



West Seattle Junction/Genesee Hill

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b> 989		<b>Rights-of-Way:</b> 461		<b>Gross Land Acres:</b> 1,450		<b>Reservoirs/Water Bodies</b> 0		<b>Future Land Use Designation</b>					
<b>Current Land Use</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>	<b>% Net</b>	<b>Net Acres</b>	<b>% Net</b>		
<b>Single Family</b>	<b>700</b>	<b>Industrial Total</b>		<b>2</b>	City-Owned Open Space		77	7.8%	Downtown Areas:				
<b>Multi-Family Total</b>	<b>71</b>	Industrial		1	Private Open Space /Cemeteries		2	76.4%	Industrial Areas:				
Duplex/Triplex	18	Warehouse		1	Parking		6	6.7%	Master Planned Community:				
Multi-Family	43	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>45</b>	Vacant		22	9.1%	Major Institutions:				
Other Housing	11	Institutions		9	Unknown		1						
<b>Commercial/Mixed-Use Total</b>	<b>63</b>	Public Facilities		1	Easement								
Entertainment	2	Schools		35	Rights-of-Way:		461						
Hotel/Motel	1	Transp/Util/Comm		0	Reservoirs/Water Bodies								
Mixed Use	22												
Office	12												
Retail/Service	26												
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>821</b>	<b>83.0%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	5,367	231	191	15,596	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	106	1,768	447	287,003	0	NA	0	Midrise:			Downtown Harborfront 2:		
Midrise:						NA		Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	66	6.7%	Downtown Mixed Res/Comm:		
Commercial:						NA		Lowrise 1:	14	1.4%	Downtown Mixed Res/Res:		
Neigh. Commercial:	35	2,630	4,397	1,657,290	1,434,924	NA	4,784	Lowrise 2:	25	2.5%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	28	2.8%	Downtown Office Core 2:		
Industrial:						NA		<b>Single Family Residential:</b>	<b>755</b>	<b>76.4%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	755	76.4%	International District Mix:		
<b>Totals:</b>	<b>5,508</b>	<b>4,629</b>	<b>5,035</b>	<b>1,959,889</b>	<b>1,434,924</b>	<b>5,919</b>	<b>4,784</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>91</b>	<b>9.2%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	91	9.2%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	5	0.5%	<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
								Neighborhood Commercial 2:	39	3.9%	General Industrial 1:		
								Neighborhood Commercial 3:	47	4.7%	General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:			Industrial Commercial:		
								Commercial 2:			<b>Master Planned Community:</b>		
								Seattle Mixed:			<b>Major Institutions:</b>		
											<b>City-Owned Open Space</b>	<b>77</b>	<b>7.8%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Alki/Admiral

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b>	<b>627</b>	<b>Rights-of-Way:</b>	<b>269</b>	<b>Gross Land Acres:</b>	<b>896</b>	<b>Reservoirs/Water Bodies</b>	<b>0</b>						
<b>Current Land Use</b>								<b>Future Land Use Designation</b>					
<b>Single Family</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		City-Owned Open Space:	116	18.5%	Downtown Areas:		
<b>Multi-Family Total</b>		<b>88</b>		<b>Industrial Total</b>				Single Family Residential Areas:	391	62.4%	Industrial Areas:		
Duplex/Triplex	27	Warehouse		City-Owned Open Space	116	Private Open Space /Cemeteries	0	Multi-Family Residential Areas:	101	16.2%	Master Planned Community:		
Multi-Family	59	<b>Major Institution/Utilities /Public Facilities Total</b>	<b>8</b>	Parking	0	Vacant	29	Commercial / Mixed Use Areas:	19	3.0%	Major Institutions:		
Other Housing	2	Institutions	1	Unknown	1	Rights-of-Way:	269						
<b>Commercial/Mixed-Use Total</b>		<b>14</b>		Schools	1	Reservoirs/Water Bodies	0						
Entertainment	1	Public Facilities	2	Easement									
Hotel/Motel		Schools	1										
Mixed Use	4	Transp/Util/Comm	3										
Office	1												
Retail/Service	8												
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>493</b>	<b>78.6%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	2,398	267	387	0	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	259	2,409	362	50,420	0	NA	0	Midrise:	12	1.9%	Downtown Harborfront 2:		
Midrise:	30	429	116	0	0	NA	0	Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	90	14.3%	Downtown Mixed Res/Comm:		
Commercial:	0	0		20,398		NA		Lowrise 1:	36	5.7%	Downtown Mixed Res/Res:		
Neigh. Commercial:	5	442	522	240,750	27,060	NA	91	Lowrise 2:	26	4.1%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	28	4.4%	Downtown Office Core 2:		
Industrial:						NA		<b>Single Family Residential:</b>	<b>391</b>	<b>62.4%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	391	62.4%	International District Mix:		
<b>Totals:</b>	<b>2,692</b>	<b>3,547</b>	<b>1,387</b>	<b>311,568</b>	<b>27,060</b>	<b>1,723</b>	<b>91</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>19</b>	<b>3.0%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	17	2.7%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	4	0.6%	<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
								Neighborhood Commercial 2:	12	1.9%	General Industrial 1:		
								Neighborhood Commercial 3:	1	0.2%	General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:	2	0.2%	Industrial Commercial:		
								Commercial 2:			<b>Master Planned Community:</b>		
								Seattle Mixed:			<b>Major Institutions:</b>		
											<b>City-Owned Open Space</b>	<b>116</b>	<b>18.5%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

# Arbor Heights

## CURRENT AND FUTURE LAND USE

Net Land Acres * : 608		Rights-of-Way: 172		Gross Land Acres: 780		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>							
<b>Single Family</b>		<b>523</b>		<b>Industrial Total</b>		City-Owned Open Space		25		Downtown Areas:					
<b>Multi-Family Total</b>		<b>9</b>		Industrial		Private Open Space /Cemeteries		0		Industrial Areas:					
Duplex/Triplex		3		Warehouse		Parking				Master Planned Community:					
Multi-Family		6		<b>Major Institution/Utilities /Public Facilities Total</b>		11		33		Major Institutions:					
Other Housing		0		Institutions		5		3							
<b>Commercial/Mixed-Use Total</b>				Public Facilities		6		172							
Entertainment		4		Schools		6		Reservoirs/Water Bodies							
Hotel/Motel				Transp/Util/Comm											
Mixed Use															
Office		0													
Retail/Service		1													
<b>Development Capacity</b>															
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity								
Single Family:	2,595	26	331	6,919	0	NA	0								
Lowrise:	0	108	74	0	0	NA	0								
Midrise:						NA									
Highrise:						NA									
Commercial:						NA									
Neigh. Commercial:	0	35	11	2,052	0	NA	0								
Downtown:						NA									
Industrial:						NA									
Master Plan Community:						NA									
<b>Totals:</b>	<b>2,595</b>	<b>169</b>	<b>416</b>	<b>8,971</b>	<b>0</b>	<b>263</b>	<b>0</b>								
<b>Future Land Use Designation</b>															
City-Owned Open Space:										25		4.0%		Downtown Areas:	
Single Family Residential Areas:										573		94.2%		Industrial Areas:	
Multi-Family Residential Areas:										7		1.2%		Master Planned Community:	
Commercial / Mixed Use Areas:										3		0.5%		Major Institutions:	
<b>Zoning Category Designation</b>															
<b>Residential Total:</b>										<b>580</b>		<b>95.4%</b>		<b>Downtown:</b>	
<b>Multi-Family Residential:</b>														<b>0 0.0%</b>	
Midrise:														Downtown Harborfront 1:	
Highrise:														Downtown Harborfront 2:	
Lowrise Total:										7		1.2%		Downtown Mixed Commercial:	
Lowrise 1:														Downtown Mixed Res/Comm:	
Lowrise 2:														Downtown Mixed Res/Res:	
Lowrise 3:										7		1.2%		Downtown Office Core 1:	
<b>Single Family Residential:</b>										<b>573</b>		<b>94.2%</b>		Downtown Office Core 2:	
Single Family:										573		94.2%		Downtown Retail Core:	
Residential Small Lot:														International District Mix:	
<b>Commercial / Mixed Use:</b>										<b>3</b>		<b>0.5%</b>		International District Residential:	
Neighborhood Commercial Total:										3		0.5%		Pike Market Mixed:	
Neighborhood Commercial 1:										0		0.1%		<b>Industrial:</b>	
Neighborhood Commercial 2:										1		0.1%		<b>0 0.0%</b>	
Neighborhood Commercial 3:										2		0.4%		General Industrial 1:	
Commercial Total:														General Industrial 2:	
Commercial 1:														Industrial Buffer:	
Commercial 2:														Industrial Commercial:	
Seattle Mixed:														<b>Master Planned Community:</b>	
														<b>Major Institutions:</b>	
														<b>City-Owned Open Space</b>	
														<b>25 4.0%</b>	

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

North Delridge

CURRENT AND FUTURE LAND USE

Net Land Acres * : 1,298		Rights-of-Way: 307		Gross Land Acres: 1,605		Reservoirs/Water Bodies 3		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>					
<b>Single Family</b>		<b>141</b>		<b>Industrial Total</b>		<b>222</b>		City-Owned Open Space		329			
<b>Multi-Family Total</b>		<b>39</b>		Industrial		177		Private Open Space /Cemeteries		-1			
Duplex/Triplex		9		Warehouse		45		Parking		1			
Multi-Family		29		<b>Major Institution/Utilities /Public Facilities Total</b>		<b>437</b>		Vacant		102			
Other Housing		0		Institutions		0		Unknown		1			
<b>Commercial/Mixed-Use Total</b>		<b>27</b>		Public Facilities		1		Easement					
Entertainment		3		Schools		14		Rights-of-Way:		307			
Hotel/Motel				Transp/Util/Comm		422		Reservoirs/Water Bodies		3			
Mixed Use		5											
Office		16											
Retail/Service		4											
<b>Development Capacity</b>													
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity						
Single Family:	979	83	284	63,297	0	NA	0						
Lowrise:	207	365	397	19,260	0	NA	0						
Midrise:	9	777	877	0	0	NA	0						
Highrise:						NA							
Commercial:	33	519	1,112	353,314	177,585	NA	594						
Neigh. Commercial:	4	64	132	21,835	29,767	NA	98						
Downtown:	0	0		0		NA							
Industrial:	9	0	0	3,386,689	1,138,491	NA	2,531						
Master Plan Community:						NA							
<b>Totals:</b>	<b>1,241</b>	<b>1,808</b>	<b>2,802</b>	<b>3,844,395</b>	<b>1,345,843</b>	<b>6,200</b>	<b>3,223</b>						
<b>Future Land Use Designation</b>													
City-Owned Open Space:										329		25.3%	
Single Family Residential Areas:										179		13.8%	
Multi-Family Residential Areas:										51		3.9%	
Commercial / Mixed Use Areas:										26		2.0%	
<b>Zoning Category Designation</b>													
<b>Residential Total:</b>										<b>230</b>		<b>17.7%</b>	
<b>Multi-Family Residential:</b>													
Midrise:										11		0.9%	
Highrise:													
Lowrise Total:										39		3.0%	
Lowrise 1:										32		2.5%	
Lowrise 2:										7		0.5%	
Lowrise 3:													
<b>Single Family Residential:</b>										<b>179</b>		<b>13.8%</b>	
Single Family:										179		13.8%	
Residential Small Lot:													
<b>Commercial / Mixed Use:</b>										<b>26</b>		<b>2.0%</b>	
Neighborhood Commercial Total:										3		0.2%	
Neighborhood Commercial 1:										2		0.1%	
Neighborhood Commercial 2:													
Neighborhood Commercial 3:										1		0.1%	
Commercial Total:										23		1.8%	
Commercial 1:										21		1.6%	
Commercial 2:										2		0.2%	
Seattle Mixed:													
<b>Downtown:</b>										<b>0</b>		<b>0.0%</b>	
Downtown Harborfront 1:													
Downtown Harborfront 2:													
Downtown Mixed Commercial:													
Downtown Mixed Res/Comm:													
Downtown Mixed Res/Res:													
Downtown Office Core 1:													
Downtown Office Core 2:													
Downtown Retail Core:													
International District Mix:													
International District Residential:													
Pike Market Mixed:													
Pioneer Square Mixed:													
<b>Industrial:</b>										<b>714</b>		<b>55.0%</b>	
General Industrial 1:										546		42.1%	
General Industrial 2:										156		12.0%	
Industrial Buffer:										12		0.9%	
Industrial Commercial:													
<b>Master Planned Community:</b>													
<b>Major Institutions:</b>													
<b>City-Owned Open Space</b>										<b>329</b>		<b>25.3%</b>	

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

# High Point

## CURRENT AND FUTURE LAND USE

Net Land Acres * : 420		Rights-of-Way: 134		Gross Land Acres: 554		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
<b>Current Land Use</b>				<b>Net Acres</b>				<b>Net Acres</b>		<b>Net Acres</b>			
<b>Single Family</b>		<b>138</b>		<b>Industrial Total</b>		<b>2</b>		City-Owned Open Space		74			
<b>Multi-Family Total</b>		<b>73</b>		Industrial				Private Open Space /Cemeteries		44			
Duplex/Triplex		2		Warehouse		2		Parking		0			
Multi-Family		66		<b>Major Institution/Utilities /Public Facilities Total</b>		<b>20</b>		Vacant		47			
Other Housing		5		Institutions		6		Unknown		4			
<b>Commercial/Mixed-Use Total</b>		<b>17</b>		Public Facilities		5		Easement					
Entertainment				Schools		6		Rights-of-Way:		134			
Hotel/Motel				Transp/Util/Comm		3		Reservoirs/Water Bodies					
Mixed Use		2											
Office		3											
Retail/Service		13											
<b>Development Capacity</b>				Adjusted**		Adjusted**							
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity						
Single Family:	830	10	220	25,588	0	NA	0						
Lowrise:	248	1,859	458	46,145	0	NA	0						
Midrise:						NA							
Highrise:						NA							
Commercial:	1	30	749	171,522	140,833	NA	468						
Neigh. Commercial:	10	220	462	131,186	31,799	NA	103						
Downtown:						NA							
Industrial:						NA							
Master Plan Community:						NA							
<b>Totals:</b>	<b>1,089</b>	<b>2,119</b>	<b>1,889</b>	<b>374,441</b>	<b>172,632</b>	<b>999</b>	<b>571</b>						
<b>Future Land Use Designation</b>		<b>Net Acres</b>		<b>% Net</b>		<b>Net Acres</b>		<b>% Net</b>					
City-Owned Open Space:		74		17.6%		Downtown Areas:							
Single Family Residential Areas:		163		39.0%		Industrial Areas:							
Multi-Family Residential Areas:		142		34.0%		Master Planned Community:							
Commercial / Mixed Use Areas:		40		9.4%		Major Institutions:							
<b>Zoning Category Designation</b>													
<b>Residential Total:</b>		<b>306</b>		<b>72.9%</b>		<b>Downtown:</b>		<b>0</b>		<b>0.0%</b>			
<b>Multi-Family Residential:</b>						Downtown Harborfront 1:							
Midrise:						Downtown Harborfront 2:							
Highrise:						Downtown Mixed Commercial:							
Lowrise Total:		143		34.1%		Downtown Mixed Res/Comm:							
Lowrise 1:		46		11.0%		Downtown Mixed Res/Res:							
Lowrise 2:		23		5.5%		Downtown Office Core 1:							
Lowrise 3:		74		17.6%		Downtown Office Core 2:							
<b>Single Family Residential:</b>		<b>163</b>		<b>38.8%</b>		Downtown Retail Core:							
Single Family:		163		38.8%		International District Mix:							
Residential Small Lot:						International District Residential:							
<b>Commercial / Mixed Use:</b>		<b>40</b>		<b>9.4%</b>		Pike Market Mixed:							
Neighborhood Commercial Total:		15		3.6%		Pioneer Square Mixed:							
Neighborhood Commercial 1:						<b>Industrial:</b>		<b>0</b>		<b>0.0%</b>			
Neighborhood Commercial 2:		15		3.6%		General Industrial 1:							
Neighborhood Commercial 3:						General Industrial 2:							
Commercial Total:						Industrial Buffer:							
Commercial 1:		24		5.8%		Industrial Commercial:							
Commercial 2:						<b>Master Planned Community:</b>							
Seattle Mixed:						<b>Major Institutions:</b>							
						<b>City-Owned Open Space</b>		<b>74</b>		<b>17.6%</b>			

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

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Riverview

CURRENT AND FUTURE LAND USE

Net Land Acres * : 848		Rights-of-Way: 151		Gross Land Acres: 999		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
<b>Current Land Use</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>							
<b>Single Family</b>	<b>269</b>	<b>Industrial Total</b>		<b>68</b>	City-Owned Open Space		195						
<b>Multi-Family Total</b>	<b>16</b>	Industrial		59	Private Open Space /Cemeteries		4					195	23.0%
Duplex/Triplex	2	Warehouse		9	Parking		0						
Multi-Family	15	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>192</b>	Vacant		99						
Other Housing	0	Institutions		1	Unknown		1						
<b>Commercial/Mixed-Use Total</b>	<b>3</b>	Public Facilities		0	Easement								
Entertainment		Schools		98	Rights-of-Way:		151						
Hotel/Motel		Transp/Util/Comm		93	Reservoirs/Water Bodies								
Mixed Use	0												
Office	2												
Retail/Service	1												
<b>Development Capacity</b>													
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity						
Single Family:	1,450	75	700	2,790	0	NA	0						
Lowrise:	34	197	168	25,398	0	NA	0						
Midrise:						NA							
Highrise:						NA							
Commercial:	0	0	88	2,360	7,428	NA	25						
Neigh. Commercial:	4	16	100	5,607	10,523	NA	33						
Downtown:						NA							
Industrial:	1	0	0	1,065,892	108,559	NA	241						
Master Plan Community:						NA							
<b>Totals:</b>	<b>1,489</b>	<b>288</b>	<b>1,056</b>	<b>1,102,047</b>	<b>126,510</b>	<b>2,151</b>	<b>299</b>						
								<b>Future Land Use Designation</b>		<b>Net Acres</b>	<b>% Net</b>	<b>Net Acres</b>	<b>% Net</b>
								City-Owned Open Space:		195	23.0%	Downtown Areas:	
								Single Family Residential Areas:		354	41.7%	Industrial Areas:	
								Multi-Family Residential Areas:		14	1.6%	195	
								Commercial / Mixed Use Areas:		3	0.4%	Master Planned Community:	
												87	
												10.3%	
												Major Institutions:	
												87	
												10.3%	
												City-Owned Open Space	
												195	
												23.0%	
								<b>Zoning Category Designation</b>					
								<b>Residential Total:</b>		<b>368</b>	<b>43.4%</b>	<b>Downtown:</b>	
								<b>Multi-Family Residential:</b>				<b>0</b>	
								Midrise:				Downtown Harborfront 1:	
								Highrise:				Downtown Harborfront 2:	
								Lowrise Total:		14	1.6%	Downtown Mixed Commercial:	
								Lowrise 1:		2	0.2%	Downtown Mixed Res/Comm:	
								Lowrise 2:		12	1.4%	Downtown Mixed Res/Res:	
								Lowrise 3:				Downtown Office Core 1:	
								<b>Single Family Residential:</b>		<b>354</b>	<b>41.7%</b>	Downtown Office Core 2:	
								Single Family:		354	41.7%	Downtown Retail Core:	
								Residential Small Lot:				International District Mix:	
												International District Residential:	
								<b>Commercial / Mixed Use:</b>		<b>3</b>	<b>0.4%</b>	Pike Market Mixed:	
								Neighborhood Commercial Total:		2	0.2%	Pioneer Square Mixed:	
								Neighborhood Commercial 1:		0	0.0%	<b>Industrial:</b>	
								Neighborhood Commercial 2:		2	0.2%	<b>195</b>	
								Neighborhood Commercial 3:				<b>23.0%</b>	
								Commercial Total:				General Industrial 1:	
								Commercial 1:		1	0.1%	173	
								Commercial 2:				20.3%	
								Seattle Mixed:				General Industrial 2:	
												17	
												1.9%	
												Industrial Buffer:	
												6	
												0.7%	
												Industrial Commercial:	
												<b>Master Planned Community:</b>	
												<b>Major Institutions:</b>	
												<b>87</b>	
												<b>10.3%</b>	
												<b>City-Owned Open Space</b>	
												<b>195</b>	
												<b>23.0%</b>	

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Roxhill/Westwood

CURRENT AND FUTURE LAND USE

Net Land Acres * : 701		Rights-of-Way: 277		Gross Land Acres: 978		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>					
<b>Single Family</b>	<b>477</b>	<b>Industrial Total</b>		<b>1</b>	City-Owned Open Space		25	Downtown Areas:					
<b>Multi-Family Total</b>	<b>72</b>	Industrial		0	Private Open Space /Cemeteries		5	Industrial Areas:					
Duplex/Triplex	6	Warehouse		1	Parking		0	Master Planned Community:					
Multi-Family	63	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>40</b>	Vacant		16	Major Institutions:					
Other Housing	3	Institutions		8	Unknown		0						
<b>Commercial/Mixed-Use Total</b>	<b>65</b>	Public Facilities		3	Easement								
Entertainment	25	Schools		27	Rights-of-Way:		277						
Hotel/Motel		Transp/Util/Comm		2	Reservoirs/Water Bodies								
Mixed Use	3												
Office	3												
Retail/Service	34												
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>624</b>	<b>89.0%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	3,253	30	156	8,120	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	117	1,726	642	5,654	0	NA	0	Midrise:	4	0.6%	Downtown Harborfront 2:		
Midrise:	0	175	334	14,189	0	NA	0	Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	78	11.1%	Downtown Mixed Res/Comm:		
Commercial:	2	31	846	446,104	13,216	NA	44	Lowrise 1:	31	4.4%	Downtown Mixed Res/Res:		
Neigh. Commercial:	7	333	815	169,819	55,710	NA	186	Lowrise 2:	27	3.8%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	20	2.9%	Downtown Office Core 2:		
Industrial:						NA		<b>Single Family Residential:</b>	<b>542</b>	<b>77.3%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	542	77.3%	International District Mix:		
<b>Totals:</b>	<b>3,379</b>	<b>2,295</b>	<b>2,793</b>	<b>643,886</b>	<b>68,926</b>	<b>2,138</b>	<b>230</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>52</b>	<b>7.5%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	18	2.6%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	1	0.2%	<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
								Neighborhood Commercial 2:	16	2.3%	General Industrial 1:		
								Neighborhood Commercial 3:	1	0.1%	General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:	34	4.9%	Industrial Commercial:		
								Commercial 2:			<b>Master Planned Community:</b>		
								Seattle Mixed:			<b>Major Institutions:</b>		
											<b>City-Owned Open Space</b>	<b>25</b>	<b>3.6%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.



