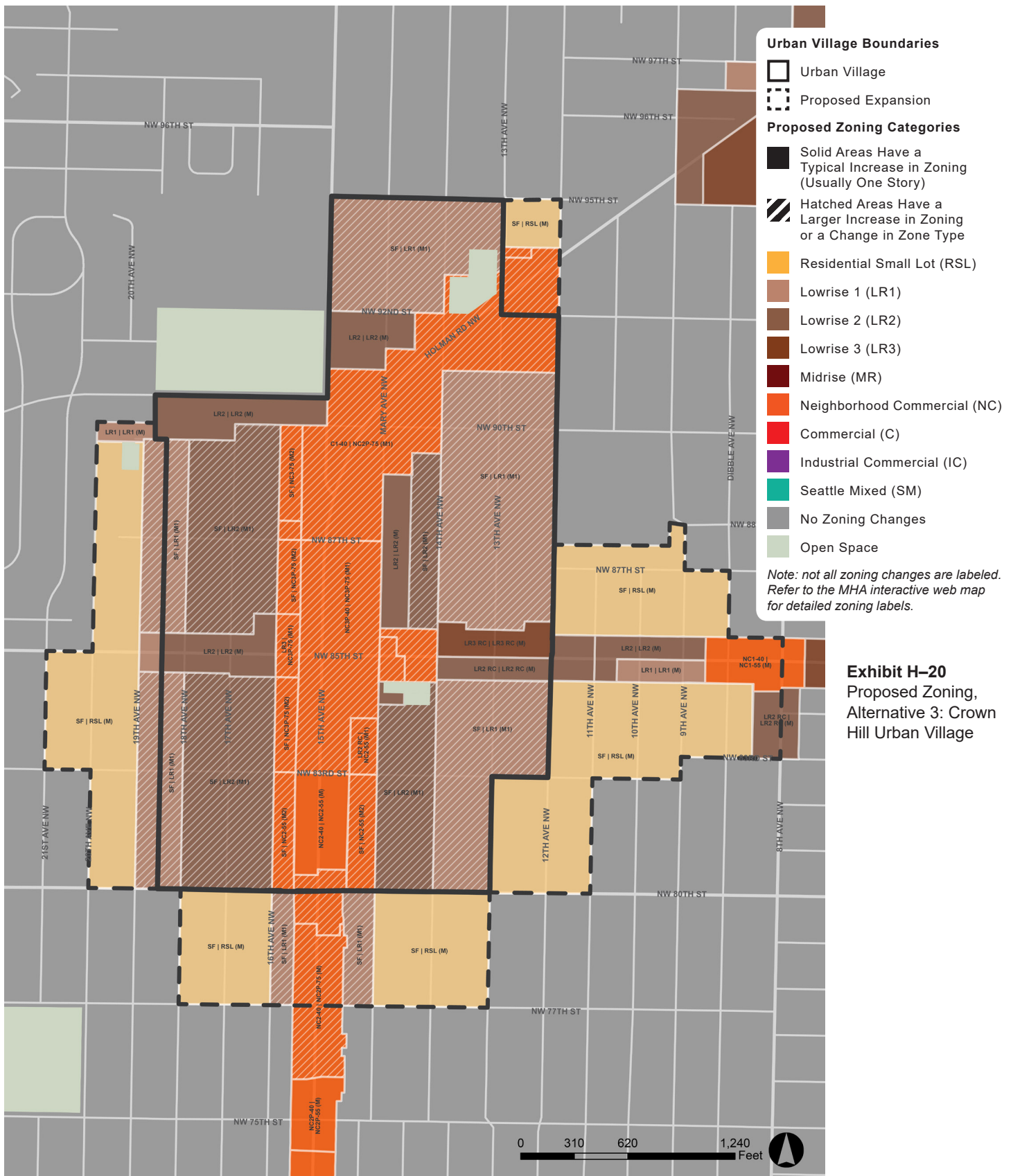
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.

Exhibit H-19
Proposed Zoning,
Alternative 2: Crown
Hill Urban Village





Source: City of Seattle, 2017.
















Source: City of Seattle, 2017.

Exhibit H-21
Proposed Zoning,
Alternative 2:
Eastlake Urban
Village

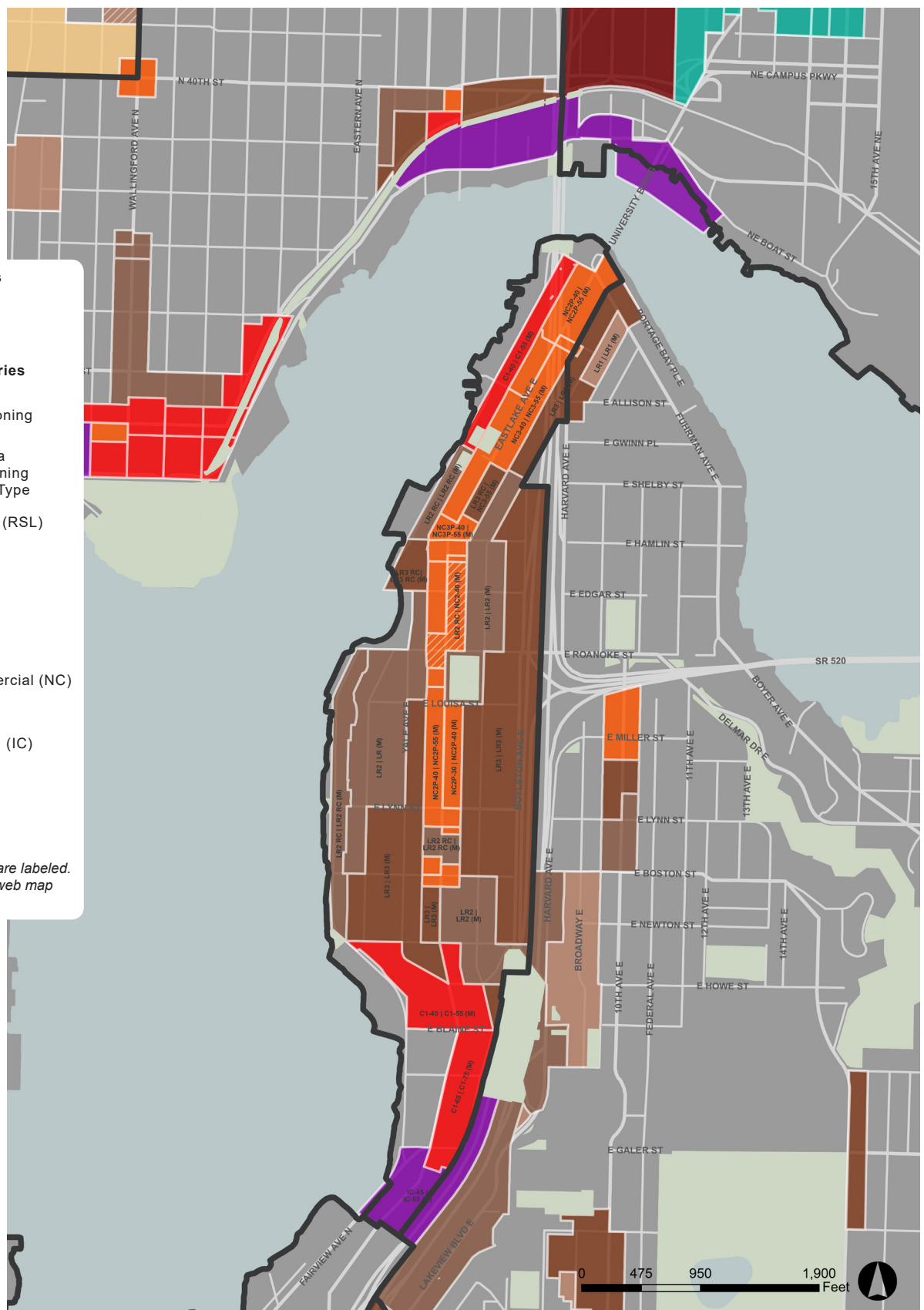
Urban Village Boundaries

-  Urban Village
 Proposed Expansion

Proposed Zoning Categories

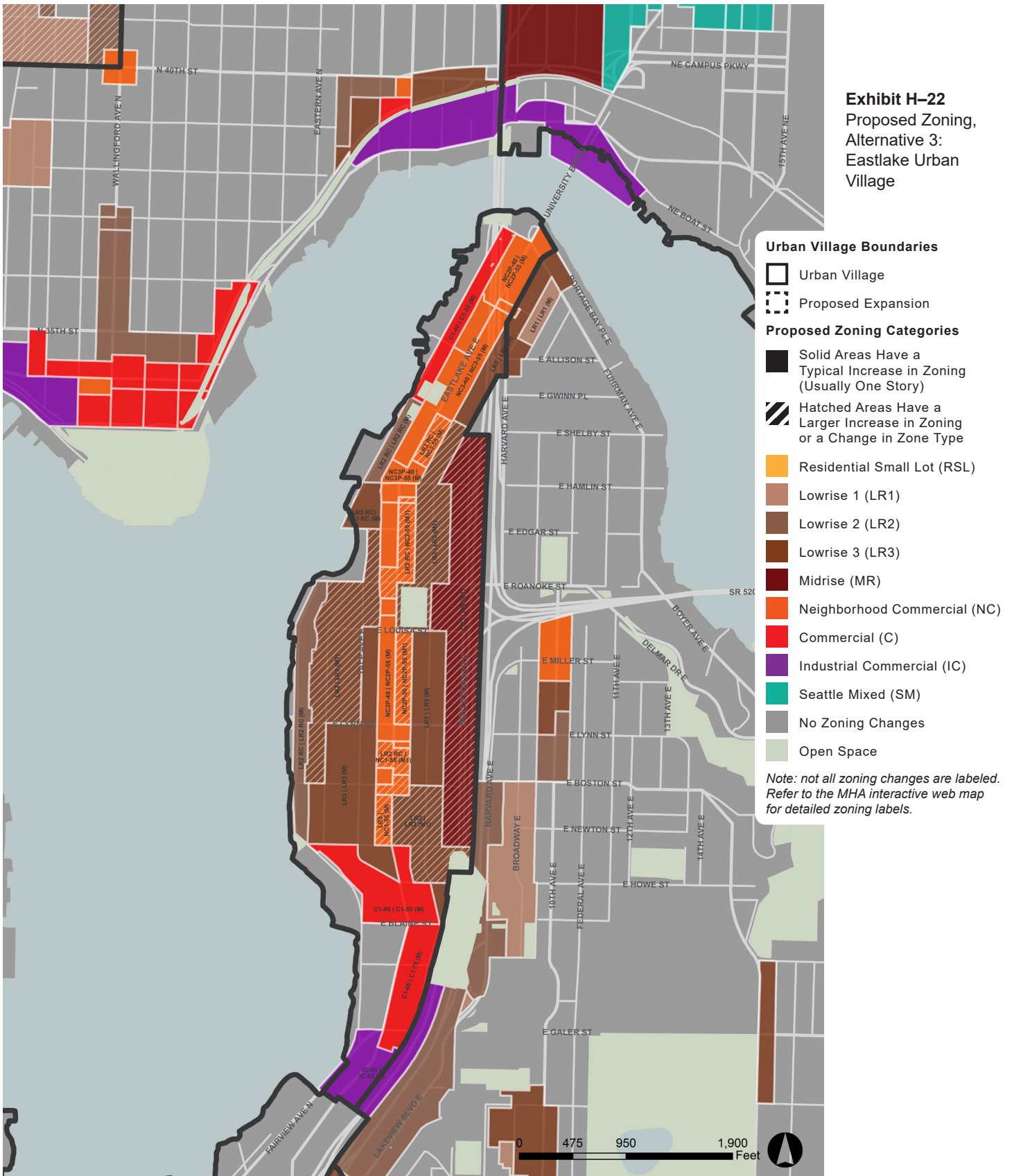
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.



Source: City of Seattle, 2017.



Exhibit H-22
Proposed Zoning,
Alternative 3:
Eastlake Urban
Village
















Source: City of Seattle, 2017.

Exhibit H-23 Proposed Zoning, Alternative 2: First Hill-Capitol Hill Urban Village

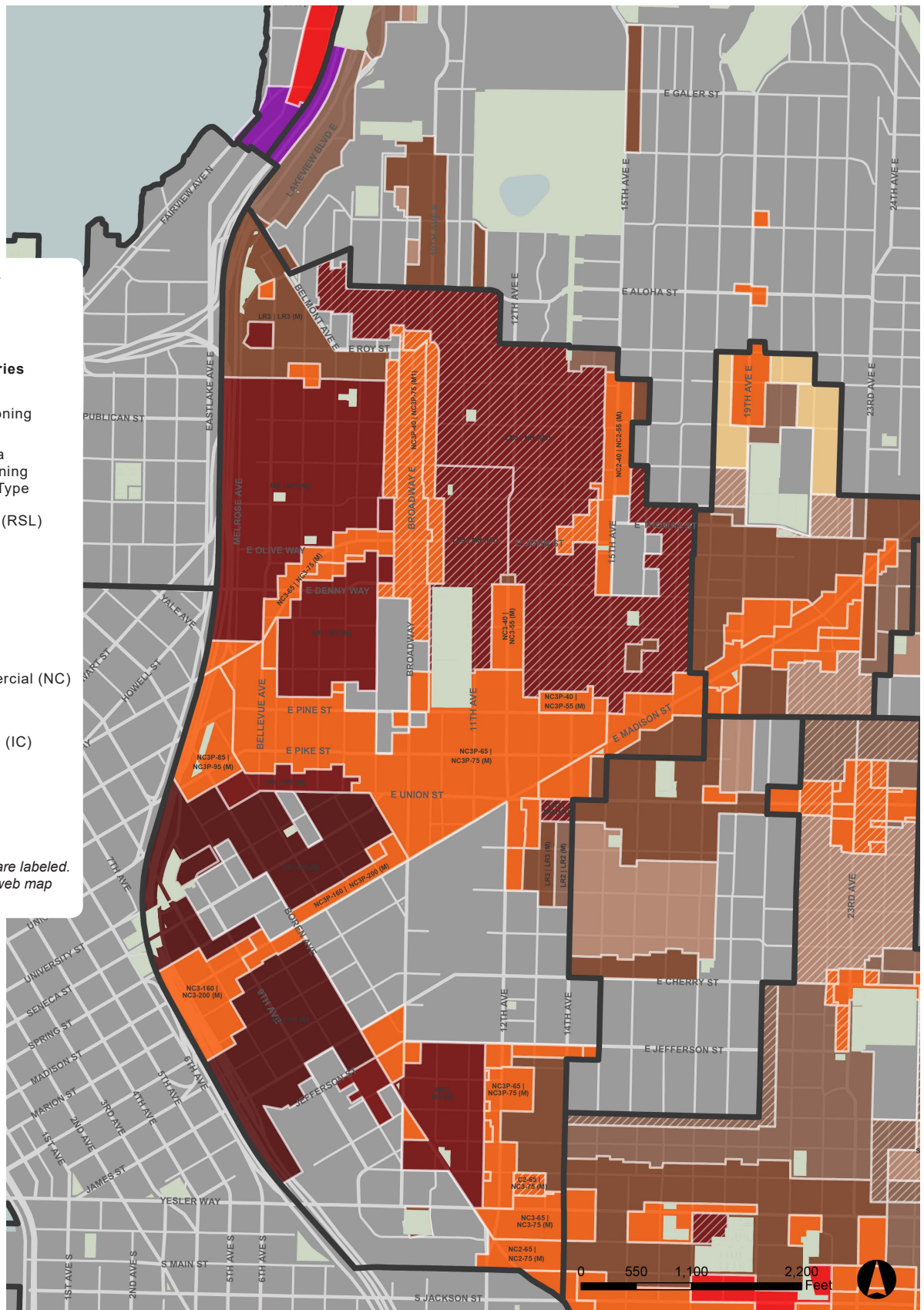
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

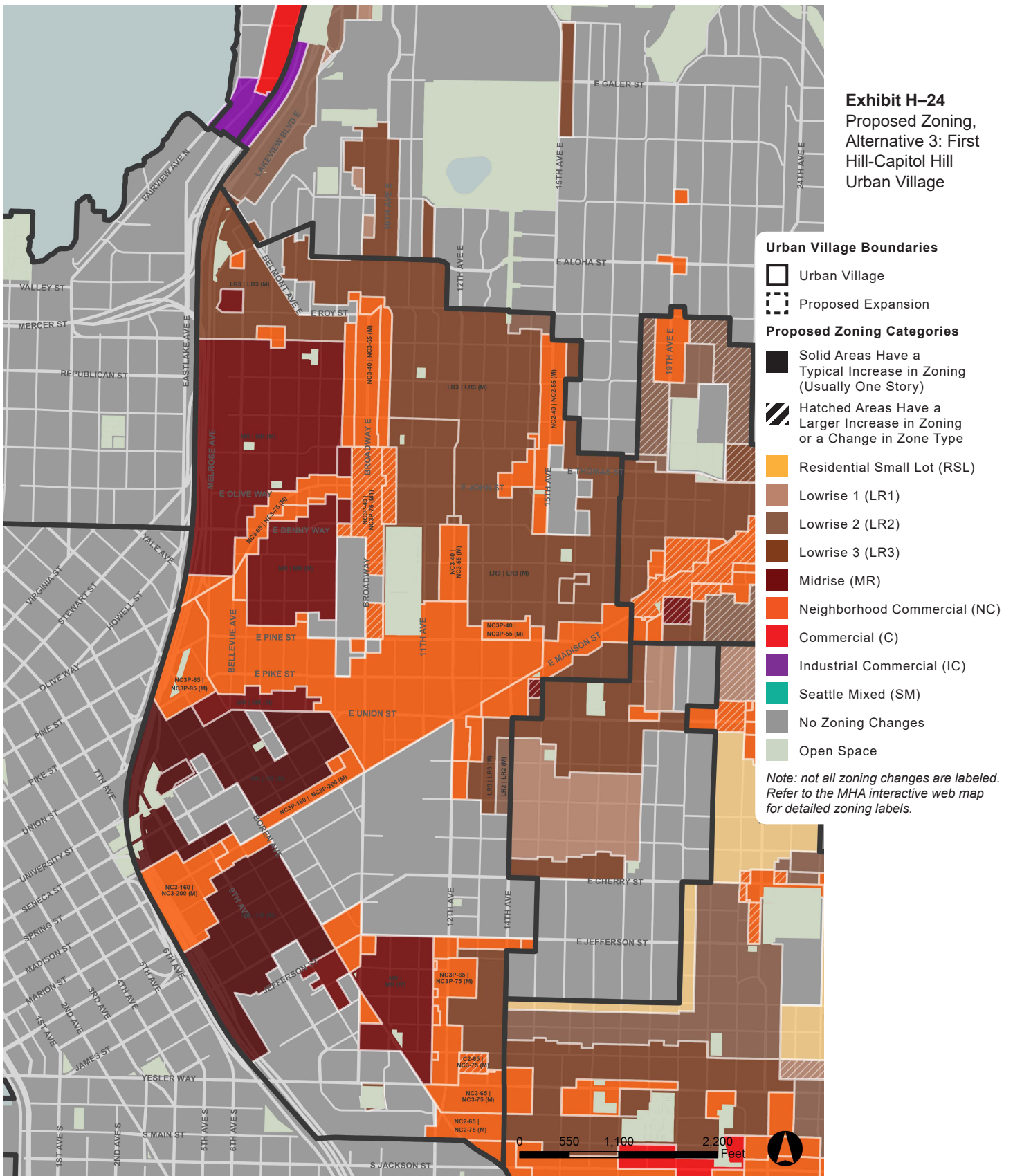
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.



Source: City of Seattle, 2017.



Exhibit H-24
Proposed Zoning,
Alternative 3: First
Hill-Capitol Hill
Urban Village
















Source: City of Seattle, 2017.

Exhibit H-25 Proposed Zoning, Alternative 2: Fremont Urban Village

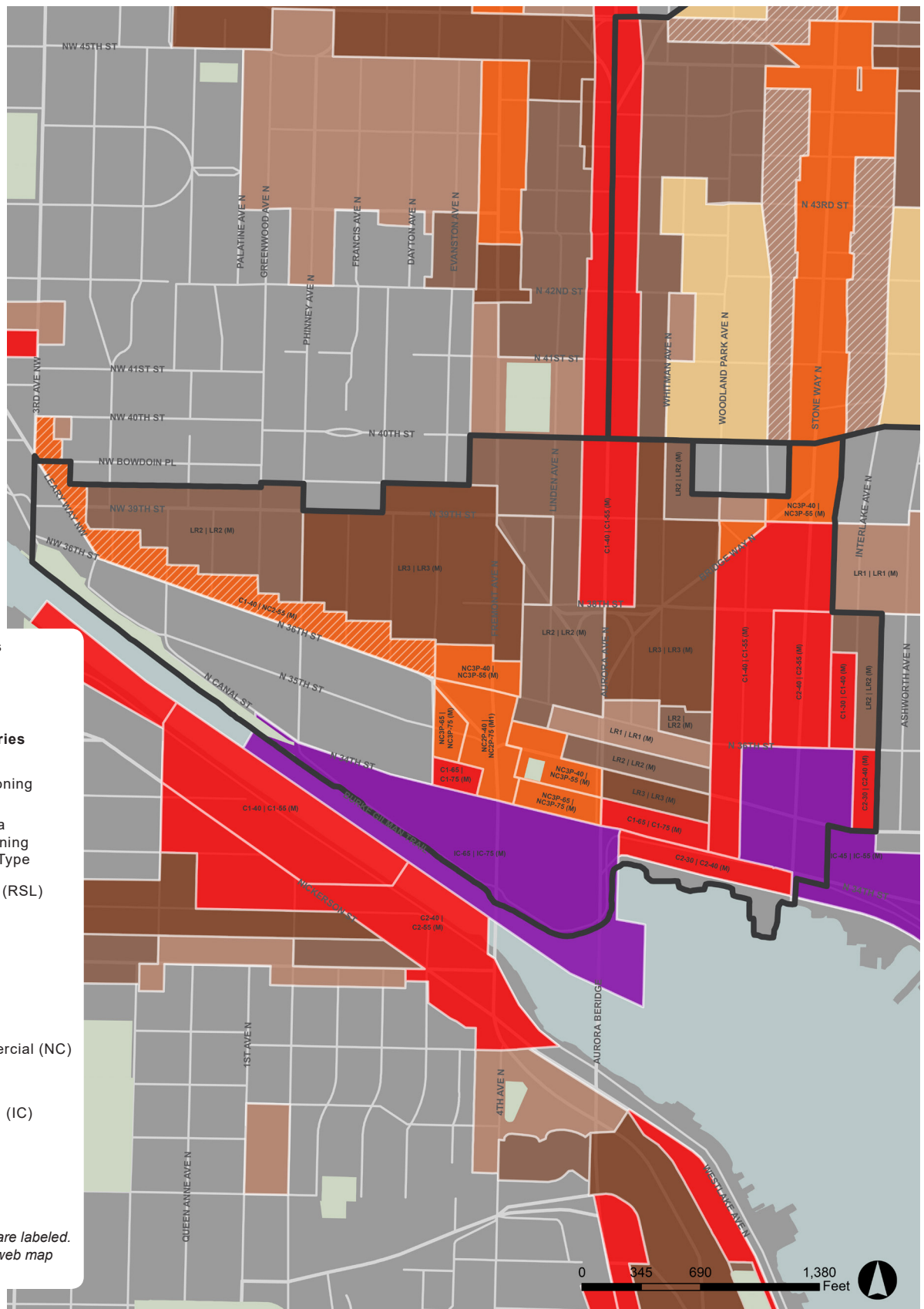
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

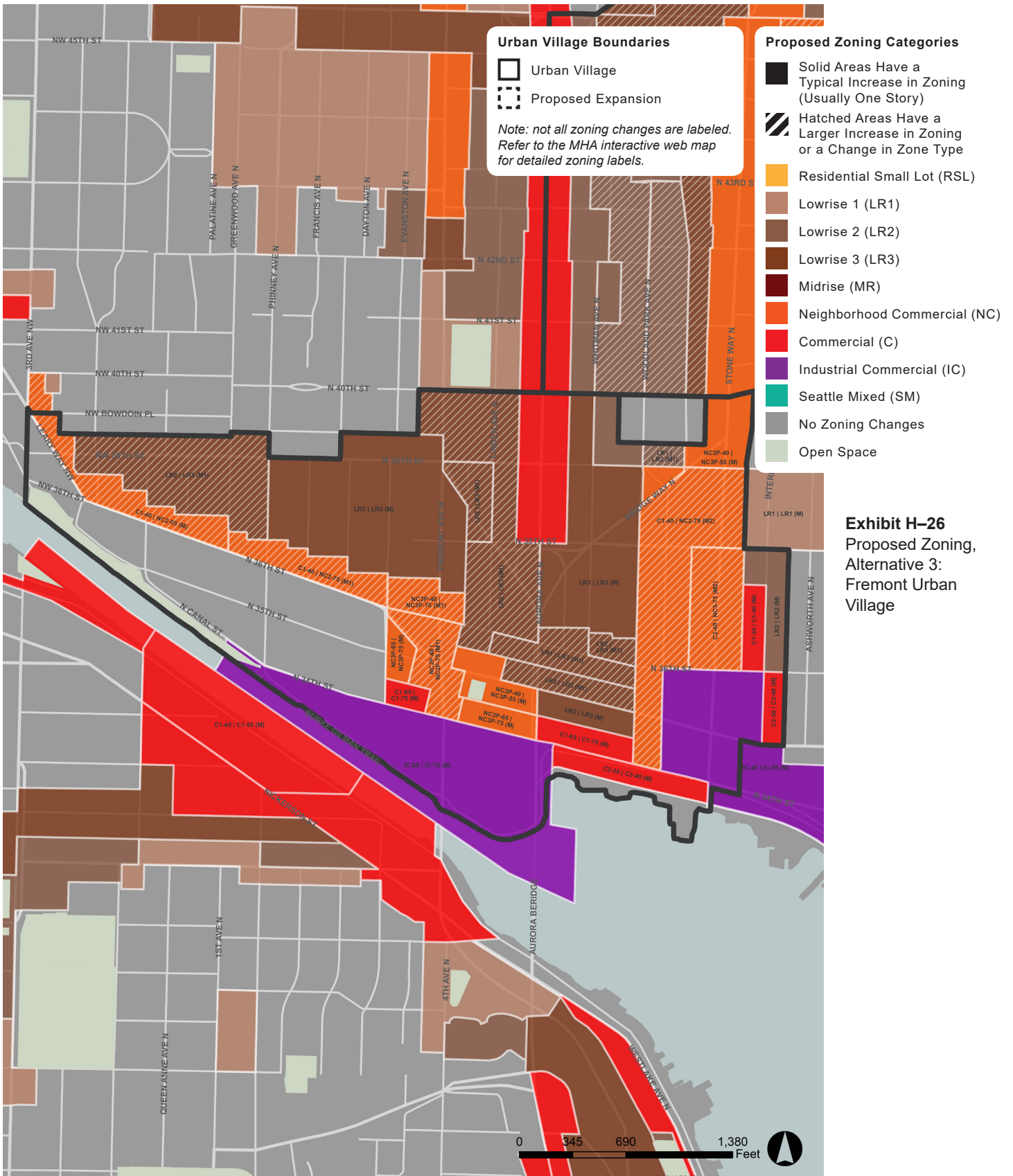
Proposed Zoning Categories

-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

*Note: not all zoning changes are labeled.
Refer to the MHA interactive web map
for detailed zoning labels.*



Source: City of Seattle, 2017.
















