

Belltown

CURRENT AND FUTURE LAND USE

Net Land Acres * : 123		Rights-of-Way: 96		Gross Land Acres: 219		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use				Net Acres		Net Acres		Net Acres							
Single Family				Industrial Total 4		City-Owned Open Space 6		City-Owned Open Space: 6		5.1%	Downtown Areas: 116		94.8%		
Multi-Family Total 21				Industrial 0		Private Open Space /Cemeteries 0		Single Family Residential Areas: 0		Industrial Areas: 0		0.1%			
Duplex/Triplex				Warehouse 4		Parking 10		Multi-Family Residential Areas: 20		Master Planned Community: 0					
Multi-Family				Major Institution/Utilities /Public Facilities Total 3		Vacant 4		Commercial / Mixed Use Areas: 1		Major Institutions: 1					
Other Housing				Institutions 1		Unknown 0		Lowrise Total: 0		Downtown: 116		94.8%			
Commercial/Mixed-Use Total 75				Public Facilities 0		Easement 96		Multi-Family Residential:		Downtown Harborfront 1: 7		5.7%			
Entertainment 5				Schools 0		Rights-of-Way: 96		Midrise: 5		Downtown Harborfront 2: 5		4.10%			
Hotel/Motel 5				Transp/Util/Comm 1		Reservoirs/Water Bodies 0		Highrise: 29		Downtown Mixed Commercial: 29		23.9%			
Mixed Use 25								Lowrise Total: 27		Downtown Mixed Res/Comm: 27		21.9%			
Office 27								Lowrise 1: 43		Downtown Mixed Res/Res: 43		35.4%			
Retail/Service 12								Lowrise 2: 5		Downtown Office Core 1: 5		3.7%			
								Lowrise 3: 5		Downtown Office Core 2: 5		3.7%			
Development Capacity								Single Family Residential:		Downtown Retail Core: 0					
				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			
Zone Category				Existing Single Family Units		Existing Multi-Family Units		Existing Employment As of 2014		Adjusted** Total Employment Capacity		International District Mix: 0			
Single Family:								NA		International District Residential: 0					
Lowrise:								NA		Pike Market Mixed: 0					
Midrise:								NA		Pioneer Square Mixed: 0					
Highrise:								NA		Industrial: 0		0.1%			
Commercial:								NA		General Industrial 1: 0					
Neigh. Commercial:								NA		General Industrial 2: 0					
Downtown:				0		12,631		9,583		6,692,686		1,757,783		Industrial Buffer: 0	
Industrial:				0		0		0		NA		6,390		Industrial Commercial: 0	
Master Plan Community:								NA		NA		18,647		0.1%	
Totals:				0		12,631		9,583		6,692,686		1,757,783		Master Planned Community: Major Institutions: City-Owned Open Space 6 5.1%	

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.

Denny Triangle

CURRENT AND FUTURE LAND USE

Net Land Acres * : 78		Rights-of-Way: 65		Gross Land Acres: 143		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
Current Land Use				Net Acres		Net Acres		Net Acres					
Single Family		Industrial Total		0		City-Owned Open Space		0		City-Owned Open Space: 0 0.3%			
Multi-Family Total		Industrial		0		Private Open Space /Cemeteries		0		Downtown Areas: 78 99.7%			
Duplex/Triplex		Warehouse		0		Parking		16		Industrial Areas:			
Multi-Family		Major Institution/Utilities /Public Facilities Total		6		Vacant		1		Master Planned Community:			
Other Housing		Institutions		0		Unknown		0		Major Institutions:			
Commercial/Mixed-Use Total		Public Facilities		3		Easement		65					
Entertainment		Schools		1		Rights-of-Way:		65					
Hotel/Motel		Transp/Util/Comm		1		Reservoirs/Water Bodies		0					
Mixed Use													
Office													
Retail/Service													
Development Capacity													
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:	0	4,492	9,674	13,964,853	5,423,910	NA	19,724						
Industrial:						NA							
Master Plan Community:						NA							
Totals:	0	4,492	9,674	13,964,853	5,423,910	19,708	19,724						
										Zoning Category Designation			
										Residential Total: 0 0.0%			
										Multi-Family Residential:			
										Downtown Harborfront 1:			
										Downtown Harborfront 2:			
										Downtown Mixed Commercial: 52 66.3%			
										Downtown Mixed Res/Comm:			
										Downtown Mixed Res/Res:			
										Downtown Office Core 1:			
										Downtown Office Core 2: 26 33.4%			
										Downtown Retail Core:			
										International District Mix:			
										International District Residential:			
										Pike Market Mixed:			
										Pioneer Square Mixed:			
										Commercial / Mixed Use: 0 0.0%			
										Neighborhood Commercial Total:			
										Neighborhood Commercial 1: Industrial: 0 0.0%			
										Neighborhood Commercial 2: General Industrial 1:			
										Neighborhood Commercial 3: General Industrial 2:			
										Commercial Total: Industrial Buffer:			
										Commercial 1: Industrial Commercial:			
										Commercial 2: Master Planned Community:			
										Major Institutions:			
										City-Owned Open Space 0 0.3%			

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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Commercial Core

CURRENT AND FUTURE LAND USE

Net Land Acres * : 156		Rights-of-Way: 120		Gross Land Acres: 275		Reservoirs/Water Bodies 0													
Current Land Use								Future Land Use Designation											
Single Family		Industrial Total		City-Owned Open Space		Net Acres		% Net		Net Acres		% Net							
Multi-Family Total		Industrial		Private Open Space /Cemeteries		9		5.5%		147		94.5%							
Duplex/Triplex		Warehouse		Parking		0				Downtown Areas:									
Multi-Family		Major Institution/Utilities /Public Facilities Total		Vacant		11				Industrial Areas:									
Other Housing		Institutions		Unknown		3				Master Planned Community:									
Commercial/Mixed-Use Total		Public Facilities		Easement		3				Major Institutions:									
Entertainment		Schools		Rights-of-Way:		120													
Hotel/Motel		Transp/Util/Comm		Reservoirs/Water Bodies															
Mixed Use																			
Office																			
Retail/Service																			
Development Capacity								Zoning Category Designation											
		Adjusted** Residential Growth Capacity		Adjusted** Commercial Floor Area Capacity		Adjusted** Total Employment Capacity		Residential Total:		0		0.0%		Downtown:		147		94.5%	
Zone Category		Existing Single Family Units		Existing Multi-Family Units		Existing Employment As of 2014		Midrise:				Downtown Harborfront 1:		13		8.6%			
Single Family:						NA		Highrise:				Downtown Harborfront 2:		8		5.09%			
Lowrise:						NA		Highrise:				Downtown Mixed Commercial:		39		25.0%			
Midrise:						NA		Lowrise Total:				Downtown Mixed Res/Comm:		0		0.2%			
Highrise:						NA		Lowrise 1:				Downtown Mixed Res/Res:							
Commercial:						NA		Lowrise 2:				Downtown Office Core 1:		48		30.9%			
Neigh. Commercial:						NA		Lowrise 3:				Downtown Office Core 2:		6		4.0%			
Downtown:		153		3,606		3,776		Single Family Residential:				Downtown Retail Core:		19		#####			
Industrial:						38,750,309		Single Family:				International District Mix:							
Master Plan Community:						3,380,456		Residential Small Lot:				International District Residential:							
Totals:		153		3,606		3,776		Commercial / Mixed Use:		0		0.0%		Pike Market Mixed:		13		8.32%	
								Neighborhood Commercial Total:				Pioneer Square Mixed:							
								Neighborhood Commercial 1:				Industrial:		0		0.0%			
								Neighborhood Commercial 2:				General Industrial 1:							
								Neighborhood Commercial 3:				General Industrial 2:							
								Commercial Total:				Industrial Buffer:							
								Commercial 1:				Industrial Commercial:							
								Commercial 2:				Master Planned Community:							
								Seattle Mixed:				Major Institutions:							
												City-Owned Open Space		9		5.5%			

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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Pioneer Square

CURRENT AND FUTURE LAND USE

Net Land Acres * : 91		Rights-of-Way: 51		Gross Land Acres: 142		Reservoirs/Water Bodies 0																	
Current Land Use								Future Land Use Designation															
Single Family		Industrial Total		City-Owned Open Space		Private Open Space /Cemeteries		Parking		Vacant		Unknown		Easement		Rights-of-Way:		Reservoirs/Water Bodies					
Multi-Family Total		Industrial		City-Owned Open Space		/Cemeteries		Parking		Vacant		Unknown		Easement		Rights-of-Way:		Reservoirs/Water Bodies					
Duplex/Triplex		Warehouse		City-Owned Open Space		/Cemeteries		Parking		Vacant		Unknown		Easement		Rights-of-Way:		Reservoirs/Water Bodies					
Multi-Family		Major Institution/Utilities		City-Owned Open Space		/Cemeteries		Parking		Vacant		Unknown		Easement		Rights-of-Way:		Reservoirs/Water Bodies					
Other Housing		/Public Facilities Total		City-Owned Open Space		/Cemeteries		Parking		Vacant		Unknown		Easement		Rights-of-Way:		Reservoirs/Water Bodies					
Commercial/Mixed-Use Total		Institutions		City-Owned Open Space		/Cemeteries		Parking		Vacant		Unknown		Easement		Rights-of-Way:		Reservoirs/Water Bodies					
Entertainment		Public Facilities		City-Owned Open Space		/Cemeteries		Parking		Vacant		Unknown		Easement		Rights-of-Way:		Reservoirs/Water Bodies					
Hotel/Motel		Schools		City-Owned Open Space		/Cemeteries		Parking		Vacant		Unknown		Easement		Rights-of-Way:		Reservoirs/Water Bodies					
Mixed Use		Transp/Util/Comm		City-Owned Open Space		/Cemeteries		Parking		Vacant		Unknown		Easement		Rights-of-Way:		Reservoirs/Water Bodies					
Office				City-Owned Open Space		/Cemeteries		Parking		Vacant		Unknown		Easement		Rights-of-Way:		Reservoirs/Water Bodies					
Retail/Service				City-Owned Open Space		/Cemeteries		Parking		Vacant		Unknown		Easement		Rights-of-Way:		Reservoirs/Water Bodies					
Development Capacity								Zoning Category Designation															
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		Residential Total:		0 0.0%		Downtown:		63 69.4%	
Single Family:																				Downtown Harborfront 1:		6 6.7%	
Lowrise:																				Downtown Harborfront 2:			
Midrise:																				Downtown Mixed Commercial:			
Highrise:																				Downtown Mixed Res/Comm:			
Commercial:																				Downtown Mixed Res/Res:			
Neigh. Commercial:																				Downtown Office Core 1:			
Downtown:		234		1,440		1,044		5,230,580		740,883		NA		2,693						Downtown Office Core 2:			
Industrial:		0		0				231,540				NA								Downtown Retail Core:			
Master Plan Community:												NA								International District Mix:			
Totals:		234		1,440		1,044		5,462,120		740,883		11,807		2,693						International District Residential:			
								Commercial / Mixed Use:				0 0.0%		Neighborhood Commercial Total:						Pike Market Mixed:			
																Neighborhood Commercial 1:				Pioneer Square Mixed:		57 62.8%	
																Neighborhood Commercial 2:				Industrial:		26 28.4%	
																Neighborhood Commercial 3:				General Industrial 1:			
																Commercial Total:				General Industrial 2:			
																Commercial 1:				Industrial Buffer:			
																Commercial 2:				Industrial Commercial:		26 28.4%	
																Seattle Mixed:				Master Planned Community:			
																				Major Institutions:			
																				City-Owned Open Space		2 2.1%	

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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Chinatown-International District