# Highland Park

## CURRENT AND FUTURE LAND USE

Net Land Acres * : 685		Rights-of-Way: 206		Gross Land Acres: 891		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net						
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>											
<b>Single Family</b>		<b>283</b>		<b>Industrial Total</b>		<b>69</b>		City-Owned Open Space		188									
<b>Multi-Family Total</b>		<b>25</b>		Industrial		26		Private Open Space /Cemeteries		0									
Duplex/Triplex		3		Warehouse		43		Parking		1									
Multi-Family		18		<b>Major Institution/Utilities /Public Facilities Total</b>		<b>31</b>		Vacant		73									
Other Housing		4		Institutions		8		Unknown		0									
<b>Commercial/Mixed-Use Total</b>		<b>16</b>		Public Facilities		12		Easement											
Entertainment				Schools		4		Rights-of-Way:		206									
Hotel/Motel				Transp/Util/Comm		6		Reservoirs/Water Bodies											
Mixed Use																			
Office		5																	
Retail/Service		10																	
<b>Development Capacity</b>																			
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity												
Single Family:	1,778	79	173	29,920	0	NA	0												
Lowrise:	92	449	348	42,834	0	NA	0												
Midrise:						NA													
Highrise:						NA													
Commercial:	0	449	91	67,077	8,640	NA	29												
Neigh. Commercial:	6	15	227	49,984	14,184	NA	48												
Downtown:						NA													
Industrial:	2	0	0	550,965	462,088	NA	1,027												
Master Plan Community:						NA													
<b>Totals:</b>	<b>1,878</b>	<b>992</b>	<b>839</b>	<b>740,780</b>	<b>484,912</b>	<b>1,925</b>	<b>1,104</b>												
								<b>Zoning Category Designation</b>											
								<b>Residential Total:</b>		<b>350</b>		<b>51.0%</b>		<b>Downtown:</b>		<b>0</b>		<b>0.0%</b>	
								<b>Multi-Family Residential:</b>						Downtown Harborfront 1:					
								Midrise:						Downtown Harborfront 2:					
								Highrise:						Downtown Mixed Commercial:					
								Lowrise Total:		30		4.4%		Downtown Mixed Res/Comm:					
								Lowrise 1:		13		1.9%		Downtown Mixed Res/Res:					
								Lowrise 2:		13		1.9%		Downtown Office Core 1:					
								Lowrise 3:		4		0.6%		Downtown Office Core 2:					
								<b>Single Family Residential:</b>		<b>320</b>		<b>46.6%</b>		Downtown Retail Core:					
								Single Family:		320		46.6%		International District Mix:					
								Residential Small Lot:						International District Residential:					
								<b>Commercial / Mixed Use:</b>		<b>73</b>		<b>10.7%</b>		Pike Market Mixed:					
								Neighborhood Commercial Total:		5		0.8%		Pioneer Square Mixed:					
								Neighborhood Commercial 1:		2		0.3%		<b>Industrial:</b>		<b>75</b>		<b>10.9%</b>	
								Neighborhood Commercial 2:		3		0.4%		General Industrial 1:					
								Neighborhood Commercial 3:						General Industrial 2:		47		6.8%	
								Commercial Total:		68		9.9%		Industrial Buffer:		28		4.1%	
								Commercial 1:		2		0.3%		Industrial Commercial:					
								Commercial 2:		66		9.6%		<b>Master Planned Community:</b>					
								Seattle Mixed:						<b>Major Institutions:</b>					
														<b>City-Owned Open Space</b>		<b>188</b>		<b>27.4%</b>	

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

South Beacon Hill/NewHolly

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b> 1,090		<b>Rights-of-Way:</b> 453		<b>Gross Land Acres:</b> 1,543		<b>Reservoirs/Water Bodies</b> 0		<b>Future Land Use Designation</b>					
<b>Current Land Use</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>	<b>% Net</b>		<b>Net Acres</b>	<b>% Net</b>	
<b>Single Family</b>	<b>478</b>	<b>Industrial Total</b>	<b>108</b>	City-Owned Open Space	83			City-Owned Open Space:	83	7.6%	Downtown Areas:		
<b>Multi-Family Total</b>	<b>52</b>	Industrial	24	Private Open Space /Cemeteries	3			Single Family Residential Areas:	589	54.0%	Industrial Areas:	214	
Duplex/Triplex	4	Warehouse	84	Parking	5			Multi-Family Residential Areas:	131	12.0%	Master Planned Community:		
Multi-Family	44	<b>Major Institution/Utilities /Public Facilities Total</b>	<b>83</b>	Vacant	242			Commercial / Mixed Use Areas:	74	6.7%	Major Institutions:		
Other Housing	3	Institutions	10	Unknown	8								
<b>Commercial/Mixed-Use Total</b>	<b>28</b>	Public Facilities	14	Easement									
Entertainment	2	Schools	25	Rights-of-Way:	453								
Hotel/Motel		Transp/Util/Comm	33	Reservoirs/Water Bodies									
Mixed Use	0												
Office	5												
Retail/Service	21												
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>730</b>	<b>66.9%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	2,809	44	839	22,601	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	222	1,206	650	92,453	0	NA	0	Midrise:			Downtown Harborfront 2:		
Midrise:						NA		Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	128	11.7%	Downtown Mixed Res/Comm:		
Commercial:	6	0	1,233	211,096	1,523,167	NA	5,075	Lowrise 1:	16	1.5%	Downtown Mixed Res/Res:		
Neigh. Commercial:	4	177	1,490	234,299	387,189	NA	1,290	Lowrise 2:	26	2.4%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	86	7.9%	Downtown Office Core 2:		
Industrial:	0	0	0	1,789,101	795,610	NA	1,769	<b>Single Family Residential:</b>	<b>602</b>	<b>55.2%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	602	55.2%	International District Mix:		
<b>Totals:</b>	<b>3,041</b>	<b>1,427</b>	<b>4,212</b>	<b>2,349,550</b>	<b>2,705,966</b>	<b>2,896</b>	<b>8,134</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>63</b>	<b>5.8%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	32	2.9%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	3	0.2%	<b>Industrial:</b>	<b>214</b>	<b>19.6%</b>
								Neighborhood Commercial 2:	6	0.6%	General Industrial 1:		
								Neighborhood Commercial 3:	23	2.1%	General Industrial 2:	183	16.8%
								<b>Commercial Total:</b>	<b>32</b>	<b>2.9%</b>	Industrial Buffer:	2	0.2%
								Commercial 1:	8	0.8%	Industrial Commercial:	28	2.6%
								Commercial 2:	23	2.1%	<b>Master Planned Community:</b>		
								Seattle Mixed:			<b>Major Institutions:</b>		
											<b>City-Owned Open Space</b>	<b>83</b>	<b>7.6%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Beacon Hill

CURRENT AND FUTURE LAND USE

Net Land Acres * : 593		Rights-of-Way: 251		Gross Land Acres: 844		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net						
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>											
<b>Single Family</b>		<b>414</b>		<b>Industrial Total</b>		<b>10</b>		City-Owned Open Space		27									
<b>Multi-Family Total</b>		<b>15</b>		Industrial		7		Private Open Space /Cemeteries		1		Downtown Areas:							
Duplex/Triplex		7		Warehouse		3		Parking		1		Industrial Areas: 22 3.8%							
Multi-Family		8		<b>Major Institution/Utilities /Public Facilities Total</b>		<b>60</b>		Vacant		55		Master Planned Community:							
Other Housing		0		Institutions		11		Unknown		1		Major Institutions:							
<b>Commercial/Mixed-Use Total</b>		<b>9</b>		Public Facilities				Easement											
Entertainment				Schools		20		Rights-of-Way:		251									
Hotel/Motel				Transp/Util/Comm		29		Reservoirs/Water Bodies											
Mixed Use		1																	
Office		3																	
Retail/Service		5																	
<b>Development Capacity</b>																			
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity												
Single Family:	2,783	53	480	21,629	0	NA	0												
Lowrise:	48	113	314	3,997	0	NA	0												
Midrise:	3	64	545	0	0	NA	0												
Highrise:						NA													
Commercial:	16	59	993	80,860	419,567	NA	1,397												
Neigh. Commercial:	2	43	181	36,834	4,636	NA	16												
Downtown:						NA													
Industrial:	0	0	0	293,986	76,560	NA	169												
Master Plan Community:						NA													
<b>Totals:</b>	<b>2,852</b>	<b>332</b>	<b>2,513</b>	<b>437,306</b>	<b>500,763</b>	<b>834</b>	<b>1,582</b>												
								<b>Zoning Category Designation</b>											
								<b>Residential Total:</b>		<b>526</b>		<b>88.6%</b>		<b>Downtown:</b>		<b>0</b>		<b>0.0%</b>	
								<b>Multi-Family Residential:</b>						Downtown Harborfront 1:					
								Midrise:		7		1.2%		Downtown Harborfront 2:					
								Highrise:						Downtown Mixed Commercial:					
								Lowrise Total:		22		3.8%		Downtown Mixed Res/Comm:					
								Lowrise 1:		3		0.6%		Downtown Mixed Res/Res:					
								Lowrise 2:		15		2.5%		Downtown Office Core 1:					
								Lowrise 3:		4		0.7%		Downtown Office Core 2:					
								<b>Single Family Residential:</b>		<b>496</b>		<b>83.6%</b>		Downtown Retail Core:					
								Single Family:		496		83.6%		International District Mix:					
								Residential Small Lot:						International District Residential:					
								<b>Commercial / Mixed Use:</b>		<b>18</b>		<b>3.0%</b>		Pike Market Mixed:					
								Neighborhood Commercial Total:		4		0.7%		Pioneer Square Mixed:					
								Neighborhood Commercial 1:		2		0.3%		<b>Industrial:</b>		<b>22</b>		<b>3.8%</b>	
								Neighborhood Commercial 2:		2		0.3%		General Industrial 1:		0		0.0%	
								Neighborhood Commercial 3:						General Industrial 2:		22		3.7%	
								Commercial Total:						Industrial Buffer:					
								Commercial 1:		14		2.3%		Industrial Commercial:					
								Commercial 2:						<b>Master Planned Community:</b>					
								Seattle Mixed:						<b>Major Institutions:</b>					
														<b>City-Owned Open Space</b>		<b>27</b>		<b>4.6%</b>	

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Duwamish/SODO

CURRENT AND FUTURE LAND USE

Net Land Acres * : 1,608		Rights-of-Way: 723		Gross Land Acres: 2,331		Reservoirs/Water Bodies 0							
<b>Current Land Use</b>				<b>Future Land Use Designation</b>									
<b>Single Family</b>	<b>Net Acres</b>	<b>Industrial Total</b>	<b>Net Acres</b>	City-Owned Open Space:	<b>Net Acres</b>	<b>% Net</b>	Downtown Areas:	<b>Net Acres</b>	<b>% Net</b>				
<b>Multi-Family Total</b>	<b>14</b>	Industrial	196	Private Open Space /Cemeteries	51	3.1%	Industrial Areas:	49	3.0%				
Duplex/Triplex	2	Warehouse	374	Parking	71	4.4%	Master Planned Community:	1,424	88.6%				
Multi-Family	11	<b>Major Institution/Utilities /Public Facilities Total</b>	<b>452</b>	Vacant	14	0.8%	Major Institutions:						
Other Housing	0	Institutions	0	Unknown									
<b>Commercial/Mixed-Use Total</b>	<b>190</b>	Public Facilities	9	Easement									
Entertainment	45	Schools	6	Rights-of-Way:									
Hotel/Motel	0	Transp/Util/Comm	437	Reservoirs/Water Bodies									
Mixed Use	11												
Office	44												
Retail/Service	88												
<b>Development Capacity</b>				<b>Zoning Category Designation</b>									
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>84</b>	<b>5.3%</b>	<b>Downtown:</b>	<b>49</b>	<b>3.0%</b>
Single Family:	310	17	187	0	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	13	502	107	0	0	NA	0	Midrise:			Downtown Harborfront 2:		
Midrise:						NA		Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	14	0.8%	Downtown Mixed Res/Comm:		
Commercial:						NA		Lowrise 1:			Downtown Mixed Res/Res:		
Neigh. Commercial:						NA		Lowrise 2:	3	0.2%	Downtown Office Core 1:		
Downtown:	0	644	916	3,589,125	757,276	NA	2,754	Lowrise 3:	10	0.6%	Downtown Office Core 2:		
Industrial:	0	11	0	20,458,574	6,555,943	NA	14,567	<b>Single Family Residential:</b>	<b>71</b>	<b>4.4%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	71	4.4%	International District Mix:	16	1.0%
<b>Totals:</b>	<b>323</b>	<b>1,174</b>	<b>1,210</b>	<b>24,047,699</b>	<b>7,313,219</b>	<b>42,680</b>	<b>17,321</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>0</b>	<b>0.0%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:			Pioneer Square Mixed:	33	2.0%
								Neighborhood Commercial 1:			<b>Industrial:</b>	<b>1,424</b>	<b>88.6%</b>
								Neighborhood Commercial 2:			General Industrial 1:	1,000	62.2%
								Neighborhood Commercial 3:			General Industrial 2:	335	20.8%
								Commercial Total:			Industrial Buffer:		
								Commercial 1:			Industrial Commercial:	90	5.6%
								Commercial 2:			<b>Master Planned Community:</b>		
								Seattle Mixed:			<b>Major Institutions:</b>		
											<b>City-Owned Open Space</b>	<b>51</b>	<b>3.1%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Georgetown

CURRENT AND FUTURE LAND USE

Net Land Acres * : 981		Rights-of-Way: 201		Gross Land Acres: 1,181		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net				
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>									
<b>Single Family</b>		<b>33</b>		<b>Industrial Total</b>		<b>318</b>		City-Owned Open Space		6		Downtown Areas:					
<b>Multi-Family Total</b>		<b>9</b>		Industrial		211		Private Open Space /Cemeteries		1		Industrial Areas: 892 90.9%					
Duplex/Triplex		4		Warehouse		107		Parking		9		Master Planned Community:					
Multi-Family		5		<b>Major Institution/Utilities /Public Facilities Total</b>		<b>501</b>		Vacant		43		Major Institutions:					
Other Housing		0		Institutions		1		Unknown		0							
<b>Commercial/Mixed-Use Total</b>		<b>59</b>		Public Facilities		2		Easement		0							
Entertainment		0		Schools		6		Rights-of-Way:		201							
Hotel/Motel		3		Transp/Util/Comm		492		Reservoirs/Water Bodies									
Mixed Use		1															
Office		19															
Retail/Service		36															
<b>Development Capacity</b>				Adjusted**		Adjusted**		Adjusted**									
		Existing Single Family Units		Existing Multi-Family Units		Residential Growth Capacity Units		Existing Non-Residential Gross Square Feet		Commercial Floor Area Capacity Gross Square Feet		Existing Employment As of 2014		Adjusted** Total Employment Capacity			
Zone Category		Existing Single Family Units		Existing Multi-Family Units		Residential Growth Capacity Units		Existing Non-Residential Gross Square Feet		Commercial Floor Area Capacity Gross Square Feet		Existing Employment As of 2014		Adjusted** Total Employment Capacity			
Single Family:		193		33		11		16,328		0		NA		0			
Lowrise:		84		181		303		2,439		0		NA		0			
Midrise:												NA					
Highrise:												NA					
Commercial:		10		48		946		323,911		336,201		NA		1,123			
Neigh. Commercial:		1		14		535		120,485		14,678		NA		48			
Downtown:												NA					
Industrial:		41		59		0		11,019,092		2,110,193		NA		4,693			
Master Plan Community:												NA					
<b>Totals:</b>		<b>329</b>		<b>335</b>		<b>1,795</b>		<b>11,482,255</b>		<b>2,461,072</b>		<b>17,094</b>		<b>5,864</b>			
<b>Zoning Category Designation</b>																	
<b>Residential Total:</b>										<b>39</b>		<b>4.0%</b>		<b>Downtown:</b>		<b>0 0.0%</b>	
<b>Multi-Family Residential:</b>														Downtown Harborfront 1:			
Midrise:														Downtown Harborfront 2:			
Highrise:														Downtown Mixed Commercial:			
Lowrise Total:										17		1.7%		Downtown Mixed Res/Comm:			
Lowrise 1:										4		0.4%		Downtown Mixed Res/Res:			
Lowrise 2:										13		1.3%		Downtown Office Core 1:			
Lowrise 3:														Downtown Office Core 2:			
<b>Single Family Residential:</b>										<b>22</b>		<b>2.3%</b>		Downtown Retail Core:			
Single Family:										22		2.3%		International District Mix:			
Residential Small Lot:														International District Residential:			
<b>Commercial / Mixed Use:</b>										<b>43</b>		<b>4.4%</b>		Pike Market Mixed:			
Neighborhood Commercial Total:										7		0.8%		Pioneer Square Mixed:			
Neighborhood Commercial 1:														<b>Industrial:</b>		<b>892 90.9%</b>	
Neighborhood Commercial 2:														General Industrial 1:		206 21.0%	
Neighborhood Commercial 3:										7		0.8%		General Industrial 2:		643 65.6%	
Commercial Total:										36		3.7%		Industrial Buffer:		43 4.4%	
Commercial 1:										11		1.1%		Industrial Commercial:			
Commercial 2:										25		2.6%		<b>Master Planned Community:</b>			
Seattle Mixed:														<b>Major Institutions:</b>			
														<b>City-Owned Open Space</b>		<b>6 0.6%</b>	