Source: City of Seattle, 2017.

Exhibit H-27 Proposed Zoning, Alternative 2: Green Lake Urban Village

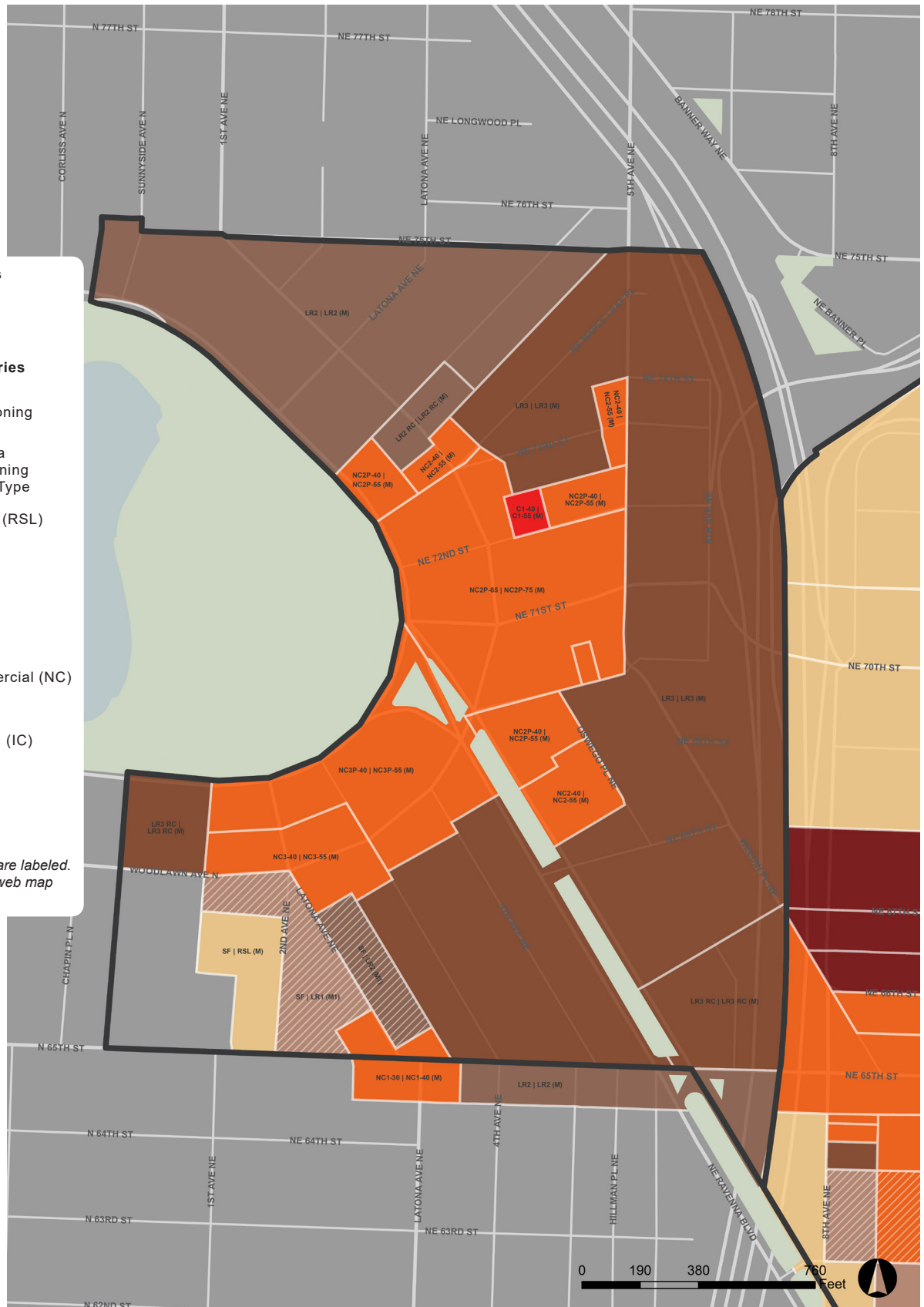
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

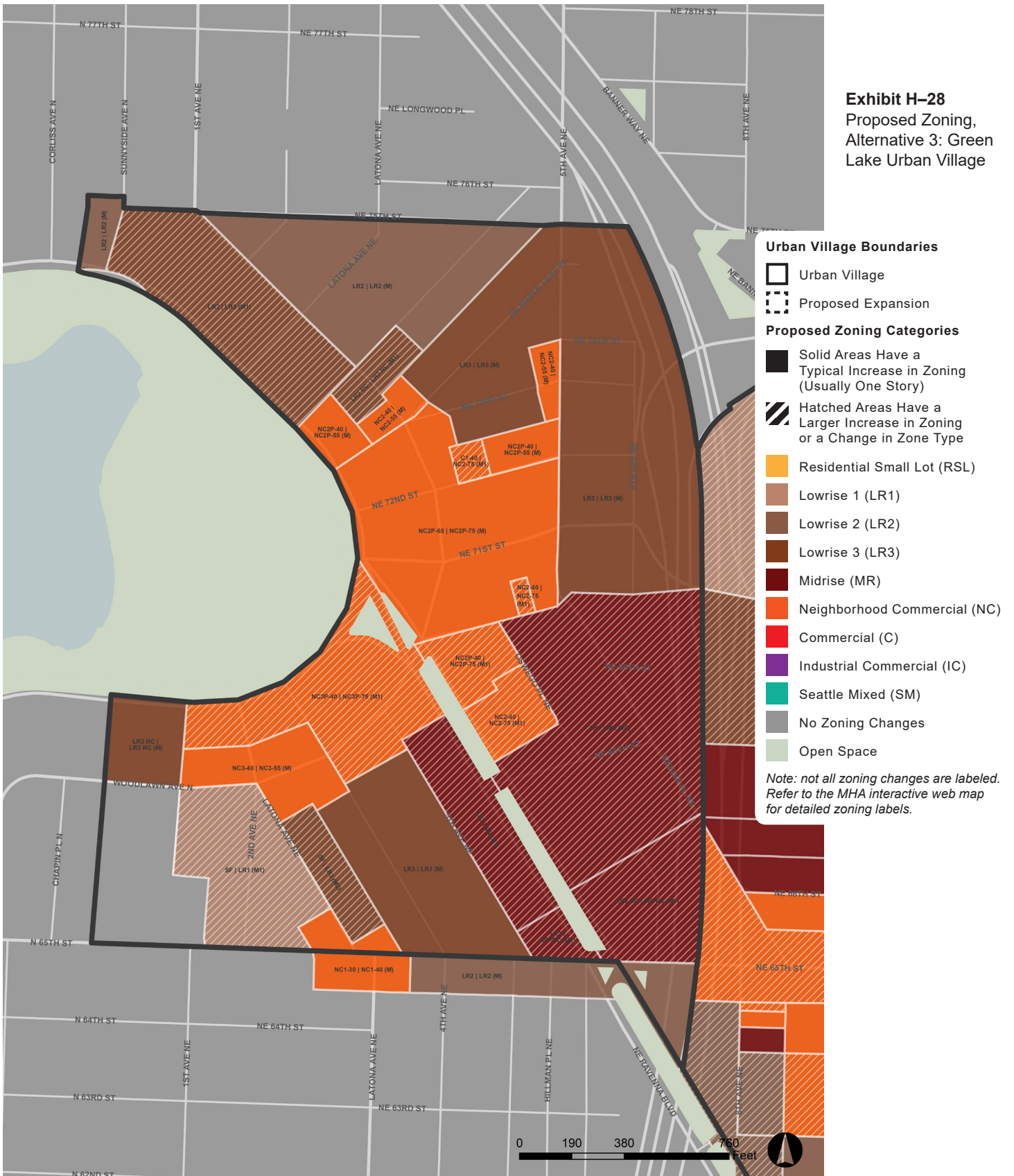
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.



Source: City of Seattle, 2017.



Exhibit H-28 Proposed Zoning, Alternative 3: Green Lake Urban Village
















Source: City of Seattle, 2017.

Exhibit H-29
Proposed Zoning,
Alternative 2:
Greenwood-Phinney
Ridge Urban Village

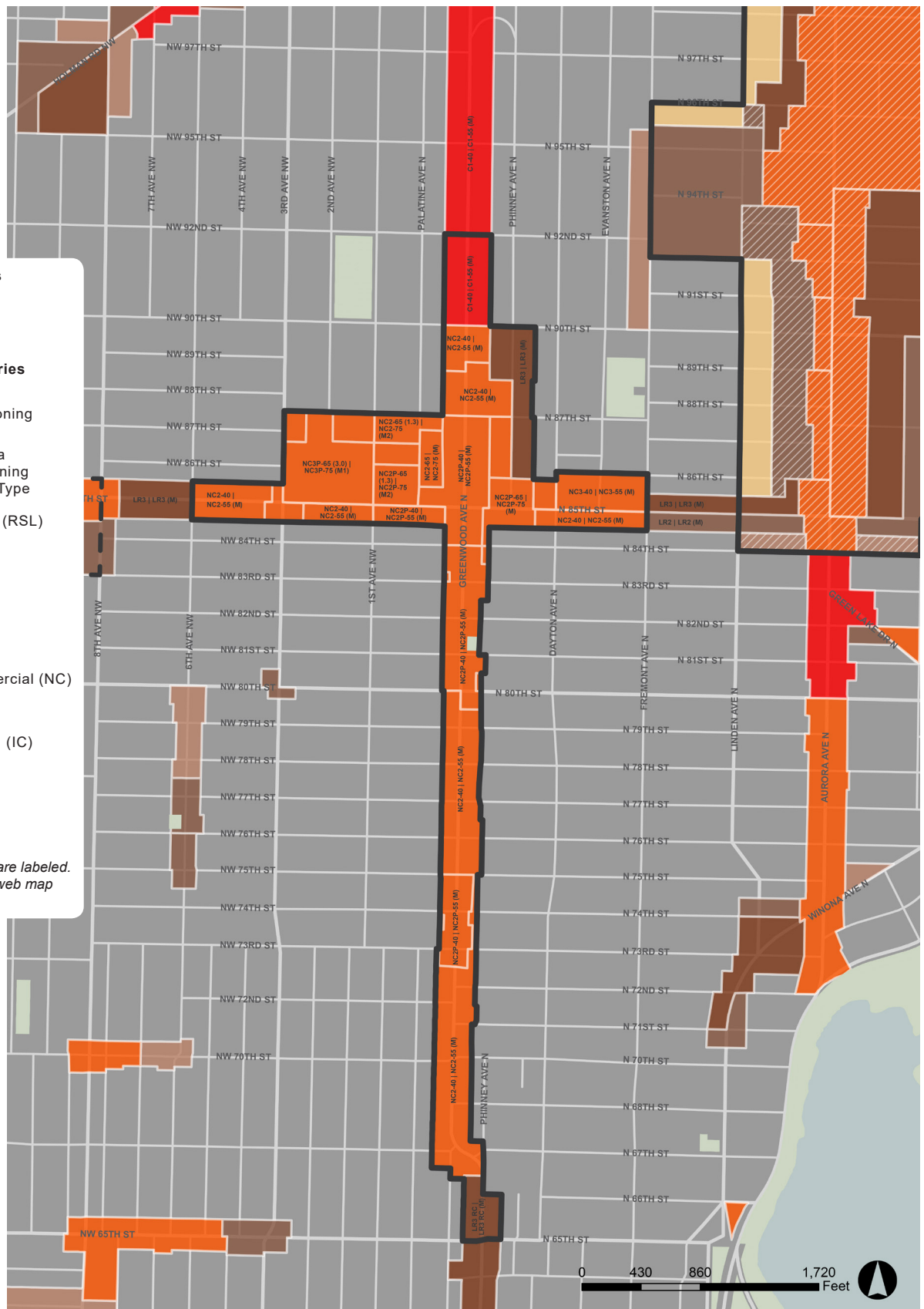
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

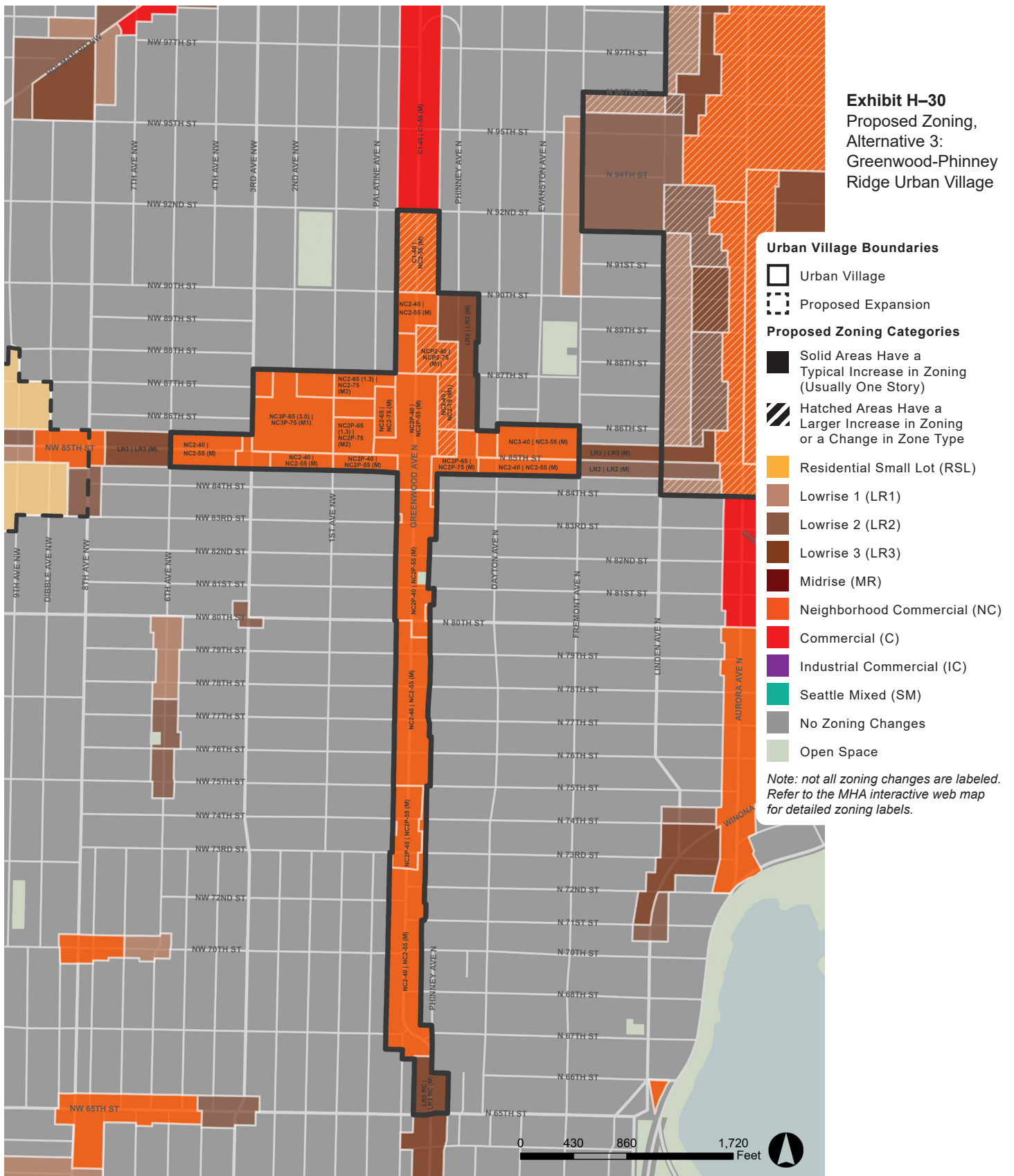
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.



Source: City of Seattle, 2017.

Exhibit H-30
Proposed Zoning,
Alternative 3:
Greenwood-Phinney
Ridge Urban Village





Source: City of Seattle, 2017.














Exhibit H-31

Proposed Zoning, Alternative 2: Lake City Urban Village

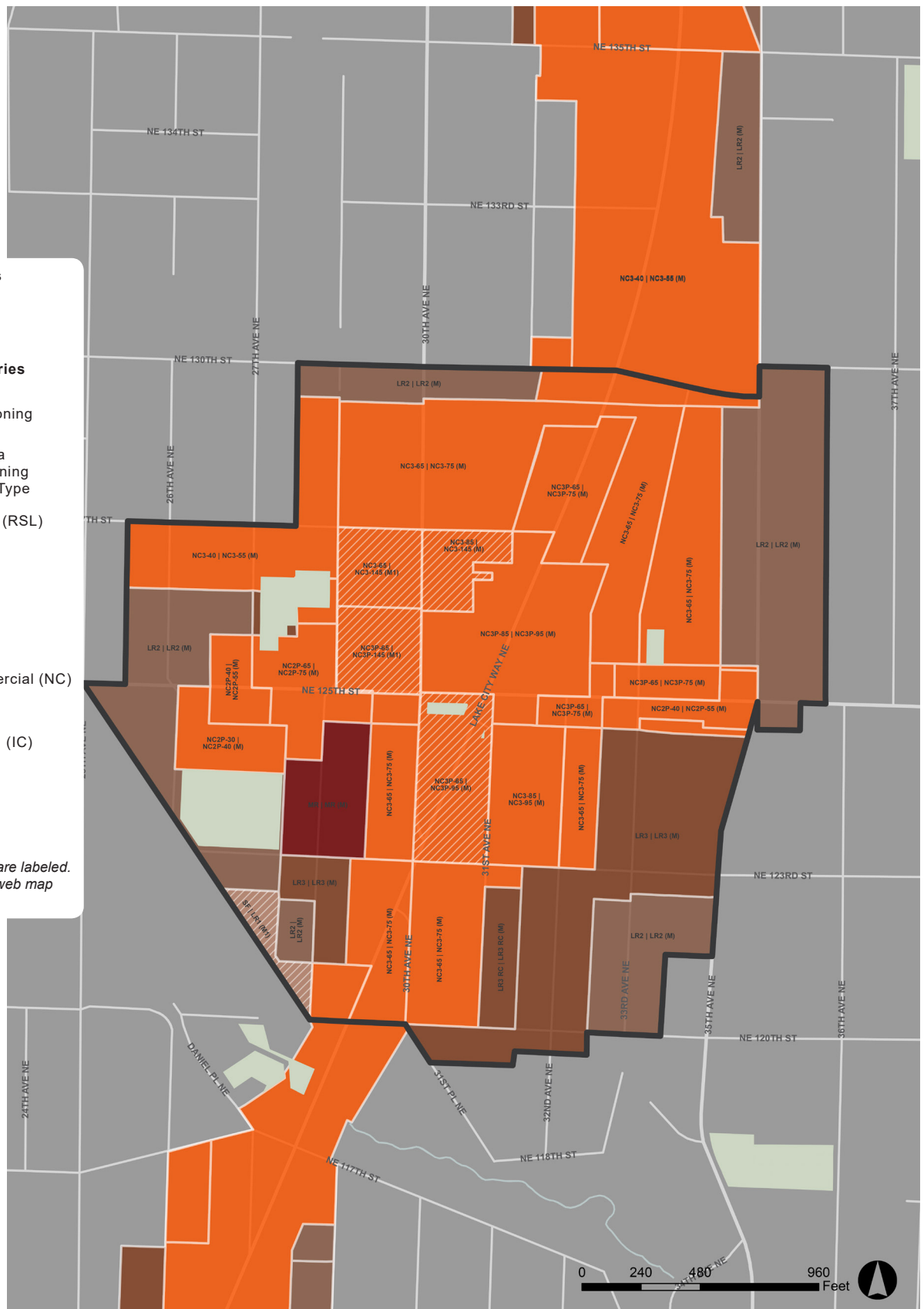
Urban Village Boundaries

-  Urban Village
 Proposed Expansion

Proposed Zoning Categories

-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.





Source: City of Seattle, 2017.

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.
















Exhibit H-33
Proposed Zoning,
Alternative 2:
Madison-Miller
Urban Village

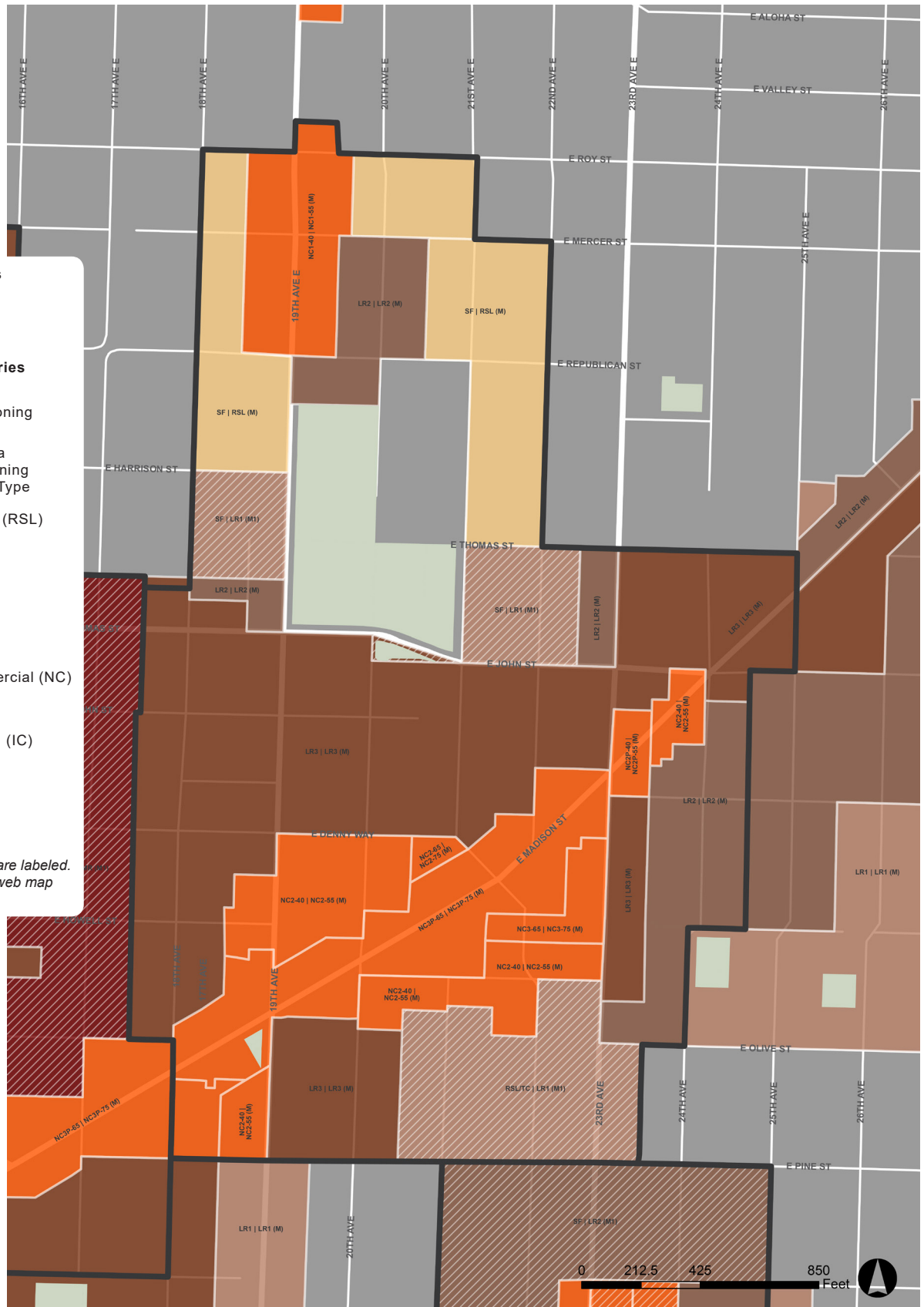
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

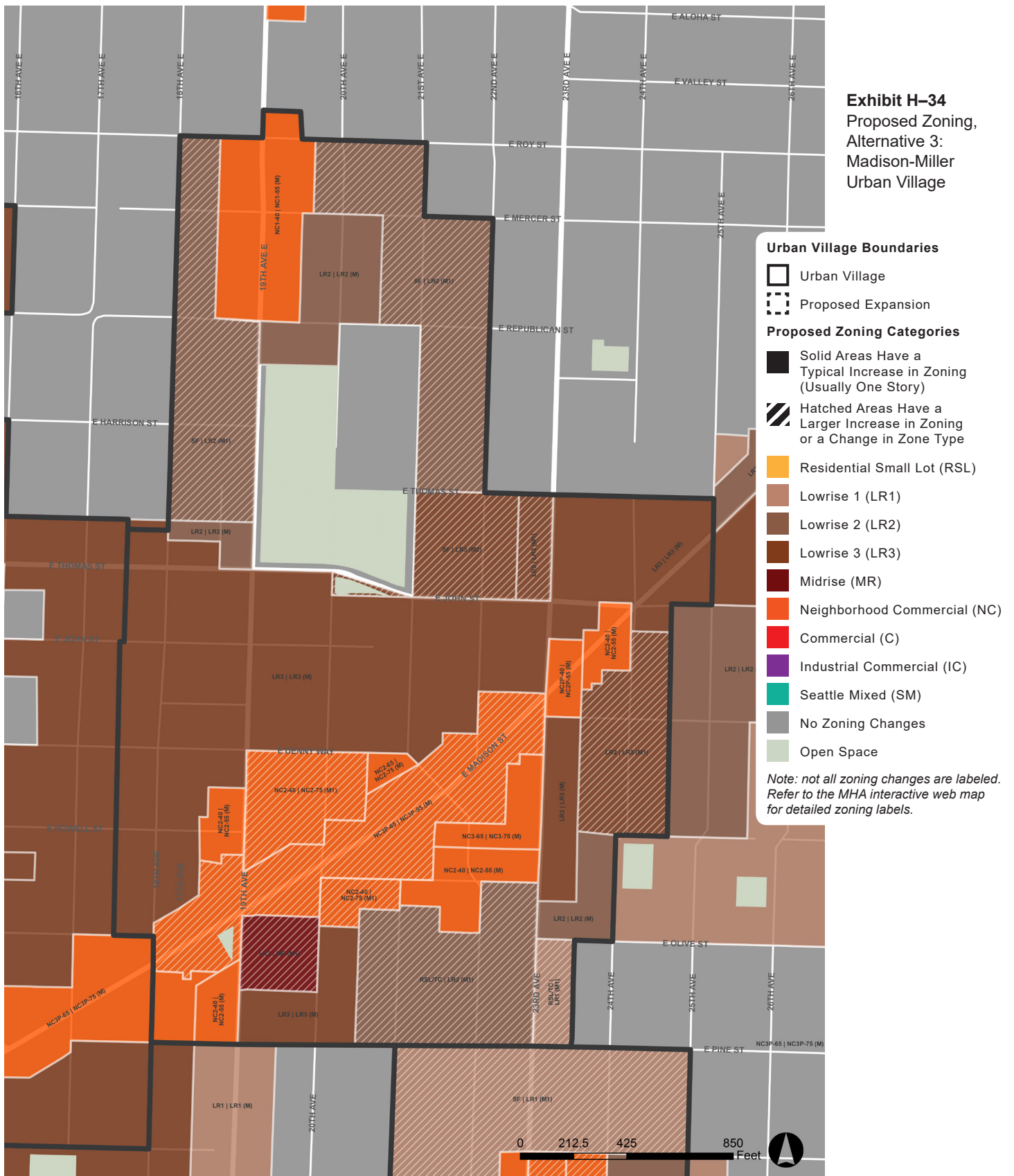
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

*Note: not all zoning changes are labeled.
Refer to the MHA interactive web map
for detailed zoning labels.*



Source: City of Seattle, 2017.