CURRENT AND FUTURE LAND USE

Net Land Acres * :	96	Rights-of-Way:	74	Gross Land Acres:	171	Reservoirs/Water Bodies	0						
Current Land Use								Future Land Use Designation					
Single Family		Net Acres		Net Acres		Net Acres		City-Owned Open Space:	3	2.7%	Downtown Areas:	92	96.1%
Multi-Family Total		8		Industrial Total		10		Single Family Residential Areas:			Industrial Areas:		
Duplex/Triplex		0		Warehouse		8		Multi-Family Residential Areas:	0	0.0%	Master Planned Community:	1	1.1%
Multi-Family		7		Major Institution/Utilities		3		Commercial / Mixed Use Areas:			Major Institutions:		
Other Housing		1		/Public Facilities Total		3		City-Owned Open Space	3				
Commercial/Mixed-Use Total		50		Institutions		1		Private Open Space	0				
Entertainment		1		Public Facilities		1		/Cemeteries	0				
Hotel/Motel		0		Schools		0		Parking	15				
Mixed Use		15		Transp/Util/Comm		0		Vacant	7				
Office		14		Reservoirs/Water Bodies		0		Unknown	0				
Retail/Service		20		Rights-of-Way:		74		Easement	74				
								Reservoirs/Water Bodies	0				
Development Capacity								Zoning Category Designation					
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	Residential Total:	0	0.0%	Downtown:	92	96.0%
Single Family:						NA		Multi-Family Residential:			Downtown Harborfront 1:		
Lowrise:						NA		Midrise:			Downtown Harborfront 2:		
Midrise:						NA		Highrise:			Downtown Mixed Commercial:	16	16.9%
Highrise:						NA		Lowrise Total:			Downtown Mixed Res/Comm:	22	23.1%
Commercial:						NA		Lowrise 1:			Downtown Mixed Res/Res:		
Neigh. Commercial:						NA		Lowrise 2:			Downtown Office Core 1:		
Downtown:	56	1,895	10,435	3,441,452	2,122,587	NA	7,724	Lowrise 3:			Downtown Office Core 2:		
Industrial:						NA		Single Family Residential:			Downtown Retail Core:		
Master Plan Community:	0	0				NA		Single Family:			International District Mix:	42	43.7%
Totals:	56	1,895	10,435	3,441,452	2,122,587	8,327	7,724	Residential Small Lot:			International District Residential:	12	#####
								Commercial / Mixed Use:	0	0.0%	Pike Market Mixed:		
								Neighborhood Commercial Total:			Pioneer Square Mixed:		
								Neighborhood Commercial 1:			Industrial:	0	0.0%
								Neighborhood Commercial 2:			General Industrial 1:		
								Neighborhood Commercial 3:			General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:			Industrial Commercial:		
								Commercial 2:			Master Planned Community:	1	1.3%
								Seattle Mixed:			Major Institutions:		
										City-Owned Open Space	3	2.7%	

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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Capitol Hill

CURRENT AND FUTURE LAND USE

Net Land Acres * : 245		Rights-of-Way: 152		Gross Land Acres: 397		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use				Net Acres		Net Acres		Net Acres							
Single Family	22		Industrial Total		1		City-Owned Open Space		11						
Multi-Family Total	147		Industrial		0		Private Open Space /Cemeteries		3		Downtown Areas:				
Duplex/Triplex	14		Warehouse		1		Parking		8		Industrial Areas:				
Multi-Family	131		Major Institution/Utilities /Public Facilities Total		12		Vacant		7		Master Planned Community:				
Other Housing	2		Institutions		4		Unknown		1		Major Institutions: 10 4.2%				
Commercial/Mixed-Use Total	36		Public Facilities		0		Easement		152						
Entertainment	1		Schools		6		Rights-of-Way:		152						
Hotel/Motel	0		Transp/Util/Comm		2		Reservoirs/Water Bodies								
Mixed Use	11														
Office	7														
Retail/Service	17														
Development Capacity															
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:	277	6,205	1,653	359,607	0	NA	0								
Midrise:	91	5,942	1,741	43,282	0	NA	0								
Highrise:									NA						
Commercial:									NA						
Neigh. Commercial:	10	2,385	1,885	1,280,323	243,300	NA	814								
Downtown:									NA						
Industrial:									NA						
Master Plan Community:									NA						
Totals:	378	14,532	5,279	1,683,212	243,300	5,770	814								
								Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
								City-Owned Open Space:		11	4.5%	Downtown Areas:			
								Single Family Residential Areas:				Industrial Areas:			
								Multi-Family Residential Areas:		185	75.3%	Master Planned Community:			
								Commercial / Mixed Use Areas:		39	16.0%	Major Institutions: 10 4.2%			
								Zoning Category Designation							
								Residential Total:		179	72.7%	Downtown:		0	0.0%
								Multi-Family Residential:				Downtown Harborfront 1:			
								Midrise:		56	22.6%	Downtown Harborfront 2:			
								Highrise:				Downtown Mixed Commercial:			
								Lowrise Total:		123	50.1%	Downtown Mixed Res/Comm:			
								Lowrise 1:				Downtown Mixed Res/Res:			
								Lowrise 2:		2	0.6%	Downtown Office Core 1:			
								Lowrise 3:		121	49.5%	Downtown Office Core 2:			
								Single Family Residential:				Downtown Retail Core:			
								Single Family:				International District Mix:			
								Residential Small Lot:				International District Residential:			
								Commercial / Mixed Use:		46	18.6%	Pike Market Mixed:			
								Neighborhood Commercial Total:		46	18.6%	Pioneer Square Mixed:			
								Neighborhood Commercial 1:		1	0.5%	Industrial:		0	0.0%
								Neighborhood Commercial 2:		9	3.8%	General Industrial 1:			
								Neighborhood Commercial 3:		35	14.3%	General Industrial 2:			
								Commercial Total:				Industrial Buffer:			
								Commercial 1:				Industrial Commercial:			
								Commercial 2:				Master Planned Community:			
								Seattle Mixed:				Major Institutions:		10	4.2%
												City-Owned Open Space		11	4.5%

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Pike/Pine

CURRENT AND FUTURE LAND USE

Net Land Acres * :		Rights-of-Way:		Gross Land Acres:		Reservoirs/Water Bodies		0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
Current Land Use		Net Acres		Net Acres		Net Acres									
Single Family	0	Industrial Total		5		City-Owned Open Space		4		City-Owned Open Space:		4	5.4%	Downtown Areas:	
Multi-Family Total	20	Industrial		3		Private Open Space /Cemeteries		0		Single Family Residential Areas:				Industrial Areas:	
Duplex/Triplex	1	Warehouse		2		Parking		7		Multi-Family Residential Areas:		13	17.0%	Master Planned Community:	
Multi-Family	19	Major Institution/Utilities /Public Facilities Total		6		Vacant		1		Commercial / Mixed Use Areas:		55	71.3%	Major Institutions:	
Other Housing	1	Institutions		2		Unknown		0						5	
Commercial/Mixed-Use Total	33	Public Facilities		1		Easement									
Entertainment	1	Schools		3		Rights-of-Way:		53							
Hotel/Motel	1	Transp/Util/Comm				Reservoirs/Water Bodies									
Mixed Use	10														
Office	5														
Retail/Service	16														
Development Capacity															
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:	4	190	34	0	0	NA	0								
Midrise:	18	1,107	218	17,252	0	NA	0								
Highrise:	0	518		1,131		NA									
Commercial:						NA									
Neigh. Commercial:	1	3,212	2,299	2,394,366	151,447	NA	506								
Downtown:						NA									
Industrial:						NA									
Master Plan Community:						NA									
Totals:	23	5,027	2,551	2,412,749	151,447	6,404	506								
										Zoning Category Designation					
										Residential Total:		13	17.0%	Downtown:	
										Multi-Family Residential:		13	17.0%	0	
										Midrise:		8	10.4%	Downtown Harborfront 1:	
										Highrise:		2	2.5%	Downtown Harborfront 2:	
										Lowrise Total:		3	4.0%	Downtown Mixed Commercial:	
										Lowrise 1:				Downtown Mixed Res/Comm:	
										Lowrise 2:				Downtown Mixed Res/Res:	
										Lowrise 3:		3	4.0%	Downtown Office Core 1:	
										Single Family Residential:				Downtown Office Core 2:	
										Single Family:				Downtown Retail Core:	
										Residential Small Lot:				International District Mix:	
										Commercial / Mixed Use:		55	71.3%	International District Residential:	
										Neighborhood Commercial Total:		55	71.3%	Pike Market Mixed:	
										Neighborhood Commercial 1:				Pioneer Square Mixed:	
										Neighborhood Commercial 2:				Industrial:	
										Neighborhood Commercial 3:		55	71.3%	0	
										Commercial Total:				General Industrial 1:	
										Commercial 1:				General Industrial 2:	
										Commercial 2:				Industrial Buffer:	
										Seattle Mixed:				Industrial Commercial:	
														Master Planned Community:	
														Major Institutions:	
														5	
														6.4%	
														City-Owned Open Space	
														4	
														5.4%	

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 * : 134		Rights-of-Way: 94		Gross Land Acres: 228		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use				Net Acres				Net Acres		Net Acres		% Net			
Single Family	1	Industrial Total		City-Owned Open Space		9		City-Owned Open Space:		9	6.5%	Downtown Areas:			
Multi-Family Total	30	Industrial		Private Open Space /Cemeteries		-4		Single Family Residential Areas:				Industrial Areas:			
Duplex/Triplex	0	Warehouse		Parking		15		Multi-Family Residential Areas:		50	37.7%	Master Planned Community:			
Multi-Family	25	Major Institution/Utilities /Public Facilities Total		Vacant		25		Commercial / Mixed Use Areas:		17	12.6%	Major Institutions:			
Other Housing	5	19		Unknown		4		Zoning Category Designation							
Commercial/Mixed-Use Total	35	17		Easement		94		Residential Total:		50	37.2%	Downtown:		0	0.0%
Entertainment	1	Public Facilities		Rights-of-Way:		94		Multi-Family Residential:				Downtown Harborfront 1:			
Hotel/Motel	1	Schools		Reservoirs/Water Bodies				Midrise:		4	2.7%	Downtown Harborfront 2:			
Mixed Use	6	Transp/Util/Comm						Highrise:		46	34.4%	Downtown Mixed Commercial:			
Office	25							Lowrise Total:				Downtown Mixed Res/Comm:			
Retail/Service	2							Lowrise 1:				Downtown Mixed Res/Res:			
								Lowrise 2:				Downtown Office Core 1:			
								Lowrise 3:				Downtown Office Core 2:			
Development Capacity								Single Family Residential:				Downtown Retail Core:			
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:				International District Mix:			
Single Family:								Residential Small Lot:				International District Residential:			
Lowrise:	0	0		22,388		NA		Commercial / Mixed Use:		16	12.1%	Pike Market Mixed:			
Midrise:	1	387	110	0	0	NA	0	Neighborhood Commercial Total:		16	12.1%	Pioneer Square Mixed:			
Highrise:	0	6,174	8,033	2,354,175	0	NA	0	Neighborhood Commercial 1:				Industrial:		0	0.0%
Commercial:						NA		Neighborhood Commercial 2:		1	0.7%	General Industrial 1:			
Neigh. Commercial:	0	695	512	2,047,733	301,044	NA	1,005	Neighborhood Commercial 3:		15	11.4%	General Industrial 2:			
Downtown:						NA		Commercial Total:				Industrial Buffer:			
Industrial:						NA		Commercial 1:				Industrial Commercial:			
Master Plan Community:	0	0				NA		Commercial 2:				Master Planned Community:		24	18.3%
Totals:	1	7,256	8,655	4,424,296	301,044	21,540	1,005	Seattle Mixed:				Major Institutions:		35	26.0%
												City-Owned Open Space		9	6.5%

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.