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

South Park

CURRENT AND FUTURE LAND USE

Net Land Acres * : 447		Rights-of-Way: 246		Gross Land Acres: 693		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
<b>Current Land Use</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>									
<b>Single Family</b>	<b>120</b>	<b>Industrial Total 156</b>		City-Owned Open Space		17		City-Owned Open Space:		17	3.7%	Downtown Areas:			
<b>Multi-Family Total</b>	<b>22</b>	Industrial		105		Private Open Space /Cemeteries		0		135	30.3%	Industrial Areas: 262 58.6%			
Duplex/Triplex	6	Warehouse		51		Parking		2		17	3.9%	Master Planned Community:			
Multi-Family	11	<b>Major Institution/Utilities /Public Facilities Total 24</b>		Vacant		76		Commercial / Mixed Use Areas:		16	3.5%	Major Institutions:			
Other Housing	5	Institutions		1		Unknown		9							
<b>Commercial/Mixed-Use Total</b>	<b>21</b>	Public Facilities		1		Easement									
Entertainment	1	Schools		3		Rights-of-Way:		246							
Hotel/Motel		Transp/Util/Comm		19		Reservoirs/Water Bodies									
Mixed Use															
Office	6														
Retail/Service	14														
<b>Development Capacity</b>															
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity								
Single Family:	784	119	179	19,255	0	NA	0								
Lowrise:	47	321	307	54,170	0	NA	0								
Midrise:						NA									
Highrise:						NA									
Commercial:	21	40	332	97,590	310,871	NA	1,036								
Neigh. Commercial:	4	45	284	47,087	15,286	NA	52								
Downtown:						NA									
Industrial:	44	64	0	2,779,192	1,977,955	NA	4,393								
Master Plan Community:						NA									
<b>Totals:</b>	<b>900</b>	<b>589</b>	<b>1,102</b>	<b>2,997,294</b>	<b>2,304,112</b>	<b>6,171</b>	<b>5,481</b>								
								<b>Zoning Category Designation</b>							
								<b>Residential Total:</b>		<b>153</b>	<b>34.1%</b>	<b>Downtown:</b>		<b>0</b>	<b>0.0%</b>
								<b>Multi-Family Residential:</b>				Downtown Harborfront 1:			
								Midrise:				Downtown Harborfront 2:			
								Highrise:				Downtown Mixed Commercial:			
								Lowrise Total:		20	4.5%	Downtown Mixed Res/Comm:			
								Lowrise 1:		3	0.6%	Downtown Mixed Res/Res:			
								Lowrise 2:		7	1.5%	Downtown Office Core 1:			
								Lowrise 3:		11	2.4%	Downtown Office Core 2:			
								<b>Single Family Residential:</b>		<b>133</b>	<b>29.7%</b>	Downtown Retail Core:			
								Single Family:		133	29.7%	International District Mix:			
								Residential Small Lot:				International District Residential:			
								<b>Commercial / Mixed Use:</b>		<b>16</b>	<b>3.5%</b>	Pike Market Mixed:			
								Neighborhood Commercial Total:		5	1.2%	Pioneer Square Mixed:			
								Neighborhood Commercial 1:				<b>Industrial:</b>		<b>262</b>	<b>58.6%</b>
								Neighborhood Commercial 2:		3	0.6%	General Industrial 1: 39 8.7%			
								Neighborhood Commercial 3:		3	0.6%	General Industrial 2: 194 43.4%			
								Commercial Total:		11	2.4%	Industrial Buffer: 29 6.6%			
								Commercial 1:		3	0.6%	Industrial Commercial:			
								Commercial 2:		8	1.8%	<b>Master Planned Community:</b>			
								Seattle Mixed:				<b>Major Institutions:</b>			
												<b>City-Owned Open Space</b>		<b>17</b>	<b>3.7%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

North Beacon Hill/Jefferson Park

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b>	<b>853</b>	<b>Rights-of-Way:</b>	<b>379</b>	<b>Gross Land Acres:</b>	<b>1,232</b>	<b>Reservoirs/Water Bodies</b>	<b>0</b>								
<b>Current Land Use</b>								<b>Future Land Use Designation</b>							
<b>Single Family</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>City-Owned Open Space:</b>	<b>270</b>	<b>31.7%</b>	<b>Downtown Areas:</b>		<b>Net Acres</b>	<b>% Net</b>	
<b>Multi-Family Total</b>		<b>92</b>		<b>Industrial Total</b>		<b>23</b>		<b>Single Family Residential Areas:</b>	<b>301</b>	<b>35.3%</b>	<b>Industrial Areas:</b>		<b>13</b>	<b>1.5%</b>	
Duplex/Triplex		24		Warehouse		14		<b>Multi-Family Residential Areas:</b>	<b>154</b>	<b>18.0%</b>	<b>Master Planned Community:</b>				
Multi-Family		66		<b>Major Institution/Utilities</b>		<b>68</b>		<b>Private Open Space</b>			<b>Commercial / Mixed Use Areas:</b>		<b>81</b>	<b>9.5%</b>	
Other Housing		2		<b>/Public Facilities Total</b>		<b>68</b>		<b>/Cemeteries</b>	<b>-9</b>		<b>Major Institutions:</b>		<b>34</b>	<b>3.9%</b>	
<b>Commercial/Mixed-Use Total</b>		<b>48</b>		Institutions		42		<b>Parking</b>	<b>2</b>						
Entertainment		3		Public Facilities		5		<b>Vacant</b>	<b>46</b>						
Hotel/Motel				Schools		15		<b>Unknown</b>	<b>2</b>						
Mixed Use		5		Transp/Util/Comm		6		<b>Easement</b>							
Office		19						<b>Rights-of-Way:</b>	<b>379</b>						
Retail/Service		21						<b>Reservoirs/Water Bodies</b>							
<b>Development Capacity</b>								<b>Zoning Category Designation</b>							
<b>Zone Category</b>	<b>Existing Single Family Units</b>	<b>Existing Multi-Family Units</b>	<b>Adjusted** Residential Growth Capacity Units</b>	<b>Existing Non-Residential Gross Square Feet</b>	<b>Adjusted** Commercial Floor Area Capacity Gross Square Feet</b>	<b>Existing Employment As of 2014</b>	<b>Adjusted** Total Employment Capacity</b>	<b>Residential Total:</b>		<b>453</b>	<b>53.2%</b>	<b>Downtown:</b>		<b>0</b>	<b>0.0%</b>
Single Family:	2,251	103	121	45,380	0	NA	0	<b>Multi-Family Residential:</b>				Downtown Harborfront 1:			
Lowrise:	460	2,688	2,070	408,845	0	NA	0	<b>Midrise:</b>				Downtown Harborfront 2:			
Midrise:						NA		<b>Highrise:</b>				Downtown Mixed Commercial:			
Highrise:						NA		<b>Lowrise Total:</b>		<b>152</b>	<b>17.9%</b>	Downtown Mixed Res/Comm:			
Commercial:	2	64	3,438	900,947	1,507,765	NA	5,024	<b>Lowrise 1:</b>		<b>11</b>	<b>1.3%</b>	Downtown Mixed Res/Res:			
Neigh. Commercial:	52	687	1,650	299,763	282,575	NA	947	<b>Lowrise 2:</b>		<b>81</b>	<b>9.4%</b>	Downtown Office Core 1:			
Downtown:						NA		<b>Lowrise 3:</b>		<b>61</b>	<b>7.1%</b>	Downtown Office Core 2:			
Industrial:	0	1	0	367,994	161,845	NA	357	<b>Single Family Residential:</b>		<b>301</b>	<b>35.3%</b>	Downtown Retail Core:			
Master Plan Community:						NA		<b>Single Family:</b>		<b>301</b>	<b>35.3%</b>	International District Mix:			
<b>Totals:</b>	<b>2,765</b>	<b>3,543</b>	<b>7,279</b>	<b>2,022,929</b>	<b>1,952,185</b>	<b>8,230</b>	<b>6,328</b>	<b>Residential Small Lot:</b>				International District Residential:			
								<b>Commercial / Mixed Use:</b>		<b>82</b>	<b>9.6%</b>	Pike Market Mixed:			
								<b>Neighborhood Commercial Total:</b>		<b>28</b>	<b>3.2%</b>	Pioneer Square Mixed:			
								<b>Neighborhood Commercial 1:</b>		<b>7</b>	<b>0.8%</b>	<b>Industrial:</b>		<b>13</b>	<b>1.5%</b>
								<b>Neighborhood Commercial 2:</b>		<b>17</b>	<b>2.0%</b>	General Industrial 1:			
								<b>Neighborhood Commercial 3:</b>		<b>4</b>	<b>0.4%</b>	General Industrial 2:			
								<b>Commercial Total:</b>				Industrial Buffer:			
								<b>Commercial 1:</b>		<b>37</b>	<b>4.3%</b>	Industrial Commercial:		<b>13</b>	<b>1.5%</b>
								<b>Commercial 2:</b>				<b>Master Planned Community:</b>			
								<b>Seattle Mixed:</b>		<b>18</b>	<b>2.1%</b>	<b>Major Institutions:</b>		<b>34</b>	<b>3.9%</b>
												<b>City-Owned Open Space</b>		<b>270</b>	<b>31.7%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Rainier Beach

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b> 1,070		<b>Rights-of-Way:</b> 292		<b>Gross Land Acres:</b> 1,362		<b>Reservoirs/Water Bodies</b> 0		<b>Future Land Use Designation</b>					
<b>Current Land Use</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>	<b>% Net</b>		<b>Net Acres</b>	<b>% Net</b>	
<b>Single Family</b>	<b>696</b>	<b>Industrial Total</b>		<b>0</b>	City-Owned Open Space		126	11.7%	Downtown Areas:				
<b>Multi-Family Total</b>	<b>55</b>	Industrial		0	Private Open Space /Cemeteries		1	75.3%	Industrial Areas:				
Duplex/Triplex	9	Warehouse		0	Parking		1	7.5%	Master Planned Community:				
Multi-Family	42	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>92</b>	Vacant		65	5.5%	Major Institutions:				
Other Housing	3	Institutions		13	Unknown		2						
<b>Commercial/Mixed-Use Total</b>	<b>32</b>	Public Facilities		2	Easement		0						
Entertainment	2	Schools		60	Rights-of-Way:		292						
Hotel/Motel		Transp/Util/Comm		17	Reservoirs/Water Bodies								
Mixed Use	1												
Office	8												
Retail/Service	21												
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>886</b>	<b>82.8%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	4,078	95	632	15,968	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	55	918	1,465	31,181	0	NA	0	Midrise:			Downtown Harborfront 2:		
Midrise:						NA		Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	77	7.2%	Downtown Mixed Res/Comm:		
Commercial:						NA		Lowrise 1:	1	0.1%	Downtown Mixed Res/Res:		
Neigh. Commercial:	26	494	2,588	417,710	164,170	NA	552	Lowrise 2:	33	3.1%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	44	4.1%	Downtown Office Core 2:		
Industrial:						NA		<b>Single Family Residential:</b>	<b>809</b>	<b>75.6%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	809	75.6%	International District Mix:		
<b>Totals:</b>	<b>4,159</b>	<b>1,507</b>	<b>4,685</b>	<b>464,859</b>	<b>164,170</b>	<b>1,621</b>	<b>552</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>59</b>	<b>5.5%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	59	5.5%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	7	0.7%	<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
								Neighborhood Commercial 2:	26	2.5%	General Industrial 1:		
								Neighborhood Commercial 3:	25	2.3%	General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:			Industrial Commercial:		
								Commercial 2:			<b>Master Planned Community:</b>		
								Seattle Mixed:			<b>Major Institutions:</b>		
											<b>City-Owned Open Space</b>	<b>126</b>	<b>11.7%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.



Columbia City

CURRENT AND FUTURE LAND USE

Net Land Acres * : 952		Rights-of-Way: 360		Gross Land Acres: 1,312		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>							
<b>Single Family</b>	<b>571</b>	<b>Industrial Total</b>		<b>17</b>		City-Owned Open Space		126				Downtown Areas:			
<b>Multi-Family Total</b>	<b>79</b>	Industrial		13		Private Open Space /Cemeteries		1				Industrial Areas:			
Duplex/Triplex	18	Warehouse		4		Parking		5				Master Planned Community:			
Multi-Family	55	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>36</b>		Vacant		52				Major Institutions:			
Other Housing	6	Institutions		16		Unknown		2							
<b>Commercial/Mixed-Use Total</b>	<b>62</b>	Public Facilities		1		Easement									
Entertainment	1	Schools		19		Rights-of-Way:		360							
Hotel/Motel		Transp/Util/Comm		0		Reservoirs/Water Bodies									
Mixed Use	5														
Office	11														
Retail/Service	45														
<b>Development Capacity</b>															
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity								
Single Family:	4,047	216	389	23,423	0	NA	0								
Lowrise:	248	1,544	1,695	112,879	0	NA	0								
Midrise:						NA									
Highrise:						NA									
Commercial:	21	641	2,676	835,314	1,540,433	NA	5,133								
Neigh. Commercial:	47	1,084	3,327	751,969	529,474	NA	1,757								
Downtown:						NA									
Industrial:						NA									
Master Plan Community:						NA									
<b>Totals:</b>	<b>4,363</b>	<b>3,485</b>	<b>8,087</b>	<b>1,723,585</b>	<b>2,069,907</b>	<b>4,612</b>	<b>6,890</b>								
<b>Zoning Category Designation</b>															
<b>Residential Total:</b>										<b>704</b>	<b>73.9%</b>	<b>Downtown:</b>		<b>0</b>	<b>0.0%</b>
<b>Multi-Family Residential:</b>												Downtown Harborfront 1:			
Midrise:												Downtown Harborfront 2:			
Highrise:												Downtown Mixed Commercial:			
Lowrise Total:										106	11.2%	Downtown Mixed Res/Comm:			
Lowrise 1:												Downtown Mixed Res/Res:			
Lowrise 2:										49	5.2%	Downtown Office Core 1:			
Lowrise 3:										57	6.0%	Downtown Office Core 2:			
<b>Single Family Residential:</b>										<b>597</b>	<b>62.8%</b>	Downtown Retail Core:			
Single Family:										597	62.8%	International District Mix:			
Residential Small Lot:												International District Residential:			
<b>Commercial / Mixed Use:</b>										<b>122</b>	<b>12.8%</b>	Pike Market Mixed:			
Neighborhood Commercial Total:										66	6.9%	Pioneer Square Mixed:			
Neighborhood Commercial 1:										5	0.6%	<b>Industrial:</b>		<b>0</b>	<b>0.0%</b>
Neighborhood Commercial 2:										40	4.2%	General Industrial 1:			
Neighborhood Commercial 3:										20	2.1%	General Industrial 2:			
Commercial Total:										56	5.9%	Industrial Buffer:			
Commercial 1:										32	3.4%	Industrial Commercial:			
Commercial 2:										24	2.5%	<b>Master Planned Community:</b>			
Seattle Mixed:												<b>Major Institutions:</b>			
												<b>City-Owned Open Space</b>		<b>126</b>	<b>13.2%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Seward Park

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b>	<b>827</b>	<b>Rights-of-Way:</b>	<b>183</b>	<b>Gross Land Acres:</b>	<b>1,009</b>	<b>Reservoirs/Water Bodies</b>	<b>0</b>						
<b>Current Land Use</b>								<b>Future Land Use Designation</b>					
<b>Single Family</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		City-Owned Open Space:	237	28.6%	Downtown Areas:		
<b>Multi-Family Total</b>		<b>26</b>		<b>Industrial Total</b>		<b>0</b>		Single Family Residential Areas:	549	66.4%	Industrial Areas:		
Duplex/Triplex	4	Warehouse	0	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>17</b>		Multi-Family Residential Areas:	27	3.2%	Master Planned Community:		
Multi-Family	16	Institutions	10	<b>Public Facilities</b>		<b>1</b>		Commercial / Mixed Use Areas:	14	1.7%	Major Institutions:		
Other Housing	6	Schools	5	<b>Schools</b>		<b>5</b>							
<b>Commercial/Mixed-Use Total</b>		<b>8</b>		<b>Transp/Util/Comm</b>		<b>0</b>							
Entertainment	0	<b>Reservoirs/Water Bodies</b>		<b>0</b>		<b>0</b>							
Hotel/Motel	0	<b>Unknown</b>		<b>1</b>		<b>1</b>							
Mixed Use	0	<b>Easement</b>		<b>0</b>		<b>0</b>							
Office	2	<b>Rights-of-Way:</b>		<b>183</b>		<b>183</b>							
Retail/Service	5	<b>Reservoirs/Water Bodies</b>		<b>0</b>		<b>0</b>							
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>574</b>	<b>69.5%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	2,857	71	384	23,986	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	29	661	292	114,176	0	NA	0	Midrise:			Downtown Harborfront 2:		
Midrise:						NA		Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	27	3.2%	Downtown Mixed Res/Comm:		
Commercial:						NA		Lowrise 1:	8	0.9%	Downtown Mixed Res/Res:		
Neigh. Commercial:	5	261	735	90,598	57,393	NA	192	Lowrise 2:			Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	19	2.3%	Downtown Office Core 2:		
Industrial:						NA		<b>Single Family Residential:</b>	<b>548</b>	<b>66.3%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	548	66.3%	International District Mix:		
<b>Totals:</b>	<b>2,891</b>	<b>993</b>	<b>1,411</b>	<b>228,760</b>	<b>57,393</b>	<b>1,472</b>	<b>192</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>16</b>	<b>1.9%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	16	1.9%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	3	0.4%	<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
								Neighborhood Commercial 2:	9	1.0%	General Industrial 1:		
								Neighborhood Commercial 3:	4	0.5%	General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:			Industrial Commercial:		
								Commercial 2:			<b>Master Planned Community:</b>		
								Seattle Mixed:			<b>Major Institutions:</b>		
											<b>City-Owned Open Space</b>	<b>237</b>	<b>28.6%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Mt. Baker/North Rainier

CURRENT AND FUTURE LAND USE

Net Land Acres * : 452		Rights-of-Way: 176		Gross Land Acres: 628		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>					
<b>Single Family</b>	<b>230</b>	<b>Industrial Total</b>		<b>16</b>	City-Owned Open Space		120	Downtown Areas:					
<b>Multi-Family Total</b>	<b>23</b>	Industrial		3	Private Open Space /Cemeteries		0	Industrial Areas:					
Duplex/Triplex	6	Warehouse		13	Parking		5	Master Planned Community:					
Multi-Family	17	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>19</b>	Vacant		13	Major Institutions:					
Other Housing	1	Institutions		4	Unknown		1						
<b>Commercial/Mixed-Use Total</b>	<b>25</b>	Public Facilities		0	Easement								
Entertainment	2	Schools		15	Rights-of-Way:		176						
Hotel/Motel		Transp/Util/Comm		0	Reservoirs/Water Bodies								
Mixed Use	2												
Office	5												
Retail/Service	16												
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>276</b>	<b>61.0%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	1,586	36	97	99,425	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	225	473	769	67,986	0	NA	0	Midrise:	2	0.5%	Downtown Harborfront 2:		
Midrise:	0	0		0		NA		Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	49	10.9%	Downtown Mixed Res/Comm:		
Commercial:	28	294	4,865	959,045	2,548,219	NA	8,493	Lowrise 1:	30	6.7%	Downtown Mixed Res/Res:		
Neigh. Commercial:	3	46	254	81,414	55,620	NA	188	Lowrise 2:	14	3.0%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	5	1.2%	Downtown Office Core 2:		
Industrial:						NA		<b>Single Family Residential:</b>	<b>224</b>	<b>49.6%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	224	49.6%	International District Mix:		
<b>Totals:</b>	<b>1,842</b>	<b>849</b>	<b>5,985</b>	<b>1,207,870</b>	<b>2,603,839</b>	<b>2,570</b>	<b>8,681</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>56</b>	<b>12.5%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	4	1.0%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	3	0.7%	<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
								Neighborhood Commercial 2:			General Industrial 1:		
								Neighborhood Commercial 3:	1	0.3%	General Industrial 2:		
								Commercial Total:	31	6.8%	Industrial Buffer:		
								Commercial 1:	17	3.8%	Industrial Commercial:		
								Commercial 2:	13	3.0%	<b>Master Planned Community:</b>		
								Seattle Mixed:	21	4.6%	<b>Major Institutions:</b>		
											<b>City-Owned Open Space</b>	<b>120</b>	<b>26.5%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Madrona/Leschi

CURRENT AND FUTURE LAND USE

Net Land Acres * : 591		Rights-of-Way: 237		Gross Land Acres: 828		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>							
<b>Single Family</b>	<b>385</b>	<b>Industrial Total</b>		<b>0</b>		City-Owned Open Space		93				Downtown Areas:			
<b>Multi-Family Total</b>	<b>51</b>	Industrial		0		Private Open Space /Cemeteries		0				Industrial Areas:			
Duplex/Triplex	18	Warehouse		0		Parking		1				Master Planned Community:			
Multi-Family	32	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>20</b>		Vacant		21				Major Institutions:			
Other Housing	1	Institutions		3		Unknown		2							
<b>Commercial/Mixed-Use Total</b>	<b>17</b>	Public Facilities		2		Easement		0							
Entertainment	2	Schools		15		Rights-of-Way:		237							
Hotel/Motel		Transp/Util/Comm		0		Reservoirs/Water Bodies		0							
Mixed Use	2														
Office	4														
Retail/Service	10														
<b>Development Capacity</b>															
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity								
Single Family:	2,699	295	250	59,587	0	NA	0								
Lowrise:	354	1,190	667	77,779	0	NA	0								
Midrise:						NA									
Highrise:						NA									
Commercial:						NA									
Neigh. Commercial:	14	240	958	429,383	262,222	NA	870								
Downtown:						NA									
Industrial:						NA									
Master Plan Community:						NA									
<b>Totals:</b>	<b>3,067</b>	<b>1,725</b>	<b>1,875</b>	<b>566,749</b>	<b>262,222</b>	<b>3,978</b>	<b>870</b>								
								<b>Zoning Category Designation</b>							
								<b>Residential Total:</b>		<b>474</b>	<b>80.2%</b>	<b>Downtown:</b>		<b>0</b>	<b>0.0%</b>
								<b>Multi-Family Residential:</b>				Downtown Harborfront 1:			
								Midrise:				Downtown Harborfront 2:			
								Highrise:				Downtown Mixed Commercial:			
								Lowrise Total:		70	11.8%	Downtown Mixed Res/Comm:			
								Lowrise 1:		25	4.2%	Downtown Mixed Res/Res:			
								Lowrise 2:		38	6.4%	Downtown Office Core 1:			
								Lowrise 3:		7	1.2%	Downtown Office Core 2:			
								<b>Single Family Residential:</b>		<b>404</b>	<b>68.3%</b>	Downtown Retail Core:			
								Single Family:		404	68.3%	International District Mix:			
								Residential Small Lot:				International District Residential:			
								<b>Commercial / Mixed Use:</b>		<b>24</b>	<b>4.1%</b>	Pike Market Mixed:			
								Neighborhood Commercial Total:		24	4.1%	Pioneer Square Mixed:			
								Neighborhood Commercial 1:		8	1.3%	<b>Industrial:</b>		<b>0</b>	<b>0.0%</b>
								Neighborhood Commercial 2:		9	1.5%	General Industrial 1:			
								Neighborhood Commercial 3:		8	1.3%	General Industrial 2:			
								Commercial Total:				Industrial Buffer:			
								Commercial 1:				Industrial Commercial:			
								Commercial 2:				<b>Master Planned Community:</b>			
								Seattle Mixed:				<b>Major Institutions:</b>			
												<b>City-Owned Open Space</b>		<b>93</b>	<b>15.7%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Judkins Park