Exhibit H-34
Proposed Zoning,
Alternative 3:
Madison-Miller
Urban Village
















Source: City of Seattle, 2017.

Exhibit H-35
Proposed Zoning,
Alternative 2:
Morgan Junction
Urban Village

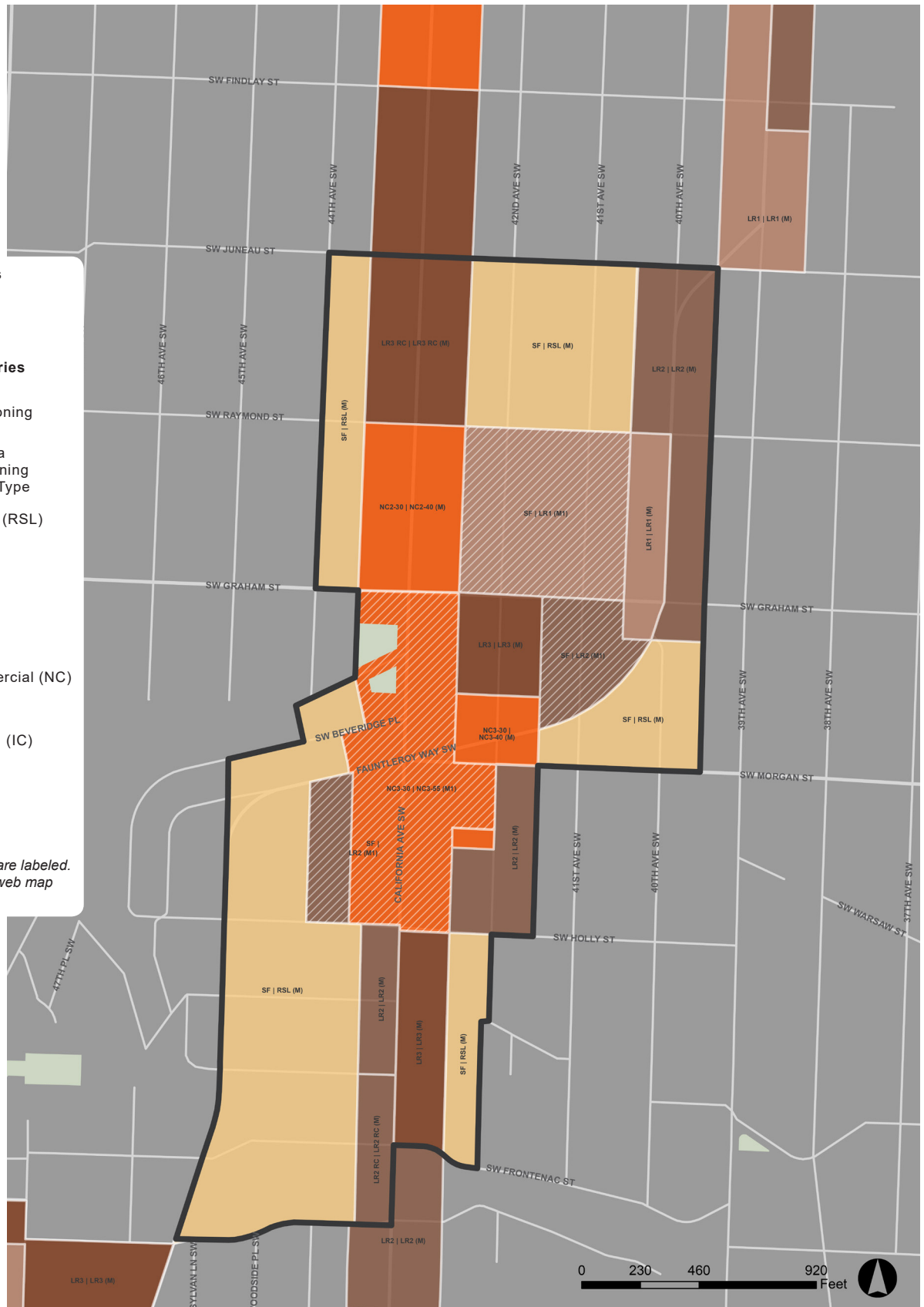
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

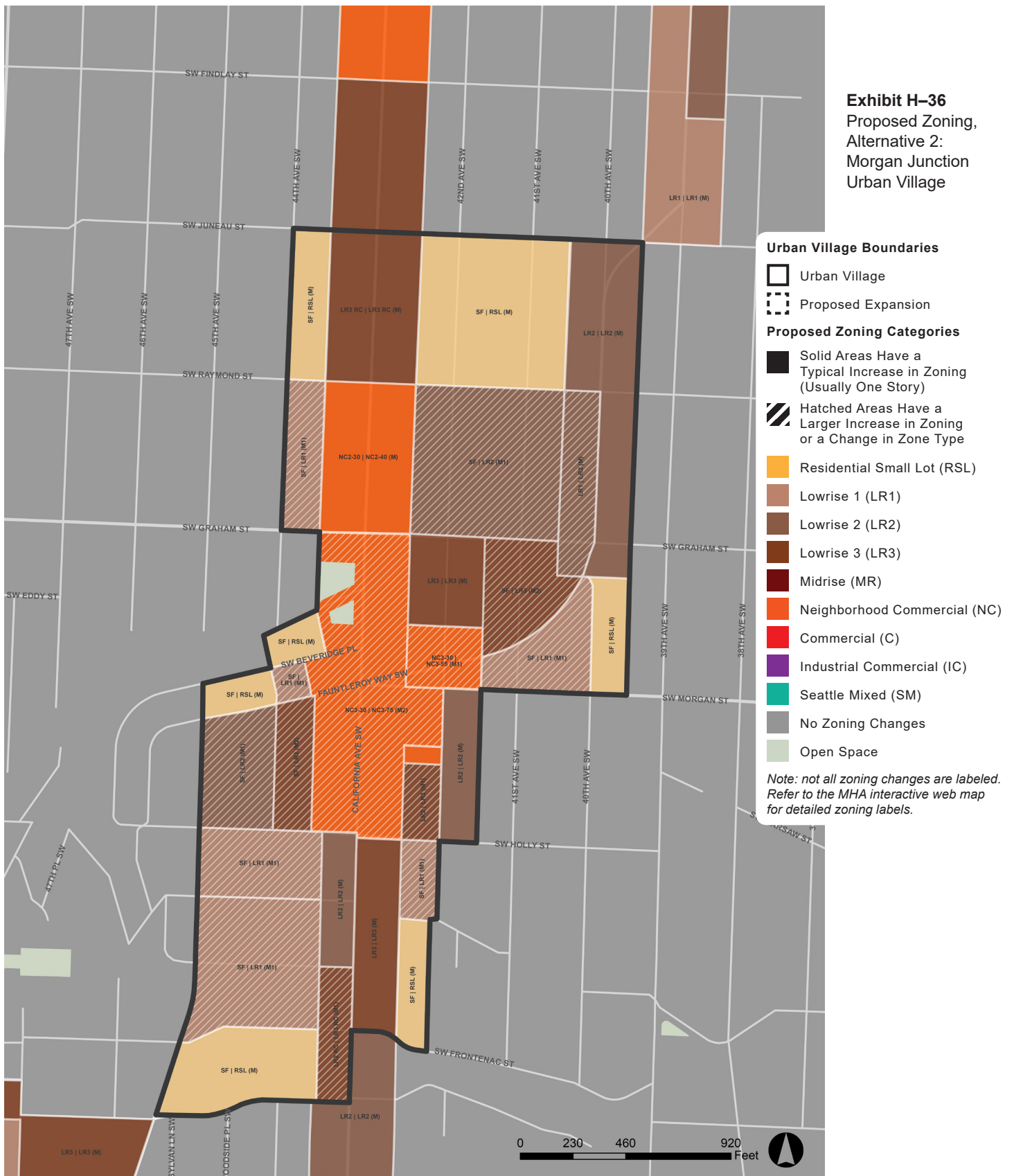
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

*Note: not all zoning changes are labeled.
Refer to the MHA interactive web map
for detailed zoning labels.*



Source: City of Seattle, 2017.



Exhibit H-36
Proposed Zoning,
Alternative 2:
Morgan Junction
Urban Village
















Source: City of Seattle, 2017.

Exhibit H-37 Proposed Zoning, Alternative 2: North Beacon Hill Urban Village

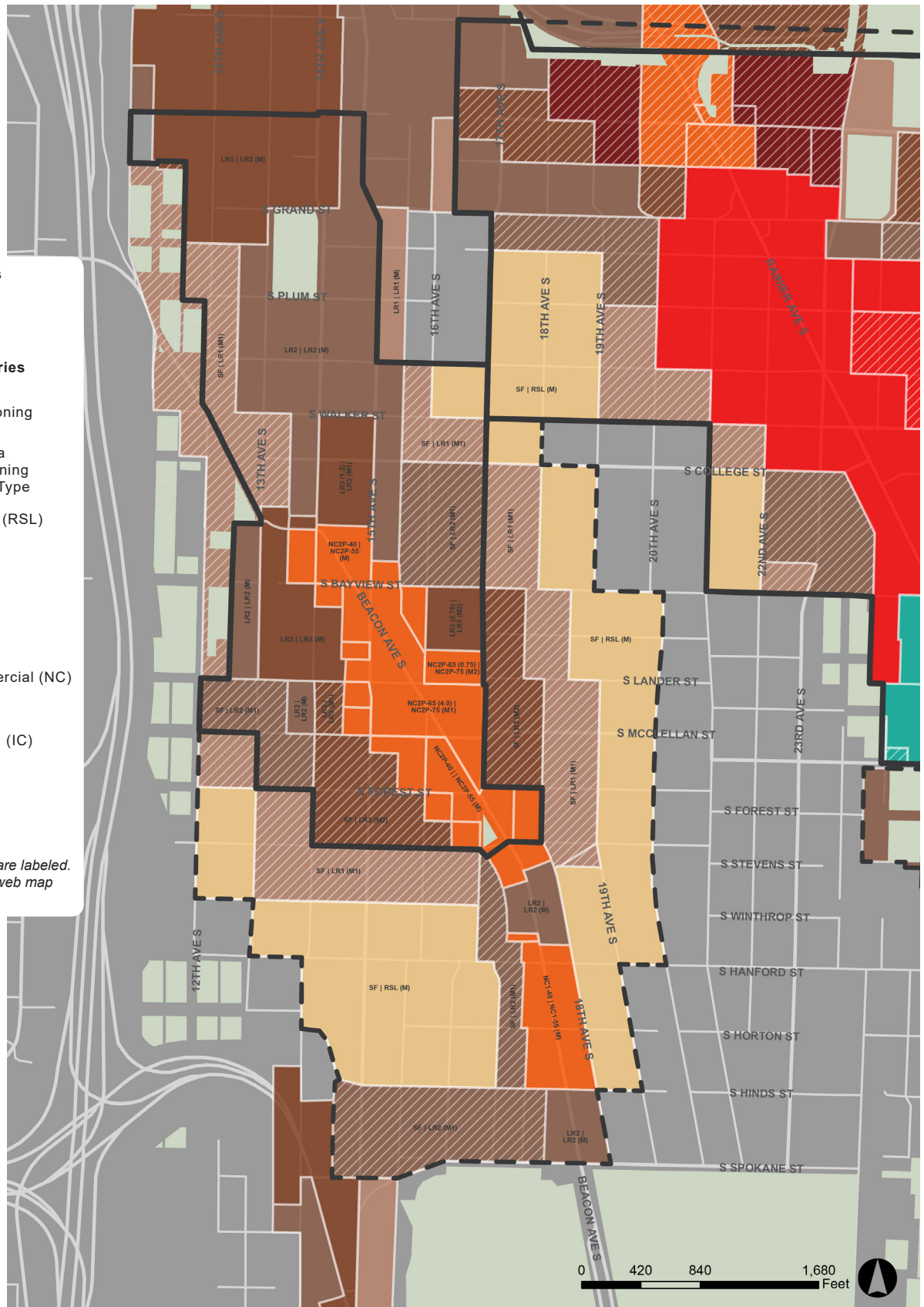
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

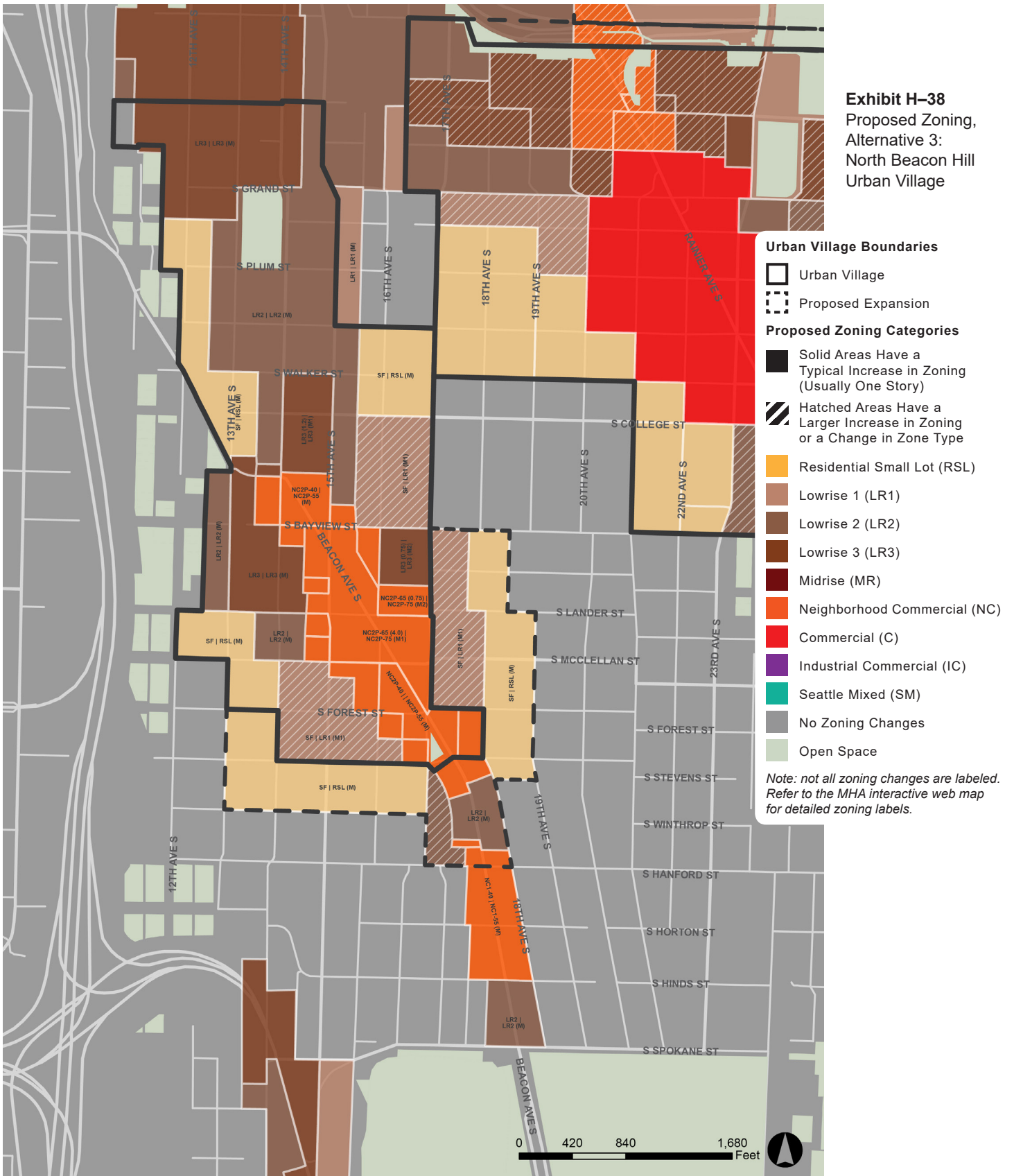
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.



Source: City of Seattle, 2017.

Exhibit H-38
Proposed Zoning,
Alternative 3:
North Beacon Hill
Urban Village



Source: City of Seattle, 2017.

Exhibit H-39
Proposed Zoning,
Alternative 2:
North Rainier
Urban Village

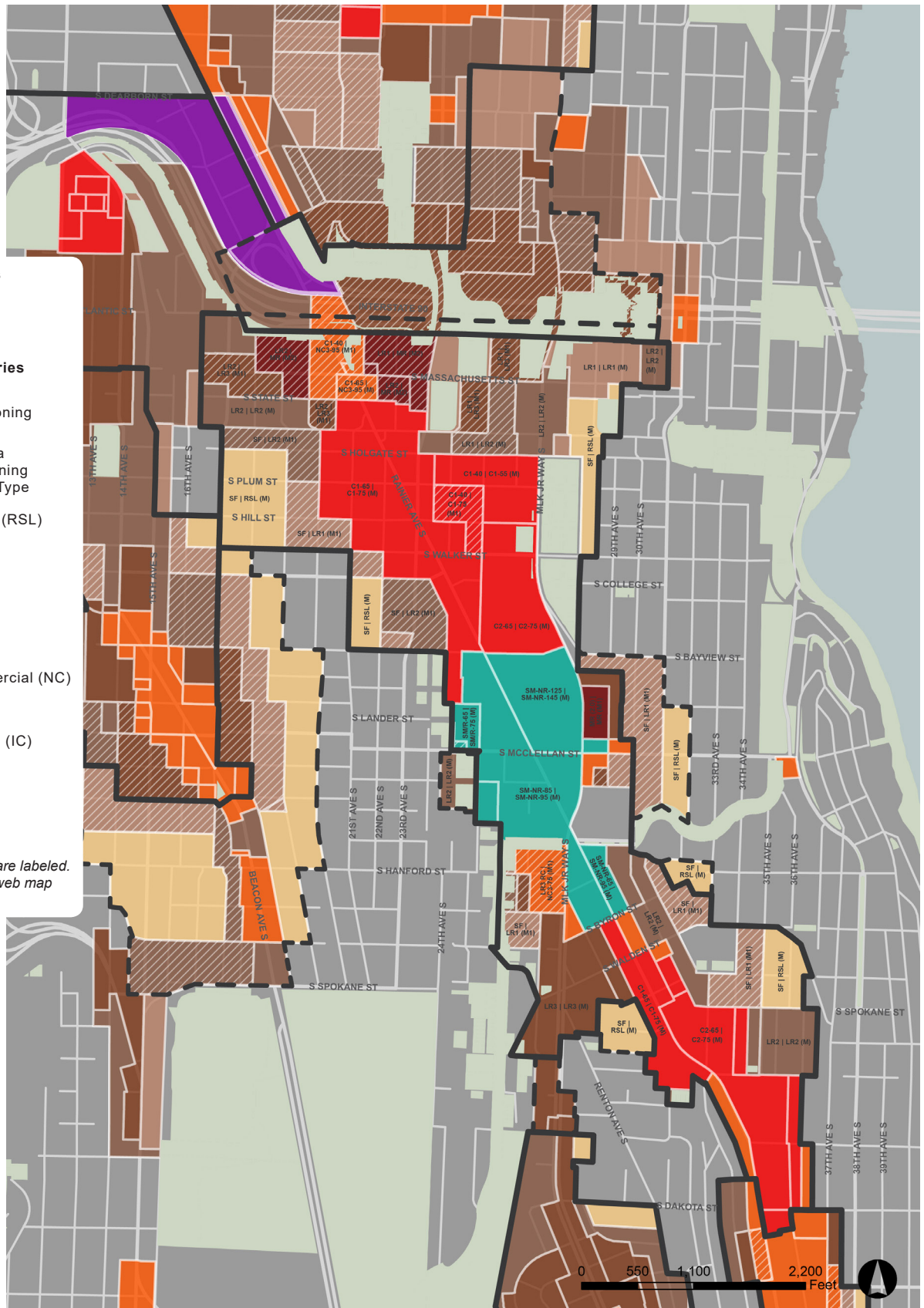
Urban Village Boundaries

- Urban Village
- Proposed Expansion

Proposed Zoning Categories

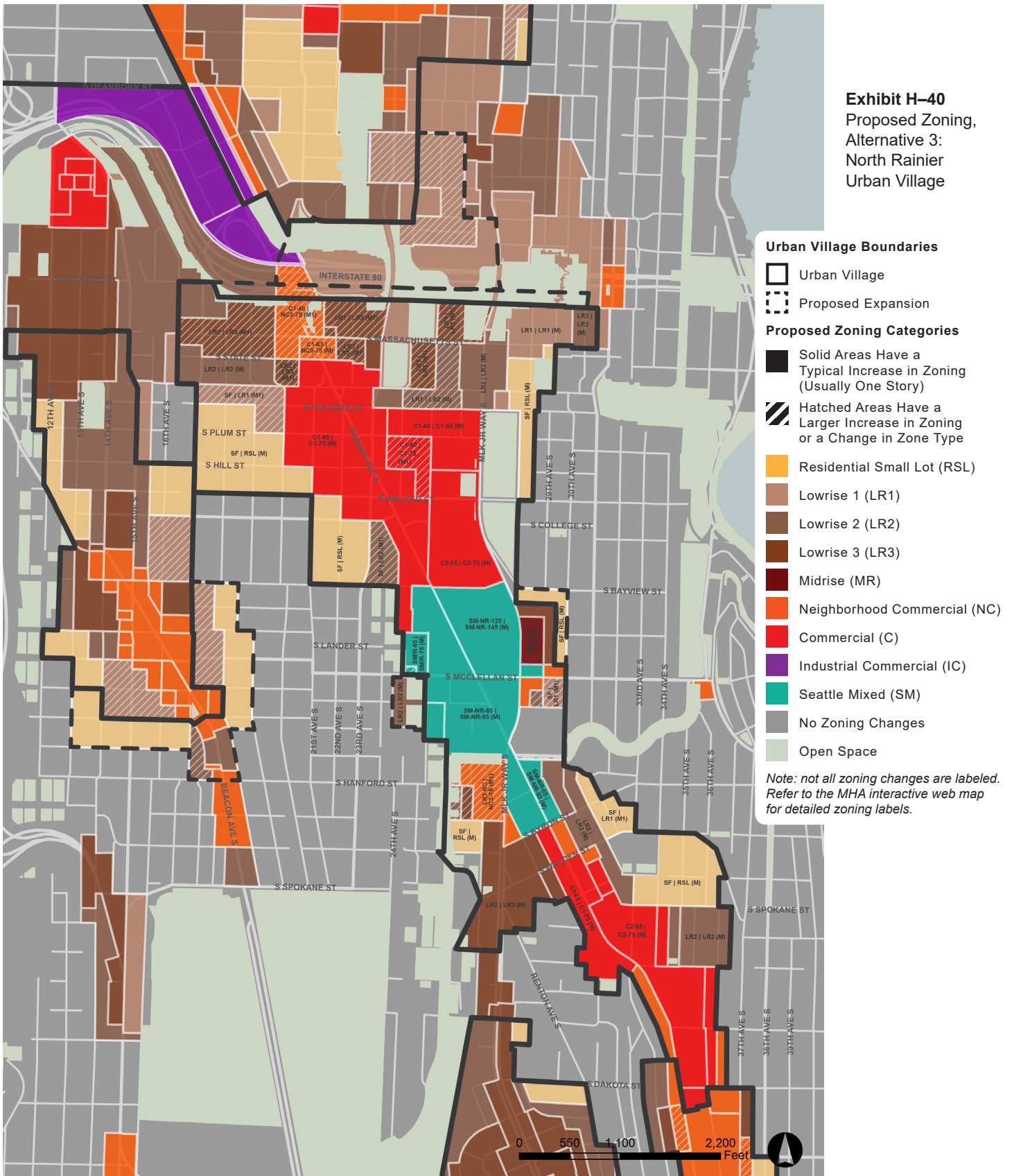
- Solid Areas Have a Typical Increase in Zoning (Usually One Story)
- Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
- Residential Small Lot (RSL)
- Lowrise 1 (LR1)
- Lowrise 2 (LR2)
- Lowrise 3 (LR3)
- Midrise (MR)
- Neighborhood Commercial (NC)
- Commercial (C)
- Industrial Commercial (IC)
- Seattle Mixed (SM)
- No Zoning Changes
- Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.



Source: City of Seattle, 2017.














Exhibit H-40
Proposed Zoning,
Alternative 3:
North Rainier
Urban Village





Source: City of Seattle, 2017.