12th Avenue

CURRENT AND FUTURE LAND USE

Net Land Acres * : 113		Rights-of-Way: 47		Gross Land Acres: 160		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
Current Land Use				Net Acres		Net Acres		Net Acres					
Single Family	5	Industrial Total		7	City-Owned Open Space		0	City-Owned Open Space:		0	0.4%	Downtown Areas:	
Multi-Family Total	22	Industrial		1	Private Open Space /Cemeteries		0	Single Family Residential Areas:				Industrial Areas:	
Duplex/Triplex	3	Warehouse		6	Parking		11	Multi-Family Residential Areas:		33	29.5%	Master Planned Community:	
Multi-Family	16	Major Institution/Utilities /Public Facilities Total		46	Vacant		6	Commercial / Mixed Use Areas:		24	21.6%	Major Institutions:	
Other Housing	3	Institutions		0	Unknown		1					55 48.6%	
Commercial/Mixed-Use Total	14	Public Facilities		6	Easement			Zoning Category Designation					
Entertainment	1	Schools		39	Rights-of-Way:		47	Residential Total:		29	26.2%	Downtown:	
Hotel/Motel		Transp/Util/Comm			Reservoirs/Water Bodies			Multi-Family Residential:				0 0.0%	
Mixed Use	4							Midrise:		12	10.8%	Downtown Harborfront 1:	
Office	4							Highrise:				Downtown Harborfront 2:	
Retail/Service	6							Lowrise Total:		17	15.3%	Downtown Mixed Commercial:	
								Lowrise 1:				Downtown Mixed Res/Comm:	
								Lowrise 2:		2	1.8%	Downtown Mixed Res/Res:	
								Lowrise 3:		15	13.5%	Downtown Office Core 1:	
								Single Family Residential:				Downtown Office Core 2:	
								Single Family:				Downtown Retail Core:	
								Residential Small Lot:				International District Mix:	
								Commercial / Mixed Use:		26	23.1%	International District Residential:	
								Neighborhood Commercial Total:		25	21.9%	Pike Market Mixed:	
								Neighborhood Commercial 1:		0	0.2%	Industrial:	
								Neighborhood Commercial 2:		6	5.3%	0 0.0%	
								Neighborhood Commercial 3:		18	16.3%	General Industrial 1:	
								Commercial Total:				General Industrial 2:	
								Commercial 1:				Industrial Buffer:	
								Commercial 2:		1	1.3%	Industrial Commercial:	
								Seattle Mixed:				Master Planned Community:	
												Major Institutions:	
												57 50.3%	
												City-Owned Open Space	
												0 0.4%	

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

CURRENT AND FUTURE LAND USE

Net Land Acres * : 300		Rights-of-Way: 111		Gross Land Acres: 411		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use				Net Acres		Net Acres		Net Acres							
Single Family		6		Industrial Total		1		City-Owned Open Space		10					
Multi-Family Total		72		Industrial				Private Open Space /Cemeteries		6					
Duplex/Triplex		4		Warehouse		1		Parking		17					
Multi-Family		63		Major Institution/Utilities /Public Facilities Total		23		Vacant		7					
Other Housing		6		Institutions		21		Unknown							
Commercial/Mixed-Use Total		156		Public Facilities				Easement							
Entertainment		1		Schools				Rights-of-Way:		111					
Hotel/Motel		2		Transp/Util/Comm		2		Reservoirs/Water Bodies							
Mixed Use		11													
Office		57													
Retail/Service		84													
Development Capacity				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:	15	0	5	0	0	NA	0								
Lowrise:	9	2,171	330	364,921	0	NA	0								
Midrise:	6	1,204	1,376	3,599	0	NA	0								
Highrise:						NA									
Commercial:						NA									
Neigh. Commercial:	1	1,241	8,948	3,597,400	4,040,950	NA	13,471								
Downtown:						NA									
Industrial:						NA									
Master Plan Community:						NA									
Totals:	31	4,616	10,659	3,965,920	4,040,950	12,288	13,471								
Future Land Use Designation		Net Acres		% Net		Net Acres		% Net							
City-Owned Open Space:		10		3.3%		Downtown Areas:									
Single Family Residential Areas:		3		1.0%		Industrial Areas:									
Multi-Family Residential Areas:		92		30.7%		Master Planned Community:									
Commercial / Mixed Use Areas:		163		54.2%		Major Institutions:		32		10.7%					
Zoning Category Designation				Residential Total:		87		28.9%		Downtown:		0		0.0%	
Multi-Family Residential:				Midrise:		18		6.0%		Downtown Harborfront 1:					
				Highrise:						Downtown Harborfront 2:					
				Lowrise Total:		66		21.9%		Downtown Mixed Commercial:					
				Lowrise 1:						Downtown Mixed Res/Comm:					
				Lowrise 2:		15		4.9%		Downtown Mixed Res/Res:					
				Lowrise 3:		51		17.0%		Downtown Office Core 1:					
Single Family Residential:				Single Family:		3		1.0%		Downtown Office Core 2:					
				Residential Small Lot:						Downtown Retail Core:					
Commercial / Mixed Use:				Neighborhood Commercial Total:		171		57.0%		International District Mix:					
				Neighborhood Commercial 1:						International District Residential:					
				Neighborhood Commercial 2:		2		0.8%		Pike Market Mixed:					
				Neighborhood Commercial 3:		169		56.3%		Pioneer Square Mixed:					
				Commercial Total:						Industrial:		0		0.0%	
				Commercial 1:						General Industrial 1:					
				Commercial 2:						General Industrial 2:					
				Seattle Mixed:						Industrial Buffer:					
										Industrial Commercial:					
										Master Planned Community:					
										Major Institutions:		32		10.7%	
										City-Owned Open Space		10		3.3%	

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 Lake Union

CURRENT AND FUTURE LAND USE

Net Land Acres * : 196 Rights-of-Way: 144 Gross Land Acres: 340 Reservoirs/Water Bodies 0						Future Land Use Designation					
Current Land Use						Net Acres	% Net	Net Acres	% Net		
Single Family	Net Acres	Industrial Total	Net Acres	Net Acres							
Single Family	0	Industrial Total	20	City-Owned Open Space	18	18	9.2%	Downtown Areas:			
Multi-Family Total	13	Industrial	7	Private Open Space /Cemeteries	-2			Industrial Areas:	0 0.0%		
Duplex/Triplex	0	Warehouse	13	Parking	17			Master Planned Community:			
Multi-Family	12	Major Institution/Utilities /Public Facilities Total	7	Vacant	12			Major Institutions:			
Other Housing	1	Institutions	2	Unknown	1						
Commercial/Mixed-Use Total	108	Public Facilities		Easement							
Entertainment	3	Schools	0	Rights-of-Way:	144						
Hotel/Motel	5	Transp/Util/Comm	5	Reservoirs/Water Bodies							
Mixed Use	15										
Office	68										
Retail/Service	18										
Development Capacity						Zoning Category Designation					
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	Residential Total:	0 0.0%	Downtown:	0 0.0%
Single Family:						NA		Multi-Family Residential:		Downtown Harborfront 1:	
Lowrise:						NA		Midrise:		Downtown Harborfront 2:	
Midrise:						NA		Highrise:		Downtown Mixed Commercial:	
Highrise:						NA		Lowrise Total:		Downtown Mixed Res/Comm:	
Commercial:	0	4,655	18,823	12,121,731	6,216,450	NA	23,877	Lowrise 1:		Downtown Mixed Res/Res:	
Neigh. Commercial:						NA		Lowrise 2:		Downtown Office Core 1:	
Downtown:						NA		Lowrise 3:		Downtown Office Core 2:	
Industrial:						NA		Single Family Residential:		Downtown Retail Core:	
Master Plan Community:						NA		Single Family:		International District Mix:	
Totals:	0	4,655	18,823	12,121,731	6,216,450	35,859	23,877	Residential Small Lot:		International District Residential:	
								Commercial / Mixed Use:	178 90.8%	Pike Market Mixed:	
								Neighborhood Commercial Total:		Pioneer Square Mixed:	
								Neighborhood Commercial 1:		Industrial:	0 0.0%
								Neighborhood Commercial 2:		General Industrial 1:	0 0.0%
								Neighborhood Commercial 3:		General Industrial 2:	
								Commercial Total:		Industrial Buffer:	
								Commercial 1:		Industrial Commercial:	
								Commercial 2:	15 7.4%	Master Planned Community:	
								Seattle Mixed:	163 83.4%	Major Institutions:	
										City-Owned Open Space	18 9.2%

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.

Uptown

CURRENT AND FUTURE LAND USE

Net Land Acres * : 221		Rights-of-Way: 112		Gross Land Acres: 333		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use				Net Acres		Net Acres		Net Acres							
Single Family	4	Industrial Total		6	City-Owned Open Space		0	City-Owned Open Space:		0	0.1%	Downtown Areas:			
Multi-Family Total	42	Industrial		2	Private Open Space /Cemeteries		6	Single Family Residential Areas:				Industrial Areas:			
Duplex/Triplex	2	Warehouse		4	Parking		17	Multi-Family Residential Areas:		34	15.5%	Master Planned Community:			
Multi-Family	37	Major Institution/Utilities /Public Facilities Total		8	Vacant		6	Commercial / Mixed Use Areas:		187	84.4%	Major Institutions:			
Other Housing	2	Institutions		2	Unknown			Zoning Category Designation							
Commercial/Mixed-Use Total	133	Public Facilities		1	Easement			Residential Total:		34	15.5%	Downtown:		0	0.0%
Entertainment	58	Schools		2	Rights-of-Way:		112	Multi-Family Residential:				Downtown Harborfront 1:			
Hotel/Motel	7	Transp/Util/Comm		4	Reservoirs/Water Bodies			Midrise:		13	5.8%	Downtown Harborfront 2:			
Mixed Use	19							Highrise:				Downtown Mixed Commercial:			
Office	33							Lowrise Total:		21	9.7%	Downtown Mixed Res/Comm:			
Retail/Service	16							Lowrise 1:				Downtown Mixed Res/Res:			
								Lowrise 2:				Downtown Office Core 1:			
								Lowrise 3:		21	9.7%	Downtown Office Core 2:			
Development Capacity								Single Family Residential:				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	Single Family:				International District Mix:			
Zone Category								Residential Small Lot:				International District Residential:			
Single Family:						NA		Commercial / Mixed Use:		187	84.4%	Pike Market Mixed:			
Lowrise:	34	1,288	266	33,758	0	NA	0	Neighborhood Commercial Total:		157	71.1%	Pioneer Square Mixed:			
Midrise:	0	1,220	209	7,423	0	NA	0	Neighborhood Commercial 1:				Industrial:		0	0.0%
Highrise:						NA		Neighborhood Commercial 2:		2	1.0%	General Industrial 1:			
Commercial:	0	1,013	1,061	1,325,943	396,363	NA	1,322	Neighborhood Commercial 3:		155	70.2%	General Industrial 2:			
Neigh. Commercial:	5	3,573	2,352	5,493,136	606,092	NA	2,023	Commercial Total:		10	4.7%	Industrial Buffer:			
Downtown:						NA		Commercial 1:		3	1.2%	Industrial Commercial:			
Industrial:						NA		Commercial 2:		8	3.5%	Master Planned Community:			
Master Plan Community:						NA		Seattle Mixed:		19	8.6%	Major Institutions:			
Totals:	39	7,094	3,888	6,860,260	1,002,455	14,592	3,345					City-Owned Open Space		0	0.1%