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b>	<b>141</b>	<b>Rights-of-Way:</b>	<b>62</b>	<b>Gross Land Acres:</b>	<b>203</b>	<b>Reservoirs/Water Bodies</b>	<b>0</b>								
<b>Current Land Use</b>								<b>Future Land Use Designation</b>	<b>Net Acres</b>	<b>% Net</b>	<b>Net Acres</b>	<b>% Net</b>			
<b>Single Family</b>	<b>24</b>	<b>Industrial Total</b>		<b>12</b>	City-Owned Open Space		19	13.8%	Downtown Areas:		23	16.0%			
<b>Multi-Family Total</b>	<b>23</b>	Industrial		8	Private Open Space /Cemeteries		4	12.9%	Industrial Areas:						
Duplex/Triplex	3	Warehouse		4	Parking		6	29.7%	Master Planned Community:						
Multi-Family	19	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>21</b>	Vacant		8	27.7%	Major Institutions:						
Other Housing	1	Institutions		5	Unknown		0								
<b>Commercial/Mixed-Use Total</b>	<b>24</b>	Public Facilities		0	Easement		0								
Entertainment	0	Schools		15	Rights-of-Way:		62								
Hotel/Motel		Transp/Util/Comm		0	Reservoirs/Water Bodies										
Mixed Use	4														
Office	8														
Retail/Service	12														
<b>Development Capacity</b>								<b>Zoning Category Designation</b>							
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>59</b>	<b>41.9%</b>	<b>Downtown:</b>	<b>23</b>	<b>16.0%</b>		
Single Family:	153	27	8	12,921	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:				
Lowrise:	99	905	394	12,962	0	NA	0	Midrise:			Downtown Harborfront 2:				
Midrise:						NA		Highrise:			Downtown Mixed Commercial:		12	8.3%	
Highrise:						NA		Lowrise Total:	41	29.0%	Downtown Mixed Res/Comm:		11	7.6%	
Commercial:	0	309	148	176,673	79,939	NA	266	Lowrise 1:	3	2.2%	Downtown Mixed Res/Res:				
Neigh. Commercial:	3	482	827	447,325	215,207	NA	718	Lowrise 2:	12	8.2%	Downtown Office Core 1:				
Downtown:	3	14	3,745	511,102	771,426	NA	2,806	Lowrise 3:	26	18.6%	Downtown Office Core 2:				
Industrial:						NA		<b>Single Family Residential:</b>	<b>18</b>	<b>12.9%</b>	Downtown Retail Core:				
Master Plan Community:						NA		Single Family:	18	12.9%	International District Mix:				
<b>Totals:</b>	<b>258</b>	<b>1,737</b>	<b>5,122</b>	<b>1,160,983</b>	<b>1,066,572</b>	<b>4,300</b>	<b>3,790</b>	Residential Small Lot:			International District Residential:				
								<b>Commercial / Mixed Use:</b>	<b>40</b>	<b>28.4%</b>	Pike Market Mixed:				
								Neighborhood Commercial Total:	31	21.8%	Pioneer Square Mixed:				
								Neighborhood Commercial 1:	3	2.3%	<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>		
								Neighborhood Commercial 2:	10	7.2%	General Industrial 1:				
								Neighborhood Commercial 3:	17	12.2%	General Industrial 2:				
								Commercial Total:			Industrial Buffer:				
								Commercial 1:	9	6.6%	Industrial Commercial:				
								Commercial 2:			<b>Master Planned Community:</b>				
								Seattle Mixed:			<b>Major Institutions:</b>				
										<b>City-Owned Open Space</b>		<b>19</b>	<b>13.8%</b>		

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Central Area/Squire Park

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b> 559		<b>Rights-of-Way:</b> 290		<b>Gross Land Acres:</b> 850		<b>Reservoirs/Water Bodies</b> 0		<b>Future Land Use Designation</b>				
<b>Current Land Use</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>	<b>% Net</b>		<b>Net Acres</b>	<b>% Net</b>
<b>Single Family</b>	295	<b>Industrial Total</b>		1	City-Owned Open Space	21		City-Owned Open Space:	21	3.7%	Downtown Areas:	
<b>Multi-Family Total</b>	143	Industrial		1	Private Open Space /Cemeteries	-1		Single Family Residential Areas:	305	54.5%	Industrial Areas:	
Duplex/Triplex	49	Warehouse		0	Parking	10		Multi-Family Residential Areas:	174	31.1%	Master Planned Community:	
Multi-Family	90	<b>Major Institution/Utilities /Public Facilities Total</b>		37	Vacant	17		Commercial / Mixed Use Areas:	46	8.3%	Major Institutions:	13 2.4%
Other Housing	4	Institutions		17	Unknown	2		<b>Zoning Category Designation</b>				
<b>Commercial/Mixed-Use Total</b>	34	Public Facilities		2	Easement	0		<b>Residential Total:</b>	<b>480</b>	<b>85.8%</b>	<b>Downtown:</b>	<b>0 0.0%</b>
Entertainment	2	Schools		15	Rights-of-Way:	290		<b>Multi-Family Residential:</b>			Downtown Harborfront 1:	
Hotel/Motel		Transp/Util/Comm		3	Reservoirs/Water Bodies			Midrise:			Downtown Harborfront 2:	
Mixed Use	8							Highrise:			Downtown Mixed Commercial:	
Office	12							Lowrise Total:	174	31.1%	Downtown Mixed Res/Comm:	
Retail/Service	12							Lowrise 1:	42	7.5%	Downtown Mixed Res/Res:	
<b>Development Capacity</b>								Lowrise 2:	62	11.2%	Downtown Office Core 1:	
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	Lowrise 3:	70	12.4%	Downtown Office Core 2:	
Single Family:	2,454	792	116	20,643	0	NA	0	<b>Single Family Residential:</b>	<b>306</b>	<b>54.7%</b>	Downtown Retail Core:	
Lowrise:	669	4,167	1,916	784,254	0	NA	0	Single Family:	299	53.4%	International District Mix:	
Midrise:						NA		Residential Small Lot:	7	1.31%	International District Residential:	
Highrise:						NA		<b>Commercial / Mixed Use:</b>	<b>45</b>	<b>8.1%</b>	Pike Market Mixed:	
Commercial:						NA		Neighborhood Commercial Total:	45	8.1%	Pioneer Square Mixed:	
Neigh. Commercial:	34	1,283	2,070	682,270	372,271	NA	1,250	Neighborhood Commercial 1:	6	1.1%	<b>Industrial:</b>	<b>0 0.0%</b>
Downtown:						NA		Neighborhood Commercial 2:	26	4.6%	General Industrial 1:	
Industrial:						NA		Neighborhood Commercial 3:	13	2.4%	General Industrial 2:	
Master Plan Community:						NA		Commercial Total:			Industrial Buffer:	
<b>Totals:</b>	<b>3,157</b>	<b>6,242</b>	<b>4,102</b>	<b>1,487,167</b>	<b>372,271</b>	<b>6,934</b>	<b>1,250</b>	Commercial 1:			Industrial Commercial:	
								Commercial 2:			<b>Master Planned Community:</b>	
								Seattle Mixed:			<b>Major Institutions:</b>	<b>13 2.4%</b>
											<b>City-Owned Open Space</b>	<b>21 3.7%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Madison Park

CURRENT AND FUTURE LAND USE

Net Land Acres * : 444		Rights-of-Way: 127		Gross Land Acres: 571		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>							
<b>Single Family</b>	<b>249</b>	<b>Industrial Total</b>		<b>0</b>		City-Owned Open Space		16				Downtown Areas:			
<b>Multi-Family Total</b>	<b>35</b>	Industrial		0		Private Open Space /Cemeteries		115				Industrial Areas:			
Duplex/Triplex	2	Warehouse				Parking		0				Master Planned Community:			
Multi-Family	32	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>4</b>		Vacant		10				Major Institutions:			
Other Housing	1	Institutions				Unknown		2							
<b>Commercial/Mixed-Use Total</b>	<b>12</b>	Public Facilities		0		Easement									
Entertainment	6	Schools		4		Rights-of-Way:		127							
Hotel/Motel		Transp/Util/Comm				Reservoirs/Water Bodies		0							
Mixed Use															
Office	2														
Retail/Service	4														
<b>Development Capacity</b>															
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity								
Single Family:	1,372	78	192	43,957	0	NA	0								
Lowrise:	21	1,354	49	24,169	0	NA	0								
Midrise:						NA									
Highrise:						NA									
Commercial:						NA									
Neigh. Commercial:	0	26	251	197,370	7,120	NA	24								
Downtown:						NA									
Industrial:						NA									
Master Plan Community:						NA									
<b>Totals:</b>	<b>1,393</b>	<b>1,458</b>	<b>492</b>	<b>265,496</b>	<b>7,120</b>	<b>1,724</b>	<b>24</b>								
<b>Zoning Category Designation</b>															
<b>Residential Total:</b>										<b>421</b>	<b>94.9%</b>	<b>Downtown:</b>		<b>0</b>	<b>0.0%</b>
<b>Multi-Family Residential:</b>												Downtown Harborfront 1:			
Midrise:												Downtown Harborfront 2:			
Highrise:												Downtown Mixed Commercial:			
Lowrise Total:										33	7.4%	Downtown Mixed Res/Comm:			
Lowrise 1:										1	0.3%	Downtown Mixed Res/Res:			
Lowrise 2:										3	0.7%	Downtown Office Core 1:			
Lowrise 3:										28	6.4%	Downtown Office Core 2:			
<b>Single Family Residential:</b>										<b>388</b>	<b>87.5%</b>	Downtown Retail Core:			
Single Family:										388	87.5%	International District Mix:			
Residential Small Lot:												International District Residential:			
<b>Commercial / Mixed Use:</b>										<b>6</b>	<b>1.4%</b>	<b>Industrial:</b>		<b>0</b>	<b>0.0%</b>
Neighborhood Commercial Total:										6	1.4%	General Industrial 1:			
Neighborhood Commercial 1:										4	0.9%	General Industrial 2:			
Neighborhood Commercial 2:										2	0.4%	Industrial Buffer:			
Neighborhood Commercial 3:												Industrial Commercial:			
Commercial Total:												<b>Master Planned Community:</b>			
Commercial 1:												<b>Major Institutions:</b>			
Commercial 2:												<b>City-Owned Open Space</b>			
Seattle Mixed:										<b>16</b>	<b>3.7%</b>				

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

First Hill

CURRENT AND FUTURE LAND USE

Net Land Acres * : 270		Rights-of-Way: 172		Gross Land Acres: 442		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
<b>Current Land Use</b>				<b>Net Acres</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>% Net</b>			
<b>Single Family</b>	<b>13</b>	<b>Industrial Total</b>		<b>7</b>	City-Owned Open Space		10		City-Owned Open Space:		10	3.7%	Downtown Areas:	47	17.5%
<b>Multi-Family Total</b>	<b>55</b>	Industrial		1	Private Open Space /Cemeteries		-3		Single Family Residential Areas:		3	1.2%	Industrial Areas:		
Duplex/Triplex	6	Warehouse		5	Parking		31		Multi-Family Residential Areas:		88	32.5%	Master Planned Community:	13	4.6%
Multi-Family	41	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>59</b>	Vacant		20		Commercial / Mixed Use Areas:		30	11.0%	Major Institutions:	80	29.5%
Other Housing	9	Institutions		16	Unknown		5		<b>Zoning Category Designation</b>						
<b>Commercial/Mixed-Use Total</b>	<b>73</b>	Public Facilities		9	Easement				<b>Residential Total:</b>		<b>87</b>	<b>32.1%</b>	<b>Downtown:</b>	<b>47</b>	<b>17.5%</b>
Entertainment	8	Schools		34	Rights-of-Way:		172		<b>Multi-Family Residential:</b>		<b>83</b>	<b>30.9%</b>	Downtown Harborfront 1:		
Hotel/Motel	6	Transp/Util/Comm			Reservoirs/Water Bodies				Midrise:		17	6.4%	Downtown Harborfront 2:		
Mixed Use	13								Highrise:		38	14.2%	Downtown Mixed Commercial:	13	4.9%
Office	35								Lowrise Total:		28	10.3%	Downtown Mixed Res/Comm:		
Retail/Service	10								Lowrise 1:		6	2.4%	Downtown Mixed Res/Res:		
									Lowrise 2:		4	1.4%	Downtown Office Core 1:	16	6.0%
									Lowrise 3:		18	6.5%	Downtown Office Core 2:	12	4.4%
									<b>Single Family Residential:</b>		<b>3</b>	<b>1.2%</b>	Downtown Retail Core:	6	2.21%
									Single Family:		3	1.2%	International District Mix:		
									Residential Small Lot:				International District Residential:		
									<b>Commercial / Mixed Use:</b>		<b>31</b>	<b>11.4%</b>	Pike Market Mixed:		
									Neighborhood Commercial Total:		29	10.9%	Pioneer Square Mixed:		
									Neighborhood Commercial 1:		0	0.1%	<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
									Neighborhood Commercial 2:		4	1.3%	General Industrial 1:		
									Neighborhood Commercial 3:		26	9.5%	General Industrial 2:		
									<b>Commercial Total:</b>				Industrial Buffer:		
									Commercial 1:				Industrial Commercial:		
									Commercial 2:		1	0.5%	<b>Master Planned Community:</b>	<b>13</b>	<b>4.6%</b>
									Seattle Mixed:				<b>Major Institutions:</b>	<b>83</b>	<b>30.7%</b>
													<b>City-Owned Open Space</b>	<b>10</b>	<b>3.7%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.



Capitol Hill

CURRENT AND FUTURE LAND USE

Net Land Acres * : 265		Rights-of-Way: 154		Gross Land Acres: 418		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>					
<b>Single Family</b>	<b>14</b>	<b>Industrial Total</b>		<b>6</b>	City-Owned Open Space		13			Downtown Areas:			
<b>Multi-Family Total</b>	<b>127</b>	Industrial		3	Private Open Space /Cemeteries		0			Industrial Areas:			
Duplex/Triplex	10	Warehouse		3	Parking		15			Master Planned Community:			
Multi-Family	116	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>17</b>	Vacant		5			Major Institutions:		18	7.0%
Other Housing	1	Institutions		8	Unknown		0						
<b>Commercial/Mixed-Use Total</b>	<b>67</b>	Public Facilities		1	Easement								
Entertainment	2	Schools		8	Rights-of-Way:		154						
Hotel/Motel	1	Transp/Util/Comm		0	Reservoirs/Water Bodies								
Mixed Use	19												
Office	16												
Retail/Service	29												
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>139</b>	<b>52.6%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:								<b>Multi-Family Residential:</b>	<b>139</b>	<b>52.6%</b>	Downtown Harborfront 1:		
Lowrise:	188	3,704	970	45,792	0	NA	0	Midrise:	61	23.1%	Downtown Harborfront 2:		
Midrise:	48	6,790	1,959	59,606	0	NA	0	Highrise:	9	3.6%	Downtown Mixed Commercial:		
Highrise:	0	1,158	2,074	386,692	0	NA	0	Lowrise Total:	69	25.9%	Downtown Mixed Res/Comm:		
Commercial:						NA		Lowrise 1:			Downtown Mixed Res/Res:		
Neigh. Commercial:	10	5,272	3,795	3,712,984	362,553	NA	1,211	Lowrise 2:			Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	69	25.9%	Downtown Office Core 2:		
Industrial:						NA		<b>Single Family Residential:</b>			Downtown Retail Core:		
Master Plan Community:						NA		Single Family:			International District Mix:		
<b>Totals:</b>	<b>246</b>	<b>16,924</b>	<b>8,798</b>	<b>4,205,074</b>	<b>362,553</b>	<b>14,461</b>	<b>1,211</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>94</b>	<b>35.6%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	94	35.6%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	1	0.3%	<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
								Neighborhood Commercial 2:	6	2.4%	General Industrial 1:		
								Neighborhood Commercial 3:	87	32.9%	General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:			Industrial Commercial:		
								Commercial 2:			<b>Master Planned Community:</b>		
								Seattle Mixed:			<b>Major Institutions:</b>	<b>18</b>	<b>7.0%</b>
											<b>City-Owned Open Space</b>	<b>13</b>	<b>4.8%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

North Capitol Hill

CURRENT AND FUTURE LAND USE

Net Land Acres * : 219		Rights-of-Way: 61		Gross Land Acres: 280		Reservoirs/Water Bodies 4		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
<b>Current Land Use</b>				<b>Net Acres</b>				<b>Net Acres</b>		<b>Net Acres</b>			
<b>Single Family</b>		<b>82</b>		<b>Industrial Total</b>		City-Owned Open Space		50		City-Owned Open Space:		50 22.9%	
<b>Multi-Family Total</b>		<b>36</b>		Industrial		Private Open Space /Cemeteries		40		Single Family Residential Areas:		116 52.9%	
Duplex/Triplex		6		Warehouse		Parking		0		Multi-Family Residential Areas:		51 23.1%	
Multi-Family		31		<b>Major Institution/Utilities /Public Facilities Total</b>		4		3		Commercial / Mixed Use Areas:		2 1.0%	
Other Housing				Institutions		2		1		Downtown Areas:			
<b>Commercial/Mixed-Use Total</b>		<b>3</b>		Public Facilities		2		1		Industrial Areas:			
Entertainment		0		Schools		2		61		Master Planned Community:			
Hotel/Motel				Transp/Util/Comm		4		4		Major Institutions:			
Mixed Use		1											
Office		0											
Retail/Service		1											
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>166</b>	<b>75.9%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	553	85	73	32,931	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	119	1,747	539	16,410	0	NA	0	Midrise:			Downtown Harborfront 2:		
Midrise:						NA		Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	50	22.9%	Downtown Mixed Res/Comm:		
Commercial:						NA		Lowrise 1:	4	2.0%	Downtown Mixed Res/Res:		
Neigh. Commercial:	1	78	170	43,796	4,246	NA	15	Lowrise 2:	3	1.6%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	42	19.3%	Downtown Office Core 2:		
Industrial:						NA		<b>Single Family Residential:</b>	<b>116</b>	<b>52.9%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	116	52.9%	International District Mix:		
<b>Totals:</b>	<b>673</b>	<b>1,910</b>	<b>782</b>	<b>93,137</b>	<b>4,246</b>	<b>582</b>	<b>15</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>3</b>	<b>1.2%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	3	1.2%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:			<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
								Neighborhood Commercial 2:	0	0.1%	General Industrial 1:		
								Neighborhood Commercial 3:	2	1.1%	General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:			Industrial Commercial:		
								Commercial 2:			<b>Master Planned Community:</b>		
								Seattle Mixed:			<b>Major Institutions:</b>		
											<b>City-Owned Open Space</b>	<b>50</b>	<b>22.9%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Miller Park