Exhibit H-41 Proposed Zoning, Alternative 2: Northgate Urban Village

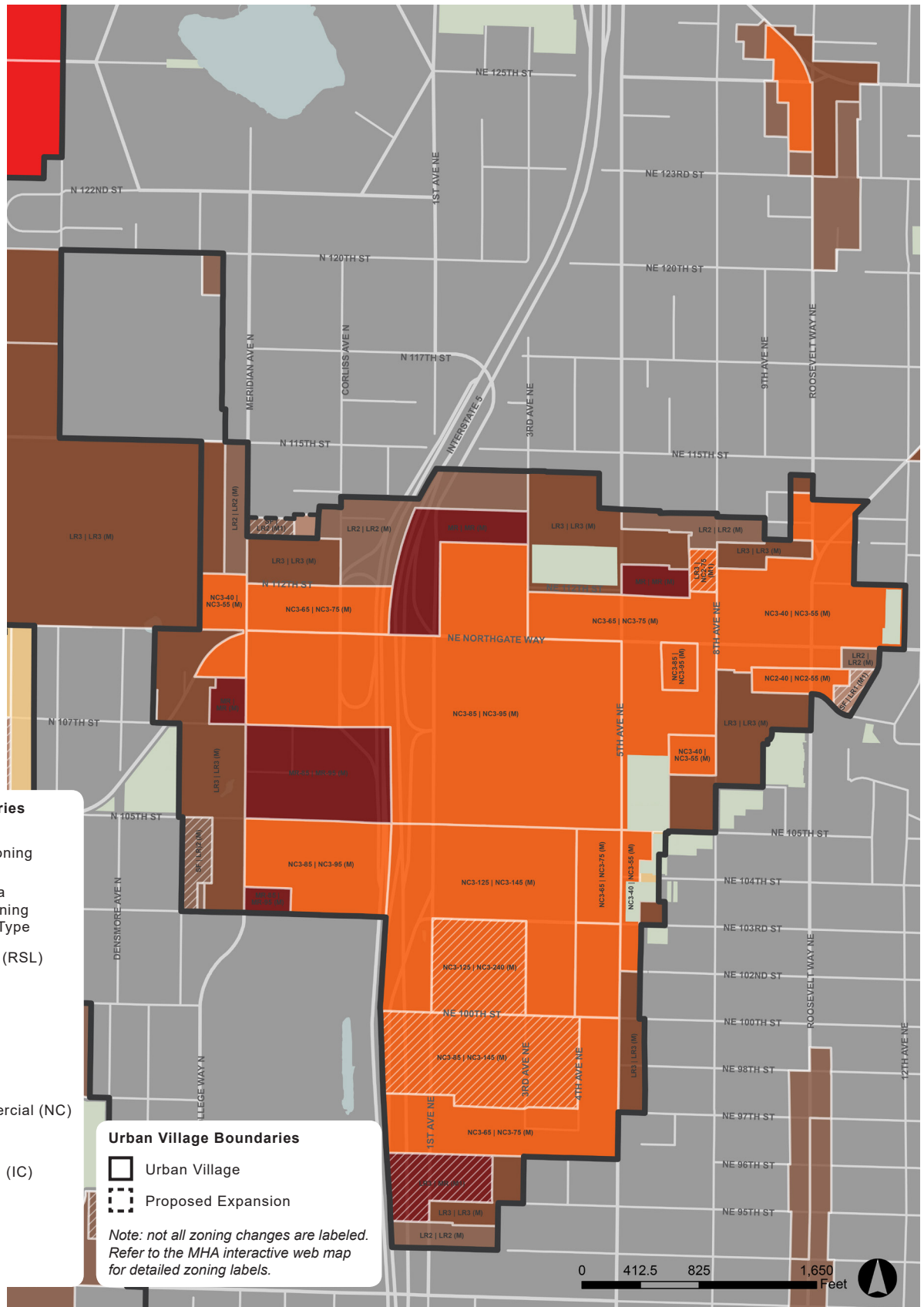
Proposed Zoning Categories

-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

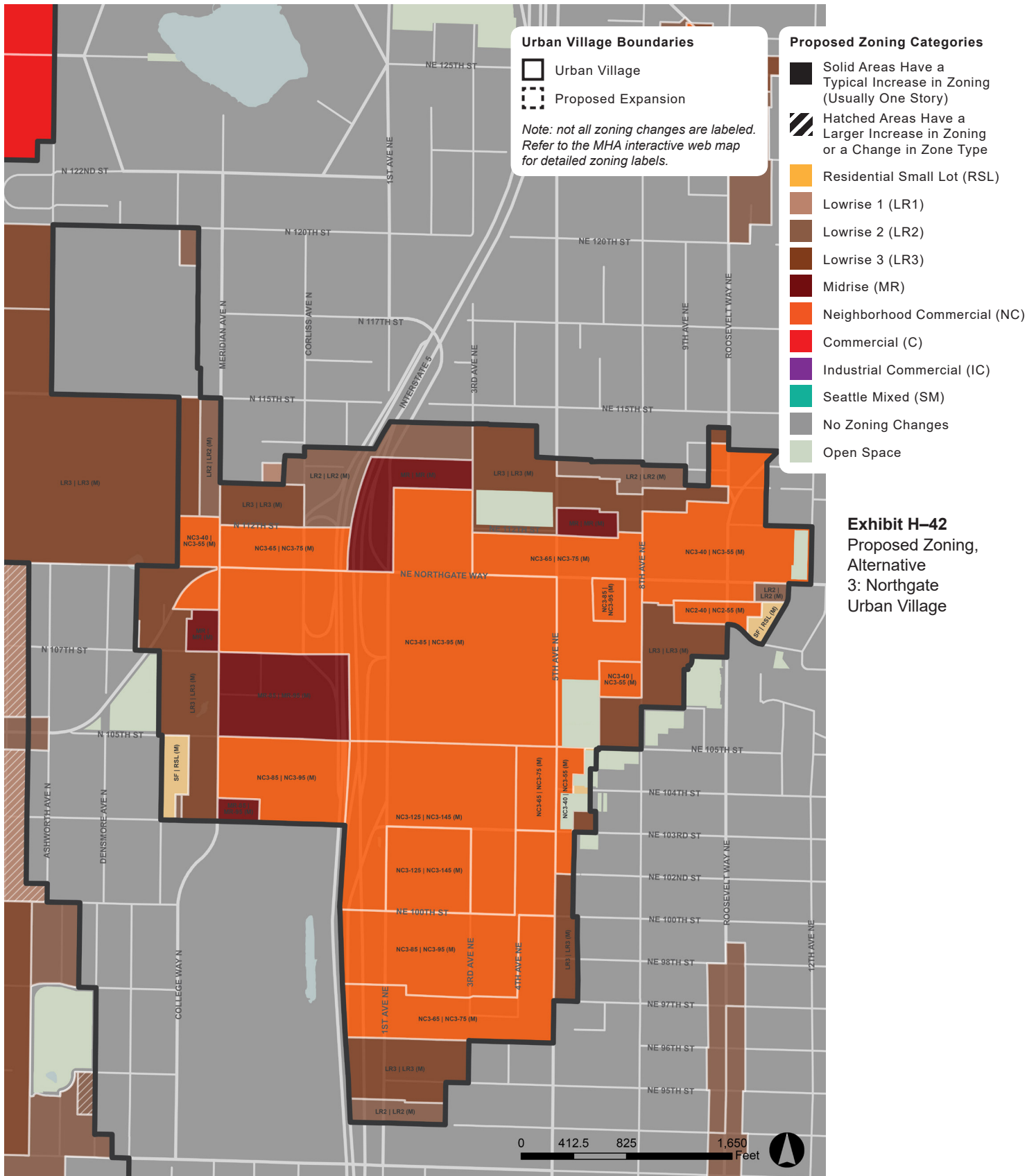
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.
















Source: City of Seattle, 2017.





Source: City of Seattle, 2017.

Exhibit H-43 Proposed Zoning, Alternative 2: Othello Urban Village

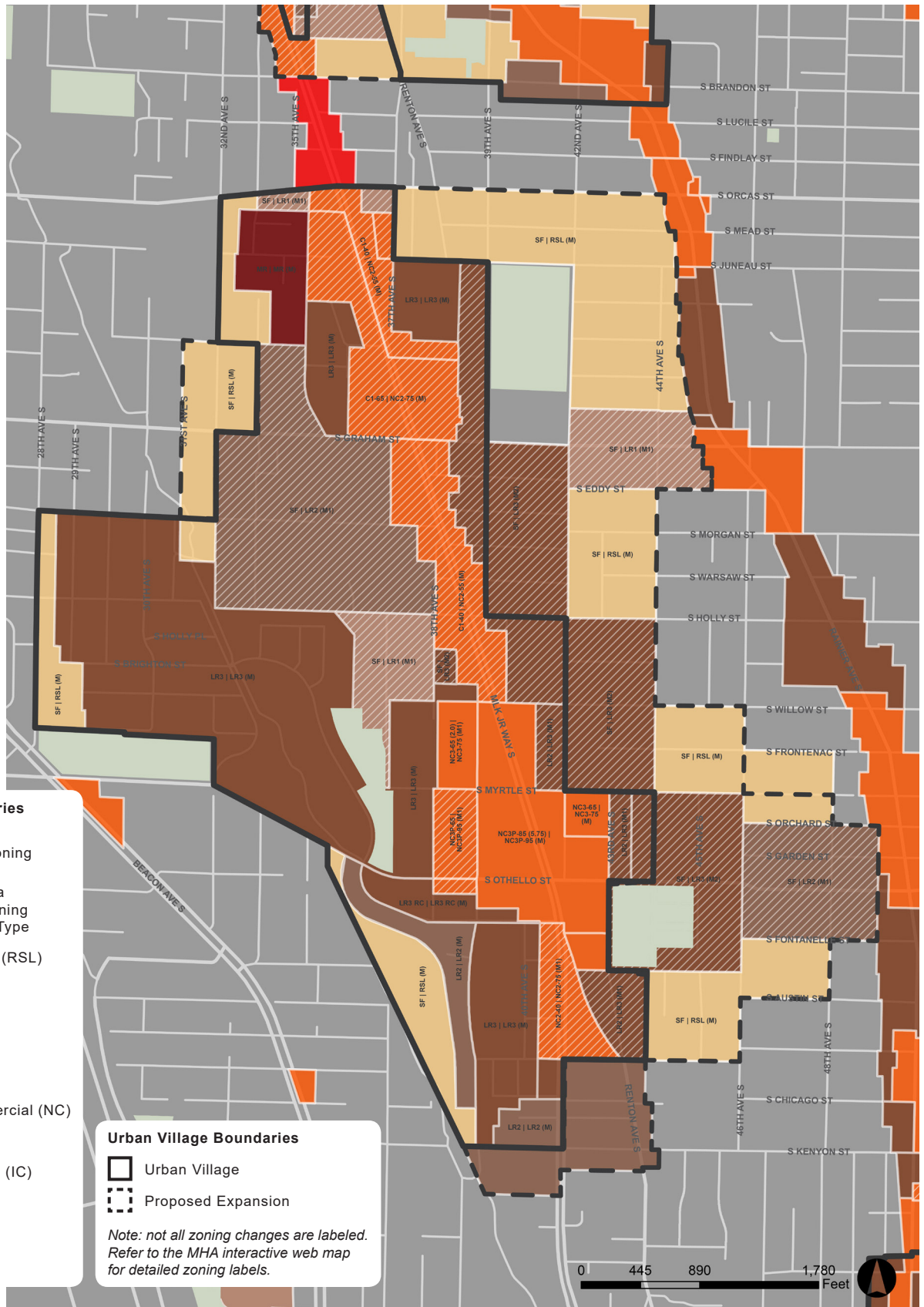
Proposed Zoning Categories

-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

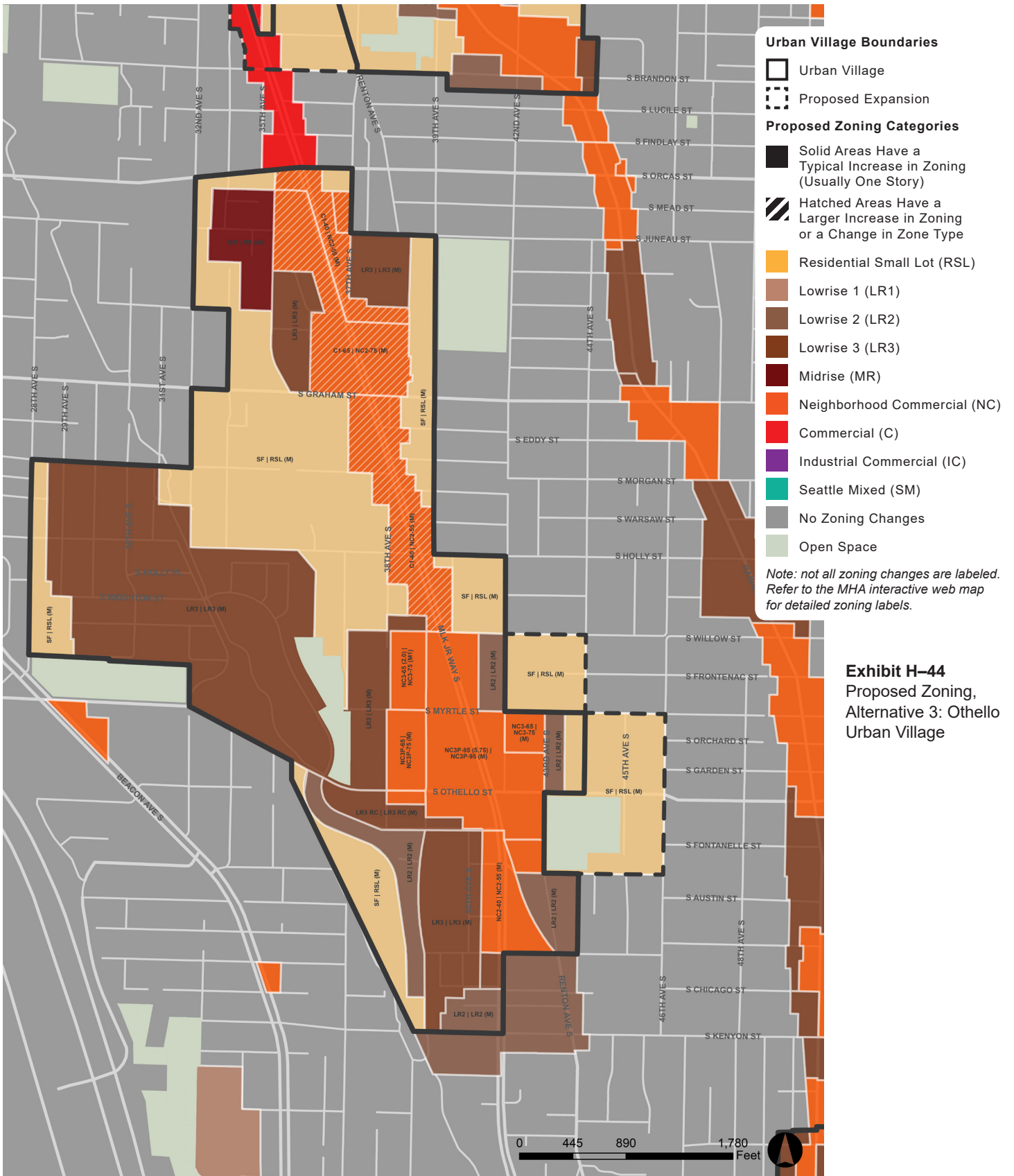
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.



Source: City of Seattle, 2017.





Source: City of Seattle, 2017.














Exhibit H-45

Proposed Zoning, Alternative 2: Rainier Beach Urban Village

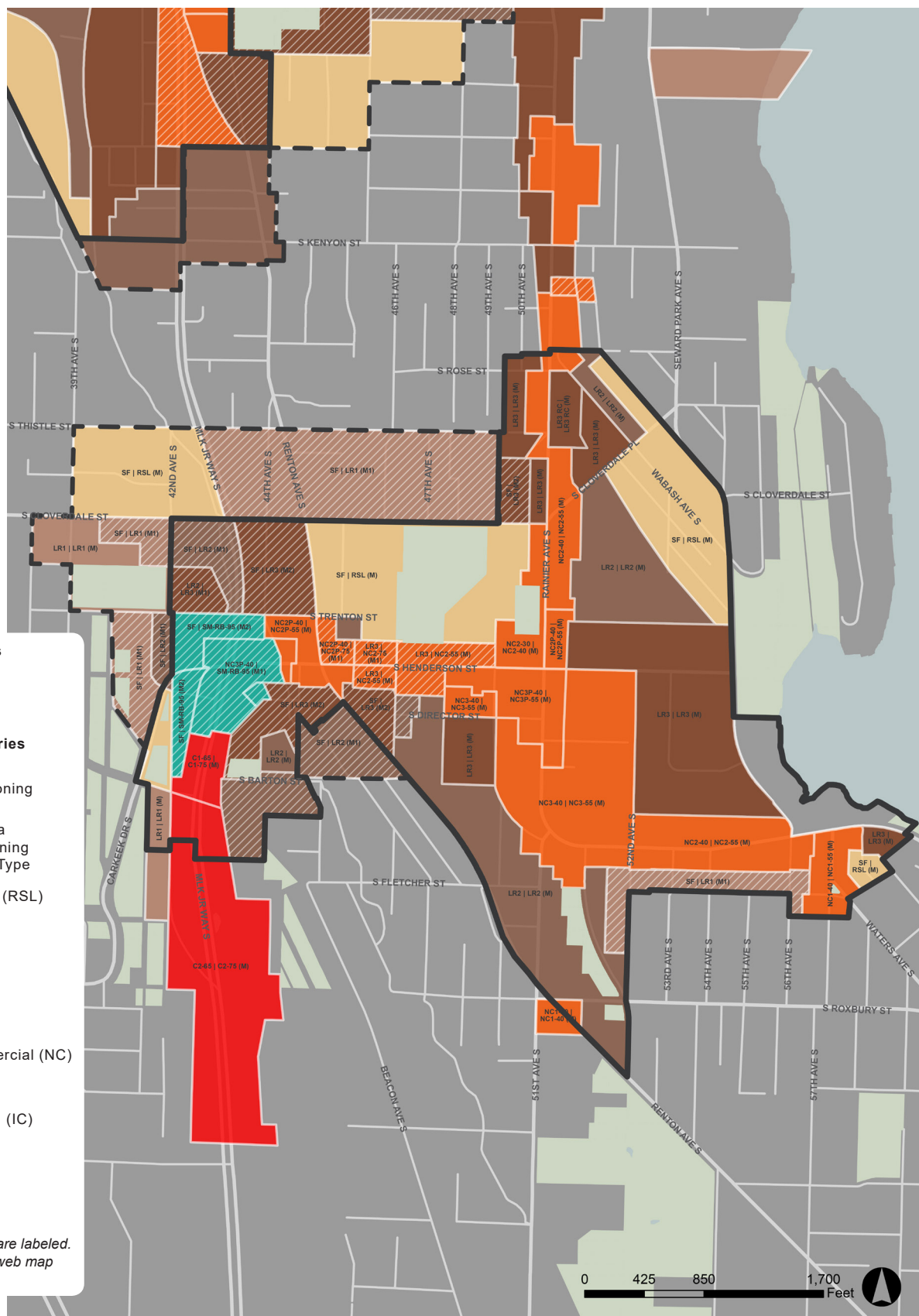
Urban Village Boundaries

-  Urban Village
 Proposed Expansion

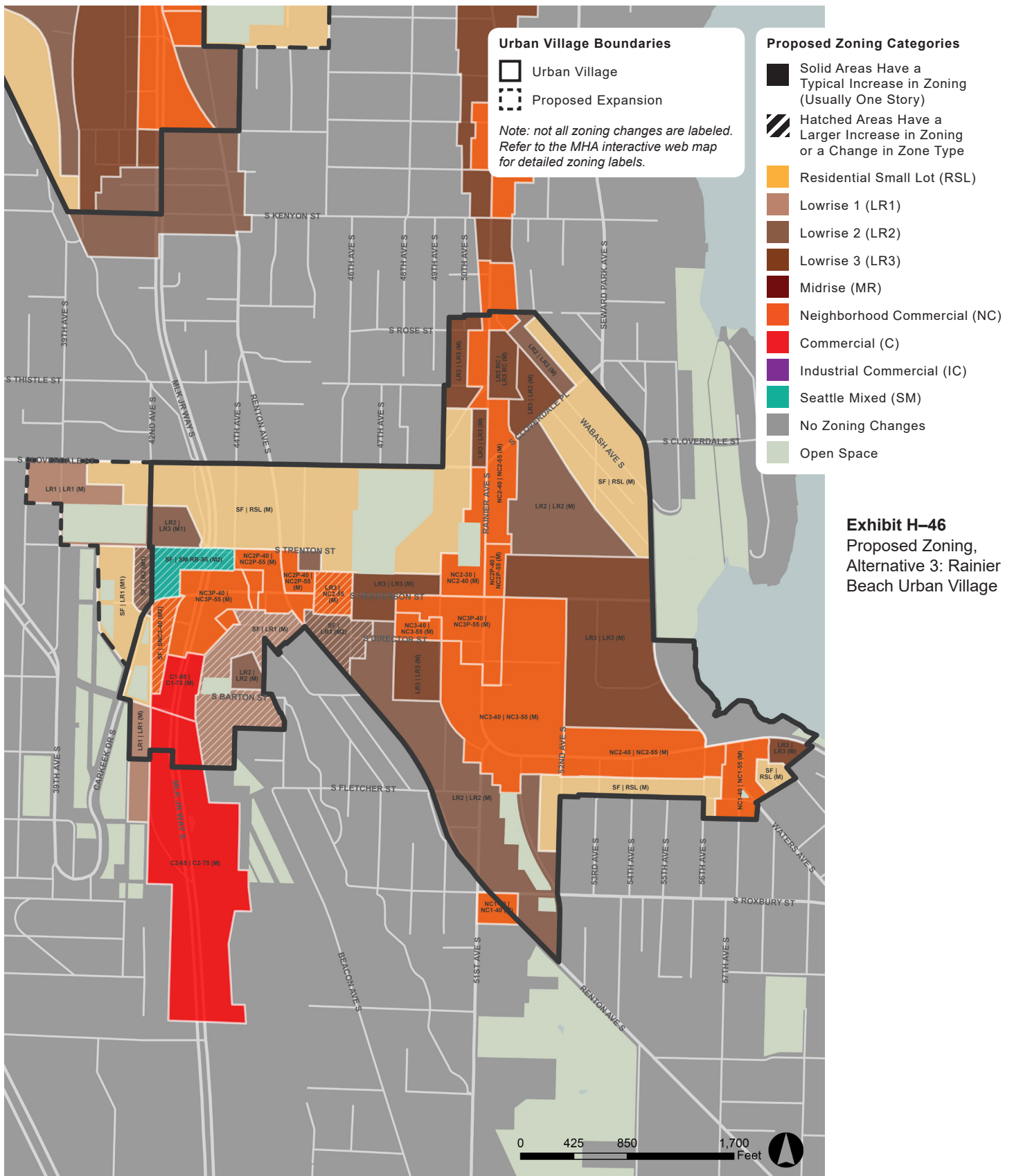
Proposed Zoning Categories

-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.



Source: City of Seattle, 2017.
















Source: City of Seattle, 2017.

Exhibit H-47
Proposed Zoning,
Alternative
2: Roosevelt
Urban Village

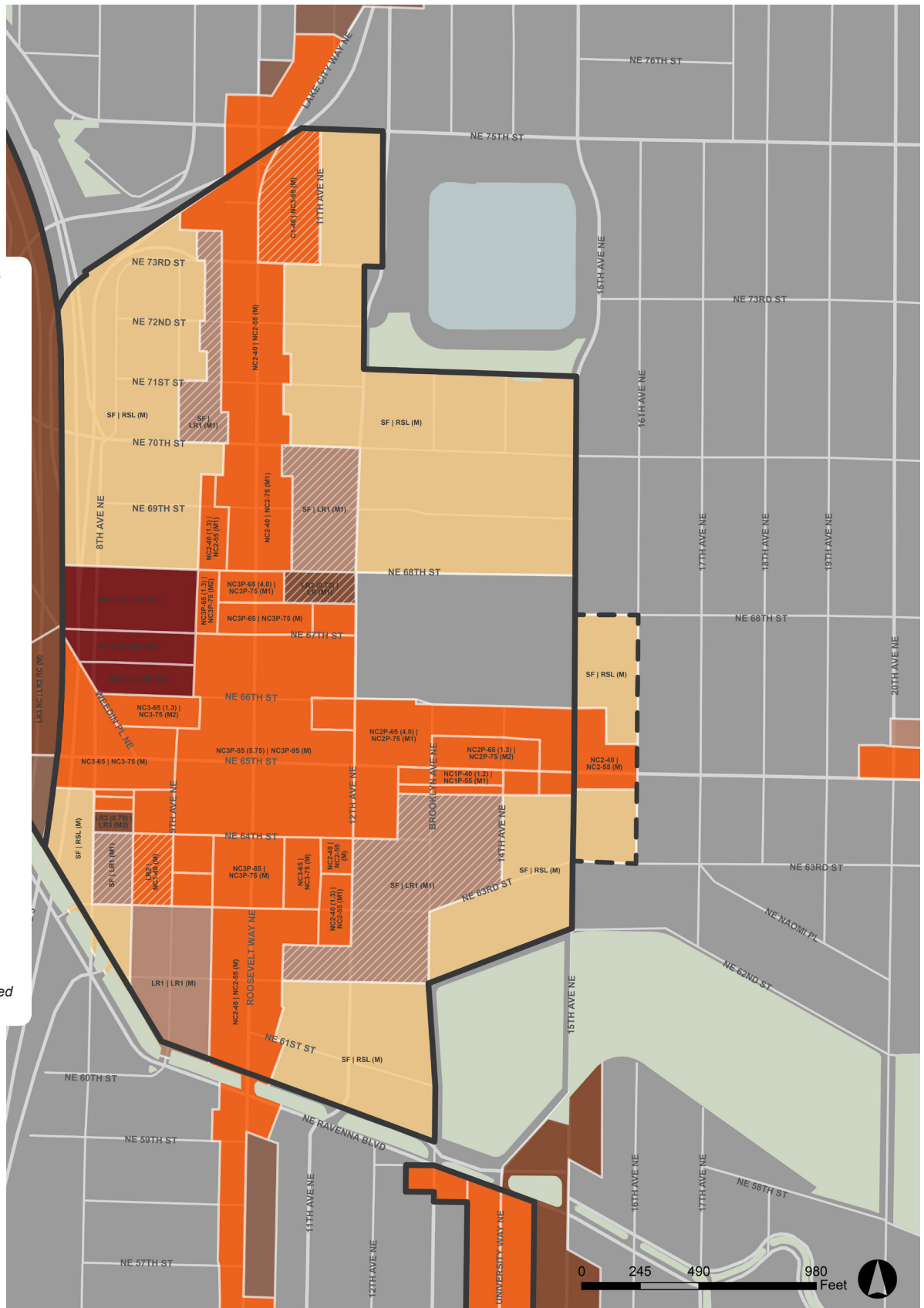
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

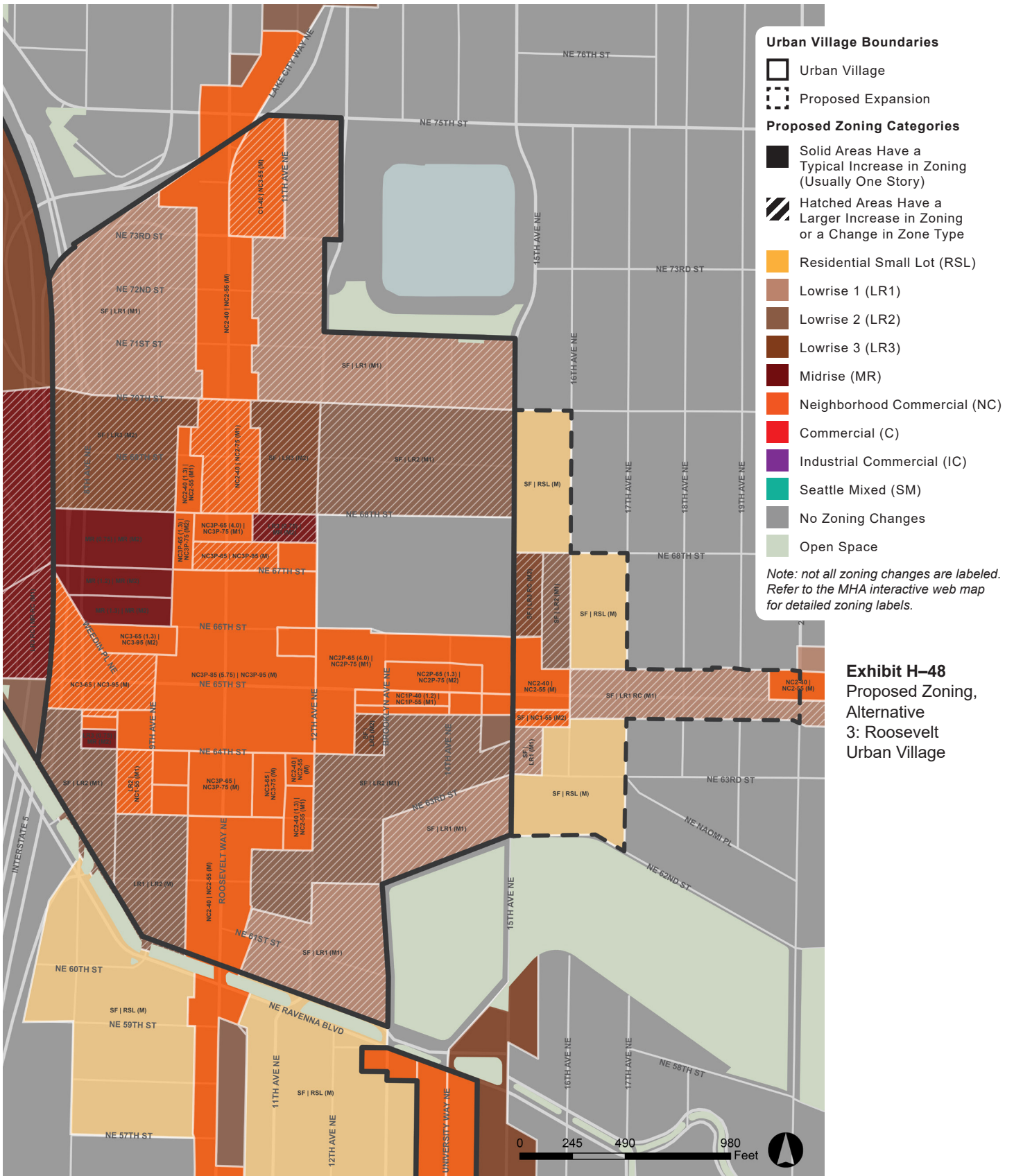
**Proposed Zoning
Categories**

-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.