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

CURRENT AND FUTURE LAND USE

Net Land Acres * :		Rights-of-Way:		Gross Land Acres:		Reservoirs/Water Bodies		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
97		26		123		0									
Current Land Use				Net Acres				Net Acres				Net Acres			
Single Family		4		Industrial Total		6		City-Owned Open Space		3					
Multi-Family Total		34		Industrial				Private Open Space /Cemeteries		0					
Duplex/Triplex		2		Warehouse		6		Parking		0					
Multi-Family		25		Major Institution/Utilities /Public Facilities Total		0		Vacant		1					
Other Housing		7		Institutions				Unknown		2					
Commercial/Mixed-Use Total		47		Public Facilities				Easement							
Entertainment				Schools				Rights-of-Way:		26					
Hotel/Motel		3		Transp/Util/Comm		0		Reservoirs/Water Bodies							
Mixed Use		0													
Office		4													
Retail/Service		40													
Development Capacity				Adjusted**				Adjusted**							
		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	
Zone Category															
Single Family:										NA					
Lowrise:		33		1,203		239		29,031		0		NA		0	
Midrise:												NA			
Highrise:												NA			
Commercial:		0		296		2,692		1,227,088		1,815,275		NA		6,047	
Neigh. Commercial:		0		21		39		19,862		0		NA		0	
Downtown:												NA			
Industrial:												NA			
Master Plan Community:												NA			
Totals:		33		1,520		2,970		1,275,981		1,815,275		3,503		6,047	
Future Land Use Designation															
City-Owned Open Space:		3		2.9%		Downtown Areas:									
Single Family Residential Areas:						Industrial Areas:									
Multi-Family Residential Areas:		30		30.5%		Master Planned Community:									
Commercial / Mixed Use Areas:		52		54.1%		Major Institutions:		12		12.5%					
Zoning Category Designation															
Residential Total:		30		30.5%		Downtown:		0		0.0%					
Multi-Family Residential:						Downtown Harborfront 1:									
Midrise:						Downtown Harborfront 2:									
Highrise:						Downtown Mixed Commercial:									
Lowrise Total:		30		30.5%		Downtown Mixed Res/Comm:									
Lowrise 1:		5		4.7%		Downtown Mixed Res/Res:									
Lowrise 2:		2		1.8%		Downtown Office Core 1:									
Lowrise 3:		23		24.0%		Downtown Office Core 2:									
Single Family Residential:						Downtown Retail Core:									
Single Family:						International District Mix:									
Residential Small Lot:						International District Residential:									
Commercial / Mixed Use:		53		54.1%		Pike Market Mixed:									
Neighborhood Commercial Total:		3		3.0%		Pioneer Square Mixed:									
Neighborhood Commercial 1:						Industrial:		0		0.0%					
Neighborhood Commercial 2:		3		3.0%		General Industrial 1:									
Neighborhood Commercial 3:						General Industrial 2:									
Commercial Total:		50		51.1%		Industrial Buffer:									
Commercial 1:		34		35.3%		Industrial Commercial:									
Commercial 2:		15		15.8%		Master Planned Community:									
Seattle Mixed:						Major Institutions:		12		12.5%					
						City-Owned Open Space		3		2.9%					

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 Campus

CURRENT AND FUTURE LAND USE

Net Land Acres * :		Rights-of-Way:		Gross Land Acres:		Reservoirs/Water Bodies		0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
Current Land Use		Net Acres		Net Acres		Net Acres									
Single Family		Industrial Total		2		City-Owned Open Space		12		City-Owned Open Space:		12	4.2%	Downtown Areas:	
Multi-Family Total	9	Industrial		1		Private Open Space /Cemeteries		-10		Single Family Residential Areas:				3	1.2%
Duplex/Triplex		Warehouse		1		Parking		4		Multi-Family Residential Areas:				Master Planned Community:	
Multi-Family	0	Major Institution/Utilities /Public Facilities Total		267		Vacant		0		Commercial / Mixed Use Areas:				277	94.7%
Other Housing	9	Institutions		0		Unknown		1		Zoning Category Designation					
Commercial/Mixed-Use Total	4	Public Facilities		2		Easement		3		Residential Total:		0	0.0%	Downtown:	
Entertainment	2	Schools		265		Rights-of-Way:		49		Multi-Family Residential:				Downtown Harborfront 1:	
Hotel/Motel		Transp/Util/Comm		0		Reservoirs/Water Bodies		0		Midrise:				Downtown Harborfront 2:	
Mixed Use	0									Highrise:				Downtown Mixed Commercial:	
Office	1									Lowrise Total:				Downtown Mixed Res/Comm:	
Retail/Service	0									Lowrise 1:				Downtown Mixed Res/Res:	
										Lowrise 2:				Downtown Office Core 1:	
										Lowrise 3:				Downtown Office Core 2:	
										Single Family Residential:				Downtown Retail Core:	
										Single Family:				International District Mix:	
										Residential Small Lot:				International District Residential:	
										Commercial / Mixed Use:		0	0.0%	Pike Market Mixed:	
										Neighborhood Commercial Total:				Pioneer Square Mixed:	
										Neighborhood Commercial 1:				Industrial:	
										Neighborhood Commercial 2:				3	
										Neighborhood Commercial 3:				1.2%	
										Commercial Total:				General Industrial 1:	
										Commercial 1:				General Industrial 2:	
										Commercial 2:				Industrial Buffer:	
										Seattle Mixed:				1	0.4%
														2	0.7%
														Master Planned Community:	
														Major Institutions:	
														277	94.7%
														City-Owned Open Space	
														12	4.2%

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 Northwest

CURRENT AND FUTURE LAND USE

Net Land Acres * : 176		Rights-of-Way: 106		Gross Land Acres: 281		Reservoirs/Water Bodies 0	
Current Land Use							
Single Family	13	Industrial Total				Net Acres	
Multi-Family Total	75	Industrial		City-Owned Open Space		4	
Duplex/Triplex	10	Warehouse		Private Open Space /Cemeteries		0	
Multi-Family	43	Major Institution/Utilities /Public Facilities Total		Parking		10	
Other Housing	23	18		Vacant		4	
Commercial/Mixed-Use Total	52	Institutions		Unknown		0	
Entertainment	1	Public Facilities		Easement			
Hotel/Motel	2	Schools		Rights-of-Way:		106	
Mixed Use	11	Transp/Util/Comm		Reservoirs/Water Bodies			
Office	15						
Retail/Service	23						
Development Capacity							
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:	158	2,350	769	38,265	0	NA	0
Midrise:	6	1,669	525	12,564	0	NA	0
Highrise:						NA	
Commercial:	0	460	318	536,841	110,518	NA	370
Neigh. Commercial:	13	1,968	3,824	2,567,694	1,161,820	NA	3,867
Downtown:						NA	
Industrial:						NA	
Master Plan Community:						NA	
Totals:	177	6,447	5,436	3,155,364	1,272,338	5,358	4,237
Future Land Use Designation							
City-Owned Open Space:	4	2.3%	Downtown Areas:				
Single Family Residential Areas:			Industrial Areas:				
Multi-Family Residential Areas:	89	50.5%	Master Planned Community:				
Commercial / Mixed Use Areas:	82	46.6%	Major Institutions:		1	0.6%	
Zoning Category Designation							
Residential Total:	94	53.3%	Downtown:		0	0.0%	
Multi-Family Residential:			Downtown Harborfront 1:				
Midrise:	15	8.4%	Downtown Harborfront 2:				
Highrise:			Downtown Mixed Commercial:				
Lowrise Total:	78	44.2%	Downtown Mixed Res/Comm:				
Lowrise 1:	1	0.6%	Downtown Mixed Res/Res:				
Lowrise 2:	12	7.1%	Downtown Office Core 1:				
Lowrise 3:	64	36.5%	Downtown Office Core 2:				
Single Family Residential:	1	0.7%	Downtown Retail Core:				
Single Family:	1	0.7%	International District Mix:				
Residential Small Lot:			International District Residential:				
Commercial / Mixed Use:	77	43.8%	Pike Market Mixed:				
Neighborhood Commercial Total:	66	37.5%	Pioneer Square Mixed:				
Neighborhood Commercial 1:			Industrial:		0	0.0%	
Neighborhood Commercial 2:	11	6.5%	General Industrial 1:				
Neighborhood Commercial 3:	55	31.1%	General Industrial 2:				
Commercial Total:			Industrial Buffer:				
Commercial 1:	11	6.3%	Industrial Commercial:				
Commercial 2:			Master Planned Community:				
Seattle Mixed:			Major Institutions:		1	0.6%	
			City-Owned Open Space		4	2.3%	

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 * : 274		Rights-of-Way: 150		Gross Land Acres: 424		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use				Net Acres				Net Acres		Net Acres		% Net			
Single Family	40	Industrial Total		11		City-Owned Open Space		5		City-Owned Open Space:		5 1.9%			
Multi-Family Total	121	Industrial		5		Private Open Space /Cemeteries		0		Single Family Residential Areas:		22 8.1%			
Duplex/Triplex	27	Warehouse		6		Parking		7		Multi-Family Residential Areas:		166 60.5%			
Multi-Family	92	Major Institution/Utilities /Public Facilities Total		15		Vacant		6		Commercial / Mixed Use Areas:		75 27.4%			
Other Housing	3	Institutions		9		Unknown		2		Downtown Areas:					
Commercial/Mixed-Use Total	67	Public Facilities		2		Easement				Industrial Areas:		22 8.1%			
Entertainment	2	Schools		3		Rights-of-Way:		150		Master Planned Community:					
Hotel/Motel	0	Transp/Util/Comm		1		Reservoirs/Water Bodies				Major Institutions:		6 2.1%			
Mixed Use	19														
Office	12														
Retail/Service	34														
Development Capacity															
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:	482	4,156	975	45,118	0	NA	0								
Midrise:	5	557	511	28,306	0	NA	0								
Highrise:						NA									
Commercial:	1	1,255	1,160	397,879	569,170	NA	1,901								
Neigh. Commercial:	9	2,531	2,332	1,183,260	782,935	NA	2,611								
Downtown:						NA									
Industrial:	0	49	0	463,674	329,617	NA	731								
Master Plan Community:						NA									
Totals:	497	8,548	4,978	2,118,237	1,681,722	7,199	5,243								
								Zoning Category Designation							
								Residential Total:		166 60.5%		Downtown:		0 0.0%	
								Multi-Family Residential:				Downtown Harborfront 1:			
								Midrise:		8 3.1%		Downtown Harborfront 2:			
								Highrise:				Downtown Mixed Commercial:			
								Lowrise Total:		157 57.4%		Downtown Mixed Res/Comm:			
								Lowrise 1:		81 29.8%		Downtown Mixed Res/Res:			
								Lowrise 2:		23 8.2%		Downtown Office Core 1:			
								Lowrise 3:		53 19.4%		Downtown Office Core 2:			
								Single Family Residential:				Downtown Retail Core:			
								Single Family:				International District Mix:			
								Residential Small Lot:				International District Residential:			
								Commercial / Mixed Use:		75 27.3%		Pike Market Mixed:			
								Neighborhood Commercial Total:		51 18.8%		Pioneer Square Mixed:			
								Neighborhood Commercial 1:		2 0.6%		Industrial:		22 8.1%	
								Neighborhood Commercial 2:		6 2.1%		General Industrial 1:			
								Neighborhood Commercial 3:		44 16.1%		General Industrial 2:			
								Commercial Total:		23 8.5%		Industrial Buffer:		3 1.2%	
								Commercial 1:		22 8.1%		Industrial Commercial:		19 6.9%	
								Commercial 2:		1 0.4%		Master Planned Community:			
								Seattle Mixed:				Major Institutions:		6 2.1%	
												City-Owned Open Space		5 1.9%	

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.

Bitter Lake Village

CURRENT AND FUTURE LAND USE

Net Land Acres * :	290	Rights-of-Way:	62	Gross Land Acres:	352	Reservoirs/Water Bodies	11							
Current Land Use								Future Land Use Designation	Net Acres	% Net	Net Acres	% Net		
Single Family	14	Industrial Total		43	City-Owned Open Space			10	3.4%	Downtown Areas:				
Multi-Family Total	55	Industrial		14	Private Open Space /Cemeteries			0	8.5%	Industrial Areas:				
Duplex/Triplex	2	Warehouse		30	Parking			5	15.5%	Master Planned Community:				
Multi-Family	41	Major Institution/Utilities /Public Facilities Total		31	Vacant			7	72.5%	Major Institutions:				
Other Housing	12	Institutions			Unknown			0						
Commercial/Mixed-Use Total	125	Public Facilities		12	Easement									
Entertainment	10	Schools		9	Rights-of-Way:			62						
Hotel/Motel	9	Transp/Util/Comm		10	Reservoirs/Water Bodies			11						
Mixed Use	6													
Office	6													
Retail/Service	94													
Development Capacity								Zoning Category Designation						
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	Residential Total:	70	24.1%	Downtown:		0	0.0%
Single Family:	71	0	5	1,632	0	NA	0	Multi-Family Residential:			Downtown Harborfront 1:			
Lowrise:	15	1,243	97	29,731	0	NA	0	Midrise:	7	2.5%	Downtown Harborfront 2:			
Midrise:	0	463		0		NA		Highrise:			Downtown Mixed Commercial:			
Highrise:						NA		Lowrise Total:	38	13.0%	Downtown Mixed Res/Comm:			
Commercial:	3	1,464	10,587	2,409,257	6,254,515	NA	20,845	Lowrise 1:			Downtown Mixed Res/Res:			
Neigh. Commercial:						NA		Lowrise 2:	12	4.0%	Downtown Office Core 1:			
Downtown:						NA		Lowrise 3:	26	9.0%	Downtown Office Core 2:			
Industrial:						NA		Single Family Residential:	25	8.6%	Downtown Retail Core:			
Master Plan Community:						NA		Single Family:	25	8.6%	International District Mix:			
Totals:	89	3,170	10,689	2,440,620	6,254,515	3,549	20,845	Residential Small Lot:			International District Residential:			
								Commercial / Mixed Use:	210	72.5%	Pike Market Mixed:			
								Neighborhood Commercial Total:			Pioneer Square Mixed:			
								Neighborhood Commercial 1:			Industrial:		0	0.0%
								Neighborhood Commercial 2:			General Industrial 1:			
								Neighborhood Commercial 3:			General Industrial 2:			
								Commercial Total:	210	72.5%	Industrial Buffer:			
								Commercial 1:	128	44.2%	Industrial Commercial:			
								Commercial 2:	82	28.3%	Master Planned Community:			
								Seattle Mixed:			Major Institutions:			
											City-Owned Open Space			
											10	3.4%		

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.