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b>	<b>237</b>	<b>Rights-of-Way:</b>	<b>127</b>	<b>Gross Land Acres:</b>	<b>365</b>	<b>Reservoirs/Water Bodies</b>	<b>0</b>						
<b>Current Land Use</b>								<b>Future Land Use Designation</b>					
<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>	<b>% Net</b>		<b>Net Acres</b>	<b>% Net</b>	
<b>Single Family</b>	<b>161</b>	<b>Industrial Total</b>	<b>0</b>	City-Owned Open Space	10	Private Open Space /Cemeteries	0	City-Owned Open Space:	10	4.1%	Downtown Areas:		
<b>Multi-Family Total</b>	<b>39</b>	Industrial	0	Parking	3	Vacant	6	Single Family Residential Areas:	184	77.6%	Industrial Areas:		
Duplex/Triplex	13	Warehouse		Unknown	1	Easement		Multi-Family Residential Areas:	30	12.5%	Master Planned Community:		
Multi-Family	25	<b>Major Institution/Utilities /Public Facilities Total</b>	<b>12</b>	Rights-of-Way:	127	Reservoirs/Water Bodies		Commercial / Mixed Use Areas:	8	3.5%	Major Institutions:	5 2.3%	
Other Housing	1	Institutions	5					<b>Zoning Category Designation</b>					
<b>Commercial/Mixed-Use Total</b>	<b>6</b>	Public Facilities		<b>Residential Total:</b>	<b>214</b>	<b>90.1%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>				
Entertainment	0	Schools	7	<b>Multi-Family Residential:</b>				Downtown Harborfront 1:					
Hotel/Motel		Transp/Util/Comm	0	Midrise:				Downtown Harborfront 2:					
Mixed Use	1			Highrise:				Downtown Mixed Commercial:					
Office	2			Lowrise Total:	30	12.5%	Downtown Mixed Res/Comm:						
Retail/Service	3			Lowrise 1:				Downtown Mixed Res/Res:					
<b>Development Capacity</b>								Lowrise 2:	4	1.8%	Downtown Office Core 1:		
	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	Lowrise 3:	25	10.7%	Downtown Office Core 2:		
Zone Category								<b>Single Family Residential:</b>	<b>184</b>	<b>77.6%</b>	Downtown Retail Core:		
Single Family:	1,356	592	47	30,817	0	NA	0	Single Family:	184	77.6%	International District Mix:		
Lowrise:	88	1,179	503	191,254	0	NA	0	Residential Small Lot:					
Midrise:						NA		<b>Commercial / Mixed Use:</b>	<b>8</b>	<b>3.5%</b>	Pike Market Mixed:		
Highrise:						NA		Neighborhood Commercial Total:	8	3.5%	Pioneer Square Mixed:		
Commercial:						NA		Neighborhood Commercial 1:	5	1.9%	<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
Neigh. Commercial:	7	377	285	147,350	33,519	NA	112	Neighborhood Commercial 2:	3	1.2%	General Industrial 1:		
Downtown:						NA		Neighborhood Commercial 3:	1	0.4%	General Industrial 2:		
Industrial:						NA		Commercial Total:					
Master Plan Community:						NA		Commercial 1:					
<b>Totals:</b>	<b>1,451</b>	<b>2,148</b>	<b>835</b>	<b>369,421</b>	<b>33,519</b>	<b>1,570</b>	<b>112</b>	Commercial 2:					
								Seattle Mixed:					
								<b>Master Planned Community:</b>					
								<b>Major Institutions:</b>	<b>5</b>	<b>2.3%</b>	<b>City-Owned Open Space</b>	<b>10</b>	<b>4.1%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Montlake/Portage Bay

CURRENT AND FUTURE LAND USE

Net Land Acres * : 637		Rights-of-Way: 264		Gross Land Acres: 901		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>							
<b>Single Family</b>	<b>249</b>	<b>Industrial Total</b>		<b>1</b>		City-Owned Open Space		283		City-Owned Open Space: 283 44.3%					
<b>Multi-Family Total</b>	<b>43</b>	Industrial		1		Private Open Space /Cemeteries		5		Single Family Residential Areas: 280 43.9%					
Duplex/Triplex	10	Warehouse		0		Parking		1		Multi-Family Residential Areas: 50 7.8%					
Multi-Family	33	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>20</b>		Vacant		7		Commercial / Mixed Use Areas: 25 3.9%					
Other Housing		Institutions		3		Unknown		4		Downtown Areas:					
<b>Commercial/Mixed-Use Total</b>	<b>25</b>	Public Facilities		5		Easement				Industrial Areas:					
Entertainment	7	Schools		12		Rights-of-Way:		264		Master Planned Community:					
Hotel/Motel		Transp/Util/Comm				Reservoirs/Water Bodies				Major Institutions:					
Mixed Use	5														
Office	8														
Retail/Service	5														
<b>Development Capacity</b>															
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity								
Single Family:	1,955	138	152	157,484	0	NA	0								
Lowrise:	125	1,621	367	23,737	0	NA	0								
Midrise:						NA									
Highrise:						NA									
Commercial:	23	47	0	145,778	0	NA	0								
Neigh. Commercial:	0	534	473	565,239	12,694	NA	42								
Downtown:						NA									
Industrial:						NA									
Master Plan Community:						NA									
<b>Totals:</b>	<b>2,103</b>	<b>2,340</b>	<b>992</b>	<b>892,238</b>	<b>12,694</b>	<b>3,689</b>	<b>42</b>								
								<b>Zoning Category Designation</b>							
								<b>Residential Total:</b>		<b>330 51.7%</b>		<b>Downtown:</b>		<b>0 0.0%</b>	
								<b>Multi-Family Residential:</b>				Downtown Harborfront 1:			
								Midrise:				Downtown Harborfront 2:			
								Highrise:				Downtown Mixed Commercial:			
								Lowrise Total:		50 7.8%		Downtown Mixed Res/Comm:			
								Lowrise 1:		2 0.3%		Downtown Mixed Res/Res:			
								Lowrise 2:		23 3.6%		Downtown Office Core 1:			
								Lowrise 3:		25 4.0%		Downtown Office Core 2:			
								<b>Single Family Residential:</b>		<b>280 43.9%</b>		Downtown Retail Core:			
								Single Family:		280 43.9%		International District Mix:			
								Residential Small Lot:				International District Residential:			
								<b>Commercial / Mixed Use:</b>		<b>25 3.9%</b>		Pike Market Mixed:			
								Neighborhood Commercial Total:		18 2.8%		Pioneer Square Mixed:			
								Neighborhood Commercial 1:		4 0.6%		<b>Industrial:</b>		<b>0 0.0%</b>	
								Neighborhood Commercial 2:		9 1.4%		General Industrial 1:			
								Neighborhood Commercial 3:		5 0.8%		General Industrial 2:			
								Commercial Total:		7 1.1%		Industrial Buffer:			
								Commercial 1:		3 0.4%		Industrial Commercial:			
								Commercial 2:		4 0.7%		<b>Master Planned Community:</b>			
								Seattle Mixed:				<b>Major Institutions:</b>			
												<b>City-Owned Open Space</b>		<b>283 44.3%</b>	

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

University District

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b>	<b>774</b>	<b>Rights-of-Way:</b>	<b>176</b>	<b>Gross Land Acres:</b>	<b>950</b>	<b>Reservoirs/Water Bodies</b>	<b>11</b>						
<b>Current Land Use</b>								<b>Future Land Use Designation</b>	<b>Net Acres</b>	<b>% Net</b>		<b>Net Acres</b>	<b>% Net</b>
<b>Single Family</b>	<b>83</b>	<b>Industrial Total</b>		<b>0</b>	City-Owned Open Space		44	5.7%	Downtown Areas:				
<b>Multi-Family Total</b>	<b>81</b>	Industrial		0	Private Open Space /Cemeteries		-9	11.5%	Industrial Areas:		1	0.1%	
Duplex/Triplex	15	Warehouse			Parking		12	8.2%	Master Planned Community:				
Multi-Family	32	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>507</b>	Vacant		4	9.3%	Major Institutions:		504	65.2%	
Other Housing	34	Institutions		8	Unknown		4						
<b>Commercial/Mixed-Use Total</b>	<b>47</b>	Public Facilities		2	Easement		2						
Entertainment	1	Schools		496	Rights-of-Way:		176						
Hotel/Motel	2	Transp/Util/Comm		1	Reservoirs/Water Bodies		11						
Mixed Use	8												
Office	12												
Retail/Service	22												
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>156</b>	<b>20.2%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	702	273	25	3,306	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	97	1,468	474	21,764	0	NA	0	Midrise:	10	1.3%	Downtown Harborfront 2:		
Midrise:	4	1,135	415	7,117	0	NA	0	Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	56	7.3%	Downtown Mixed Res/Comm:		
Commercial:	0	0	188	263,576	49,929	NA	167	Lowrise 1:	2	0.3%	Downtown Mixed Res/Res:		
Neigh. Commercial:	16	2,106	3,658	2,694,841	963,012	NA	3,205	Lowrise 2:	11	1.5%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	43	5.5%	Downtown Office Core 2:		
Industrial:	0	2		57,731		NA		<b>Single Family Residential:</b>	<b>89</b>	<b>11.5%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	89	11.5%	International District Mix:		
<b>Totals:</b>	<b>819</b>	<b>4,984</b>	<b>4,760</b>	<b>3,048,335</b>	<b>1,012,941</b>	<b>32,329</b>	<b>3,372</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>68</b>	<b>8.8%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	65	8.4%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	0	0.1%	<b>Industrial:</b>	<b>1</b>	<b>0.1%</b>
								Neighborhood Commercial 2:	13	1.7%	General Industrial 1:		
								Neighborhood Commercial 3:	51	6.6%	General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:	3	0.4%	Industrial Commercial:	1	0.1%
								Commercial 2:			<b>Master Planned Community:</b>		
								Seattle Mixed:			<b>Major Institutions:</b>	<b>504</b>	<b>65.2%</b>
											<b>City-Owned Open Space</b>	<b>44</b>	<b>5.7%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Ravenna/Bryant

CURRENT AND FUTURE LAND USE

Net Land Acres * : 1,176		Rights-of-Way: 453		Gross Land Acres: 1,629		Reservoirs/Water Bodies 8	
<b>Current Land Use</b>				<b>Future Land Use Designation</b>			
<b>Single Family</b>	<b>Net Acres</b>	<b>Industrial Total</b>	<b>Net Acres</b>	City-Owned Open Space:	<b>Net Acres</b>	<b>% Net</b>	Downtown Areas:
<b>Multi-Family Total</b>	<b>99</b>	Industrial	<b>19</b>	Private Open Space	90	7.7%	Industrial Areas:
Duplex/Triplex	18	Warehouse	1	/Cemeteries	872	74.1%	Master Planned Community:
Multi-Family	63	<b>Major Institution/Utilities</b>	<b>18</b>	Parking	97	8.3%	Major Institutions:
Other Housing	18	<b>/Public Facilities Total</b>	<b>44</b>	Vacant	104	8.9%	12 1.0%
<b>Commercial/Mixed-Use Total</b>	<b>84</b>	Institutions	9	Unknown			
Entertainment	2	Public Facilities	1	Easement			
Hotel/Motel	3	Schools	33	Rights-of-Way:			
Mixed Use	10	Transp/Util/Comm	0	Reservoirs/Water Bodies			
Office	10						
Retail/Service	60						
<b>Development Capacity</b>				<b>Zoning Category Designation</b>			
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity
Single Family:	6,646	439	118	131,762	0	NA	0
Lowrise:	84	2,203	852	276,916	0	NA	0
Midrise:						NA	
Highrise:						NA	
Commercial:	9	515	3,397	1,519,082	1,837,376	NA	6,123
Neigh. Commercial:	14	546	1,865	549,581	252,467	NA	846
Downtown:						NA	
Industrial:						NA	
Master Plan Community:						NA	
<b>Totals:</b>	<b>6,753</b>	<b>3,703</b>	<b>6,232</b>	<b>2,477,341</b>	<b>2,089,843</b>	<b>7,549</b>	<b>6,969</b>
				<b>Residential Total:</b>			
				<b>Multi-Family Residential:</b>			
				Midrise:			
				Highrise:			
				Lowrise Total:			
				Lowrise 1:			
				Lowrise 2:			
				Lowrise 3:			
				<b>Single Family Residential:</b>			
				Single Family:			
				Residential Small Lot:			
				<b>Commercial / Mixed Use:</b>			
				Neighborhood Commercial Total:			
				Neighborhood Commercial 1:			
				Neighborhood Commercial 2:			
				Neighborhood Commercial 3:			
				Commercial Total:			
				Commercial 1:			
				Commercial 2:			
				Seattle Mixed:			
				<b>Downtown:</b>			
				Downtown Harborfront 1:			
				Downtown Harborfront 2:			
				Downtown Mixed Commercial:			
				Downtown Mixed Res/Comm:			
				Downtown Mixed Res/Res:			
				Downtown Office Core 1:			
				Downtown Office Core 2:			
				Downtown Retail Core:			
				International District Mix:			
				International District Residential:			
				Pike Market Mixed:			
				Pioneer Square Mixed:			
				<b>Industrial:</b>			
				General Industrial 1:			
				General Industrial 2:			
				Industrial Buffer:			
				Industrial Commercial:			
				<b>Master Planned Community:</b>			
				<b>Major Institutions:</b>			
				<b>City-Owned Open Space</b>			

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Wedgwood/View Ridge

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b> 1,148		<b>Rights-of-Way:</b> 355		<b>Gross Land Acres:</b> 1,503		<b>Reservoirs/Water Bodies</b> 0									
<b>Current Land Use</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Future Land Use Designation</b>							
<b>Single Family</b>		<b>878</b>		<b>Industrial Total</b>		<b>0</b>		City-Owned Open Space:		42	3.6%	Downtown Areas:			
<b>Multi-Family Total</b>		<b>51</b>		Industrial				Private Open Space		1,039	90.5%	Industrial Areas:			
Duplex/Triplex		6		Warehouse		0		/Cemeteries		45	3.9%	Master Planned Community:			
Multi-Family		32		<b>Major Institution/Utilities</b>		<b>37</b>		Parking		23	2.0%	Major Institutions:			
Other Housing		13		<b>/Public Facilities Total</b>		<b>10</b>		Vacant							
<b>Commercial/Mixed-Use Total</b>		<b>23</b>		Institutions		1		Unknown							
Entertainment		2		Public Facilities		26		Easement							
Hotel/Motel		3		Schools		0		Rights-of-Way:		355					
Mixed Use		7		Transp/Util/Comm		0		Reservoirs/Water Bodies							
Office		12													
Retail/Service															
<b>Development Capacity</b>								<b>Zoning Category Designation</b>							
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>		<b>1,084</b>	<b>94.4%</b>	<b>Downtown:</b>		<b>0</b>	<b>0.0%</b>
Single Family:	5,297	177	307	64,214	0	NA	0	<b>Multi-Family Residential:</b>				Downtown Harborfront 1:			
Lowrise:	6	804	304	28,274	0	NA	0	Midrise:				Downtown Harborfront 2:			
Midrise:						NA		Highrise:				Downtown Mixed Commercial:			
Highrise:						NA		Lowrise Total:		45	3.9%	Downtown Mixed Res/Comm:			
Commercial:	0	102	409	132,189	164,655	NA	550	Lowrise 1:		4	0.4%	Downtown Mixed Res/Res:			
Neigh. Commercial:	1	203	754	178,348	8,919	NA	29	Lowrise 2:		32	2.8%	Downtown Office Core 1:			
Downtown:						NA		Lowrise 3:		8	0.7%	Downtown Office Core 2:			
Industrial:						NA		<b>Single Family Residential:</b>		<b>1,039</b>	<b>90.5%</b>	Downtown Retail Core:			
Master Plan Community:						NA		Single Family:		1,039	90.5%	International District Mix:			
<b>Totals:</b>	<b>5,304</b>	<b>1,286</b>	<b>1,774</b>	<b>403,025</b>	<b>173,574</b>	<b>1,984</b>	<b>579</b>	Residential Small Lot:				International District Residential:			
								<b>Commercial / Mixed Use:</b>		<b>23</b>	<b>2.0%</b>	Pike Market Mixed:			
								Neighborhood Commercial Total:		15	1.3%	Pioneer Square Mixed:			
								Neighborhood Commercial 1:		4	0.4%	<b>Industrial:</b>		<b>0</b>	<b>0.0%</b>
								Neighborhood Commercial 2:		11	0.9%	General Industrial 1:			
								Neighborhood Commercial 3:				General Industrial 2:			
								Commercial Total:				Industrial Buffer:			
								Commercial 1:		8	0.7%	Industrial Commercial:			
								Commercial 2:				<b>Master Planned Community:</b>			
								Seattle Mixed:				<b>Major Institutions:</b>			
												<b>City-Owned Open Space</b>		<b>42</b>	<b>3.6%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Laurelhurst/Sand Point

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b> 1,168		<b>Rights-of-Way:</b> 232		<b>Gross Land Acres:</b> 1,400		<b>Reservoirs/Water Bodies</b> 1							
<b>Current Land Use</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Future Land Use Designation</b>					
<b>Single Family</b>		<b>540</b>		<b>Industrial Total</b>		City-Owned Open Space		309	26.5%	Downtown Areas:			
<b>Multi-Family Total</b>		<b>39</b>		Industrial		Private Open Space /Cemeteries		741	63.5%	Industrial Areas:			
Duplex/Triplex		8		Warehouse		Parking		77	6.6%	Master Planned Community:			
Multi-Family		29		<b>Major Institution/Utilities /Public Facilities Total</b>		Vacant		11	0.9%	Major Institutions:			
Other Housing		3		<b>170</b>		Unknown				29 2.5%			
<b>Commercial/Mixed-Use Total</b>				Institutions		Easement							
Entertainment		3		Public Facilities		Rights-of-Way:							
Hotel/Motel				Schools		Reservoirs/Water Bodies							
Mixed Use		21		Transp/Util/Comm		0							
Office		24											
Retail/Service		5											
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>812</b>	<b>69.5%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	2,908	47	375	135,483	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	2	1,229	86	113,672	0	NA	0	Midrise:			Downtown Harborfront 2:		
Midrise:						NA		Highrise:			Downtown Mixed Commercial:		
Commercial:						NA		Lowrise Total:	71	6.0%	Downtown Mixed Res/Comm:		
Neigh. Commercial:	0	155	361	155,310	4,923	NA	16	Lowrise 1:	9	0.8%	Downtown Mixed Res/Res:		
Downtown:						NA		Lowrise 2:			Downtown Office Core 1:		
Industrial:						NA		Lowrise 3:	62	5.3%	Downtown Office Core 2:		
Master Plan Community:						NA		<b>Single Family Residential:</b>	<b>741</b>	<b>63.5%</b>	Downtown Retail Core:		
<b>Totals:</b>	<b>2,910</b>	<b>1,431</b>	<b>822</b>	<b>404,465</b>	<b>4,923</b>	<b>9,047</b>	<b>16</b>	Single Family:	741	63.5%	International District Mix:		
								Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>11</b>	<b>0.9%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	11	0.9%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	2	0.2%	<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
								Neighborhood Commercial 2:	9	0.8%	General Industrial 1:		
								Neighborhood Commercial 3:			General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:			Industrial Commercial:		
								Commercial 2:			<b>Master Planned Community:</b>		
								Seattle Mixed:			<b>Major Institutions:</b>	<b>36</b>	<b>3.1%</b>
											<b>City-Owned Open Space</b>	<b>309</b>	<b>26.5%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.