Source: City of Seattle, 2017.
















Source: City of Seattle, 2017.

Urban Village Boundaries

-  Urban Village
 Proposed Expansion

Proposed Zoning Categories

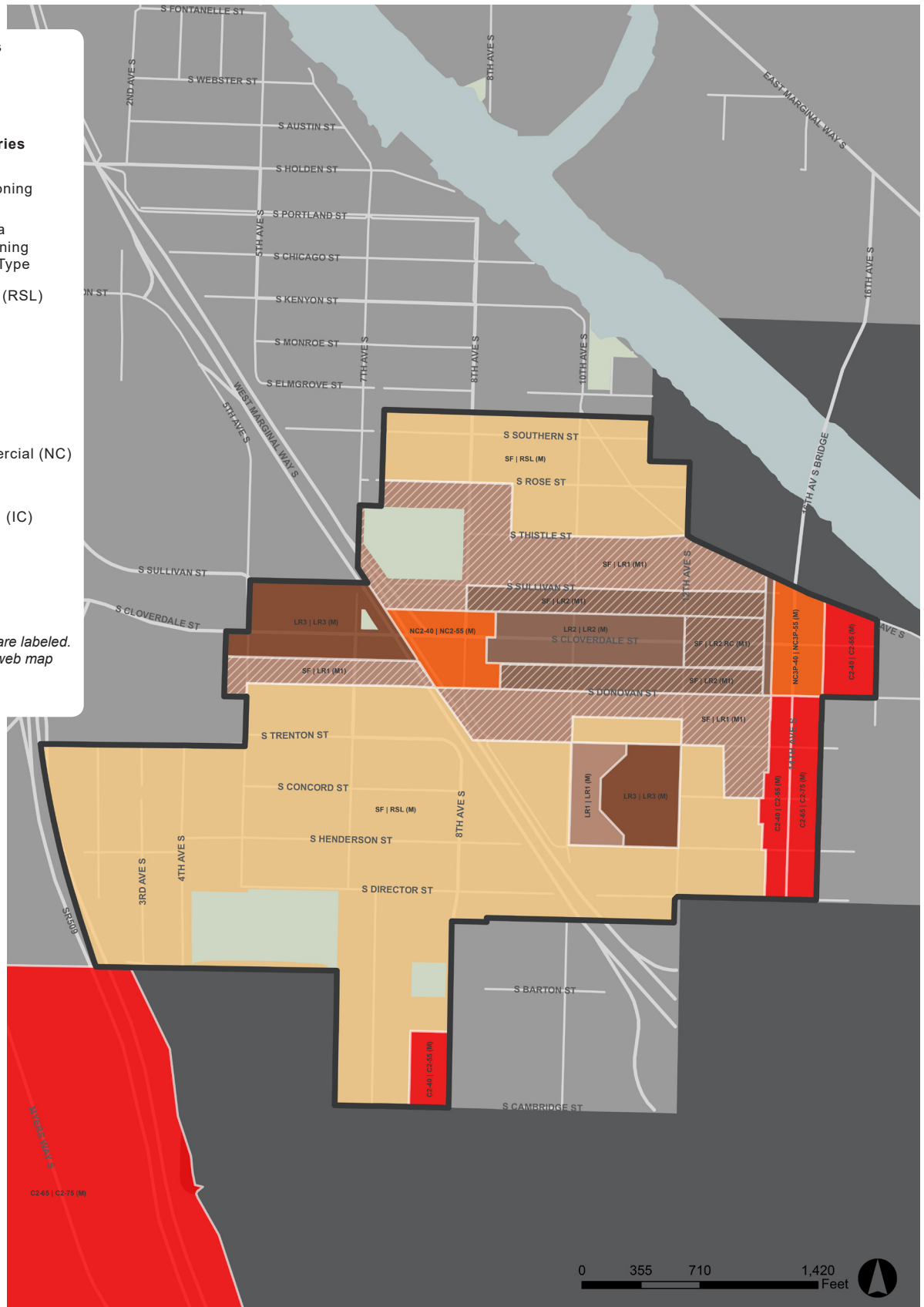
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.

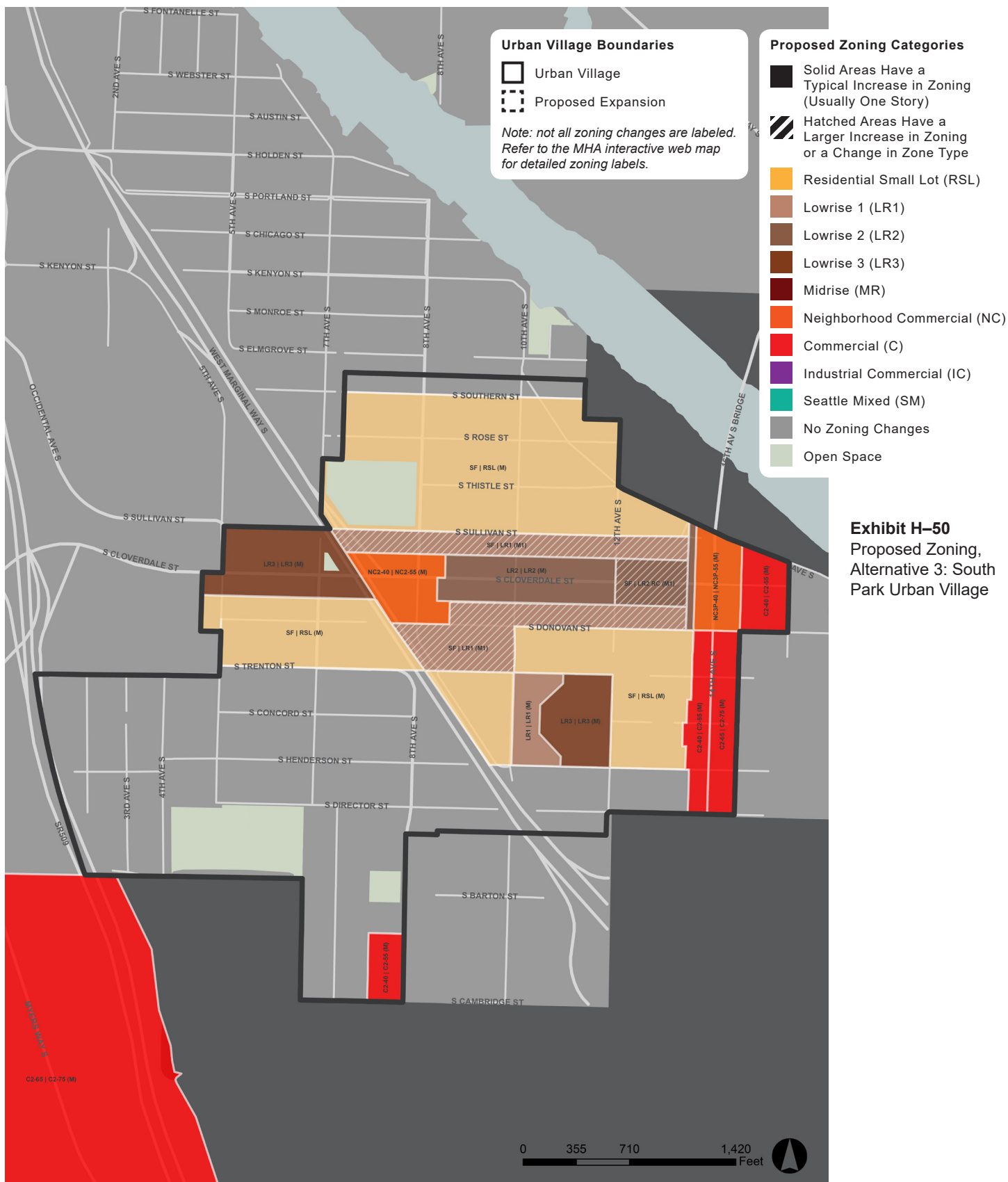
Source: City of Seattle, 2017.

Exhibit H-49

Proposed Zoning, Alternative 2: South Park Urban Village



Source: City of Seattle, 2017.
















Source: City of Seattle, 2017.

Exhibit H-51
Proposed Zoning,
Alternative 2:
Upper Queen Anne
Urban Village

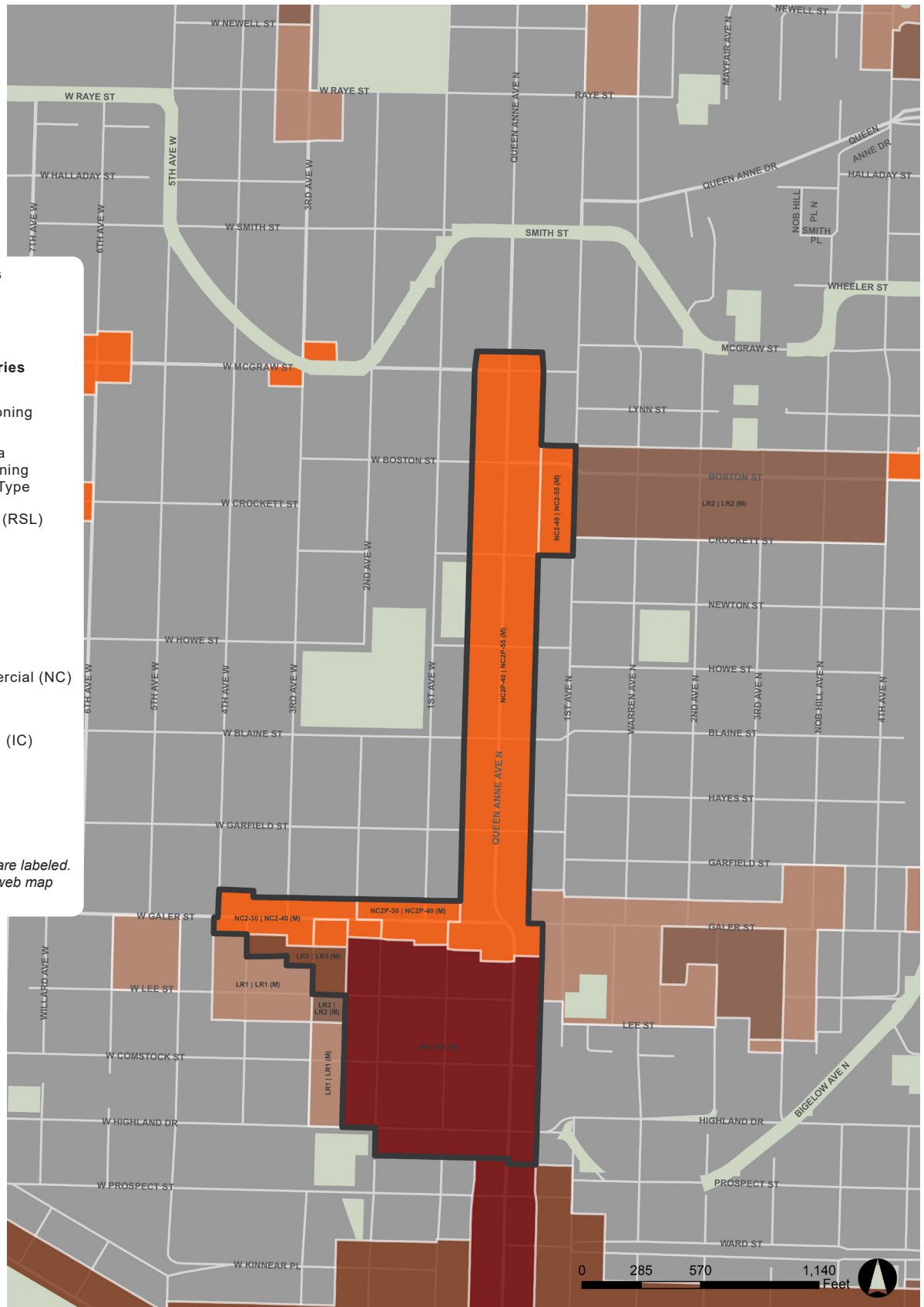
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

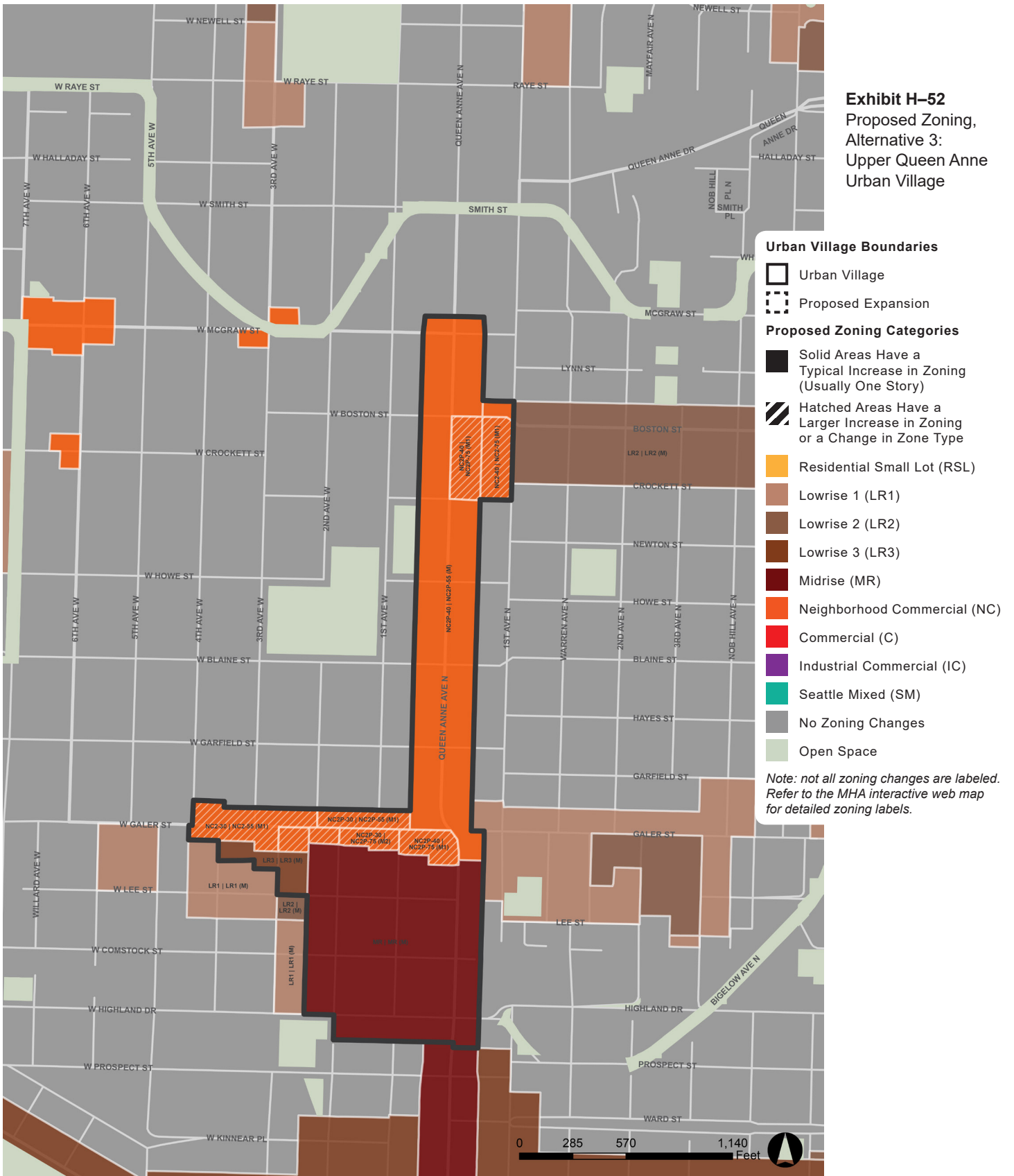
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

*Note: not all zoning changes are labeled.
Refer to the MHA interactive web map
for detailed zoning labels.*
















Source: City of Seattle, 2017.

Exhibit H-52
Proposed Zoning,
Alternative 3:
Upper Queen Anne
Urban Village





Source: City of Seattle, 2017.

Proposed Zoning Categories

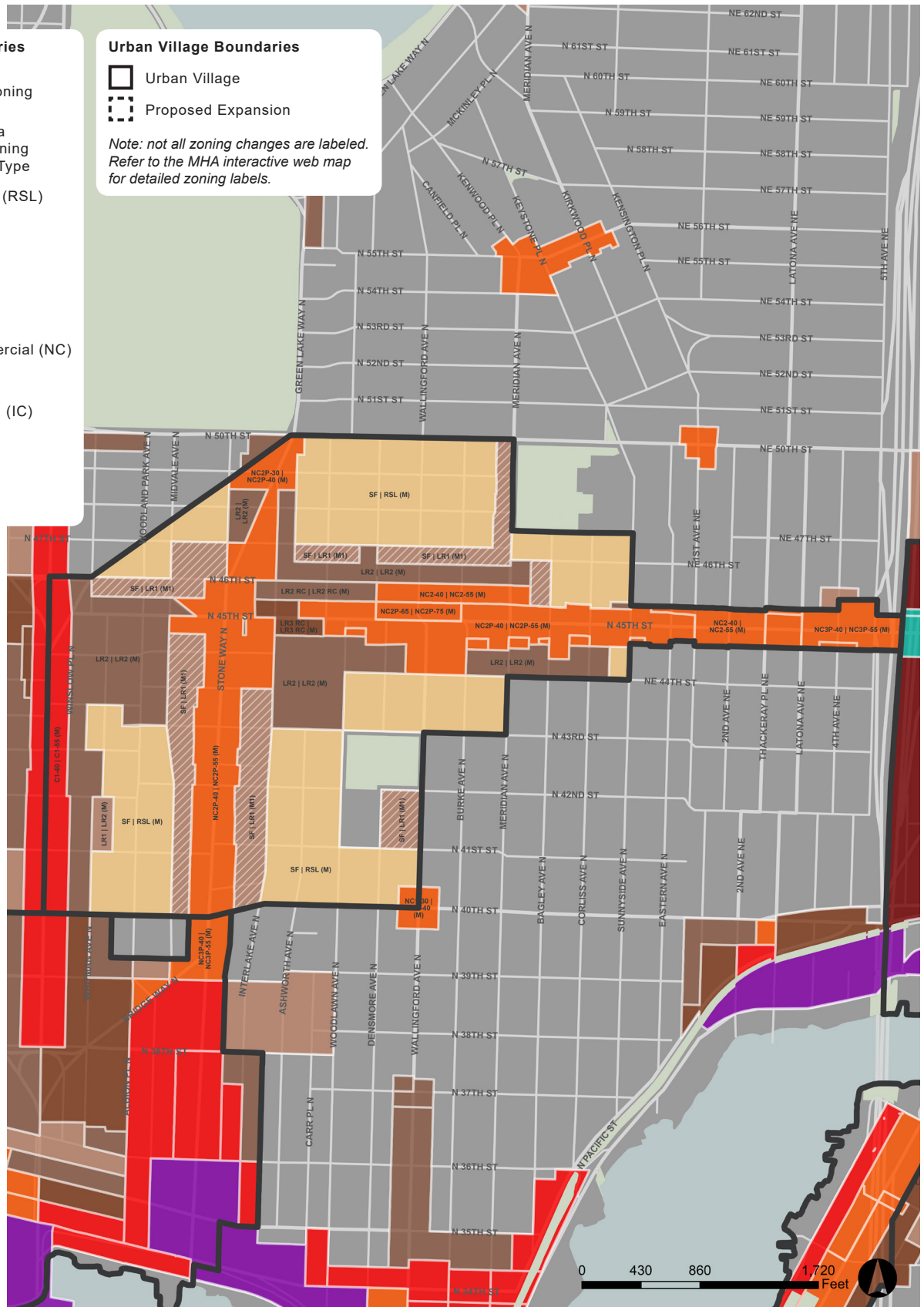
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Urban Village Boundaries

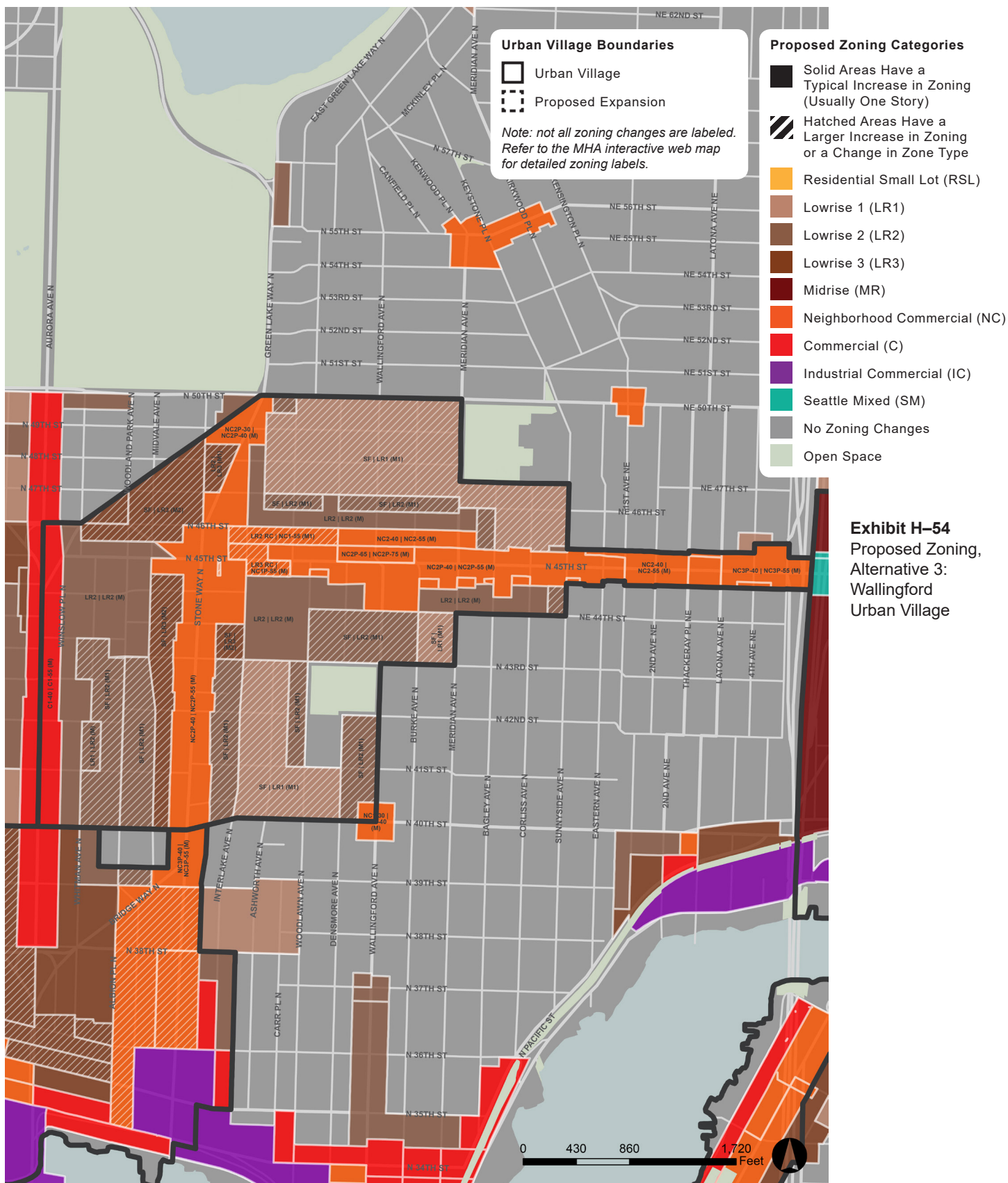
-  Urban Village
-  Proposed Expansion

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.

Exhibit H-53 Proposed Zoning, Alternative 2: Wallingford Urban Village
















Source: City of Seattle, 2017.





Source: City of Seattle, 2017.