Fremont

CURRENT AND FUTURE LAND USE

Net Land Acres * :	133	Rights-of-Way:	80	Gross Land Acres:	213	Reservoirs/Water Bodies	0	Future Land Use Designation	Net Acres	% Net	Net Acres	% Net		
Current Land Use								Future Land Use Designation						
Single Family	13	Industrial Total		16	City-Owned Open Space			4	2.7%	Downtown Areas:				
Multi-Family Total	43	Industrial		3	Private Open Space /Cemeteries			1		Industrial Areas:				
Duplex/Triplex	6	Warehouse		13	Parking			1		Master Planned Community:				
Multi-Family	37	Major Institution/Utilities /Public Facilities Total		5	Vacant			3		Major Institutions:				
Other Housing	1	Institutions		1	Unknown			0						
Commercial/Mixed-Use Total	48	Public Facilities		1	Easement									
Entertainment	2	Schools		3	Rights-of-Way:			80						
Hotel/Motel	1	Transp/Util/Comm		0	Reservoirs/Water Bodies									
Mixed Use	7													
Office	30													
Retail/Service	9													
Development Capacity								Zoning Category Designation						
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	Residential Total:	52	39.1%	Downtown:		0	0.0%
Single Family:								Multi-Family Residential:			Downtown Harborfront 1:			
Lowrise:	147	1,696	419	14,829	0	NA	0	Midrise:			Downtown Harborfront 2:			
Midrise:						NA		Highrise:			Downtown Mixed Commercial:			
Highrise:						NA		Lowrise Total:	52	39.1%	Downtown Mixed Res/Comm:			
Commercial:	29	728	881	719,698	57,101	NA	189	Lowrise 1:	3	2.2%	Downtown Mixed Res/Res:			
Neigh. Commercial:	2	250	308	427,091	20,494	NA	66	Lowrise 2:	24	18.3%	Downtown Office Core 1:			
Downtown:						NA		Lowrise 3:	25	18.6%	Downtown Office Core 2:			
Industrial:	11	7	0	1,597,101	115,722	NA	256	Single Family Residential:			Downtown Retail Core:			
Master Plan Community:						NA		Single Family:			International District Mix:			
Totals:	189	2,681	1,608	2,758,719	193,317	8,489	511	Residential Small Lot:			International District Residential:			
								Commercial / Mixed Use:	40	30.3%	Pike Market Mixed:			
								Neighborhood Commercial Total:	9	6.7%	Pioneer Square Mixed:			
								Neighborhood Commercial 1:			Industrial:		37	27.9%
								Neighborhood Commercial 2:	2	1.6%	General Industrial 1:			
								Neighborhood Commercial 3:	7	5.1%	General Industrial 2:		10	7.5%
								Commercial Total:	31	23.6%	Industrial Buffer:		6	4.2%
								Commercial 1:	22	16.8%	Industrial Commercial:		21	16.1%
								Commercial 2:	9	6.9%	Master Planned Community:			
								Seattle Mixed:			Major Institutions:			
											City-Owned Open Space		4	2.7%

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.

Lake City

CURRENT AND FUTURE LAND USE

Net Land Acres * : 103		Rights-of-Way: 40		Gross Land Acres: 142		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net
Current Land Use				Net Acres		Net Acres		Net Acres					
Single Family		5		Industrial Total		4		City-Owned Open Space		5			
Multi-Family Total		38		Industrial		0		Private Open Space /Cemeteries		0			
Duplex/Triplex		4		Warehouse		3		Parking		3			
Multi-Family		34		Major Institution/Utilities /Public Facilities Total		5		Vacant		4			
Other Housing				Institutions		2		Unknown		0			
Commercial/Mixed-Use Total		39		Public Facilities		1		Easement		40			
Entertainment		2		Schools				Rights-of-Way:		40			
Hotel/Motel				Transp/Util/Comm		2		Reservoirs/Water Bodies					
Mixed Use		4											
Office		14											
Retail/Service		19											
Development Capacity				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:		5	0	0	0	NA	NA	0					
Lowrise:		24	974	334	61,603	0	NA	0					
Midrise:		0	285	315	4,095	0	NA	0					
Highrise:							NA						
Commercial:		0	575	1,677	288,608	615,531	NA	2,050					
Neigh. Commercial:		4	533	1,992	433,406	1,032,505	NA	3,444					
Downtown:							NA						
Industrial:							NA						
Master Plan Community:							NA						
Totals:		33	2,367	4,318	787,712	1,648,036	1,323	5,494					
Future Land Use Designation		Net Acres		% Net		Net Acres		% Net					
City-Owned Open Space:		5		4.4%		Downtown Areas:							
Single Family Residential Areas:		1		0.6%		Industrial Areas:							
Multi-Family Residential Areas:		37		35.8%		Master Planned Community:							
Commercial / Mixed Use Areas:		61		59.1%		Major Institutions:							
Zoning Category Designation		Net Acres		% Net		Net Acres		% Net					
Residential Total:		43		42.2%		Downtown:		0		0.0%			
Multi-Family Residential:						Downtown Harborfront 1:							
Midrise:		5		5.2%		Downtown Harborfront 2:							
Highrise:						Downtown Mixed Commercial:							
Lowrise Total:		37		36.3%		Downtown Mixed Res/Comm:							
Lowrise 1:						Downtown Mixed Res/Res:							
Lowrise 2:		23		22.8%		Downtown Office Core 1:							
Lowrise 3:		14		13.5%		Downtown Office Core 2:							
Single Family Residential:		1		0.6%		Downtown Retail Core:							
Single Family:		1		0.6%		International District Mix:							
Residential Small Lot:						International District Residential:							
Commercial / Mixed Use:		55		53.4%		Pike Market Mixed:							
Neighborhood Commercial Total:		30		28.8%		Pioneer Square Mixed:							
Neighborhood Commercial 1:						Industrial:		0		0.0%			
Neighborhood Commercial 2:		1		1.4%		General Industrial 1:							
Neighborhood Commercial 3:		28		27.4%		General Industrial 2:							
Commercial Total:						Industrial Buffer:							
Commercial 1:		25		24.6%		Industrial Commercial:							
Commercial 2:						Master Planned Community:							
Seattle Mixed:						Major Institutions:							
City-Owned Open Space		5		4.4%									

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

CURRENT AND FUTURE LAND USE

Net Land Acres * : 308		Rights-of-Way: 148		Gross Land Acres: 456		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net						
Current Land Use				Net Acres		Net Acres		Net Acres											
Single Family		78		Industrial Total		43		City-Owned Open Space		34		Downtown Areas:							
Multi-Family Total		38		Industrial		19		Private Open Space /Cemeteries		0		Industrial Areas:							
Duplex/Triplex		9		Warehouse		24		Parking		6		Master Planned Community:							
Multi-Family		25		Major Institution/Utilities /Public Facilities Total		14		Vacant		32		Major Institutions:							
Other Housing		4		Institutions		5		Unknown		2									
Commercial/Mixed-Use Total		61		Public Facilities		0		Easement		148									
Entertainment		3		Schools		8		Rights-of-Way:		148									
Hotel/Motel				Transp/Util/Comm		0		Reservoirs/Water Bodies											
Mixed Use		3																	
Office		10																	
Retail/Service		45																	
Development Capacity																			
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:	350	27	54	98,899	0	NA	0												
Lowrise:	311	1,048	1,598	254,038	0	NA	0												
Midrise:	0	0		0		NA													
Highrise:						NA													
Commercial:	36	847	9,520	2,103,083	5,024,917	NA	16,746												
Neigh. Commercial:	17	4	373	36,568	67,790	NA	229												
Downtown:						NA													
Industrial:						NA													
Master Plan Community:						NA													
Totals:	714	1,926	11,545	2,492,588	5,092,707	4,254	16,975												
								Zoning Category Designation											
								Residential Total:		141		45.6%		Downtown:		0		0.0%	
								Multi-Family Residential:						Downtown Harborfront 1:					
								Midrise:		2		0.7%		Downtown Harborfront 2:					
								Highrise:						Downtown Mixed Commercial:					
								Lowrise Total:		80		25.8%		Downtown Mixed Res/Comm:					
								Lowrise 1:		20		6.6%		Downtown Mixed Res/Res:					
								Lowrise 2:		40		13.1%		Downtown Office Core 1:					
								Lowrise 3:		19		6.2%		Downtown Office Core 2:					
								Single Family Residential:		59		19.0%		Downtown Retail Core:					
								Single Family:		59		19.0%		International District Mix:					
								Residential Small Lot:						International District Residential:					
								Commercial / Mixed Use:		134		43.4%		Pike Market Mixed:					
								Neighborhood Commercial Total:		6		2.0%		Pioneer Square Mixed:					
								Neighborhood Commercial 1:		2		0.8%		Industrial:		0		0.0%	
								Neighborhood Commercial 2:		2		0.6%		General Industrial 1:					
								Neighborhood Commercial 3:		2		0.6%		General Industrial 2:					
								Commercial Total:		89		28.8%		Industrial Buffer:					
								Commercial 1:		57		18.5%		Industrial Commercial:					
								Commercial 2:		32		10.2%		Master Planned Community:					
								Seattle Mixed:		39		12.6%		Major Institutions:					
														City-Owned Open Space		34		11.0%	

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.