Northgate/Maple Leaf

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b>	<b>849</b>	<b>Rights-of-Way:</b>	<b>295</b>	<b>Gross Land Acres:</b>	<b>1,144</b>	<b>Reservoirs/Water Bodies</b>	<b>0</b>					
<b>Current Land Use</b>								<b>Future Land Use Designation</b>	<b>Net Acres</b>	<b>% Net</b>	<b>Net Acres</b>	<b>% Net</b>
<b>Single Family</b>	<b>465</b>	<b>Industrial Total</b>	<b>2</b>	<b>City-Owned Open Space</b>	<b>44</b>			City-Owned Open Space:	44	5.2%	Downtown Areas:	
<b>Multi-Family Total</b>	<b>77</b>	Industrial	1	Private Open Space /Cemeteries	0			Single Family Residential Areas:	489	57.6%	Industrial Areas:	
Duplex/Triplex	8	Warehouse	1	Parking	7			Multi-Family Residential Areas:	85	10.0%	Master Planned Community:	
Multi-Family	62	<b>Major Institution/Utilities /Public Facilities Total</b>	<b>81</b>	Vacant	11			Commercial / Mixed Use Areas:	168	19.8%	Major Institutions:	63 7.4%
Other Housing	7	Institutions	8	Unknown	1			<b>Zoning Category Designation</b>				
<b>Commercial/Mixed-Use Total</b>	<b>159</b>	Public Facilities		Easement				<b>Residential Total:</b>	<b>565</b>	<b>66.6%</b>	<b>Downtown:</b>	<b>0 0.0%</b>
Entertainment	1	Schools	71	Rights-of-Way:	295			<b>Multi-Family Residential:</b>			Downtown Harborfront 1:	
Hotel/Motel	2	Transp/Util/Comm	3	Reservoirs/Water Bodies				Midrise:	17	1.9%	Downtown Harborfront 2:	
Mixed Use	15							Highrise:			Downtown Mixed Commercial:	
Office	51							Lowrise Total:	60	7.1%	Downtown Mixed Res/Comm:	
Retail/Service	91							Lowrise 1:	1	0.1%	Downtown Mixed Res/Res:	
<b>Development Capacity</b>								Lowrise 2:	22	2.6%	Downtown Office Core 1:	
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	Lowrise 3:	37	4.4%	Downtown Office Core 2:	
Single Family:	3,072	87	142	30,345	0	NA	0	<b>Single Family Residential:</b>	<b>488</b>	<b>57.5%</b>	Downtown Retail Core:	
Lowrise:	21	2,120	295	177,619	0	NA	0	Single Family:	488	57.5%	International District Mix:	
Midrise:	6	1,072	1,262	3,599	0	NA	0	Residential Small Lot:			International District Residential:	
Highrise:						NA		<b>Commercial / Mixed Use:</b>	<b>177</b>	<b>20.8%</b>	Pike Market Mixed:	
Commercial:	0	151	143	26,783	8,997	NA	30	Neighborhood Commercial Total:	173	20.4%	Pioneer Square Mixed:	
Neigh. Commercial:	5	1,302	9,059	3,574,370	4,038,885	NA	13,463	Neighborhood Commercial 1:	1	0.1%	<b>Industrial:</b>	<b>0 0.0%</b>
Downtown:						NA		Neighborhood Commercial 2:	8	0.9%	General Industrial 1:	
Industrial:						NA		Neighborhood Commercial 3:	165	19.4%	General Industrial 2:	
Master Plan Community:						NA		Commercial Total:			Industrial Buffer:	
<b>Totals:</b>	<b>3,104</b>	<b>4,732</b>	<b>10,901</b>	<b>3,812,716</b>	<b>4,047,882</b>	<b>11,247</b>	<b>13,493</b>	Commercial 1:	3	0.4%	Industrial Commercial:	
								Commercial 2:			<b>Master Planned Community:</b>	
								Seattle Mixed:			<b>Major Institutions:</b>	<b>63 7.4%</b>
											<b>City-Owned Open Space</b>	<b>44 5.2%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

# Olympic Hills/Victory Heights

# CURRENT AND FUTURE LAND USE

Net Land Acres * : 1,092		Rights-of-Way: 302		Gross Land Acres: 1,394		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>					
<b>Single Family</b>		<b>705</b>		<b>Industrial Total</b>		<b>8</b>		City-Owned Open Space		189			
<b>Multi-Family Total</b>		<b>91</b>		Industrial		1		Private Open Space /Cemeteries		1		Downtown Areas:	
Duplex/Triplex		8		Warehouse		7		Parking		6		Industrial Areas:	
Multi-Family		79		<b>Major Institution/Utilities /Public Facilities Total</b>		<b>26</b>		Vacant		16		Master Planned Community:	
Other Housing		3		Institutions		16		Unknown		2		Major Institutions:	
<b>Commercial/Mixed-Use Total</b>		<b>49</b>		Public Facilities		1		Easement		302			
Entertainment		2		Schools		7		Rights-of-Way:		302			
Hotel/Motel				Transp/Util/Comm		3		Reservoirs/Water Bodies					
Mixed Use		4											
Office		14											
Retail/Service		29											
<b>Development Capacity</b>				Adjusted**		Adjusted**		Adjusted**					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity						
Single Family:	3,652	135	298	23,420	0	NA	0						
Lowrise:	16	1,802	306	72,247	0	NA	0						
Midrise:	0	843	1,803	34,147	0	NA	0						
Highrise:						NA							
Commercial:	2	263	2,433	533,990	412,141	NA	1,372						
Neigh. Commercial:	5	357	1,669	353,160	574,095	NA	1,916						
Downtown:						NA							
Industrial:						NA							
Master Plan Community:						NA							
<b>Totals:</b>	<b>3,675</b>	<b>3,400</b>	<b>6,509</b>	<b>1,016,964</b>	<b>986,236</b>	<b>2,616</b>	<b>3,288</b>						
<b>Future Land Use Designation</b>		<b>Net Acres</b>		<b>% Net</b>		<b>Net Acres</b>		<b>% Net</b>					
City-Owned Open Space:		189		17.3%		Downtown Areas:							
Single Family Residential Areas:		746		68.3%		Industrial Areas:							
Multi-Family Residential Areas:		83		7.6%		Master Planned Community:							
Commercial / Mixed Use Areas:		74		6.7%		Major Institutions:							
<b>Zoning Category Designation</b>													
<b>Residential Total:</b>		<b>835</b>		<b>76.4%</b>		<b>Downtown:</b>		<b>0</b>		<b>0.0%</b>			
<b>Multi-Family Residential:</b>						Downtown Harborfront 1:							
Midrise:		21		1.9%		Downtown Harborfront 2:							
Highrise:						Downtown Mixed Commercial:							
Lowrise Total:		66		6.1%		Downtown Mixed Res/Comm:							
Lowrise 1:		3		0.3%		Downtown Mixed Res/Res:							
Lowrise 2:		17		1.5%		Downtown Office Core 1:							
Lowrise 3:		47		4.3%		Downtown Office Core 2:							
<b>Single Family Residential:</b>		<b>747</b>		<b>68.4%</b>		Downtown Retail Core:							
Single Family:		747		68.4%		International District Mix:							
Residential Small Lot:						International District Residential:							
<b>Commercial / Mixed Use:</b>		<b>68</b>		<b>6.3%</b>		Pike Market Mixed:							
Neighborhood Commercial Total:		27		2.4%		Pioneer Square Mixed:							
Neighborhood Commercial 1:						<b>Industrial:</b>		<b>0</b>		<b>0.0%</b>			
Neighborhood Commercial 2:		6		0.5%		General Industrial 1:							
Neighborhood Commercial 3:		21		1.9%		General Industrial 2:							
Commercial Total:						Industrial Buffer:							
Commercial 1:		42		3.8%		Industrial Commercial:							
Commercial 2:						<b>Master Planned Community:</b>							
Seattle Mixed:						<b>Major Institutions:</b>							
<b>City-Owned Open Space</b>		<b>189</b>		<b>17.3%</b>									

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Cedar Park/Meadowbrook

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b> 966		<b>Rights-of-Way:</b> 244		<b>Gross Land Acres:</b> 1,209		<b>Reservoirs/Water Bodies</b> 0									
<b>Current Land Use</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Future Land Use Designation</b>							
<b>Single Family</b>		<b>674</b>		<b>Industrial Total</b>		<b>4</b>		City-Owned Open Space:		69	7.1%	Downtown Areas:			
<b>Multi-Family Total</b>		<b>52</b>		Industrial		0		Private Open Space		770	79.7%	Industrial Areas:			
Duplex/Triplex		11		Warehouse		3		/Cemeteries		48	5.0%	Master Planned Community:			
Multi-Family		37		<b>Major Institution/Utilities</b>		<b>57</b>		Parking		79	8.2%	Major Institutions:			
Other Housing		4		<b>/Public Facilities Total</b>		<b>57</b>		Vacant							
<b>Commercial/Mixed-Use Total</b>		<b>61</b>		Institutions		4		Unknown							
Entertainment				Public Facilities				Easement							
Hotel/Motel				Schools		49		Rights-of-Way:		244					
Mixed Use		11		Transp/Util/Comm		5		Reservoirs/Water Bodies							
Office		11													
Retail/Service		39													
<b>Development Capacity</b>								<b>Zoning Category Designation</b>							
								<b>Residential Total:</b>		<b>819</b>	<b>84.7%</b>	<b>Downtown:</b>		<b>0</b>	<b>0.0%</b>
								<b>Multi-Family Residential:</b>				Downtown Harborfront 1:			
Zone Category		Existing Single Family Units		Existing Multi-Family Units		Adjusted** Residential Growth Capacity Units		Existing Non-Residential Gross Square Feet		Adjusted** Commercial Floor Area Capacity Gross Square Feet		Existing Employment As of 2014		Adjusted** Total Employment Capacity	
Single Family:		3,412		140		313		96,241		0		NA		0	
Lowrise:		23		1,276		258		18,322		0		NA		0	
Midrise:		0		449		421		812		0		NA		0	
Highrise:												NA			
Commercial:		0		1,074		3,943		731,893		949,078		NA		3,166	
Neigh. Commercial:		0		362		937		254,159		472,622		NA		1,576	
Downtown:												NA			
Industrial:												NA			
Master Plan Community:												NA			
<b>Totals:</b>		<b>3,435</b>		<b>3,301</b>		<b>5,872</b>		<b>1,101,427</b>		<b>1,421,700</b>		<b>2,874</b>		<b>4,742</b>	
												<b>Commercial / Mixed Use:</b>		<b>79</b>	<b>8.2%</b>
												Neighborhood Commercial Total:		19	2.0%
												Neighborhood Commercial 1:		2	0.2%
												Neighborhood Commercial 2:		3	0.3%
												Neighborhood Commercial 3:		14	1.5%
												Commercial Total:			
												Commercial 1:		60	6.2%
												Commercial 2:			
												Seattle Mixed:			
												Downtown Harborfront 2:			
												Downtown Mixed Commercial:			
												Downtown Mixed Res/Comm:			
												Downtown Mixed Res/Res:			
												Downtown Office Core 1:			
												Downtown Office Core 2:			
												Downtown Retail Core:			
												International District Mix:			
												International District Residential:			
												Pike Market Mixed:			
												Pioneer Square Mixed:			
												<b>Industrial:</b>		<b>0</b>	<b>0.0%</b>
												General Industrial 1:			
												General Industrial 2:			
												Industrial Buffer:			
												Industrial Commercial:			
												<b>Master Planned Community:</b>			
												<b>Major Institutions:</b>			
												<b>City-Owned Open Space</b>		<b>69</b>	<b>7.1%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Green Lake

CURRENT AND FUTURE LAND USE

Net Land Acres * : 714		Rights-of-Way: 358		Gross Land Acres: 1,072		Reservoirs/Water Bodies 255		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net						
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>											
<b>Single Family</b>	<b>392</b>	<b>Industrial Total</b>		<b>1</b>		City-Owned Open Space		192		City-Owned Open Space: 192 26.9%									
<b>Multi-Family Total</b>	<b>59</b>	Industrial		0		Private Open Space /Cemeteries		0		Single Family Residential Areas: 424 59.4%									
Duplex/Triplex	18	Warehouse		0		Parking		2		Multi-Family Residential Areas: 54 7.5%									
Multi-Family	39	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>36</b>		Vacant		2		Commercial / Mixed Use Areas: 44 6.2%									
Other Housing	1	Institutions		11		Unknown		1		Downtown Areas:									
<b>Commercial/Mixed-Use Total</b>	<b>30</b>	Public Facilities		1		Easement				Industrial Areas:									
Entertainment		Schools		20		Rights-of-Way:		358		Master Planned Community:									
Hotel/Motel		Transp/Util/Comm		5		Reservoirs/Water Bodies		255		Major Institutions:									
Mixed Use	11																		
Office	3																		
Retail/Service	16																		
<b>Development Capacity</b>																			
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity												
Single Family:	3,690	339	53	68,231	0	NA	0												
Lowrise:	131	1,836	420	34,611	0	NA	0												
Midrise:	282	18	567	0	0	NA	0												
Highrise:						NA													
Commercial:	1	0	222	41,187	9,101	NA	30												
Neigh. Commercial:	19	1,224	1,651	743,279	359,401	NA	1,201												
Downtown:						NA													
Industrial:						NA													
Master Plan Community:						NA													
<b>Totals:</b>	<b>4,123</b>	<b>3,417</b>	<b>2,913</b>	<b>887,308</b>	<b>368,502</b>	<b>3,903</b>	<b>1,231</b>												
								<b>Zoning Category Designation</b>											
								<b>Residential Total:</b>		<b>478</b>		<b>67.0%</b>		<b>Downtown:</b>		<b>0</b>		<b>0.0%</b>	
								<b>Multi-Family Residential:</b>						Downtown Harborfront 1:					
								Midrise:		4		0.5%		Downtown Harborfront 2:					
								Highrise:						Downtown Mixed Commercial:					
								Lowrise Total:		50		7.0%		Downtown Mixed Res/Comm:					
								Lowrise 1:		6		0.9%		Downtown Mixed Res/Res:					
								Lowrise 2:		16		2.3%		Downtown Office Core 1:					
								Lowrise 3:		27		3.8%		Downtown Office Core 2:					
								<b>Single Family Residential:</b>		<b>425</b>		<b>59.5%</b>		Downtown Retail Core:					
								Single Family:		425		59.5%		International District Mix:					
								Residential Small Lot:						International District Residential:					
								<b>Commercial / Mixed Use:</b>		<b>44</b>		<b>6.2%</b>		Pike Market Mixed:					
								Neighborhood Commercial Total:		41		5.7%		Pioneer Square Mixed:					
								Neighborhood Commercial 1:		7		1.0%		<b>Industrial:</b>		<b>0</b>		<b>0.0%</b>	
								Neighborhood Commercial 2:		17		2.3%		General Industrial 1:					
								Neighborhood Commercial 3:		17		2.4%		General Industrial 2:					
								Commercial Total:						Industrial Buffer:					
								Commercial 1:		3		0.4%		Industrial Commercial:					
								Commercial 2:						<b>Master Planned Community:</b>					
								Seattle Mixed:						<b>Major Institutions:</b>					
														<b>City-Owned Open Space</b>		<b>192</b>		<b>26.9%</b>	

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Haller Lake

CURRENT AND FUTURE LAND USE

Net Land Acres * : 948		Rights-of-Way: 285		Gross Land Acres: 1,233		Reservoirs/Water Bodies 14		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>					
<b>Single Family</b>	<b>508</b>	<b>Industrial Total</b>		<b>38</b>	City-Owned Open Space		26	Downtown Areas:					
<b>Multi-Family Total</b>	<b>59</b>	Industrial		14	Private Open Space /Cemeteries		81	Industrial Areas:					
Duplex/Triplex	8	Warehouse		24	Parking		11	Master Planned Community:					
Multi-Family	36	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>108</b>	Vacant		25	Major Institutions:		32	3.4%		
Other Housing	15	Institutions		31	Unknown		8						
<b>Commercial/Mixed-Use Total</b>	<b>83</b>	Public Facilities		10	Easement								
Entertainment	11	Schools		67	Rights-of-Way:		285						
Hotel/Motel	4	Transp/Util/Comm			Reservoirs/Water Bodies		14						
Mixed Use	1												
Office	12												
Retail/Service	55												
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>725</b>	<b>76.5%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	2,743	45	255	59,353	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	32	1,276	297	266,754	0	NA	0	Midrise:	1	0.2%	Downtown Harborfront 2:		
Midrise:	0	132	114	0	0	NA	0	Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	113	11.9%	Downtown Mixed Res/Comm:		
Commercial:	1	173	6,193	1,572,739	3,484,539	NA	11,616	Lowrise 1:	3	0.3%	Downtown Mixed Res/Res:		
Neigh. Commercial:	1	166	581	190,382	19,843	NA	66	Lowrise 2:	19	2.0%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	91	9.6%	Downtown Office Core 2:		
Industrial:						NA		<b>Single Family Residential:</b>	<b>610</b>	<b>64.4%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	610	64.4%	International District Mix:		
<b>Totals:</b>	<b>2,777</b>	<b>1,792</b>	<b>7,440</b>	<b>2,089,228</b>	<b>3,504,382</b>	<b>6,450</b>	<b>11,682</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>164</b>	<b>17.3%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	25	2.6%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	3	0.3%	<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
								Neighborhood Commercial 2:	2	0.3%	General Industrial 1:		
								Neighborhood Commercial 3:	19	2.0%	General Industrial 2:		
								Commercial Total:	139	14.7%	Industrial Buffer:		
								Commercial 1:	76	8.0%	Industrial Commercial:		
								Commercial 2:	64	6.7%	<b>Master Planned Community:</b>		
								Seattle Mixed:			<b>Major Institutions:</b>	<b>32</b>	<b>3.4%</b>
											<b>City-Owned Open Space</b>	<b>26</b>	<b>2.8%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.



Broadview/Bitter Lake

CURRENT AND FUTURE LAND USE

Net Land Acres * : 1,181		Rights-of-Way: 274		Gross Land Acres: 1,455		Reservoirs/Water Bodies 6		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>							
<b>Single Family</b>	<b>747</b>	<b>Industrial Total</b>		<b>10</b>		City-Owned Open Space		90				Downtown Areas:			
<b>Multi-Family Total</b>	<b>82</b>	Industrial				Private Open Space /Cemeteries		68				Industrial Areas:			
Duplex/Triplex	7	Warehouse		10		Parking		2				Master Planned Community:			
Multi-Family	59	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>29</b>		Vacant		84				Major Institutions:			
Other Housing	16	Institutions		7		Unknown		4							
<b>Commercial/Mixed-Use Total</b>	<b>65</b>	Public Facilities		2		Easement									
Entertainment	1	Schools		9		Rights-of-Way:		274							
Hotel/Motel	4	Transp/Util/Comm		10		Reservoirs/Water Bodies		6							
Mixed Use	8														
Office	4														
Retail/Service	49														
<b>Development Capacity</b>															
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity								
Single Family:	3,101	60	301	7,512	0	NA	0								
Lowrise:	13	2,580	134	219,136	0	NA	0								
Midrise:	0	463		0		NA									
Highrise:						NA									
Commercial:	2	1,314	4,691	948,144	2,782,832	NA	9,274								
Neigh. Commercial:	0	145	337	114,992	8,606	NA	29								
Downtown:						NA									
Industrial:						NA									
Master Plan Community:						NA									
<b>Totals:</b>	<b>3,116</b>	<b>4,562</b>	<b>5,463</b>	<b>1,289,784</b>	<b>2,791,438</b>	<b>2,793</b>	<b>9,303</b>								
<b>Zoning Category Designation</b>															
<b>Residential Total:</b>										<b>983</b>	<b>83.2%</b>	<b>Downtown:</b>		<b>0</b>	<b>0.0%</b>
<b>Multi-Family Residential:</b>												Downtown Harborfront 1:			
Midrise:										7	0.6%	Downtown Harborfront 2:			
Highrise:												Downtown Mixed Commercial:			
Lowrise Total:										75	6.4%	Downtown Mixed Res/Comm:			
Lowrise 1:										2	0.2%	Downtown Mixed Res/Res:			
Lowrise 2:										22	1.9%	Downtown Office Core 1:			
Lowrise 3:										51	4.3%	Downtown Office Core 2:			
<b>Single Family Residential:</b>										<b>900</b>	<b>76.2%</b>	Downtown Retail Core:			
Single Family:										900	76.2%	International District Mix:			
Residential Small Lot:												International District Residential:			
<b>Commercial / Mixed Use:</b>										<b>109</b>	<b>9.2%</b>	Pike Market Mixed:			
Neighborhood Commercial Total:										14	1.2%	Pioneer Square Mixed:			
Neighborhood Commercial 1:										2	0.2%	<b>Industrial:</b>		<b>0</b>	<b>0.0%</b>
Neighborhood Commercial 2:										5	0.4%	General Industrial 1:			
Neighborhood Commercial 3:										8	0.6%	General Industrial 2:			
Commercial Total:										94	8.0%	Industrial Buffer:			
Commercial 1:										70	5.9%	Industrial Commercial:			
Commercial 2:										24	2.0%	<b>Master Planned Community:</b>			
Seattle Mixed:												<b>Major Institutions:</b>			
												<b>City-Owned Open Space</b>		<b>90</b>	<b>7.6%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Greenwood/Phinney Ridge

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b> 1,073		<b>Rights-of-Way:</b> 462		<b>Gross Land Acres:</b> 1,536		<b>Reservoirs/Water Bodies</b> 0		<b>Future Land Use Designation</b>			
<b>Current Land Use</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>	<b>% Net</b>	<b>Net Acres</b>	<b>% Net</b>
<b>Single Family</b>	<b>754</b>	<b>Industrial Total</b>	<b>4</b>	City-Owned Open Space	100	City-Owned Open Space:	100	9.3%	Downtown Areas:		
<b>Multi-Family Total</b>	<b>102</b>	Industrial	1	Private Open Space /Cemeteries	10	Single Family Residential Areas:	817	76.1%	Industrial Areas:		
Duplex/Triplex	47	Warehouse	3	Parking	3	Multi-Family Residential Areas:	59	5.5%	Master Planned Community:		
Multi-Family	49	<b>Major Institution/Utilities /Public Facilities Total</b>	<b>22</b>	Vacant	11	Commercial / Mixed Use Areas:	98	9.1%	Major Institutions:		
Other Housing	7	Institutions	12	Unknown	0	<b>Zoning Category Designation</b>					
<b>Commercial/Mixed-Use Total</b>	<b>67</b>	Public Facilities	1	Easement	0	<b>Residential Total:</b>	<b>874</b>	<b>81.5%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Entertainment	2	Schools	9	Rights-of-Way:	462	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Hotel/Motel	0	Transp/Util/Comm	0	Reservoirs/Water Bodies		Midrise:			Downtown Harborfront 2:		
Mixed Use	20					Highrise:			Downtown Mixed Commercial:		
Office	6					Lowrise Total:	57	5.3%	Downtown Mixed Res/Comm:		
Retail/Service	39					Lowrise 1:	13	1.2%	Downtown Mixed Res/Res:		
						Lowrise 2:	19	1.8%	Downtown Office Core 1:		
						Lowrise 3:	25	2.3%	Downtown Office Core 2:		
<b>Development Capacity</b>						<b>Single Family Residential:</b>	<b>817</b>	<b>76.1%</b>	Downtown Retail Core:		
	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity		International District Mix:		
Zone Category									International District Residential:		
Single Family:	6,930	861	172	92,518	0	NA	0		Pike Market Mixed:		
Lowrise:	110	1,890	364	117,807	0	NA	0		Pioneer Square Mixed:		
Midrise:						NA			<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
Highrise:						NA			General Industrial 1:		
Commercial:	23	1,018	1,313	258,405	77,787	NA	261		General Industrial 2:		
Neigh. Commercial:	44	1,410	2,773	996,967	436,843	NA	1,453		Industrial Buffer:		
Downtown:						NA			Industrial Commercial:		
Industrial:						NA			<b>Master Planned Community:</b>		
Master Plan Community:						NA			<b>Major Institutions:</b>		
<b>Totals:</b>	<b>7,107</b>	<b>5,179</b>	<b>4,622</b>	<b>1,465,697</b>	<b>514,630</b>	<b>5,626</b>	<b>1,714</b>		<b>City-Owned Open Space</b>	<b>100</b>	<b>9.3%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.