Proposed Zoning Categories

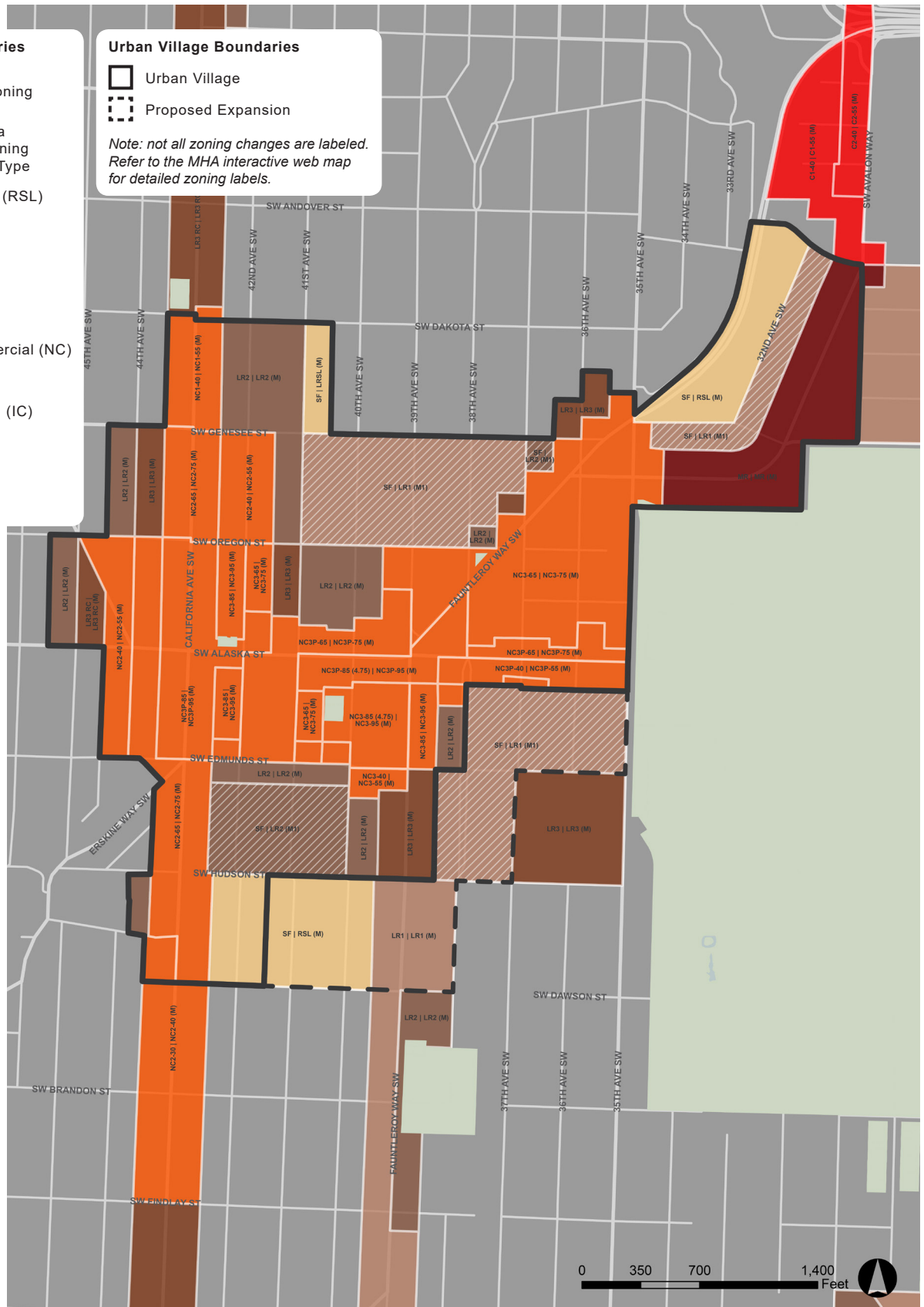
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

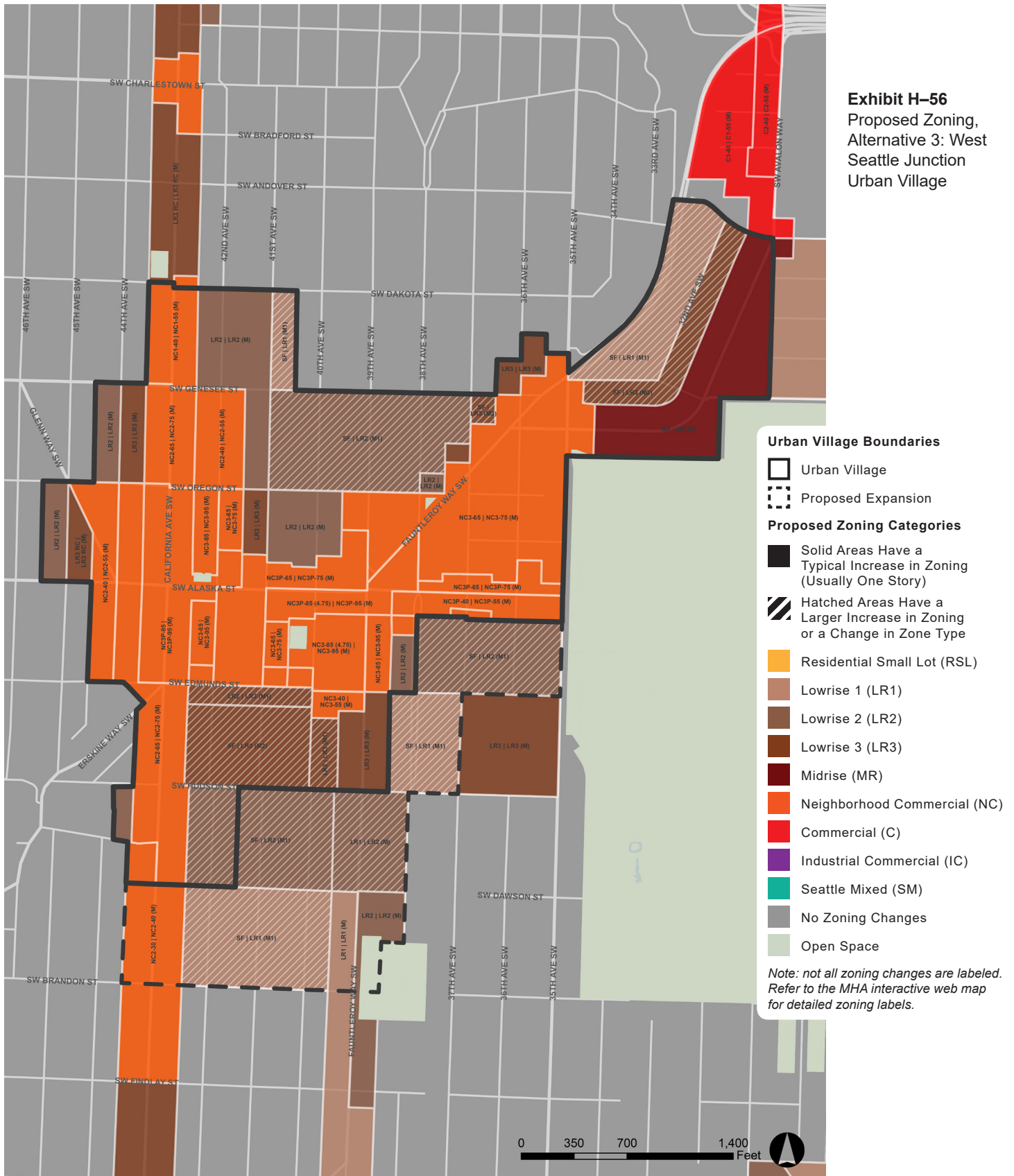
Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.

Exhibit H-55 Proposed Zoning, Alternative 2: West Seattle Junction Urban Village
















Source: City of Seattle, 2017.

Exhibit H-56
Proposed Zoning,
Alternative 3: West
Seattle Junction
Urban Village





Source: City of Seattle, 2017.

Proposed Zoning Categories

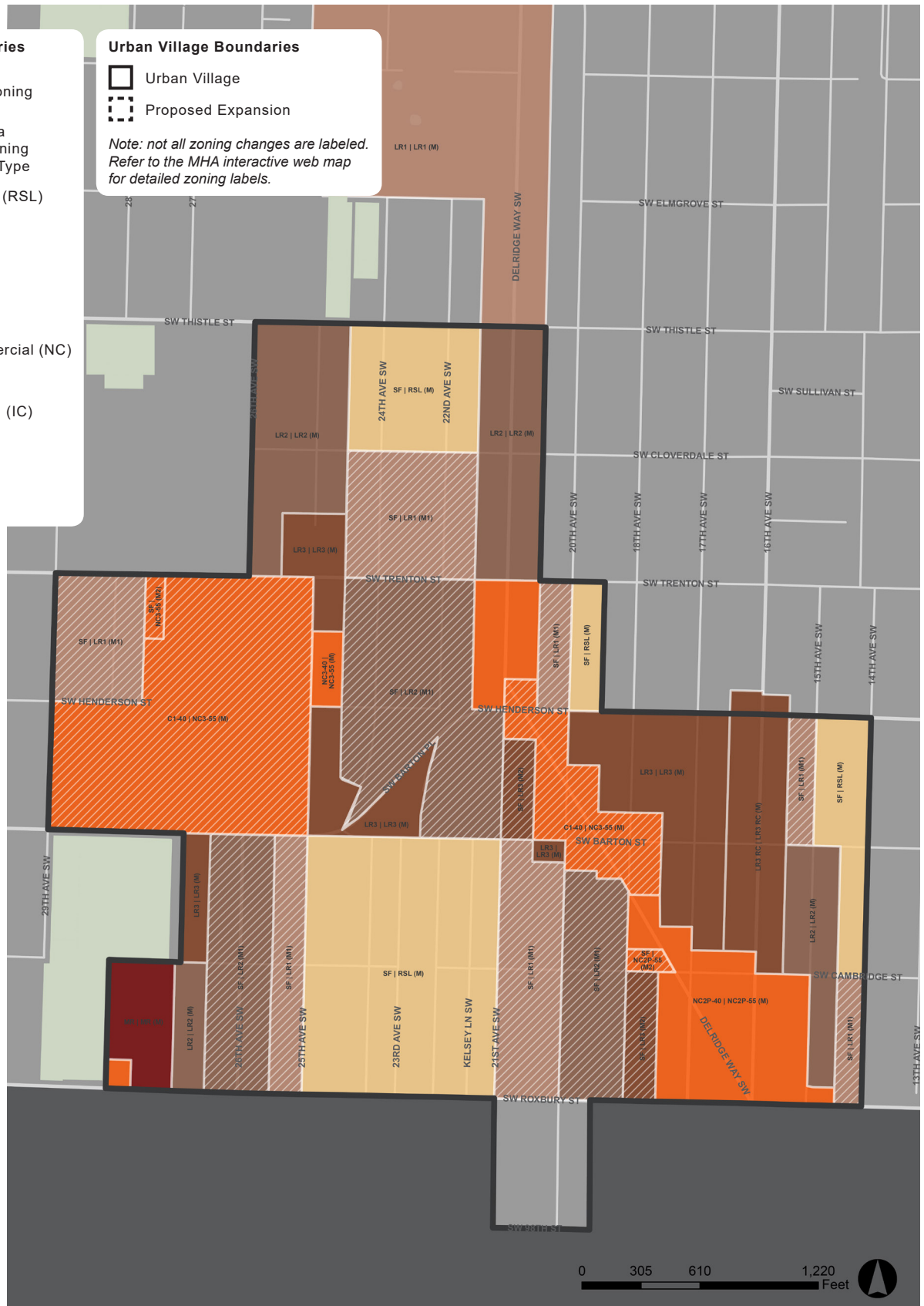
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Urban Village Boundaries

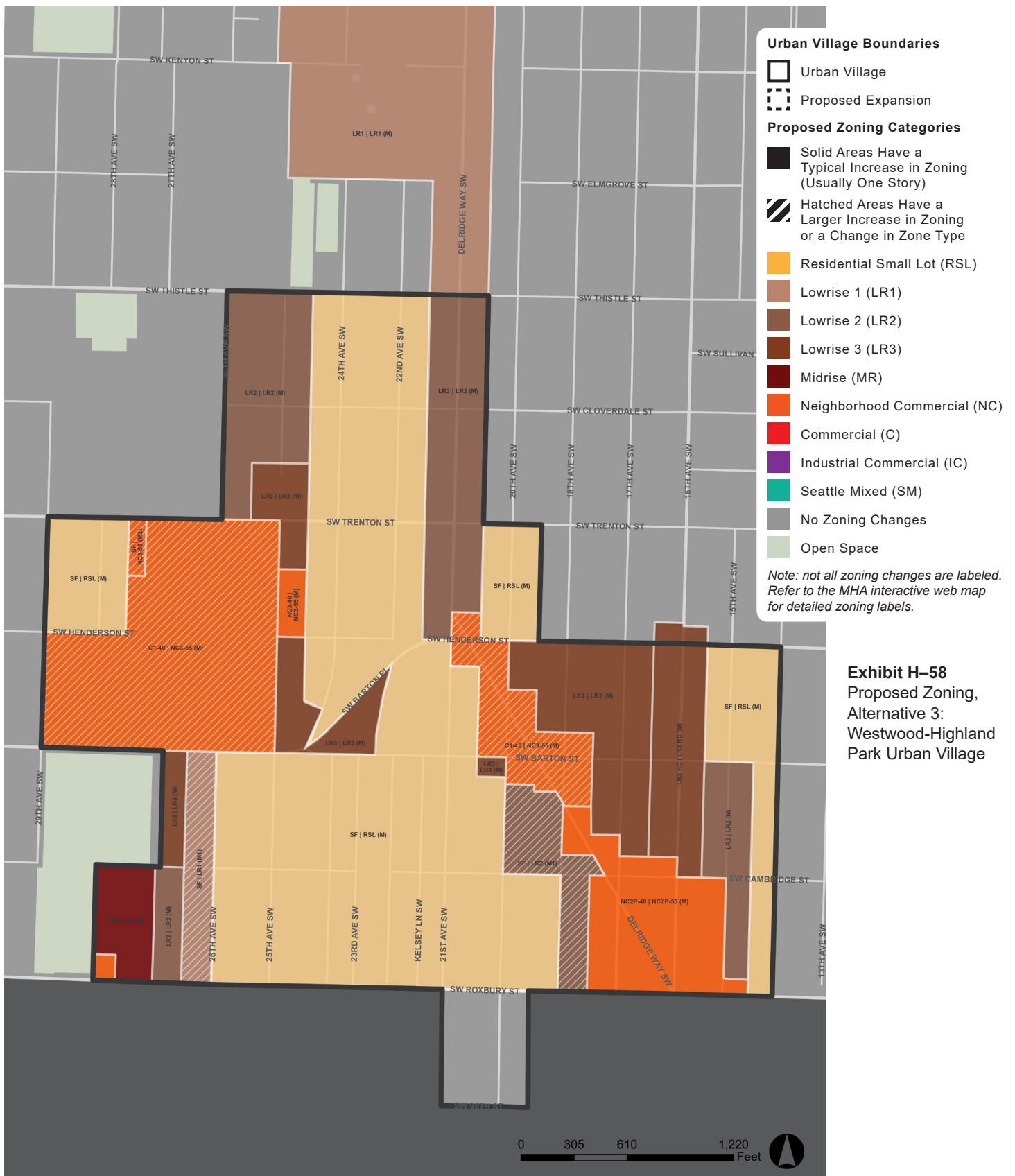
-  Urban Village
-  Proposed Expansion

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.

Exhibit H-57 Proposed Zoning, Alternative 2: Westwood-Highland Park Urban Village
















Source: City of Seattle, 2017.





Source: City of Seattle, 2017.

Proposed Zoning Categories

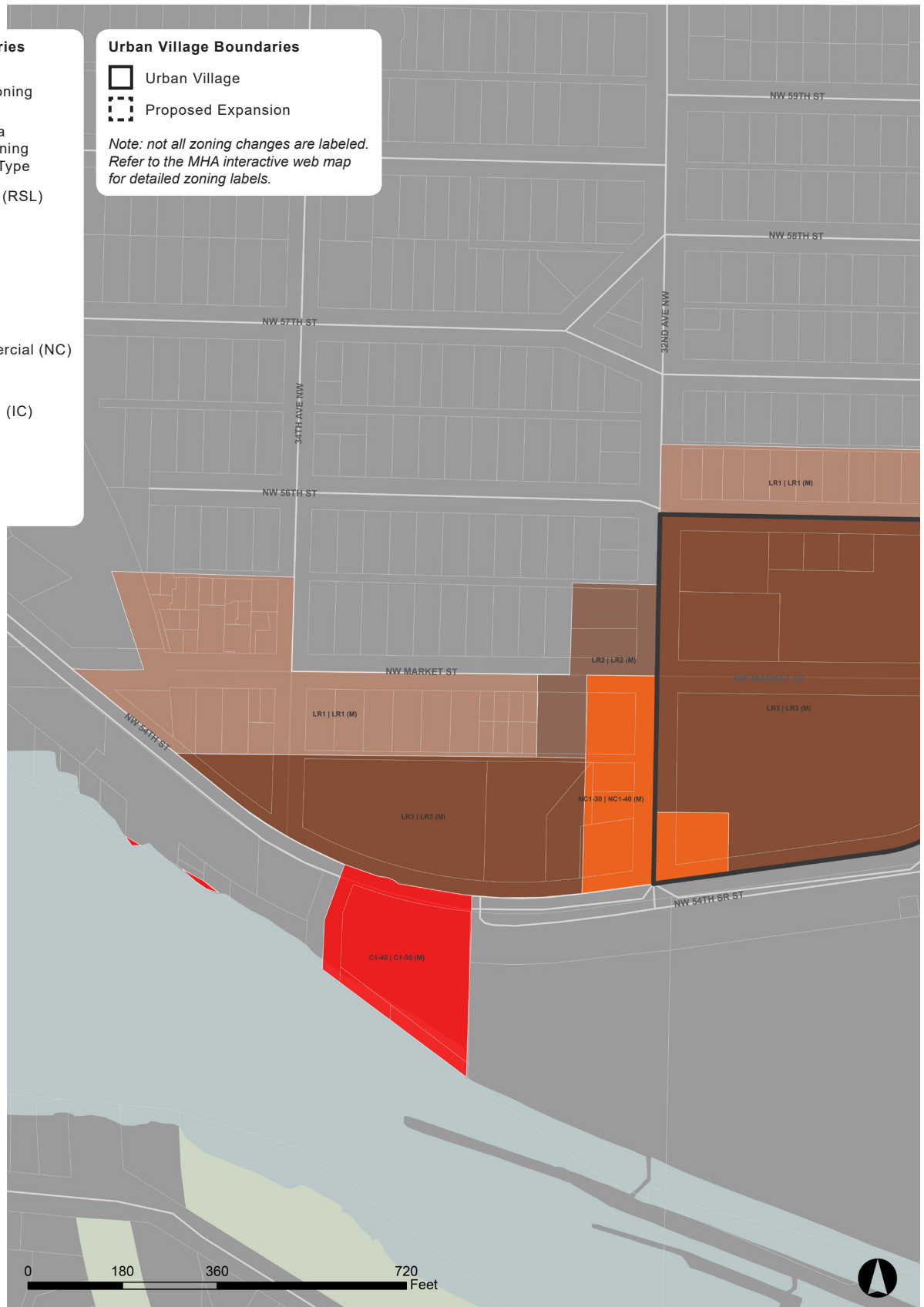
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Urban Village Boundaries

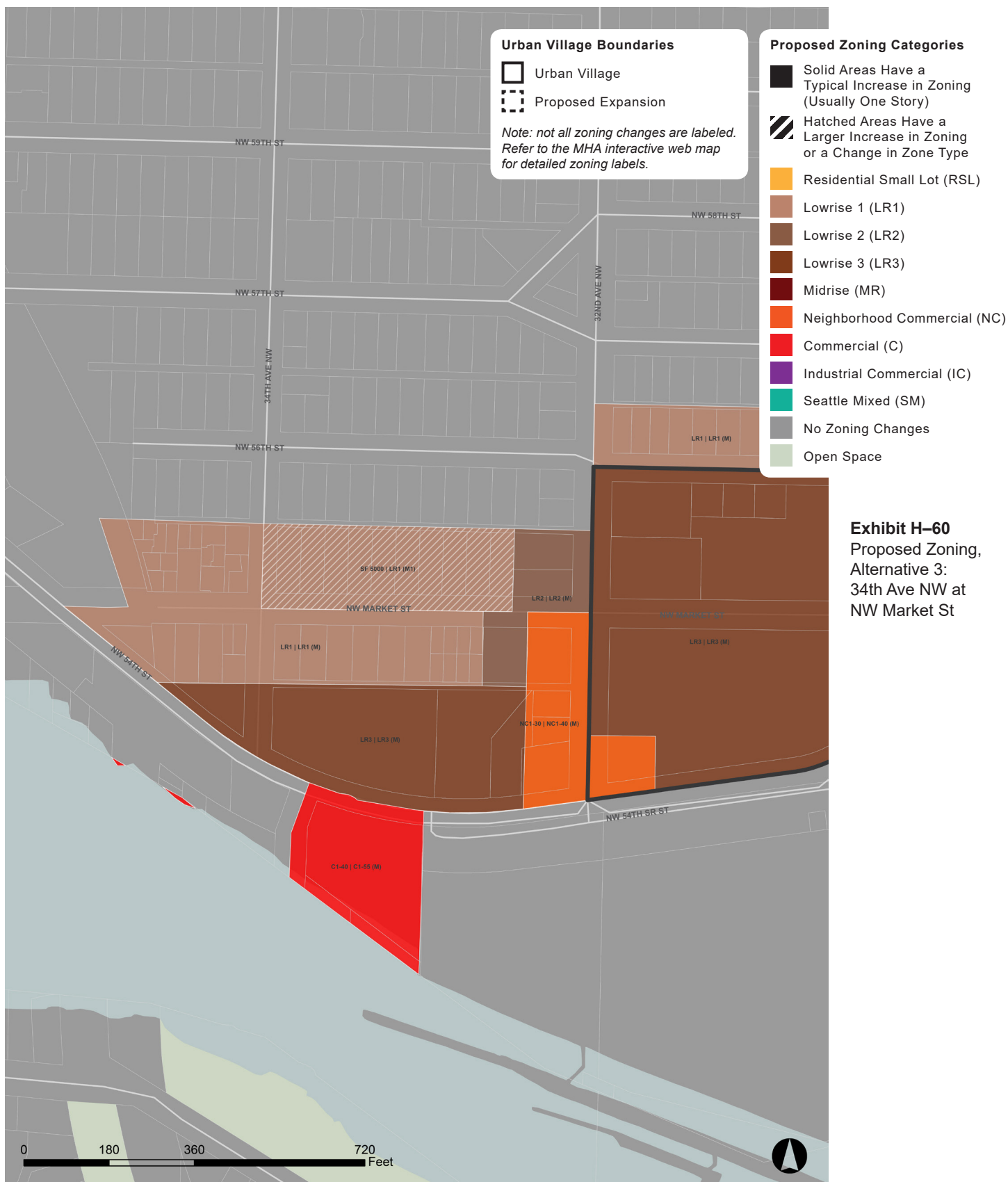
-  Urban Village
-  Proposed Expansion

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.

Exhibit H-59 Proposed Zoning, Alternative 2: 34th Ave NW at NW Market St



Source: City of Seattle, 2017.



Source: City of Seattle, 2017.

Exhibit H-61
Proposed Zoning,
Alternative 2:
16th Ave SW at
SW Holden St

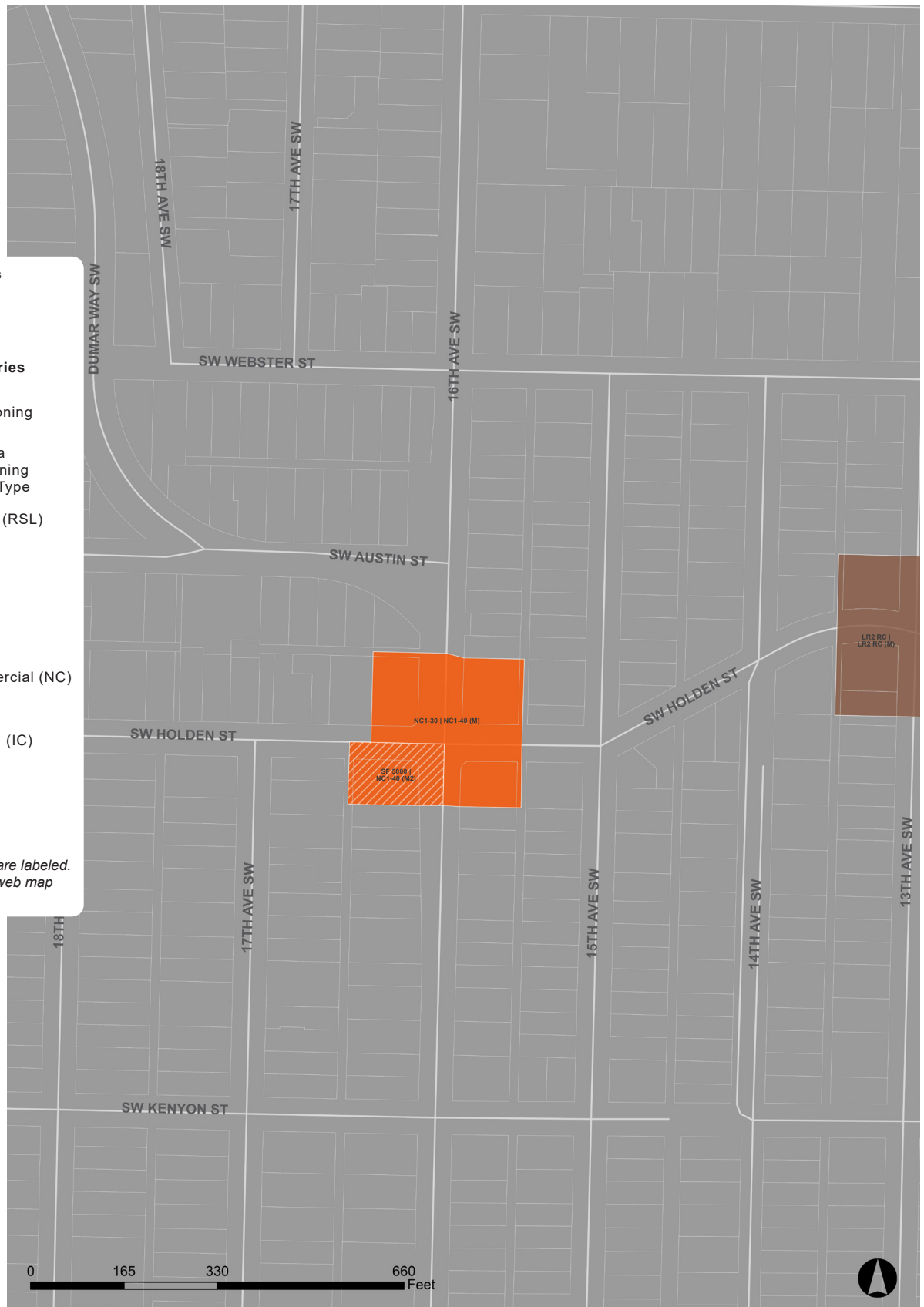
Urban Village Boundaries

- Urban Village
- Proposed Expansion

Proposed Zoning Categories

- Solid Areas Have a Typical Increase in Zoning (Usually One Story)
- Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
- Residential Small Lot (RSL)
- Lowrise 1 (LR1)
- Lowrise 2 (LR2)
- Lowrise 3 (LR3)
- Midrise (MR)
- Neighborhood Commercial (NC)
- Commercial (C)
- Industrial Commercial (IC)
- Seattle Mixed (SM)
- No Zoning Changes
- Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.
















Source: City of Seattle, 2017.

Exhibit H-62
Proposed Zoning,
Alternative 3:
16th Ave SW at
SW Holden St





Source: City of Seattle, 2017.