West Seattle Junction

CURRENT AND FUTURE LAND USE

Net Land Acres * :	138	Rights-of-Way:	88	Gross Land Acres:	226	Reservoirs/Water Bodies	0						
Current Land Use								Future Land Use Designation					
Net Acres		Net Acres		Net Acres		Net Acres		Net Acres	% Net		Net Acres	% Net	
Single Family	37	Industrial Total	2	City-Owned Open Space	1	Private Open Space /Cemeteries	0	City-Owned Open Space:	1	0.5%	Downtown Areas:		
Multi-Family Total	36	Industrial	1	Parking	5	Warehouse	1	Single Family Residential Areas:	32	23.2%	Industrial Areas:		
Duplex/Triplex	4	Major Institution/Utilities /Public Facilities Total	10	Vacant	3	Major Institution/Utilities /Public Facilities Total	10	Multi-Family Residential Areas:	38	27.3%	Master Planned Community:		
Multi-Family	32	Institutions	6	Unknown	0	Institutions	6	Commercial / Mixed Use Areas:	68	49.0%	Major Institutions:		
Other Housing	0	Public Facilities	1	Easement		Public Facilities	1	Zoning Category Designation					
Commercial/Mixed-Use Total	44	Schools	3	Rights-of-Way:	88	Schools	3	Residential Total:	69	50.3%	Downtown:	0	0.0%
Entertainment	2	Transp/Util/Comm	0	Reservoirs/Water Bodies		Transp/Util/Comm	0	Multi-Family Residential:			Downtown Harborfront 1:		
Hotel/Motel	1							Midrise:	11	8.1%	Downtown Harborfront 2:		
Mixed Use	17							Highrise:			Downtown Mixed Commercial:		
Office	7							Lowrise Total:	26	19.1%	Downtown Mixed Res/Comm:		
Retail/Service	17							Lowrise 1:			Downtown Mixed Res/Res:		
Development Capacity								Lowrise 2:	18	13.1%	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 Gross Square Feet	Existing Employment As of 2014	Adjusted** Total Employment Capacity	Lowrise 3:	8	6.0%	Downtown Office Core 2:		
Zone Category								Single Family Residential:	32	23.2%	Downtown Retail Core:		
Single Family:	249	16	7	0	0	NA	0	Single Family:	32	23.2%	International District Mix:		
Lowrise:	52	634	257	0	0	NA	0	Residential Small Lot:			International District Residential:		
Midrise:	7	777	847	0	0	NA	0	Commercial / Mixed Use:	68	49.2%	Pike Market Mixed:		
Highrise:						NA		Neighborhood Commercial Total:	68	49.2%	Pioneer Square Mixed:		
Commercial:						NA		Neighborhood Commercial 1:	3	2.3%	Industrial:	0	0.0%
Neigh. Commercial:	19	2,354	3,511	1,344,691	1,413,912	NA	4,716	Neighborhood Commercial 2:	20	14.3%	General Industrial 1:		
Downtown:						NA		Neighborhood Commercial 3:	45	32.6%	General Industrial 2:		
Industrial:						NA		Commercial Total:			Industrial Buffer:		
Master Plan Community:						NA		Commercial 1:			Industrial Commercial:		
Totals:	327	3,781	4,622	1,344,691	1,413,912	3,334	4,716	Commercial 2:			Master Planned Community:		
								Seattle Mixed:			Major Institutions:		
											City-Owned Open Space	1	0.5%

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.

23rd & Union-Jackson

CURRENT AND FUTURE LAND USE

Net Land Acres * : 351		Rights-of-Way: 168		Gross Land Acres: 519		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net	
Current Land Use				Net Acres		Net Acres		Net Acres						
Single Family	126	Industrial Total		9		City-Owned Open Space		32						
Multi-Family Total	85	Industrial		7		Private Open Space /Cemeteries		3				3	0.8%	
Duplex/Triplex	23	Warehouse		2		Parking		5						
Multi-Family	60	Major Institution/Utilities /Public Facilities Total		40		Vacant		17						
Other Housing	2	Institutions		12		Unknown		2						
Commercial/Mixed-Use Total	31	Public Facilities		2		Easement		0						
Entertainment	1	Schools		24		Rights-of-Way:		168						
Hotel/Motel		Transp/Util/Comm		2		Reservoirs/Water Bodies								
Mixed Use	7													
Office	6													
Retail/Service	17													
Development Capacity				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:	864	248	48	15,041	0	NA	0							
Lowrise:	555	2,465	1,622	51,561	0	NA	0							
Midrise:						NA								
Highrise:						NA								
Commercial:	0	309	148	176,673	79,939	NA	266							
Neigh. Commercial:	34	1,046	2,477	793,178	547,429	NA	1,827							
Downtown:						NA								
Industrial:	0	0	0	82,453	18,090	NA	40							
Master Plan Community:						NA								
Totals:	1,453	4,068	4,295	1,118,906	645,458	4,913	2,133							
Zoning Category Designation														
Residential Total:										248	70.8%	Downtown:	0	0.0%
Multi-Family Residential:												Downtown Harborfront 1:		
Midrise:												Downtown Harborfront 2:		
Highrise:												Downtown Mixed Commercial:		
Lowrise Total:										141	40.3%	Downtown Mixed Res/Comm:		
Lowrise 1:										12	3.4%	Downtown Mixed Res/Res:		
Lowrise 2:										84	23.9%	Downtown Office Core 1:		
Lowrise 3:										46	13.0%	Downtown Office Core 2:		
Single Family Residential:										107	30.4%	Downtown Retail Core:		
Single Family:										107	30.4%	International District Mix:		
Residential Small Lot:												International District Residential:		
Commercial / Mixed Use:										67	19.2%	Pike Market Mixed:		
Neighborhood Commercial Total:										58	16.5%	Pioneer Square Mixed:		
Neighborhood Commercial 1:										9	2.5%	Industrial:	3	0.8%
Neighborhood Commercial 2:										24	6.9%	General Industrial 1:		
Neighborhood Commercial 3:										25	7.1%	General Industrial 2:		
Commercial Total:												Industrial Buffer:		
Commercial 1:										9	2.7%	Industrial Commercial:	3	0.8%
Commercial 2:												Master Planned Community:		
Seattle Mixed:												Major Institutions:		
												City-Owned Open Space	32	9.2%

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.

Admiral

CURRENT AND FUTURE LAND USE

Net Land Acres * :		Rights-of-Way:		Gross Land Acres:		Reservoirs/Water Bodies		0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use		Net Acres		Net Acres		Net Acres											
Single Family	12	Industrial Total				City-Owned Open Space		12		City-Owned Open Space:		12	17.9%	Downtown Areas:			
Multi-Family Total	12	Industrial				Private Open Space /Cemeteries		2		Single Family Residential Areas:		24	34.5%	Industrial Areas:			
Duplex/Triplex	1	Warehouse				Parking		0		Multi-Family Residential Areas:		11	16.7%	Master Planned Community:			
Multi-Family	11	Major Institution/Utilities /Public Facilities Total		13		Vacant				Commercial / Mixed Use Areas:		21	30.8%	Major Institutions:			
Other Housing	1	Institutions		2		Unknown		0		Zoning Category Designation							
Commercial/Mixed-Use Total	16	Public Facilities		0		Easement				Residential Total:		35	50.8%	Downtown:		0	0.0%
Entertainment	1	Schools		11		Rights-of-Way:		30		Multi-Family Residential:				Downtown Harborfront 1:			
Hotel/Motel		Transp/Util/Comm				Reservoirs/Water Bodies				Midrise:				Downtown Harborfront 2:			
Mixed Use	4									Highrise:				Downtown Mixed Commercial:			
Office	2									Lowrise Total:		11	16.3%	Downtown Mixed Res/Comm:			
Retail/Service	10									Lowrise 1:				Downtown Mixed Res/Res:			
Development Capacity										Lowrise 2:		2	3.5%	Downtown Office Core 1:			
	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:		9	12.8%	Downtown Office Core 2:			
Zone Category										Single Family Residential:		24	34.5%	Downtown Retail Core:			
Single Family:	95	28		0		NA				Single Family:		24	34.5%	International District Mix:			
Lowrise:	38	373	99	5,253	0	NA	0			Residential Small Lot:				International District Residential:			
Midrise:						NA				Commercial / Mixed Use:		21	31.3%	Pike Market Mixed:			
Highrise:						NA				Neighborhood Commercial Total:		21	31.3%	Pioneer Square Mixed:			
Commercial:						NA				Neighborhood Commercial 1:				Industrial:		0	0.0%
Neigh. Commercial:	3	489	861	349,603	23,727	NA	77			Neighborhood Commercial 2:		19	27.1%	General Industrial 1:			
Downtown:						NA				Neighborhood Commercial 3:		3	4.2%	General Industrial 2:			
Industrial:						NA				Commercial Total:				Industrial Buffer:			
Master Plan Community:						NA				Commercial 1:				Industrial Commercial:			
Totals:	136	890	960	354,856	23,727	1,390	77			Commercial 2:				Master Planned Community:			
										Seattle Mixed:				Major Institutions:			
														City-Owned Open Space		12	17.9%

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.

Aurora-Licton Springs

CURRENT AND FUTURE LAND USE

Net Land Acres * : 232		Rights-of-Way: 95		Gross Land Acres: 327		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use				Net Acres		Net Acres		Net Acres							
Single Family	54	Industrial Total		23		City-Owned Open Space		8		City-Owned Open Space: 8 3.3%					
Multi-Family Total	76	Industrial		5		Private Open Space /Cemeteries		1		Single Family Residential Areas: 58 24.9%					
Duplex/Triplex	20	Warehouse		18		Parking		7		Multi-Family Residential Areas: 98 42.2%					
Multi-Family	56	Major Institution/Utilities /Public Facilities Total		25		Vacant		6		Commercial / Mixed Use Areas: 69 29.7%					
Other Housing		Institutions		1		Unknown		0		Downtown Areas:					
Commercial/Mixed-Use Total	33	Public Facilities		0		Easement				Industrial Areas:					
Entertainment	3	Schools		17		Rights-of-Way:		95		Master Planned Community:					
Hotel/Motel	6	Transp/Util/Comm		7		Reservoirs/Water Bodies				Major Institutions:					
Mixed Use	1														
Office	2														
Retail/Service	21														
Development Capacity															
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:	385	69	17	0	0	NA	0								
Lowrise:	101	2,628	611	99,967	0	NA	0								
Midrise:						NA									
Highrise:						NA									
Commercial:	3	224	2,517	799,508	1,870,934	NA	6,237								
Neigh. Commercial:	0	0	959	203,146	29,652	NA	99								
Downtown:						NA									
Industrial:						NA									
Master Plan Community:						NA									
Totals:	489	2,921	4,104	1,102,621	1,900,586	2,218	6,336								
								Residential Total:		155	67.0%	Downtown:		0	0.0%
								Multi-Family Residential:				Downtown Harborfront 1:			
								Midrise:				Downtown Harborfront 2:			
								Highrise:				Downtown Mixed Commercial:			
								Lowrise Total:		98	42.2%	Downtown Mixed Res/Comm:			
								Lowrise 1:		1	0.3%	Downtown Mixed Res/Res:			
								Lowrise 2:		56	24.0%	Downtown Office Core 1:			
								Lowrise 3:		41	17.9%	Downtown Office Core 2:			
								Single Family Residential:		58	24.9%	Downtown Retail Core:			
								Single Family:		58	24.9%	International District Mix:			
								Residential Small Lot:				International District Residential:			
								Commercial / Mixed Use:		69	29.7%	Pike Market Mixed:			
								Neighborhood Commercial Total:		12	5.3%	Pioneer Square Mixed:			
								Neighborhood Commercial 1:				Industrial:		0	0.0%
								Neighborhood Commercial 2:				General Industrial 1:			
								Neighborhood Commercial 3:		12	5.3%	General Industrial 2:			
								Commercial Total:		57	24.4%	Industrial Buffer:			
								Commercial 1:		23	9.8%	Industrial Commercial:			
								Commercial 2:		34	14.6%	Master Planned Community:			
								Seattle Mixed:				Major Institutions:			
												City-Owned Open Space		8	3.3%

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 * : 217		Rights-of-Way: 95		Gross Land Acres: 313		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use				Net Acres		Net Acres		Net Acres							
Single Family	70	Industrial Total		4	City-Owned Open Space		16	City-Owned Open Space:		16	7.4%	Downtown Areas:			
Multi-Family Total	55	Industrial		3	Private Open Space /Cemeteries		1	Single Family Residential Areas:		58	26.5%	Industrial Areas:			
Duplex/Triplex	9	Warehouse		1	Parking		4	Multi-Family Residential Areas:		93	42.8%	Master Planned Community:			
Multi-Family	43	Major Institution/Utilities /Public Facilities Total		10	Vacant		30	Commercial / Mixed Use Areas:		51	23.3%	Major Institutions:			
Other Housing	4	Institutions		3	Unknown		0	Zoning Category Designation							
Commercial/Mixed-Use Total	26	Public Facilities		1	Easement			Residential Total:		151	69.3%	Downtown:		0	0.0%
Entertainment	0	Schools		6	Rights-of-Way:		95	Multi-Family Residential:				Downtown Harborfront 1:			
Hotel/Motel		Transp/Util/Comm			Reservoirs/Water Bodies			Midrise:				Downtown Harborfront 2:			
Mixed Use	4							Highrise:				Downtown Mixed Commercial:			
Office	9							Lowrise Total:		93	42.8%	Downtown Mixed Res/Comm:			
Retail/Service	13							Lowrise 1:				Downtown Mixed Res/Res:			
Development Capacity												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 2:		44	20.1%	Downtown Office Core 2:			
Single Family:	398	123	58	8,565	0	NA	0	Lowrise 3:		49	22.7%	Downtown Retail Core:			
Lowrise:	210	977	1,195	81,047	0	NA	0	Single Family Residential:		58	26.5%	International District Mix:			
Midrise:						NA		Single Family:		58	26.5%	International District Residential:			
Highrise:						NA		Residential Small Lot:				Pike Market Mixed:			
Commercial:	0	125	321	172,412	318,697	NA	1,062	Commercial / Mixed Use:		51	23.3%	Pioneer Square Mixed:			
Neigh. Commercial:	21	654	2,092	584,415	240,810	NA	795	Neighborhood Commercial Total:		42	19.3%	Industrial:		0	0.0%
Downtown:						NA		Neighborhood Commercial 1:		4	1.9%	General Industrial 1:			
Industrial:						NA		Neighborhood Commercial 2:		32	14.8%	General Industrial 2:			
Master Plan Community:						NA		Neighborhood Commercial 3:		6	2.5%	Industrial Buffer:			
Totals:	629	1,879	3,666	846,439	559,507	2,532	1,857	Commercial Total:		9	4.1%	Industrial Commercial:			
								Commercial 1:		3	1.5%	Master Planned Community:			
								Commercial 2:		6	2.6%	Major Institutions:			
								Seattle Mixed:				City-Owned Open Space		16	7.4%

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.