North Beach/Blue Ridge

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b> 997		<b>Rights-of-Way:</b> 289		<b>Gross Land Acres:</b> 1,286		<b>Reservoirs/Water Bodies</b> 0		<b>Future Land Use Designation</b>						
<b>Current Land Use</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>	<b>% Net</b>		<b>Net Acres</b>	<b>% Net</b>		
<b>Single Family</b>	<b>689</b>	<b>Industrial Total</b>		City-Owned Open Space		127		City-Owned Open Space:	127	12.7%	Downtown Areas:			
<b>Multi-Family Total</b>	<b>50</b>	Industrial		Private Open Space /Cemeteries		0		Single Family Residential Areas:	797	79.9%	Industrial Areas:			
Duplex/Triplex	20	Warehouse		Parking		2		Multi-Family Residential Areas:	46	4.6%	Master Planned Community:			
Multi-Family	27	<b>Major Institution/Utilities /Public Facilities Total</b> 38		Vacant		62		Commercial / Mixed Use Areas:	28	2.8%	Major Institutions:			
Other Housing	3	Institutions		Unknown		2		<b>Zoning Category Designation</b>						
<b>Commercial/Mixed-Use Total</b>	<b>28</b>	Public Facilities		Easement				<b>Residential Total:</b>	<b>843</b>	<b>84.5%</b>	<b>Downtown:</b>		<b>0</b>	<b>0.0%</b>
Entertainment	1	Schools		Rights-of-Way:		289		<b>Multi-Family Residential:</b>			Downtown Harborfront 1:			
Hotel/Motel		Transp/Util/Comm		Reservoirs/Water Bodies				Midrise:			Downtown Harborfront 2:			
Mixed Use	3							Highrise:			Downtown Mixed Commercial:			
Office	2							Lowrise Total:	46	4.6%	Downtown Mixed Res/Comm:			
Retail/Service	22							Lowrise 1:	12	1.2%	Downtown Mixed Res/Res:			
<b>Development Capacity</b>								Lowrise 2:	24	2.4%	Downtown Office Core 1:			
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	Lowrise 3:	10	1.0%	Downtown Office Core 2:			
Single Family:	3,781	107	425	63,790	0	NA	0	<b>Single Family Residential:</b>	<b>797</b>	<b>79.9%</b>	Downtown Retail Core:			
Lowrise:	22	1,160	434	12,146	0	NA	0	Single Family:	797	79.9%	International District Mix:			
Midrise:						NA		Residential Small Lot:			International District Residential:			
Highrise:						NA		<b>Commercial / Mixed Use:</b>	<b>28</b>	<b>2.8%</b>	Pike Market Mixed:			
Commercial:	0	284	1,290	273,680	233,888	NA	780	Neighborhood Commercial Total:	7	0.7%	Pioneer Square Mixed:			
Neigh. Commercial:	2	58	392	79,803	9,637	NA	33	Neighborhood Commercial 1:	1	0.1%	<b>Industrial:</b>		<b>0</b>	<b>0.0%</b>
Downtown:						NA		Neighborhood Commercial 2:	1	0.1%	General Industrial 1:			
Industrial:						NA		Neighborhood Commercial 3:	5	0.5%	General Industrial 2:			
Master Plan Community:						NA		Commercial Total:			Industrial Buffer:			
<b>Totals:</b>	<b>3,805</b>	<b>1,609</b>	<b>2,541</b>	<b>429,419</b>	<b>243,525</b>	<b>1,798</b>	<b>813</b>	Commercial 1:	21	2.1%	Industrial Commercial:			
								Commercial 2:			<b>Master Planned Community:</b>			
								Seattle Mixed:			<b>Major Institutions:</b>			
											<b>City-Owned Open Space</b>		<b>127</b>	<b>12.7%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Whittier Heights

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b> 472		<b>Rights-of-Way:</b> 217		<b>Gross Land Acres:</b> 689		<b>Reservoirs/Water Bodies</b> 0		<b>Future Land Use Designation</b>			
<b>Current Land Use</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>	<b>% Net</b>	<b>Net Acres</b>	<b>% Net</b>
<b>Single Family</b>	<b>344</b>	<b>Industrial Total</b>	<b>0</b>	City-Owned Open Space	6	City-Owned Open Space:	6	1.3%	Downtown Areas:		
<b>Multi-Family Total</b>	<b>70</b>	Industrial	0	Private Open Space /Cemeteries	-1	Single Family Residential Areas:	336	71.1%	Industrial Areas:		
Duplex/Triplex	29	Warehouse	0	Parking	1	Multi-Family Residential Areas:	99	21.0%	Master Planned Community:		
Multi-Family	41	<b>Major Institution/Utilities /Public Facilities Total</b>	<b>25</b>	Vacant	2	Commercial / Mixed Use Areas:	31	6.6%	Major Institutions:		
Other Housing		Institutions	4	Unknown	2	<b>Zoning Category Designation</b>					
<b>Commercial/Mixed-Use Total</b>	<b>23</b>	Public Facilities		Easement		<b>Residential Total:</b>	<b>435</b>	<b>92.1%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Entertainment	2	Schools	20	Rights-of-Way:	217	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Hotel/Motel		Transp/Util/Comm	1	Reservoirs/Water Bodies		Midrise:			Downtown Harborfront 2:		
Mixed Use	3					Highrise:			Downtown Mixed Commercial:		
Office	3					Lowrise Total:	99	21.0%	Downtown Mixed Res/Comm:		
Retail/Service	15					Lowrise 1:	68	14.4%	Downtown Mixed Res/Res:		
						Lowrise 2:	18	3.8%	Downtown Office Core 1:		
						Lowrise 3:	13	2.8%	Downtown Office Core 2:		
<b>Development Capacity</b>						<b>Single Family Residential:</b>	<b>336</b>	<b>71.1%</b>	Downtown Retail Core:		
	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity		International District Mix:		
Zone Category									International District Residential:		
Single Family:	3,044	239	21	5,638	0	NA	0		Pike Market Mixed:		
Lowrise:	326	1,850	621	44,110	0	NA	0		Pioneer Square Mixed:		
Midrise:						NA			<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>
Highrise:						NA			General Industrial 1:		
Commercial:						NA			General Industrial 2:		
Neigh. Commercial:	26	554	1,502	320,737	71,398	NA	234		Industrial Buffer:		
Downtown:						NA			Industrial Commercial:		
Industrial:						NA			<b>Master Planned Community:</b>		
Master Plan Community:						NA			<b>Major Institutions:</b>		
<b>Totals:</b>	<b>3,396</b>	<b>2,643</b>	<b>2,144</b>	<b>370,485</b>	<b>71,398</b>	<b>1,587</b>	<b>234</b>		<b>City-Owned Open Space</b>	<b>6</b>	<b>1.3%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

# Sunset Hill/Loyal Heights

# CURRENT AND FUTURE LAND USE

Net Land Acres * : 751		Rights-of-Way: 286		Gross Land Acres: 1,037		Reservoirs/Water Bodies 2									
<b>Current Land Use</b>								<b>Future Land Use Designation</b>							
<b>Single Family</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>% Net</b>		<b>Net Acres</b>		<b>% Net</b>	
<b>Multi-Family Total</b>		<b>74</b>		<b>Industrial Total</b>		<b>7</b>		City-Owned Open Space		78		Downtown Areas:			
Duplex/Triplex		23		Industrial		4		Private Open Space /Cemeteries		1		Industrial Areas:		24 3.2%	
Multi-Family		51		Warehouse		3		Parking		8		Master Planned Community:			
Other Housing		1		<b>Major Institution/Utilities /Public Facilities Total</b>		<b>40</b>		Vacant		43		Major Institutions:			
<b>Commercial/Mixed-Use Total</b>		<b>37</b>		Institutions		5		Unknown		1					
Entertainment		21		Public Facilities		13		Easement							
Hotel/Motel				Schools		7		Rights-of-Way:		286					
Mixed Use		4		Transp/Util/Comm		15		Reservoirs/Water Bodies		2					
Office		2													
Retail/Service		11													
<b>Development Capacity</b>								<b>Zoning Category Designation</b>							
<b>Residential Total:</b>		<b>582</b>		<b>77.5%</b>		<b>Downtown:</b>		<b>0</b>		<b>0.0%</b>					
<b>Multi-Family Residential:</b>						Downtown Harborfront 1:									
Midrise:		2		0.2%		Downtown Harborfront 2:									
Highrise:						Downtown Mixed Commercial:									
Lowrise Total:		69		9.2%		Downtown Mixed Res/Comm:									
Lowrise 1:		28		3.8%		Downtown Mixed Res/Res:									
Lowrise 2:		15		1.9%		Downtown Office Core 1:									
Lowrise 3:		26		3.4%		Downtown Office Core 2:									
<b>Single Family Residential:</b>		<b>512</b>		<b>68.1%</b>		Downtown Retail Core:									
Single Family:		512		68.1%		International District Mix:									
Residential Small Lot:						International District Residential:									
<b>Commercial / Mixed Use:</b>		<b>67</b>		<b>8.9%</b>		Pike Market Mixed:									
Neighborhood Commercial Total:		25		3.3%		Pioneer Square Mixed:									
Neighborhood Commercial 1:		5		0.6%		<b>Industrial:</b>		<b>24</b>		<b>3.2%</b>					
Neighborhood Commercial 2:		3		0.5%		General Industrial 1:		12		1.6%					
Neighborhood Commercial 3:		17		2.2%		General Industrial 2:									
<b>Commercial Total:</b>		<b>42</b>		<b>5.6%</b>		Industrial Buffer:		3		0.5%					
Commercial 1:		42		5.6%		Industrial Commercial:		8		1.1%					
Commercial 2:						<b>Master Planned Community:</b>									
Seattle Mixed:						<b>Major Institutions:</b>									
						<b>City-Owned Open Space</b>		<b>78</b>		<b>10.4%</b>					

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Ballard

CURRENT AND FUTURE LAND USE

Net Land Acres * : 325		Rights-of-Way: 165		Gross Land Acres: 491		Reservoirs/Water Bodies 0							
<b>Current Land Use</b>				<b>Future Land Use Designation</b>									
<b>Single Family</b>		<b>Industrial Total</b>		City-Owned Open Space		Net Acres	% Net	Downtown Areas:		Net Acres	% Net		
Multi-Family Total		Industrial		Private Open Space /Cemeteries		6	1.9%	Industrial Areas:		153	47.1%		
Duplex/Triplex		Warehouse		Parking		35	10.9%	Master Planned Community:					
Multi-Family		<b>Major Institution/Utilities /Public Facilities Total</b>		Vacant		61	18.8%	Major Institutions:		6	1.8%		
Other Housing		Institutions		Unknown		64	19.6%						
<b>Commercial/Mixed-Use Total</b>		Public Facilities		Easement		<b>Zoning Category Designation</b>							
Entertainment		Schools		Rights-of-Way:		<b>Residential Total:</b>		<b>97</b>	<b>29.7%</b>	<b>Downtown:</b>		<b>0</b>	<b>0.0%</b>
Hotel/Motel		Transp/Util/Comm		Reservoirs/Water Bodies		<b>Multi-Family Residential:</b>				Downtown Harborfront 1:			
Mixed Use						Midrise:		7	2.1%	Downtown Harborfront 2:			
Office						Highrise:				Downtown Mixed Commercial:			
Retail/Service						Lowrise Total:		54	16.7%	Downtown Mixed Res/Comm:			
						Lowrise 1:		22	6.8%	Downtown Mixed Res/Res:			
						Lowrise 2:		10	3.2%	Downtown Office Core 1:			
						Lowrise 3:		22	6.7%	Downtown Office Core 2:			
						<b>Single Family Residential:</b>		<b>35</b>	<b>10.9%</b>	Downtown Retail Core:			
						Single Family:		35	10.9%	International District Mix:			
						Residential Small Lot:				International District Residential:			
						<b>Commercial / Mixed Use:</b>		<b>64</b>	<b>19.6%</b>	Pike Market Mixed:			
						Neighborhood Commercial Total:		41	12.7%	Pioneer Square Mixed:			
						Neighborhood Commercial 1:		1	0.2%	<b>Industrial:</b>		<b>153</b>	<b>47.1%</b>
						Neighborhood Commercial 2:		6	1.8%	General Industrial 1:		35	10.9%
						Neighborhood Commercial 3:		35	10.7%	General Industrial 2:		93	28.5%
						<b>Commercial Total:</b>		<b>22</b>	<b>6.9%</b>	Industrial Buffer:		15	4.5%
						Commercial 1:		21	6.5%	Industrial Commercial:		11	3.2%
						Commercial 2:		1	0.3%	<b>Master Planned Community:</b>			
						Seattle Mixed:				<b>Major Institutions:</b>		<b>6</b>	<b>1.8%</b>
										<b>City-Owned Open Space</b>		<b>6</b>	<b>1.9%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.



Wallingford

CURRENT AND FUTURE LAND USE

<b>Net Land Acres * :</b>	<b>490</b>	<b>Rights-of-Way:</b>	<b>319</b>	<b>Gross Land Acres:</b>	<b>809</b>	<b>Reservoirs/Water Bodies</b>	<b>0</b>						
<b>Current Land Use</b>								<b>Future Land Use Designation</b>	<b>Net Acres</b>	<b>% Net</b>		<b>Net Acres</b>	<b>% Net</b>
<b>Single Family</b>	<b>295</b>	<b>Industrial Total</b>		<b>6</b>	City-Owned Open Space		22	4.5%	Downtown Areas:				
<b>Multi-Family Total</b>	<b>80</b>	Industrial		2	Private Open Space /Cemeteries		-5	66.4%	Industrial Areas:		10	2.1%	
Duplex/Triplex	36	Warehouse		4	Parking		6	14.4%	Master Planned Community:				
Multi-Family	41	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>30</b>	Vacant		3	12.2%	Major Institutions:		2	0.4%	
Other Housing	3	Institutions		9	Unknown		5						
<b>Commercial/Mixed-Use Total</b>	<b>46</b>	Public Facilities		1	Easement		1						
Entertainment	2	Schools		16	Rights-of-Way:		319						
Hotel/Motel	1	Transp/Util/Comm		3	Reservoirs/Water Bodies								
Mixed Use	15												
Office	9												
Retail/Service	20												
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>397</b>	<b>81.0%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	2,900	739	30	24,346	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	193	2,097	492	82,388	0	NA	0	Midrise:	4	0.9%	Downtown Harborfront 2:		
Midrise:	2	538	110	5,447	0	NA	0	Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	67	13.6%	Downtown Mixed Res/Comm:		
Commercial:	4	614	308	339,336	66,764	NA	225	Lowrise 1:	7	1.4%	Downtown Mixed Res/Res:		
Neigh. Commercial:	21	943	2,178	814,052	306,096	NA	1,022	Lowrise 2:	37	7.6%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	23	4.7%	Downtown Office Core 2:		
Industrial:	0	0	0	155,817	94,195	NA	209	<b>Single Family Residential:</b>	<b>326</b>	<b>66.5%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	326	66.5%	International District Mix:		
<b>Totals:</b>	<b>3,120</b>	<b>4,931</b>	<b>3,118</b>	<b>1,421,386</b>	<b>467,055</b>	<b>5,699</b>	<b>1,456</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>58</b>	<b>11.9%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	46	9.4%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	2	0.4%	<b>Industrial:</b>	<b>10</b>	<b>2.1%</b>
								Neighborhood Commercial 2:	36	7.3%	General Industrial 1:		
								Neighborhood Commercial 3:	9	1.8%	General Industrial 2:		
								Commercial Total:	12	2.5%	Industrial Buffer:	4	0.7%
								Commercial 1:	12	2.4%	Industrial Commercial:	7	1.4%
								Commercial 2:	0	0.1%	<b>Master Planned Community:</b>		
								Seattle Mixed:			<b>Major Institutions:</b>	<b>2</b>	<b>0.4%</b>
											<b>City-Owned Open Space</b>	<b>22</b>	<b>4.5%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Cascade/Eastlake

CURRENT AND FUTURE LAND USE

Net Land Acres * : 408		Rights-of-Way: 323		Gross Land Acres: 731		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net														
<b>Current Land Use</b>				<b>Net Acres</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>% Net</b>															
<b>Single Family</b>		<b>23</b>		<b>Industrial Total</b>		<b>21</b>		City-Owned Open Space		33		33															
<b>Multi-Family Total</b>		<b>59</b>		Industrial		8		Private Open Space /Cemeteries		-2		Downtown Areas:															
Duplex/Triplex		5		Warehouse		13		Parking		38		99															
Multi-Family		52		<b>Major Institution/Utilities /Public Facilities Total</b>		<b>23</b>		Vacant		18		Industrial Areas:															
Other Housing		2		Institutions		8		Unknown		1		9															
<b>Commercial/Mixed-Use Total</b>		<b>194</b>		Public Facilities		3		Easement		323		Master Planned Community:															
Entertainment		4		Schools		4		Rights-of-Way:		323		Major Institutions:															
Hotel/Motel		13		Transp/Util/Comm		8		Reservoirs/Water Bodies		0																	
Mixed Use		30																									
Office		118																									
Retail/Service		30																									
<b>Development Capacity</b>								<b>Zoning Category Designation</b>																			
				Adjusted** Residential Growth Capacity Units		Existing Non-Residential Gross Square Feet		Adjusted** Commercial Floor Area Capacity Gross Square Feet		Existing Employment As of 2014		Adjusted** Total Employment Capacity		<b>Residential Total:</b>		<b>70</b>		<b>17.1%</b>		<b>Downtown:</b>		<b>99</b>		<b>24.2%</b>			
Zone Category		Existing Single Family Units		Existing Multi-Family Units		Adjusted** Residential Growth Capacity Units		Existing Non-Residential Gross Square Feet		Adjusted** Commercial Floor Area Capacity Gross Square Feet		Existing Employment As of 2014		Adjusted** Total Employment Capacity		Midrise:		1		0.3%		Downtown Harborfront 1:					
Single Family:		67		32		73		0		0		NA		0		Highrise:						Downtown Harborfront 2:					
Lowrise:		96		1,437		250		24,286		0		NA		0		Lowrise Total:		41		10.1%		Downtown Mixed Commercial:		56		13.6%	
Midrise:		61		52				928				NA				Lowrise 1:		5		1.2%		Downtown Mixed Res/Comm:		10		2.5%	
Highrise:												NA				Lowrise 2:		16		3.8%		Downtown Mixed Res/Res:		8		2.1%	
Commercial:		0		4,669		16,899		12,545,277		5,017,998		NA		19,179		Lowrise 3:		21		5.1%		Downtown Office Core 1:					
Neigh. Commercial:		0		247		282		1,099,572		67,072		NA		224		<b>Single Family Residential:</b>		<b>27</b>		<b>6.7%</b>		Downtown Office Core 2:		25		6.1%	
Downtown:		0		8,029		13,862		14,026,460		6,497,897		NA		23,627		Single Family:		27		6.7%		International District Mix:					
Industrial:		0		0		0		591,994		2,272		NA		5		Residential Small Lot:						International District Residential:					
Master Plan Community:												NA				<b>Commercial / Mixed Use:</b>		<b>197</b>		<b>48.3%</b>		Pike Market Mixed:					
<b>Totals:</b>		<b>224</b>		<b>14,466</b>		<b>31,366</b>		<b>28,288,517</b>		<b>11,585,239</b>		<b>61,828</b>		<b>43,035</b>		Neighborhood Commercial Total:		21		5.3%		Pioneer Square Mixed:					
																Neighborhood Commercial 1:		1		0.2%		<b>Industrial:</b>		<b>9</b>		<b>2.2%</b>	
																Neighborhood Commercial 2:		1		0.2%		General Industrial 1:		7		1.7%	
																Neighborhood Commercial 3:		20		4.8%		General Industrial 2:					
																<b>Commercial Total:</b>		<b>22</b>		<b>5.4%</b>		Industrial Buffer:					
																Commercial 1:		11		2.8%		Industrial Commercial:		2		0.5%	
																Commercial 2:		11		2.6%		<b>Master Planned Community:</b>					
																Seattle Mixed:		154		37.7%		<b>Major Institutions:</b>					
																						<b>City-Owned Open Space</b>		<b>33</b>		<b>8.1%</b>	