Proposed Zoning Categories

-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Urban Village Boundaries

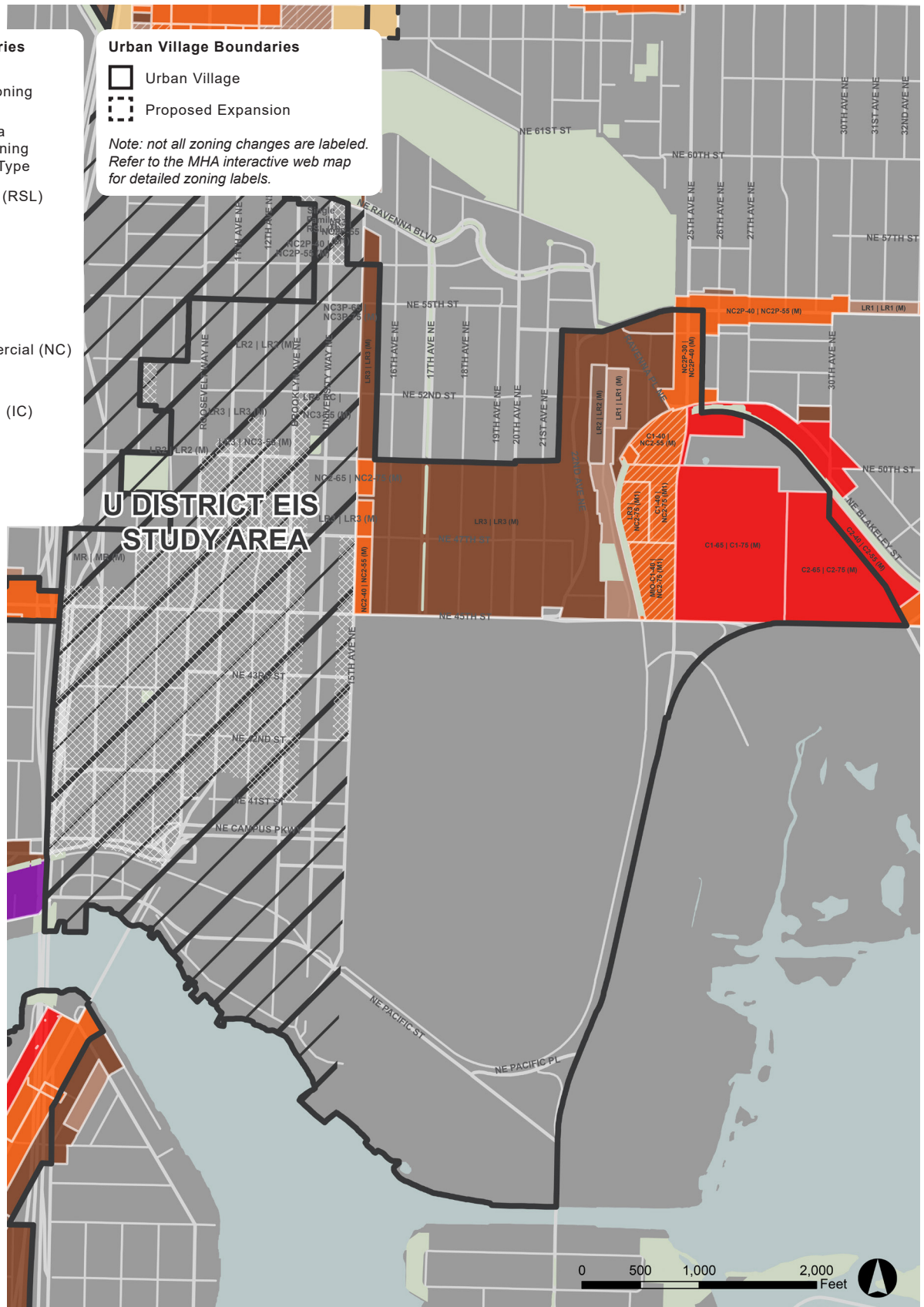
-  Urban Village
-  Proposed Expansion

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.

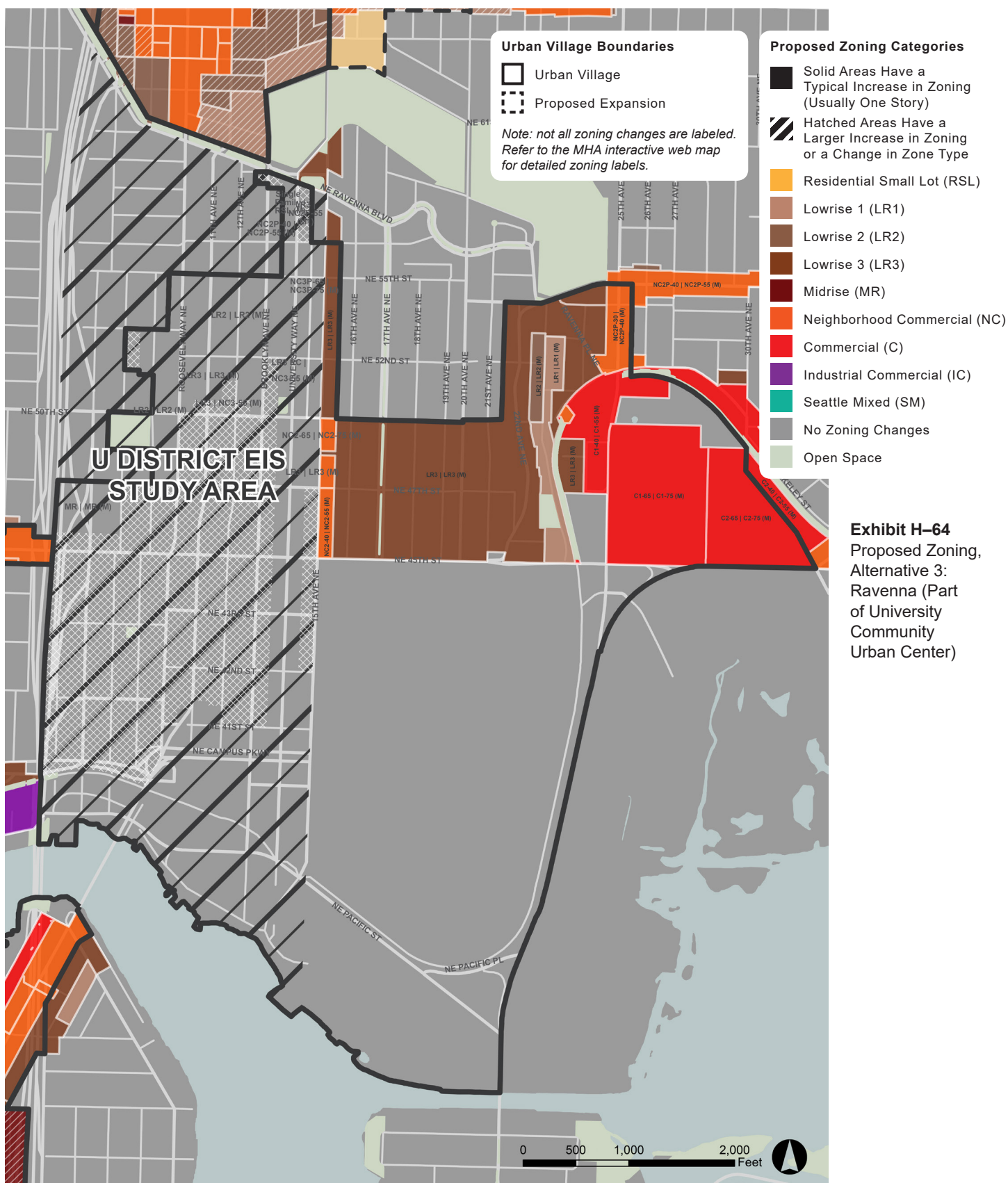
U DISTRICT EIS STUDY AREA

Exhibit H-63

Proposed Zoning,
Alternative 2:
Ravenna (Part
of University
Community
Urban Center)





Source: City of Seattle, 2017.
















Source: City of Seattle, 2017.

Exhibit H-65
Proposed Zoning,
Alternative 2:
Wedgewood

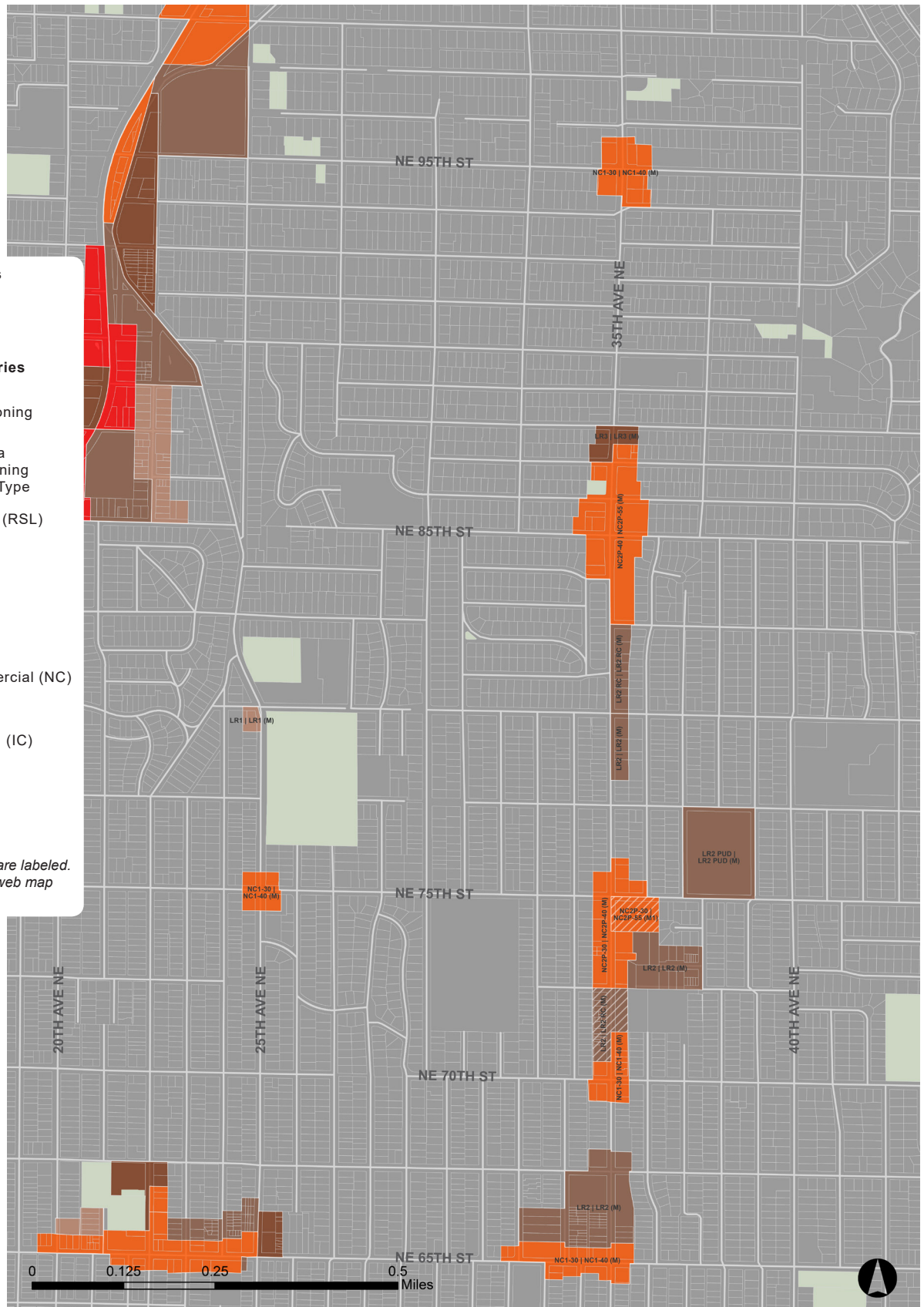
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

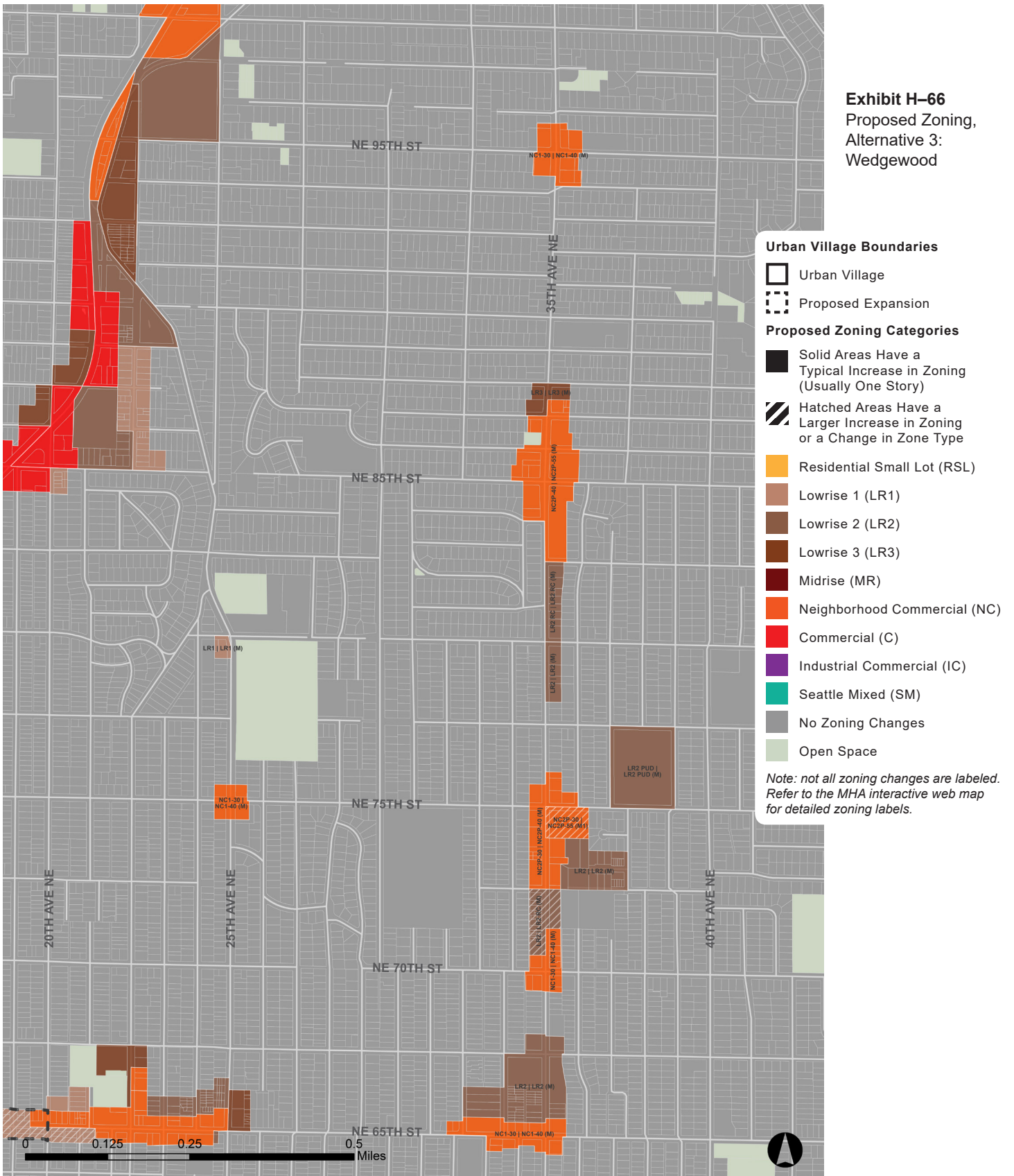
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

*Note: not all zoning changes are labeled.
Refer to the MHA interactive web map
for detailed zoning labels.*



Source: City of Seattle, 2017.


Exhibit H-66
Proposed Zoning,
Alternative 3:
Wedgewood
















Source: City of Seattle, 2017.

Exhibit H-67
Proposed Zoning,
Alternative 2:
Central Seattle

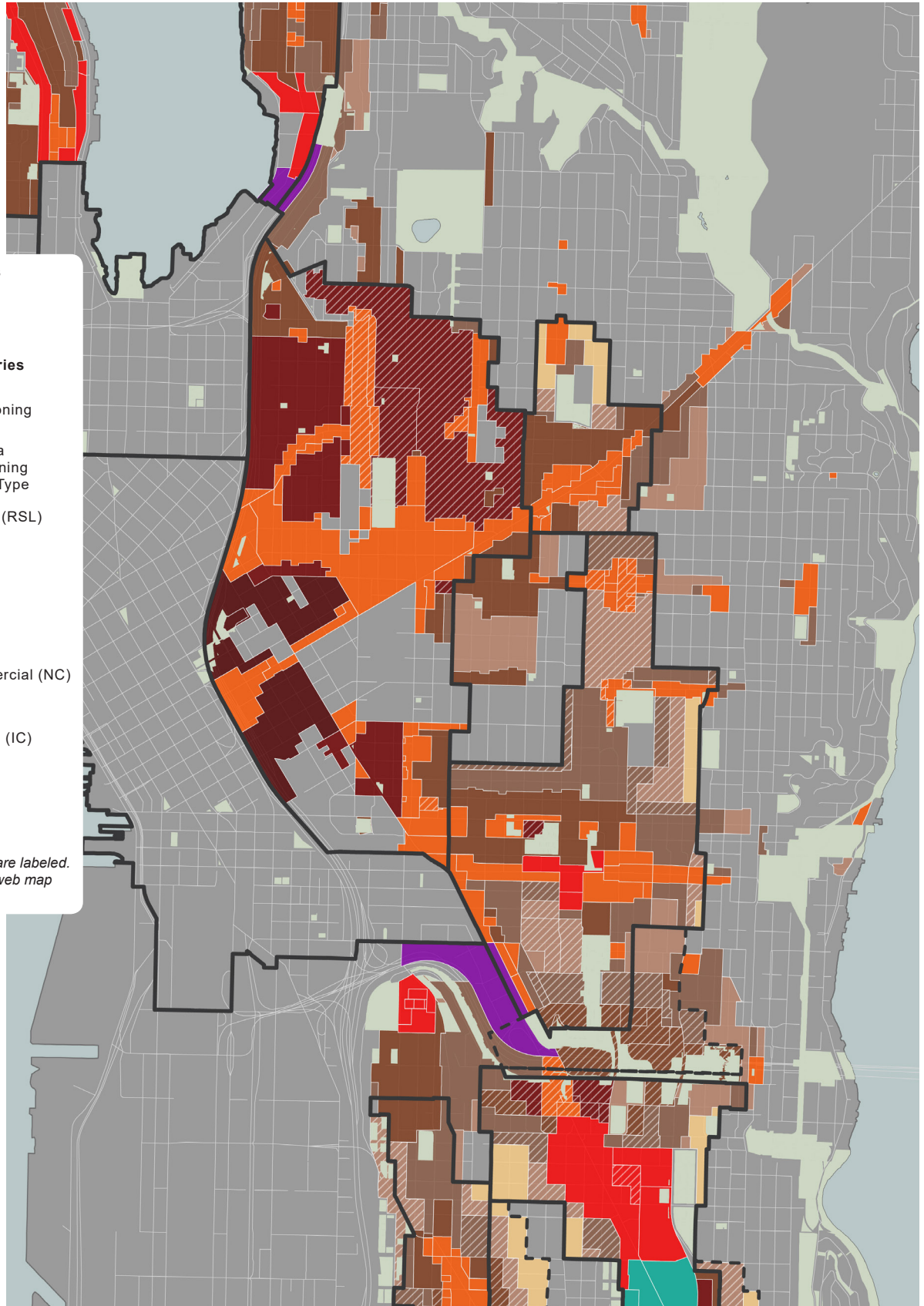
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

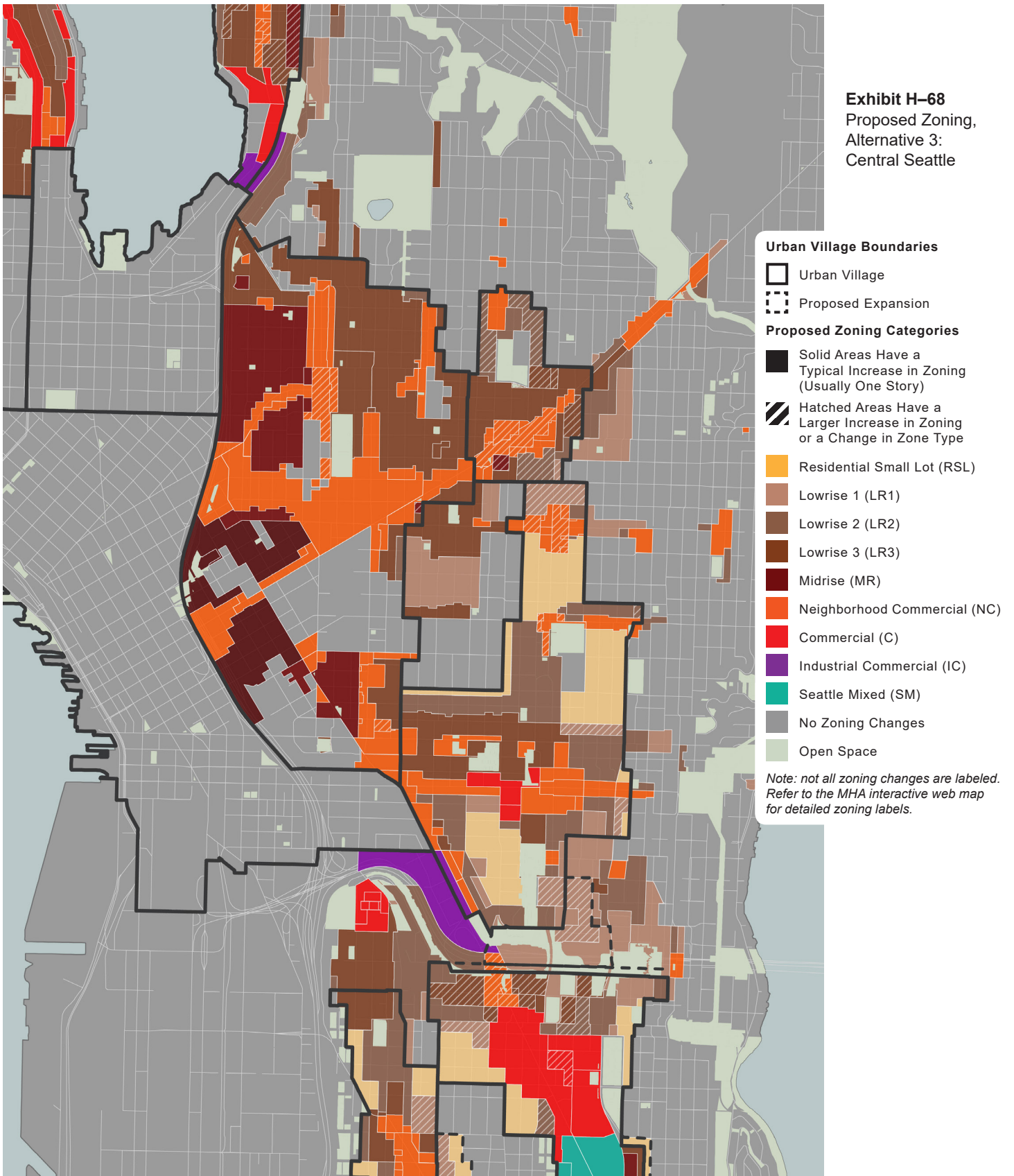
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

*Note: not all zoning changes are labeled.
Refer to the MHA interactive web map
for detailed zoning labels.*



Source: City of Seattle, 2017.



Exhibit H-68
Proposed Zoning,
Alternative 3:
Central Seattle
















Source: City of Seattle, 2017.

Exhibit H-69
Proposed Zoning,
Alternative 2:
Northeast Seattle

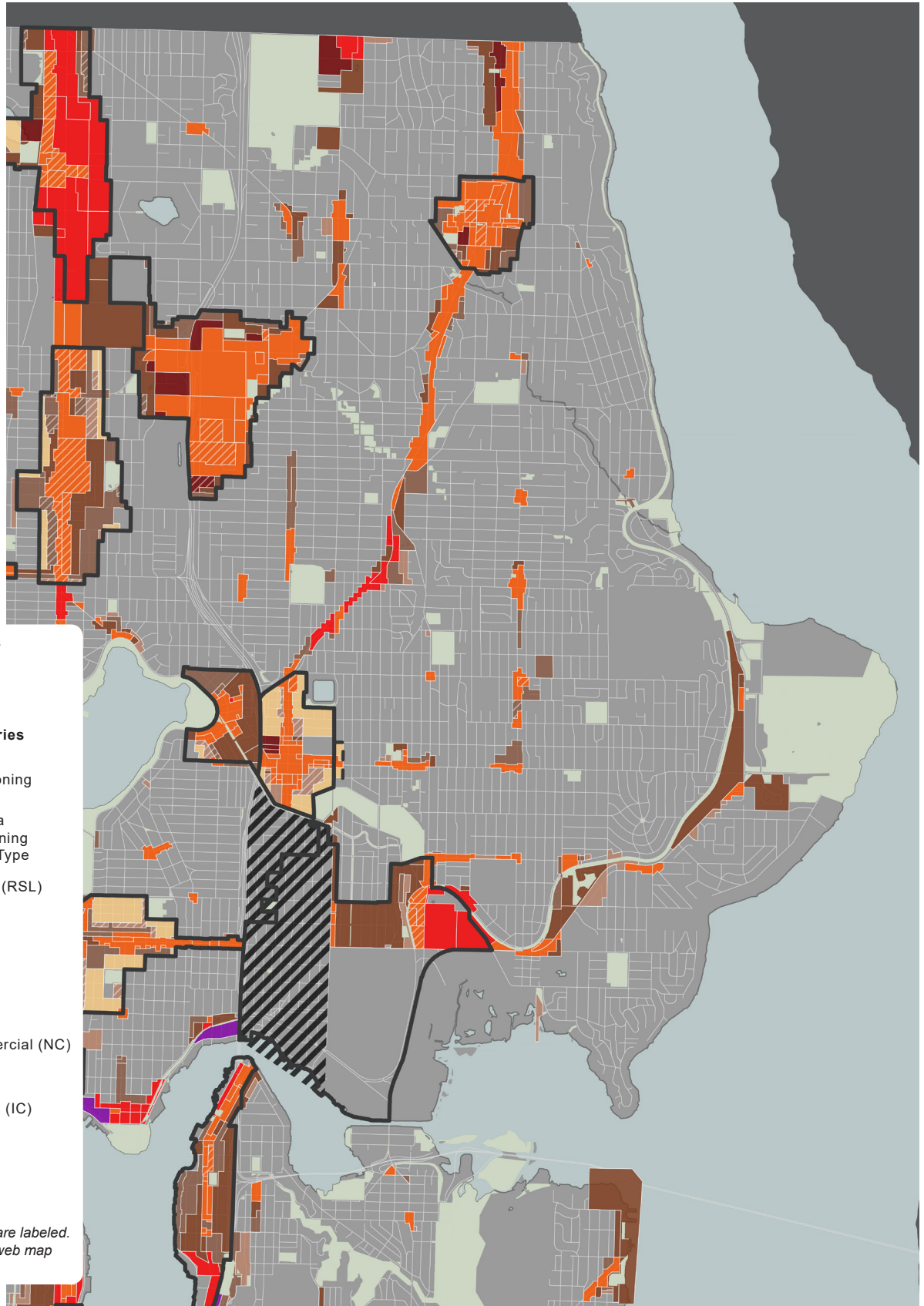
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

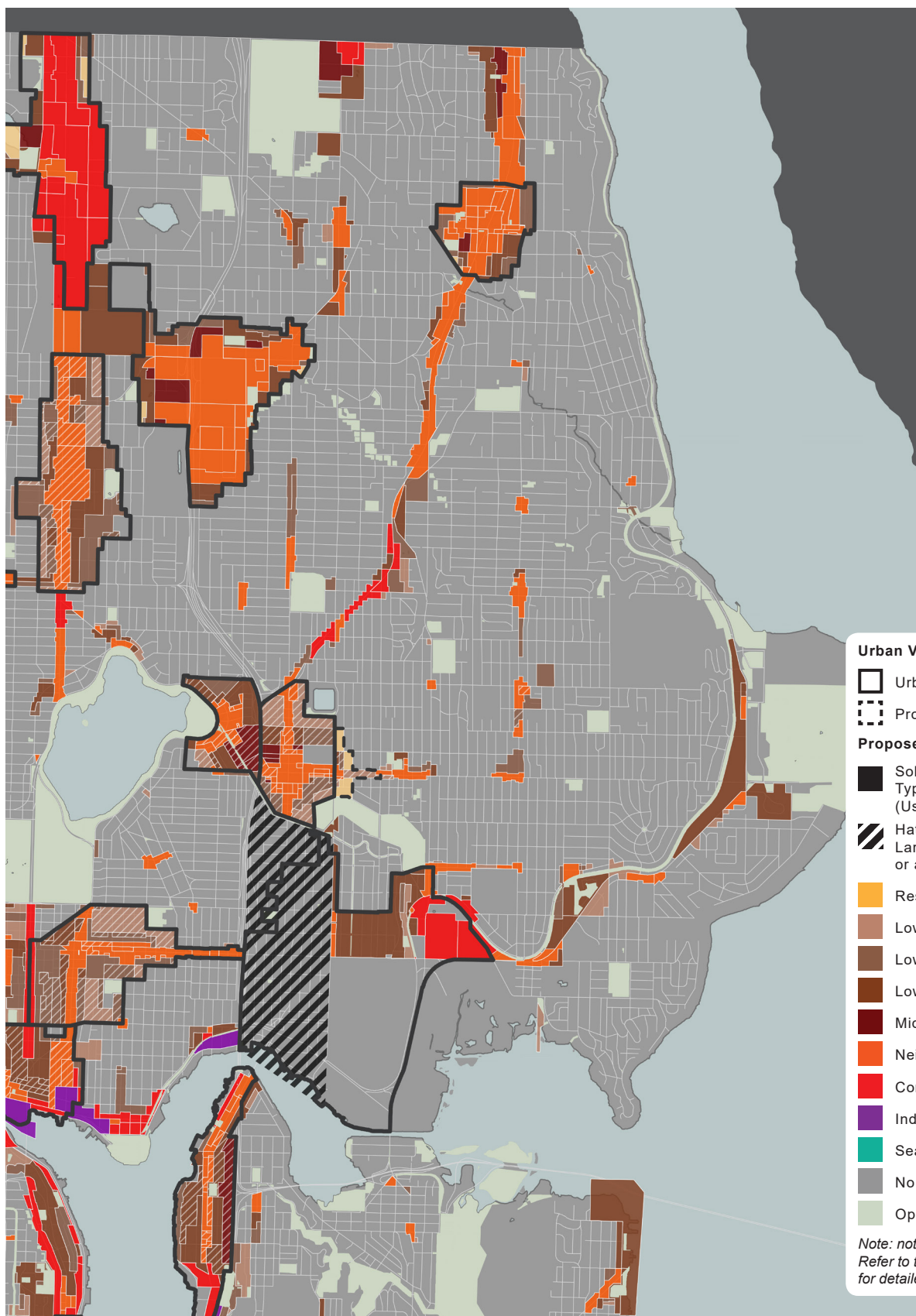
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

*Note: not all zoning changes are labeled.
Refer to the MHA interactive web map
for detailed zoning labels.*



Source: City of Seattle, 2017.