Crown Hill

CURRENT AND FUTURE LAND USE

Net Land Acres * :	123	Rights-of-Way:	50	Gross Land Acres:	173	Reservoirs/Water Bodies	0	Future Land Use Designation	Net Acres	% Net	Net Acres	% Net	
Current Land Use	Net Acres		Net Acres		Net Acres								
Single Family	75	Industrial Total	0	City-Owned Open Space	2			City-Owned Open Space:	2	1.9%	Downtown Areas:		
Multi-Family Total	19	Industrial		Private Open Space /Cemeteries	0			Single Family Residential Areas:	78	63.6%	Industrial Areas:		
Duplex/Triplex	6	Warehouse	0	Parking	1			Multi-Family Residential Areas:	16	12.9%	Master Planned Community:		
Multi-Family	12	Major Institution/Utilities /Public Facilities Total	4	Vacant	1			Commercial / Mixed Use Areas:	26	21.5%	Major Institutions:		
Other Housing	1	Institutions	2	Unknown									
Commercial/Mixed-Use Total	20	Public Facilities	0	Easement				Zoning Category Designation					
Entertainment		Schools	2	Rights-of-Way:	50			Residential Total:	94	76.6%	Downtown:	0	0.0%
Hotel/Motel		Transp/Util/Comm	0	Reservoirs/Water Bodies				Multi-Family Residential:			Downtown Harborfront 1:		
Mixed Use	1							Midrise:			Downtown Harborfront 2:		
Office	3							Highrise:			Downtown Mixed Commercial:		
Retail/Service	16							Lowrise Total:	16	12.9%	Downtown Mixed Res/Comm:		
								Lowrise 1:			Downtown Mixed Res/Res:		
								Lowrise 2:	13	10.9%	Downtown Office Core 1:		
								Lowrise 3:	3	2.1%	Downtown Office Core 2:		
								Single Family Residential:	78	63.6%	Downtown Retail Core:		
								Single Family:	78	63.6%	International District Mix:		
								Residential Small Lot:			International District Residential:		
								Commercial / Mixed Use:	26	21.5%	Pike Market Mixed:		
								Neighborhood Commercial Total:	13	10.9%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:			Industrial:	0	0.0%
								Neighborhood Commercial 2:	4	3.7%	General Industrial 1:		
								Neighborhood Commercial 3:	9	7.2%	General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:	13	10.6%	Industrial Commercial:		
								Commercial 2:			Master Planned Community:		
								Seattle Mixed:			Major Institutions:		
											City-Owned Open Space	2	1.9%
Totals:	631	666	1,583	332,694	51,333	1,006	176						

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.

Eastlake

CURRENT AND FUTURE LAND USE

Net Land Acres * : 110				Rights-of-Way: 90		Gross Land Acres: 199		Reservoirs/Water Bodies 0	
Current Land Use				Net Acres		Net Acres		Net Acres	
Single Family	12		Industrial Total	2		City-Owned Open Space	5		
Multi-Family Total	50		Industrial	2		Private Open Space /Cemeteries	0		
Duplex/Triplex	6		Warehouse	0		Parking	1		
Multi-Family	43		Major Institution/Utilities /Public Facilities Total	2		Vacant	3		
Other Housing			Institutions	0		Unknown	0		
Commercial/Mixed-Use Total	35		Public Facilities			Easement			
Entertainment	2		Schools	2		Rights-of-Way:	90		
Hotel/Motel	0		Transp/Util/Comm	0		Reservoirs/Water Bodies			
Mixed Use	7								
Office	21								
Retail/Service	5								
Development Capacity				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:	18	20	0	14,582	0	NA	0		
Lowrise:	137	2,247	451	46,985	0	NA	0		
Midrise:						NA			
Highrise:						NA			
Commercial:	23	534	198	656,617	45,453	NA	152		
Neigh. Commercial:	0	452	366	508,393	6,141	NA	20		
Downtown:						NA			
Industrial:	0	0	0	591,994	2,272	NA	5		
Master Plan Community:						NA			
Totals:	178	3,253	1,015	1,818,571	53,866	5,159	177		
Future Land Use Designation				Net Acres		% Net		Net Acres	
City-Owned Open Space:				5		4.5%		Downtown Areas:	
Single Family Residential Areas:				0		0.0%		Industrial Areas: 9 8.2%	
Multi-Family Residential Areas:				63		57.4%		Master Planned Community:	
Commercial / Mixed Use Areas:				33		29.9%		Major Institutions:	
Zoning Category Designation				Net Acres		% Net		Net Acres	
Residential Total:				63		57.3%		Downtown: 0 0.0%	
Multi-Family Residential:								Downtown Harborfront 1:	
Midrise:								Downtown Harborfront 2:	
Highrise:								Downtown Mixed Commercial:	
Lowrise Total:				63		57.3%		Downtown Mixed Res/Comm:	
Lowrise 1:								Downtown Mixed Res/Res:	
Lowrise 2:				31		28.5%		Downtown Office Core 1:	
Lowrise 3:				32		28.8%		Downtown Office Core 2:	
Single Family Residential:				0		0.0%		Downtown Retail Core:	
Single Family:				0		0.0%		International District Mix:	
Residential Small Lot:								International District Residential:	
Commercial / Mixed Use:				33		30.0%		Pike Market Mixed:	
Neighborhood Commercial Total:				15		13.7%		Pioneer Square Mixed:	
Neighborhood Commercial 1:				0		0.4%		Industrial: 9 8.2%	
Neighborhood Commercial 2:				9		8.5%		General Industrial 1: 7 6.3%	
Neighborhood Commercial 3:				5		4.9%		General Industrial 2:	
Commercial Total:				18		16.3%		Industrial Buffer:	
Commercial 1:				13		12.3%		Industrial Commercial: 2 1.9%	
Commercial 2:				4		4.0%		Master Planned Community:	
Seattle Mixed:								Major Institutions:	
								City-Owned Open Space 5 4.5%	

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 * :	60	Rights-of-Way:	49	Gross Land Acres:	109	Reservoirs/Water Bodies	0	Future Land Use Designation	Net Acres	% Net	Net Acres	% Net	
Current Land Use	Net Acres		Net Acres		Net Acres								
Single Family	10	Industrial Total	0	City-Owned Open Space	2			City-Owned Open Space:	2	3.8%	Downtown Areas:		
Multi-Family Total	26	Industrial	0	Private Open Space /Cemeteries	0			Single Family Residential Areas:	8	13.1%	Industrial Areas:		
Duplex/Triplex	3	Warehouse	0	Parking	1			Multi-Family Residential Areas:	35	58.4%	Master Planned Community:		
Multi-Family	21	Major Institution/Utilities /Public Facilities Total	9	Vacant	0			Commercial / Mixed Use Areas:	15	24.7%	Major Institutions:		
Other Housing	1	Institutions	1	Unknown	0								
Commercial/Mixed-Use Total	10	Public Facilities	1	Easement				Zoning Category Designation					
Entertainment		Schools	7	Rights-of-Way:	49			Residential Total:	43	71.5%	Downtown:	0	0.0%
Hotel/Motel		Transp/Util/Comm		Reservoirs/Water Bodies				Multi-Family Residential:			Downtown Harborfront 1:		
Mixed Use	5							Midrise:			Downtown Harborfront 2:		
Office	1							Highrise:			Downtown Mixed Commercial:		
Retail/Service	4							Lowrise Total:	35	58.4%	Downtown Mixed Res/Comm:		
								Lowrise 1:			Downtown Mixed Res/Res:		
								Lowrise 2:	11	18.3%	Downtown Office Core 1:		
								Lowrise 3:	24	40.1%	Downtown Office Core 2:		
								Single Family Residential:	8	13.1%	Downtown Retail Core:		
								Single Family:	8	13.1%	International District Mix:		
								Residential Small Lot:			International District Residential:		
								Commercial / Mixed Use:	15	24.7%	Pike Market Mixed:		
								Neighborhood Commercial Total:	14	24.2%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	0	0.6%	Industrial:	0	0.0%
								Neighborhood Commercial 2:	10	16.0%	General Industrial 1:		
								Neighborhood Commercial 3:	5	7.7%	General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:	0	0.5%	Industrial Commercial:		
								Commercial 2:			Master Planned Community:		
								Seattle Mixed:			Major Institutions:		
											City-Owned Open Space	2	3.8%
Totals:	121	1,922	729	398,158	77,411	1,729	259						

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

Net Land Acres * :		Rights-of-Way:		Gross Land Acres:		Reservoirs/Water Bodies		0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use		Net Acres		Net Acres		Net Acres											
Single Family	4	Industrial Total		1	City-Owned Open Space		0			City-Owned Open Space:		0	0.7%	Downtown Areas:			
Multi-Family Total	13	Industrial		1	Private Open Space /Cemeteries		0			Single Family Residential Areas:				Industrial Areas:			
Duplex/Triplex	1	Warehouse		1	Parking		2			Multi-Family Residential Areas:		8	12.5%	Master Planned Community:			
Multi-Family	11	Major Institution/Utilities /Public Facilities Total		3	Vacant		2			Commercial / Mixed Use Areas:		55	86.8%	Major Institutions:			
Other Housing	1	Institutions		1	Unknown					Zoning Category Designation							
Commercial/Mixed-Use Total	38	Public Facilities		1	Easement					Residential Total:		6	9.9%	Downtown:		0	0.0%
Entertainment	0	Schools			Rights-of-Way:		31			Multi-Family Residential:				Downtown Harborfront 1:			
Hotel/Motel		Transp/Util/Comm			Reservoirs/Water Bodies					Midrise:				Downtown Harborfront 2:			
Mixed Use	12									Highrise:				Downtown Mixed Commercial:			
Office	4									Lowrise Total:		6	9.9%	Downtown Mixed Res/Comm:			
Retail/Service	21									Lowrise 1:				Downtown Mixed Res/Res:			
Development Capacity										Lowrise 2:				Downtown Office Core 1:			
	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:		6	9.9%	Downtown Office Core 2:			
Zone Category										Single Family Residential:				Downtown Retail Core:			
Single Family:						NA				Single Family:				International District Mix:			
Lowrise:	10	293	89	6,265	0	NA	0			Residential Small Lot:				International District Residential:			
Midrise:						NA				Commercial / Mixed Use:		56	89.4%	Pike Market Mixed:			
Highrise:						NA				Neighborhood Commercial Total:		53	84.4%	Pioneer Square Mixed:			
Commercial:	1	178	94	15,358	8,864	NA	29			Neighborhood Commercial 1:				Industrial:		0	0.0%
Neigh. Commercial:	28	1,195	2,060	792,332	412,461	NA	1,368			Neighborhood Commercial 2:		41	65.7%	General Industrial 1:			
Downtown:						NA				Neighborhood Commercial 3:		12	18.7%	General Industrial 2:			
Industrial:						NA				Commercial Total:				Industrial Buffer:			
Master Plan Community:						NA				Commercial 1:		3	5.0%	Industrial Commercial:			
Totals:	39	1,666	2,243	813,955	421,325	1,941	1,397			Commercial 2:				Master Planned Community:			
										Seattle Mixed:				Major Institutions:			
														City-Owned Open Space		0	0.7%

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.