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

# Magnolia

## CURRENT AND FUTURE LAND USE

Net Land Acres * : 1,598		Rights-of-Way: 367		Gross Land Acres: 1,966		Reservoirs/Water Bodies 0	
<b>Current Land Use</b>				<b>Future Land Use Designation</b>			
<b>Single Family</b>	<b>Net Acres</b>	<b>Industrial Total</b>	<b>Net Acres</b>	City-Owned Open Space:	<b>Net Acres</b>	<b>% Net</b>	Downtown Areas:
<b>Multi-Family Total</b>	<b>23</b>	Industrial	<b>7</b>	Private Open Space	656	41.0%	Industrial Areas:
Duplex/Triplex	6	Warehouse	7	/Cemeteries	836	52.3%	Master Planned Community:
Multi-Family	17	<b>Major Institution/Utilities</b>	<b>63</b>	Parking	63	3.9%	Major Institutions:
Other Housing		<b>/Public Facilities Total</b>	<b>9</b>	Vacant	25	1.6%	
<b>Commercial/Mixed-Use Total</b>	<b>50</b>	Institutions	17	Unknown			
Entertainment	12	Public Facilities	37	Easement			
Hotel/Motel		Schools		Rights-of-Way:			
Mixed Use	2	Transp/Util/Comm		Reservoirs/Water Bodies			
Office	29						
Retail/Service	7						
<b>Development Capacity</b>				<b>Zoning Category Designation</b>			
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity
Single Family:	4,720	72	386	451,452	0	NA	0
Lowrise:	21	587	86	7,815	0	NA	0
Midrise:						NA	
Highrise:						NA	
Commercial:	0	14		33,220		NA	
Neigh. Commercial:	2	268	748	322,501	19,327	NA	64
Downtown:						NA	
Industrial:	0	0	0	130,435	155,881	NA	346
Master Plan Community:						NA	
<b>Totals:</b>	<b>4,743</b>	<b>941</b>	<b>1,220</b>	<b>945,423</b>	<b>175,208</b>	<b>2,298</b>	<b>410</b>
				<b>Residential Total:</b>			
				<b>899 56.2%</b>			
				<b>Multi-Family Residential:</b>			
				Midrise:			
				Highrise:			
				Lowrise Total:			
				Lowrise 1:			
				Lowrise 2:			
				Lowrise 3:			
				<b>Single Family Residential:</b>			
				<b>879 55.0%</b>			
				Single Family:			
				Residential Small Lot:			
				<b>Commercial / Mixed Use:</b>			
				<b>25 1.6%</b>			
				Neighborhood Commercial Total:			
				Neighborhood Commercial 1:			
				Neighborhood Commercial 2:			
				Neighborhood Commercial 3:			
				Commercial Total:			
				Commercial 1:			
				Commercial 2:			
				Seattle Mixed:			
				<b>Downtown:</b>			
				<b>0 0.0%</b>			
				Downtown Harborfront 1:			
				Downtown Harborfront 2:			
				Downtown Mixed Commercial:			
				Downtown Mixed Res/Comm:			
				Downtown Mixed Res/Res:			
				Downtown Office Core 1:			
				Downtown Office Core 2:			
				Downtown Retail Core:			
				International District Mix:			
				International District Residential:			
				Pike Market Mixed:			
				Pioneer Square Mixed:			
				<b>Industrial:</b>			
				<b>18 1.1%</b>			
				General Industrial 1:			
				General Industrial 2:			
				Industrial Buffer:			
				Industrial Commercial:			
				<b>Master Planned Community:</b>			
				<b>Major Institutions:</b>			
				<b>City-Owned Open Space</b>			
				<b>656 41.0%</b>			

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.



Interbay

CURRENT AND FUTURE LAND USE

Net Land Acres * : 891		Rights-of-Way: 317		Gross Land Acres: 1,207		Reservoirs/Water Bodies 0							
<b>Current Land Use</b>				<b>Future Land Use Designation</b>									
<b>Single Family</b>		<b>Industrial Total</b>		City-Owned Open Space		Net Acres	% Net	Downtown Areas:		Net Acres	% Net		
183		70		119		119	13.4%	Industrial Areas:		444	49.8%		
<b>Multi-Family Total</b>		<b>Major Institution/Utilities /Public Facilities Total</b>		Private Open Space /Cemeteries		1	20.9%	Master Planned Community:					
96		241		1		1	12.1%	Major Institutions:					
Duplex/Triplex		Institutions		Parking		1	3.8%						
18		1		Vacant		1							
Multi-Family		Public Facilities		Unknown		4							
79		25		Easement									
Other Housing		Schools		Rights-of-Way:		317							
		6		Reservoirs/Water Bodies		0							
<b>Commercial/Mixed-Use Total</b>		Transp/Util/Comm											
105		209											
Entertainment													
33													
Hotel/Motel													
Mixed Use													
4													
Office													
48													
Retail/Service													
21													
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>294</b>	<b>33.0%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	1,241	169	58	15,312	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	184	3,458	504	34,310	0	NA	0	Midrise:	0	0.0%	Downtown Harborfront 2:		
Midrise:						NA		Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	108	12.1%	Downtown Mixed Res/Comm:		
Commercial:	9	526	855	421,458	303,358	NA	1,009	Lowrise 1:	27	3.1%	Downtown Mixed Res/Res:		
Neigh. Commercial:	11	284	409	233,458	38,891	NA	134	Lowrise 2:	24	2.7%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	56	6.3%	Downtown Office Core 2:		
Industrial:	2	4	0	4,472,617	1,833,944	NA	4,076	<b>Single Family Residential:</b>	<b>186</b>	<b>20.9%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	186	20.9%	International District Mix:		
<b>Totals:</b>	<b>1,447</b>	<b>4,441</b>	<b>1,826</b>	<b>5,177,155</b>	<b>2,176,193</b>	<b>7,187</b>	<b>5,219</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>33</b>	<b>3.7%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	11	1.2%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	1	0.1%	<b>Industrial:</b>	<b>445</b>	<b>49.9%</b>
								Neighborhood Commercial 2:	2	0.2%	General Industrial 1:	243	27.2%
								Neighborhood Commercial 3:	8	0.9%	General Industrial 2:	102	11.5%
								<b>Commercial Total:</b>	<b>14</b>	<b>1.6%</b>	Industrial Buffer:	13	1.5%
								Commercial 1:	8	0.9%	Industrial Commercial:	86	9.7%
								Commercial 2:	6	0.7%	<b>Master Planned Community:</b>		
								Seattle Mixed:	8	0.9%	<b>Major Institutions:</b>		
											<b>City-Owned Open Space</b>	<b>119</b>	<b>13.4%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Queen Anne

CURRENT AND FUTURE LAND USE

Net Land Acres * : 1,273		Rights-of-Way: 615		Gross Land Acres: 1,889		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
<b>Current Land Use</b>				<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>					
<b>Single Family</b>	<b>524</b>	<b>Industrial Total</b>		<b>33</b>	City-Owned Open Space		79	Downtown Areas:					
<b>Multi-Family Total</b>	<b>273</b>	Industrial		8	Private Open Space /Cemeteries		40	Industrial Areas:		69	5.4%		
Duplex/Triplex	56	Warehouse		25	Parking		18	Master Planned Community:					
Multi-Family	198	<b>Major Institution/Utilities /Public Facilities Total</b>		<b>78</b>	Vacant		42	Major Institutions:		48	3.8%		
Other Housing	19	Institutions		8	Unknown		3						
<b>Commercial/Mixed-Use Total</b>	<b>184</b>	Public Facilities		1	Easement								
Entertainment	63	Schools		42	Rights-of-Way:		615						
Hotel/Motel	5	Transp/Util/Comm		27	Reservoirs/Water Bodies								
Mixed Use	31												
Office	57												
Retail/Service	28												
<b>Development Capacity</b>								<b>Zoning Category Designation</b>					
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	<b>Residential Total:</b>	<b>829</b>	<b>65.1%</b>	<b>Downtown:</b>	<b>0</b>	<b>0.0%</b>
Single Family:	4,254	709	232	115,528	0	NA	0	<b>Multi-Family Residential:</b>			Downtown Harborfront 1:		
Lowrise:	726	8,770	1,747	280,440	0	NA	0	Midrise:	32	2.5%	Downtown Harborfront 2:		
Midrise:	2	2,701	484	41,310	0	NA	0	Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	259	20.3%	Downtown Mixed Res/Comm:		
Commercial:	19	2,106	3,838	2,697,621	1,883,180	NA	6,982	Lowrise 1:	90	7.0%	Downtown Mixed Res/Res:		
Neigh. Commercial:	17	4,305	2,855	4,993,653	562,309	NA	1,875	Lowrise 2:	36	2.8%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	134	10.5%	Downtown Office Core 2:		
Industrial:	0	2	0	1,711,939	224,015	NA	497	<b>Single Family Residential:</b>	<b>538</b>	<b>42.2%</b>	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	538	42.2%	International District Mix:		
<b>Totals:</b>	<b>5,018</b>	<b>18,593</b>	<b>9,156</b>	<b>9,840,491</b>	<b>2,669,504</b>	<b>28,488</b>	<b>9,354</b>	Residential Small Lot:			International District Residential:		
								<b>Commercial / Mixed Use:</b>	<b>248</b>	<b>19.5%</b>	Pike Market Mixed:		
								Neighborhood Commercial Total:	163	12.8%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	4	0.3%	<b>Industrial:</b>	<b>69</b>	<b>5.4%</b>
								Neighborhood Commercial 2:	19	1.5%	General Industrial 1:	36	2.8%
								Neighborhood Commercial 3:	139	10.9%	General Industrial 2:		
								<b>Commercial Total:</b>	<b>57</b>	<b>4.5%</b>	Industrial Buffer:	11	0.9%
								Commercial 1:	23	1.8%	Industrial Commercial:	22	1.7%
								Commercial 2:	34	2.7%	<b>Master Planned Community:</b>		
								Seattle Mixed:	29	2.2%	<b>Major Institutions:</b>	<b>48</b>	<b>3.8%</b>
											<b>City-Owned Open Space</b>	<b>79</b>	<b>6.2%</b>

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

\*\* In all mixed-use zones, commercial, neighborhood commercial and most downtown zones, all future development is considered mixed-use with the mix of uses varying by zone based on completed projects from 1995-2005.

Pioneer Square/International District

CURRENT AND FUTURE LAND USE

Net Land Acres * :		Rights-of-Way:		Gross Land Acres:		Reservoirs/Water Bodies		0	
<b>Current Land Use</b>									
<b>Single Family</b>		<b>Net Acres</b>		<b>Net Acres</b>		<b>Net Acres</b>			
Multi-Family Total		9		Industrial Total		6		City-Owned Open Space	
Duplex/Triplex		0		Industrial		1		Private Open Space /Cemeteries	
Multi-Family		8		Warehouse		5		Parking	
Other Housing		1		Major Institution/Utilities /Public Facilities Total		4		Vacant	
<b>Commercial/Mixed-Use Total</b>		<b>36</b>		Institutions		1		Unknown	
Entertainment		1		Public Facilities		3		Easement	
Hotel/Motel		0		Schools		0		Rights-of-Way:	
Mixed Use		9		Transp/Util/Comm				Reservoirs/Water Bodies	
Office		12							
Retail/Service		13							
<b>Development Capacity</b>									
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity		
Single Family:						NA			
Lowrise:	0	0		22,388		NA			
Midrise:						NA			
Highrise:						NA			
Commercial:						NA			
Neigh. Commercial:	0	0	30	7,103	15,638	NA	52		
Downtown:	287	2,317	6,696	3,369,131	1,281,113	NA	4,662		
Industrial:	0	0		0		NA			
Master Plan Community:	0	0				NA			
<b>Totals:</b>	<b>287</b>	<b>2,317</b>	<b>6,726</b>	<b>3,398,622</b>	<b>1,296,751</b>	<b>7,777</b>	<b>4,714</b>		
<b>Future Land Use Designation</b>									
City-Owned Open Space:		4		4.6%		Downtown Areas:		78	
Single Family Residential Areas:		0		0.0%		Industrial Areas:		0	
Multi-Family Residential Areas:		0		0.0%		Master Planned Community:		13	
Commercial / Mixed Use Areas:		1		0.6%		Major Institutions:			
<b>Zoning Category Designation</b>									
<b>Residential Total:</b>		<b>0</b>		<b>0.0%</b>		<b>Downtown:</b>		<b>78</b>	
<b>Multi-Family Residential:</b>						Downtown Harborfront 1:		7	
Midrise:						Downtown Harborfront 2:			
Highrise:						Downtown Mixed Commercial:		4	
Lowrise Total:						Downtown Mixed Res/Comm:		11	
Lowrise 1:						Downtown Mixed Res/Res:			
Lowrise 2:						Downtown Office Core 1:			
Lowrise 3:						Downtown Office Core 2:			
<b>Single Family Residential:</b>						Downtown Retail Core:			
Single Family:						International District Mix:		26	
Residential Small Lot:						International District Residential:		12	
<b>Commercial / Mixed Use:</b>		<b>1</b>		<b>0.6%</b>		Pike Market Mixed:			
Neighborhood Commercial Total:		1		0.6%		Pioneer Square Mixed:		17	
Neighborhood Commercial 1:						<b>Industrial:</b>		<b>0</b>	
Neighborhood Commercial 2:		0		0.2%		General Industrial 1:		0	
Neighborhood Commercial 3:		0		0.3%		General Industrial 2:			
Commercial Total:						Industrial Buffer:			
Commercial 1:						Industrial Commercial:			
Commercial 2:						<b>Master Planned Community:</b>		<b>13</b>	
Seattle Mixed:						<b>Major Institutions:</b>			
						<b>City-Owned Open Space</b>		<b>4</b>	
								<b>4.6%</b>	

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

\* Net land acres reported are land only, rights-of-way and the water portion of parcels have been excluded.

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Belltown

CURRENT AND FUTURE LAND USE

Net Land Acres * : 98		Rights-of-Way: 77		Gross Land Acres: 176		Reservoirs/Water Bodies 0			
<b>Current Land Use</b>				<b>Future Land Use Designation</b>					
<b>Single Family</b>		<b>Industrial Total</b>		<b>City-Owned Open Space</b>		<b>Net Acres</b>		<b>% Net</b>	
Multi-Family Total		Industrial		Private Open Space /Cemeteries		6		6.1%	
Duplex/Triplex		Warehouse		Parking		0		0.4%	
Multi-Family		<b>Major Institution/Utilities /Public Facilities Total</b>		Vacant		5			
Other Housing		Institutions		Unknown		4			
<b>Commercial/Mixed-Use Total</b>		Public Facilities		Easement		0		0.0%	
Entertainment		Schools		Rights-of-Way:		77			
Hotel/Motel		Transp/Util/Comm		Reservoirs/Water Bodies		0			
Mixed Use									
Office									
Retail/Service									
<b>Development Capacity</b>				<b>Zoning Category Designation</b>					
		Adjusted**		Adjusted**		<b>Residential Total:</b>		<b>0 0.0%</b>	
Existing Single Family Units		Residential Growth Capacity Units		Commercial Floor Area Capacity Gross Square Feet		Existing Employment As of 2014		Adjusted** Total Employment Capacity	
Existing Multi-Family Units		Non-Residential Gross Square Feet		Existing Employment As of 2014		Adjusted** Total Employment Capacity			
Single Family:						NA			
Lowrise:						NA			
Midrise:						NA			
Highrise:						NA			
Commercial:						NA			
Neigh. Commercial:						NA			
Downtown:		0 8,274		5,232 5,211,809		405,126 NA		1,474	
Industrial:		0 0		0		NA			
Master Plan Community:						NA			
<b>Totals:</b>		<b>0 8,274</b>		<b>5,232 5,211,809</b>		<b>405,126 16,259</b>		<b>1,474</b>	
				<b>Commercial / Mixed Use:</b>				<b>0 0.0%</b>	
				Neighborhood Commercial Total:					
				Neighborhood Commercial 1:				<b>Industrial:</b>	
				Neighborhood Commercial 2:				<b>0 0.4%</b>	
				Neighborhood Commercial 3:				General Industrial 1:	
				Commercial Total:				General Industrial 2:	
				Commercial 1:				Industrial Buffer:	
				Commercial 2:				Industrial Commercial:	
				Seattle Mixed:				0 0.4%	
								<b>Master Planned Community:</b>	
								<b>Major Institutions:</b>	
								<b>City-Owned Open Space</b>	
								<b>6 6.1%</b>	

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

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# Downtown Commercial Core

# CURRENT AND FUTURE LAND USE

Net Land Acres * : 117		Rights-of-Way: 89		Gross Land Acres: 206		Reservoirs/Water Bodies 0	
<b>Current Land Use</b>							
<b>Single Family</b>	<b>Net Acres</b>	<b>Industrial Total</b>		<b>Net Acres</b>		<b>Net Acres</b>	
<b>Multi-Family Total</b>	<b>10</b>	Industrial	0	City-Owned Open Space	8		
Duplex/Triplex		Warehouse	1	Private Open Space /Cemeteries	0		
Multi-Family	9	<b>Major Institution/Utilities /Public Facilities Total</b>	<b>13</b>	Parking	10		
Other Housing	0	Institutions	0	Vacant	2		
<b>Commercial/Mixed-Use Total</b>	<b>71</b>	Public Facilities	12	Unknown	3		
Entertainment	2	Schools		Easement			
Hotel/Motel	3	Transp/Util/Comm	1	Rights-of-Way:	89		
Mixed Use	7			Reservoirs/Water Bodies			
Office	46						
Retail/Service	11						
<b>Development Capacity</b>							
Zone Category	Existing Single Family Units	Existing Multi-Family Units	Adjusted** Residential Growth Capacity Units	Existing Non-Residential Gross Square Feet	Adjusted** Commercial Floor Area Capacity Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity
Single Family:						NA	
Lowrise:						NA	
Midrise:						NA	
Highrise:						NA	
Commercial:						NA	
Neigh. Commercial:						NA	
Downtown:	153	3,431	3,742	26,549,607	3,045,084	NA	11,073
Industrial:						NA	
Master Plan Community:						NA	
<b>Totals:</b>	<b>153</b>	<b>3,431</b>	<b>3,742</b>	<b>26,549,607</b>	<b>3,045,084</b>	<b>60,739</b>	<b>11,073</b>
<b>Future Land Use Designation</b>							
City-Owned Open Space:	8	6.8%	Downtown Areas:	109	93.2%		
Single Family Residential Areas:			Industrial Areas:				
Multi-Family Residential Areas:			Master Planned Community:				
Commercial / Mixed Use Areas:			Major Institutions:				
<b>Zoning Category Designation</b>							
<b>Residential Total:</b>	<b>0</b>	<b>0.0%</b>	<b>Downtown:</b>	<b>109</b>	<b>93.2%</b>		
<b>Multi-Family Residential:</b>			Downtown Harborfront 1:	10	8.3%		
Midrise:			Downtown Harborfront 2:	4	3.19%		
Highrise:			Downtown Mixed Commercial:	34	29.0%		
Lowrise Total:			Downtown Mixed Res/Comm:				
Lowrise 1:			Downtown Mixed Res/Res:				
Lowrise 2:			Downtown Office Core 1:	32	27.4%		
Lowrise 3:			Downtown Office Core 2:				
<b>Single Family Residential:</b>			Downtown Retail Core:	13	#####		
Single Family:			International District Mix:				
Residential Small Lot:			International District Residential:				
<b>Commercial / Mixed Use:</b>	<b>0</b>	<b>0.0%</b>	Pike Market Mixed:	9	7.69%		
Neighborhood Commercial Total:			Pioneer Square Mixed:	7	6.4%		
Neighborhood Commercial 1:			<b>Industrial:</b>	<b>0</b>	<b>0.0%</b>		
Neighborhood Commercial 2:			General Industrial 1:				
Neighborhood Commercial 3:			General Industrial 2:				
Commercial Total:			Industrial Buffer:				
Commercial 1:			Industrial Commercial:				
Commercial 2:			<b>Master Planned Community:</b>				
Seattle Mixed:			<b>Major Institutions:</b>				
			<b>City-Owned Open Space</b>	<b>8</b>	<b>6.8%</b>		

Sources: Existing land use categories based on King County Assessor present use codes. Zoned land use and development capacity categories based on City of Seattle land use zoning code. All acreage derived from King County parcel GIS layer. Development capacity existing residential units and non-residential gross square feet derived from King County Assessor parcel attribute data. All other development capacity information derived from the Department of Planning and Development Development Capacity Model. Existing employment from Washington State Employment Security Department (ESD) and Puget Sound Regional Council (PSRC).

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