Exhibit H-70
Proposed Zoning,
Alternative 3:
Northeast Seattle



Source: City of Seattle, 2017.

Proposed Zoning Categories

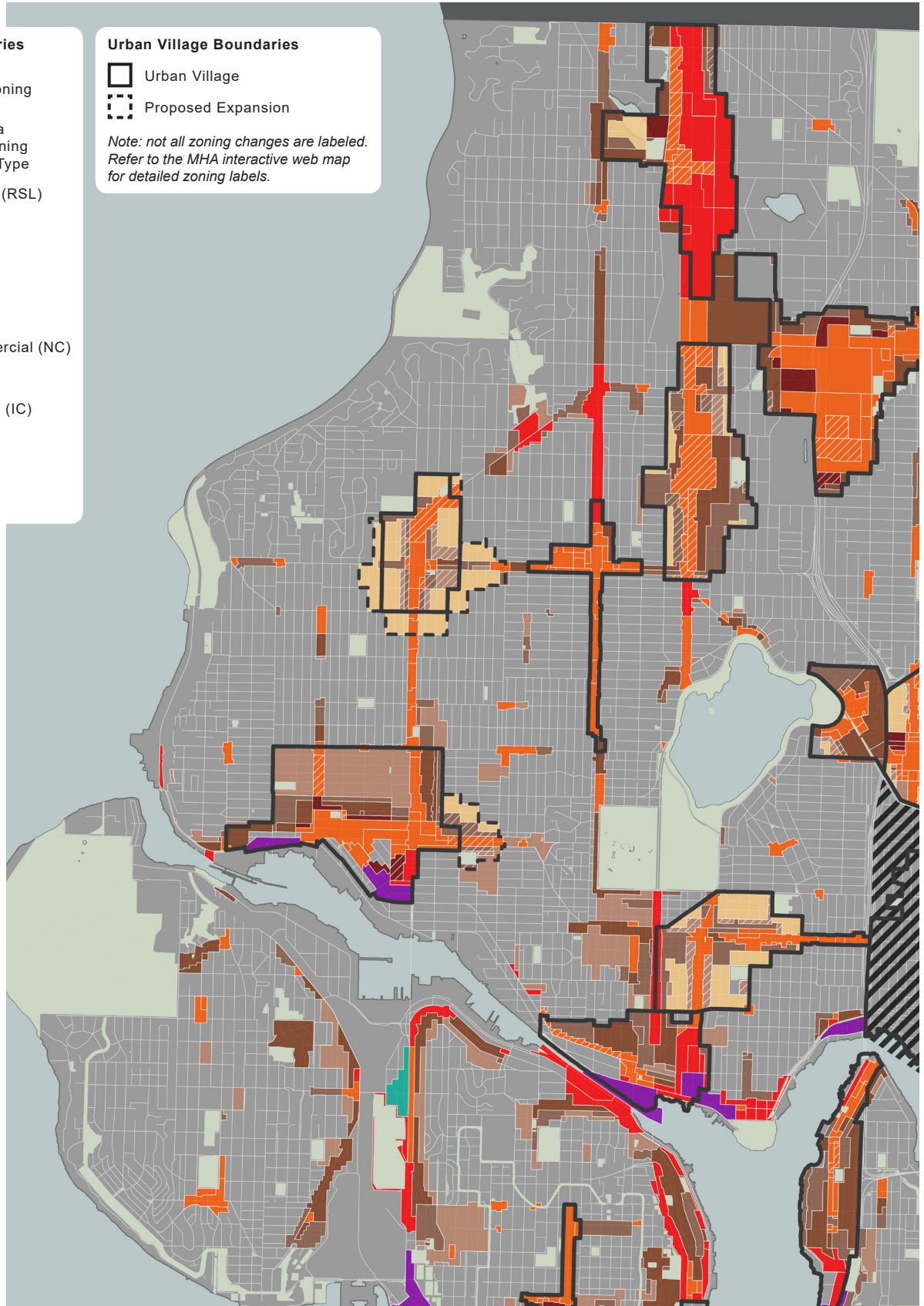
- Solid Areas Have a Typical Increase in Zoning (Usually One Story)
- Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
- Residential Small Lot (RSL)
- Lowrise 1 (LR1)
- Lowrise 2 (LR2)
- Lowrise 3 (LR3)
- Midrise (MR)
- Neighborhood Commercial (NC)
- Commercial (C)
- Industrial Commercial (IC)
- Seattle Mixed (SM)
- No Zoning Changes
- Open Space

Urban Village Boundaries

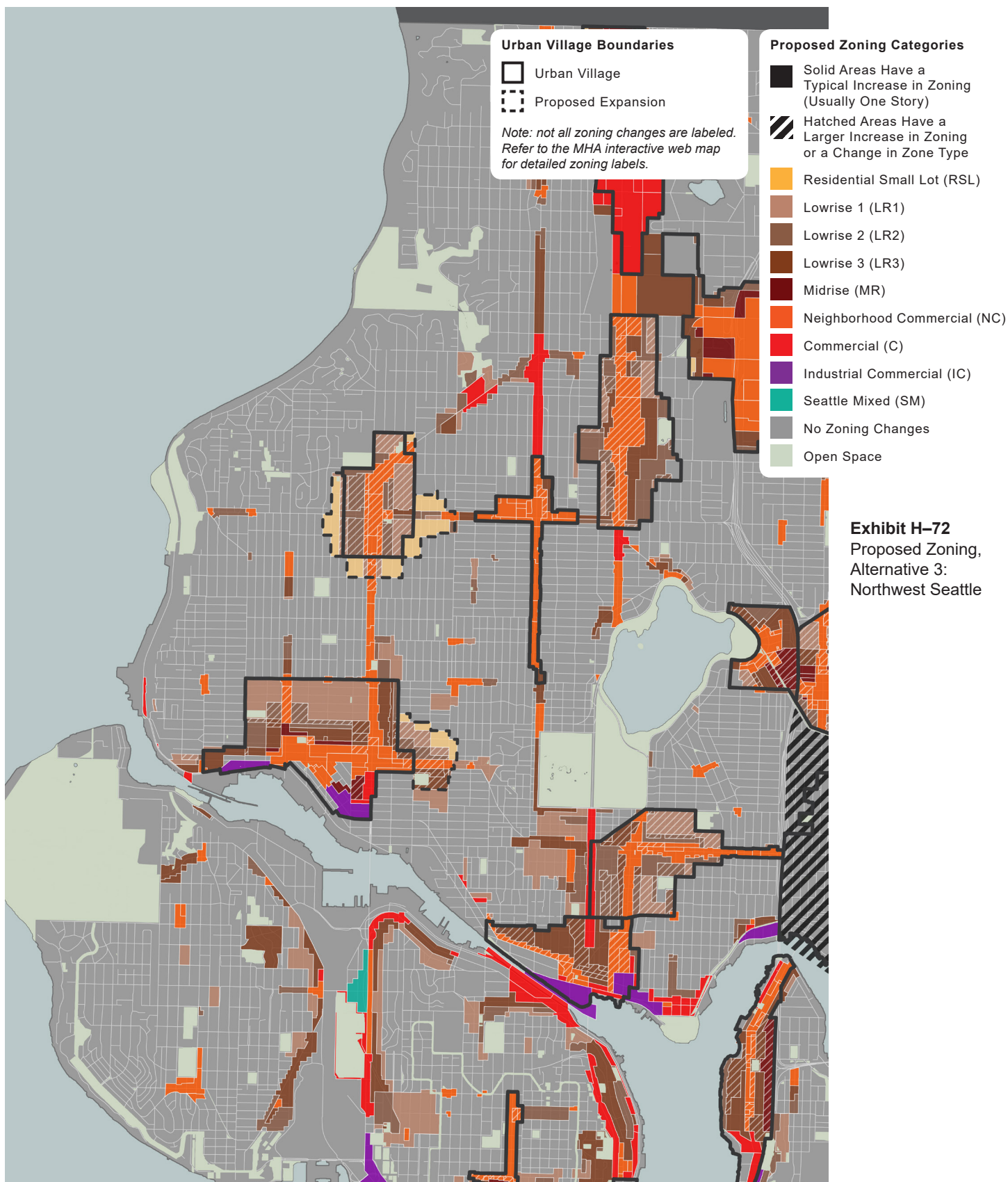
- Urban Village
- Proposed Expansion

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.

Exhibit H-71 Proposed Zoning, Alternative 2: Northwest Seattle





Source: City of Seattle, 2017.
















Source: City of Seattle, 2017.

Exhibit H-73
Proposed Zoning,
Alternative 2:
Southeast Seattle

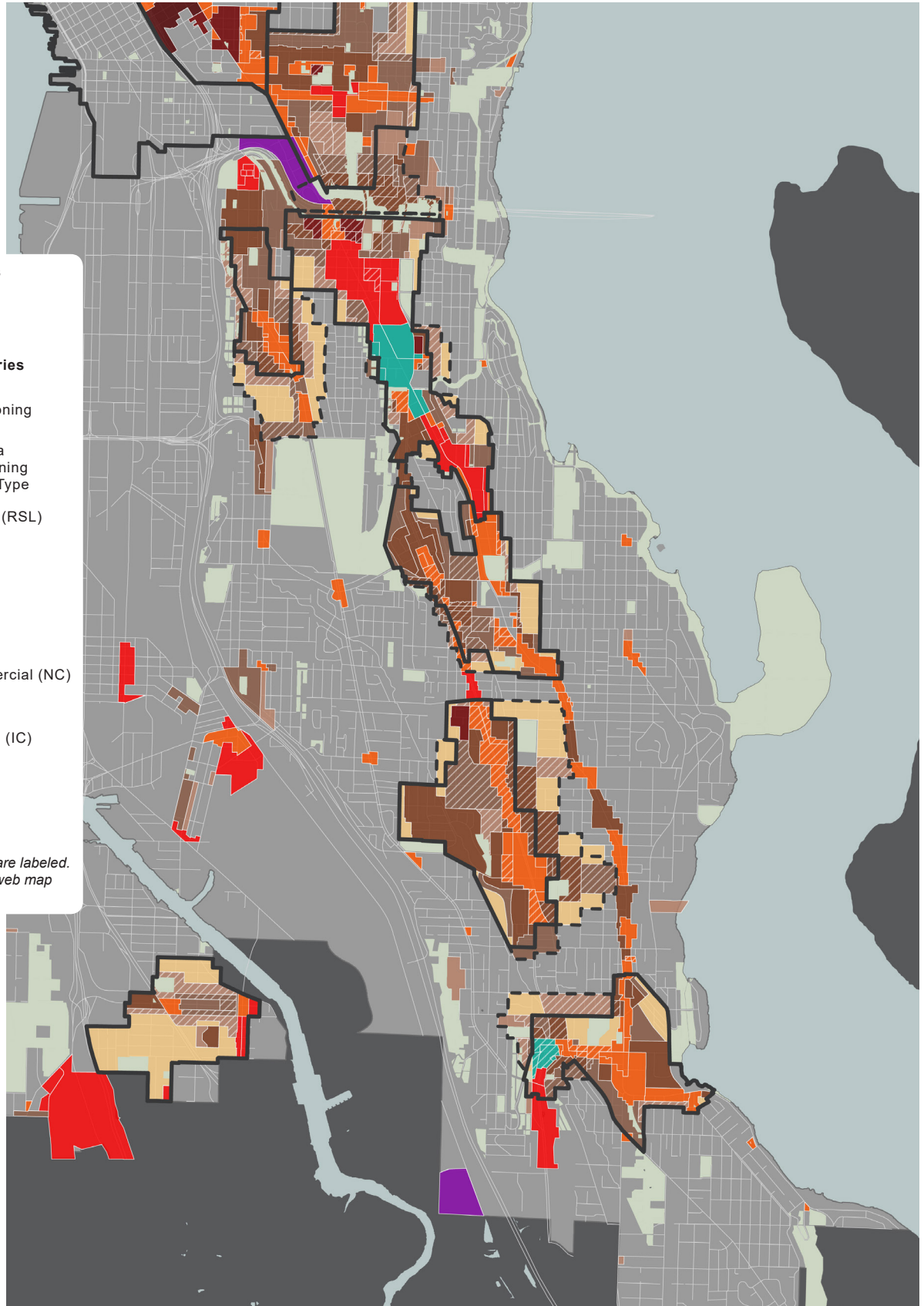
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

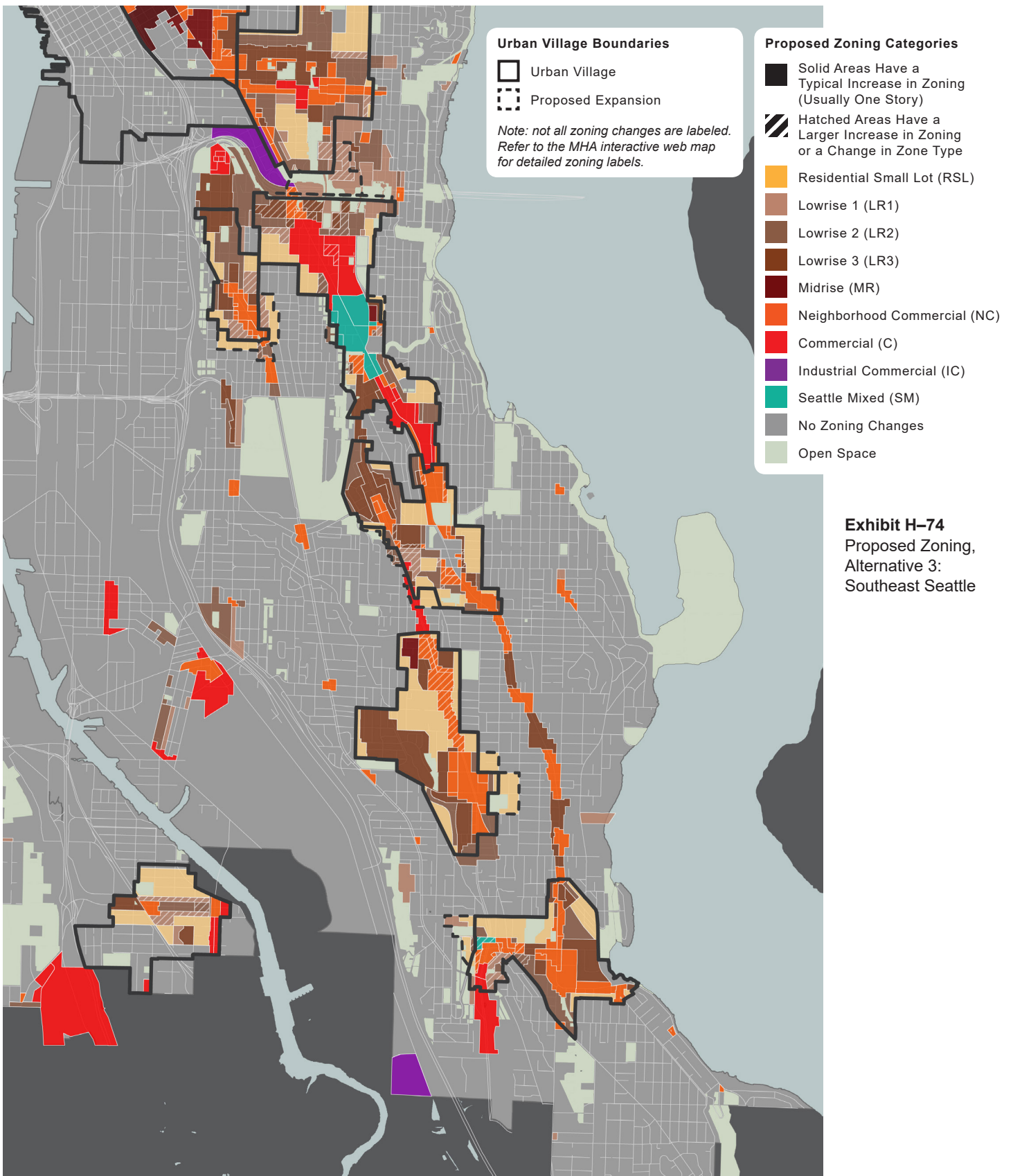
Proposed Zoning Categories

-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.



Source: City of Seattle, 2017.
















Source: City of Seattle, 2017.

Exhibit H-75
Proposed Zoning,
Alternative 2:
Southwest Seattle

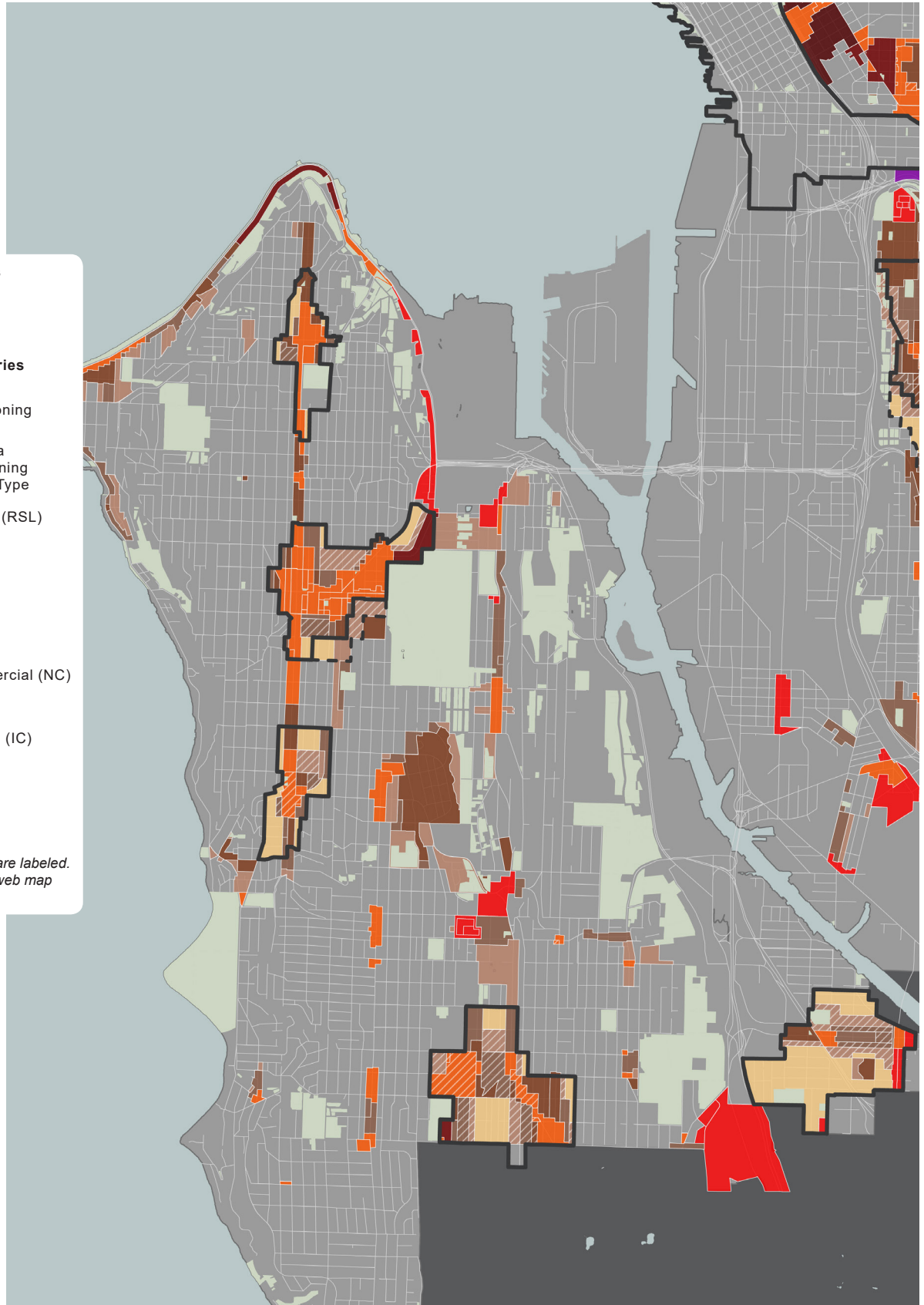
Urban Village Boundaries

-  Urban Village
-  Proposed Expansion

Proposed Zoning Categories

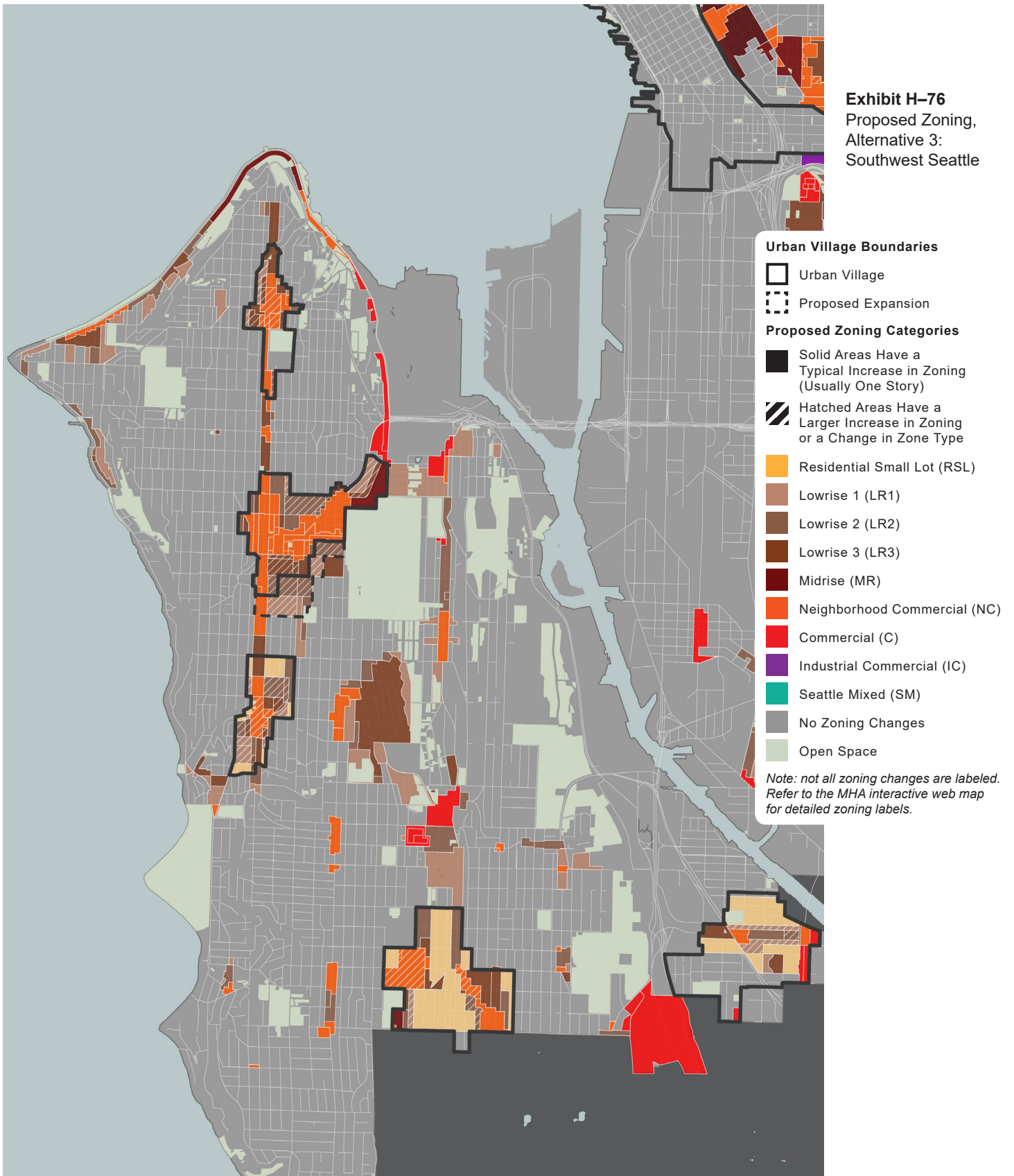
-  Solid Areas Have a Typical Increase in Zoning (Usually One Story)
-  Hatched Areas Have a Larger Increase in Zoning or a Change in Zone Type
-  Residential Small Lot (RSL)
-  Lowrise 1 (LR1)
-  Lowrise 2 (LR2)
-  Lowrise 3 (LR3)
-  Midrise (MR)
-  Neighborhood Commercial (NC)
-  Commercial (C)
-  Industrial Commercial (IC)
-  Seattle Mixed (SM)
-  No Zoning Changes
-  Open Space

Note: not all zoning changes are labeled. Refer to the MHA interactive web map for detailed zoning labels.



Source: City of Seattle, 2017.

Exhibit H-76
Proposed Zoning,
Alternative 3:
Southwest Seattle



Source: City of Seattle, 2017.



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