Othello

CURRENT AND FUTURE LAND USE

Net Land Acres * :	283	Rights-of-Way:	94	Gross Land Acres:	377	Reservoirs/Water Bodies	0	Future Land Use Designation	Net Acres	% Net	Net Acres	% Net	
Current Land Use	Net Acres		Net Acres		Net Acres								
Single Family	87	Industrial Total	5	City-Owned Open Space	6			City-Owned Open Space:	6	2.0%	Downtown Areas:		
Multi-Family Total	58	Industrial	1	Private Open Space /Cemeteries	3			Single Family Residential Areas:	90	32.0%	Industrial Areas:		
Duplex/Triplex	3	Warehouse	4	Parking	0			Multi-Family Residential Areas:	129	45.6%	Master Planned Community:		
Multi-Family	55	Major Institution/Utilities /Public Facilities Total	27	Vacant	66			Commercial / Mixed Use Areas:	58	20.4%	Major Institutions:		
Other Housing	0	Institutions	15	Unknown	4								
Commercial/Mixed-Use Total	27	Public Facilities	11	Easement				Zoning Category Designation					
Entertainment	2	Schools		Rights-of-Way:	94			Residential Total:	214	75.6%	Downtown:	0	0.0%
Hotel/Motel		Schools		Reservoirs/Water Bodies				Multi-Family Residential:			Downtown Harborfront 1:		
Mixed Use	0	Transp/Util/Comm	2					Midrise:	7	2.6%	Downtown Harborfront 2:		
Office	4							Highrise:			Downtown Mixed Commercial:		
Retail/Service	20							Lowrise Total:	115	40.8%	Downtown Mixed Res/Comm:		
								Lowrise 1:			Downtown Mixed Res/Res:		
								Lowrise 2:	19	6.7%	Downtown Office Core 1:		
								Lowrise 3:	97	34.1%	Downtown Office Core 2:		
								Single Family Residential:	91	32.2%	Downtown Retail Core:		
								Single Family:	91	32.2%	International District Mix:		
								Residential Small Lot:			International District Residential:		
								Commercial / Mixed Use:	63	22.3%	Pike Market Mixed:		
								Neighborhood Commercial Total:	33	11.5%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:			Industrial:	0	0.0%
								Neighborhood Commercial 2:	4	1.6%	General Industrial 1:		
								Neighborhood Commercial 3:	28	10.0%	General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:	31	10.8%	Industrial Commercial:		
								Commercial 2:			Master Planned Community:		
								Seattle Mixed:			Major Institutions:		
											City-Owned Open Space	6	2.0%
Totals:	647	1,974	4,787	602,936	1,259,014	1,529	4,194						

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-Miller

CURRENT AND FUTURE LAND USE

Net Land Acres * :	95	Rights-of-Way:	50	Gross Land Acres:	145	Reservoirs/Water Bodies	0						
Current Land Use								Future Land Use Designation					
Net Acres		Net Acres		Net Acres		Net Acres		Net Acres	% Net		Net Acres	% Net	
Single Family	26	Industrial Total	0	City-Owned Open Space	8	City-Owned Open Space	8	8	8.2%	Downtown Areas:			
Multi-Family Total	38	Industrial	0	Private Open Space /Cemeteries	0	Private Open Space /Cemeteries	0	27	28.4%	Industrial Areas:			
Duplex/Triplex	8	Warehouse		Parking	2	Parking	2	40	41.7%	Master Planned Community:			
Multi-Family	28	Major Institution/Utilities /Public Facilities Total	5	Vacant	4	Vacant	4	21	21.6%	Major Institutions:			
Other Housing	1	Institutions	2	Unknown	1	Unknown	1						
Commercial/Mixed-Use Total	12	Public Facilities	0	Easement		Easement							
Entertainment	1	Schools	2	Rights-of-Way:	50	Rights-of-Way:	50						
Hotel/Motel		Transp/Util/Comm		Reservoirs/Water Bodies		Reservoirs/Water Bodies							
Mixed Use	5												
Office	3												
Retail/Service	3												
Development Capacity								Zoning Category Designation					
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	Residential Total:	67	70.1%	Downtown:	0	0.0%
Single Family:	192	216	22	7,777	0	NA	0	Multi-Family Residential:			Downtown Harborfront 1:		
Lowrise:	156	1,231	643	22,608	0	NA	0	Midrise:			Downtown Harborfront 2:		
Midrise:						NA		Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	40	41.7%	Downtown Mixed Res/Comm:		
Commercial:						NA		Lowrise 1:			Downtown Mixed Res/Res:		
Neigh. Commercial:	16	1,100	773	304,538	209,237	NA	698	Lowrise 2:	10	10.0%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	30	31.7%	Downtown Office Core 2:		
Industrial:						NA		Single Family Residential:	27	28.4%	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	20	20.7%	International District Mix:		
Totals:	364	2,547	1,438	334,923	209,237	1,353	698	Residential Small Lot:	7	7.70%	International District Residential:		
								Commercial / Mixed Use:	21	21.6%	Pike Market Mixed:		
								Neighborhood Commercial Total:	21	21.6%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:	4	4.0%	Industrial:	0	0.0%
								Neighborhood Commercial 2:	8	7.9%	General Industrial 1:		
								Neighborhood Commercial 3:	9	9.8%	General Industrial 2:		
								Commercial Total:			Industrial Buffer:		
								Commercial 1:			Industrial Commercial:		
								Commercial 2:			Master Planned Community:		
								Seattle Mixed:			Major Institutions:		
											City-Owned Open Space	8	8.2%

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.

Morgan Junction

CURRENT AND FUTURE LAND USE

Net Land Acres * :	75	Rights-of-Way:	39	Gross Land Acres:	113	Reservoirs/Water Bodies	0				
Current Land Use								Future Land Use Designation			
Single Family		Net Acres		Net Acres		Net Acres					
Multi-Family Total		Net Acres		Net Acres		Net Acres					
Duplex/Triplex		2		Warehouse		0		City-Owned Open Space		1	
Multi-Family		16		Major Institution/Utilities /Public Facilities Total		4		Private Open Space /Cemeteries		0	
Other Housing				Institutions		0		Parking		0	
Commercial/Mixed-Use Total		Net Acres		Net Acres		Net Acres		Vacant		0	
Entertainment				Public Facilities		0		Unknown		0	
Hotel/Motel				Schools		4		Rights-of-Way:		39	
Mixed Use		3		Transp/Util/Comm		0		Reservoirs/Water Bodies		0	
Office		1									
Retail/Service		7									
Development Capacity								Zoning Category Designation			
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:	291	6	3	1,579	0	NA	0	Residential Total:		61 81.8%	
Lowrise:	46	663	164	31,257	0	NA	0	Multi-Family Residential:			
Midrise:						NA		Midrise:		Downtown Harborfront 1:	
Highrise:						NA		Highrise:		Downtown Harborfront 2:	
Commercial:						NA		Lowrise Total:		Downtown Mixed Commercial:	
Neigh. Commercial:	10	349	380	146,051	11,471	NA	38	Lowrise 1:		Downtown Mixed Res/Comm:	
Downtown:						NA		Lowrise 2:		Downtown Mixed Res/Res:	
Industrial:						NA		Lowrise 3:		Downtown Office Core 1:	
Master Plan Community:						NA		Single Family Residential:		Downtown Office Core 2:	
Totals:	347	1,018	547	178,887	11,471	589	38	Single Family:		Downtown Retail Core:	
								Residential Small Lot:		International District Mix:	
								Commercial / Mixed Use:		Industrial:	
								Neighborhood Commercial Total:		Pike Market Mixed:	
								Neighborhood Commercial 1:		Pioneer Square Mixed:	
								Neighborhood Commercial 2:		0 0.0%	
								Neighborhood Commercial 3:		General Industrial 1:	
								Commercial Total:		General Industrial 2:	
								Commercial 1:		Industrial Buffer:	
								Commercial 2:		Industrial Commercial:	
								Seattle Mixed:		Master Planned Community:	
										Major Institutions:	
										City-Owned Open Space	
										1 0.9%	

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

CURRENT AND FUTURE LAND USE

Net Land Acres * : 80		Rights-of-Way: 51		Gross Land Acres: 131		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use				Net Acres				Net Acres		Net Acres					
Single Family		35		Industrial Total		0		City-Owned Open Space		3					
Multi-Family Total		26		Industrial				Private Open Space /Cemeteries		0					
Duplex/Triplex		7		Warehouse		0		Parking							
Multi-Family		18		Major Institution/Utilities /Public Facilities Total		4		Vacant		3					
Other Housing		0		Institutions		1		Unknown		0					
Commercial/Mixed-Use Total				Public Facilities				1		Easement					
Entertainment		2		Schools		2		Rights-of-Way:		51					
Hotel/Motel				Transp/Util/Comm		0		Reservoirs/Water Bodies							
Mixed Use		1													
Office		1													
Retail/Service		3													
Development Capacity				Adjusted**		Adjusted**									
		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	
Zone Category															
Single Family:		170		16		5		0		0		NA		0	
Lowrise:		126		989		647		18,198		0		NA		0	
Midrise:												NA			
Highrise:												NA			
Commercial:												NA			
Neigh. Commercial:		38		149		1,073		110,701		226,576		NA		756	
Downtown:												NA			
Industrial:												NA			
Master Plan Community:												NA			
Totals:		334		1,154		1,725		128,899		226,576		588		756	
Future Land Use Designation		Net Acres		% Net		Net Acres		% Net							
City-Owned Open Space:		3		3.9%		Downtown Areas:									
Single Family Residential Areas:		22		28.2%		Industrial Areas:									
Multi-Family Residential Areas:		38		48.0%		Master Planned Community:									
Commercial / Mixed Use Areas:		16		19.9%		Major Institutions:									
Zoning Category Designation															
Residential Total:		63		78.7%		Downtown:		0		0.0%					
Multi-Family Residential:						Downtown Harborfront 1:									
Midrise:						Downtown Harborfront 2:									
Highrise:						Downtown Mixed Commercial:									
Lowrise Total:		40		50.5%		Downtown Mixed Res/Comm:									
Lowrise 1:						Downtown Mixed Res/Res:									
Lowrise 2:		20		24.9%		Downtown Office Core 1:									
Lowrise 3:		20		25.6%		Downtown Office Core 2:									
Single Family Residential:		22		28.2%		Downtown Retail Core:									
Single Family:		22		28.2%		International District Mix:									
Residential Small Lot:						International District Residential:									
Commercial / Mixed Use:		14		17.4%		Pike Market Mixed:									
Neighborhood Commercial Total:		14		17.4%		Pioneer Square Mixed:									
Neighborhood Commercial 1:						Industrial:		0		0.0%					
Neighborhood Commercial 2:		14		17.4%		General Industrial 1:									
Neighborhood Commercial 3:						General Industrial 2:									
Commercial Total:						Industrial Buffer:									
Commercial 1:						Industrial Commercial:									
Commercial 2:						Master Planned Community:									
Seattle Mixed:						Major Institutions:									
						City-Owned Open Space		3		3.9%					

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.

Upper Queen Anne

CURRENT AND FUTURE LAND USE

Net Land Acres * :		Rights-of-Way:		Gross Land Acres:		Reservoirs/Water Bodies		0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use		Net Acres		Net Acres		Net Acres											
Single Family	1	Industrial Total		0		City-Owned Open Space				City-Owned Open Space:				Downtown Areas:			
Multi-Family Total	13	Industrial		0		Private Open Space /Cemeteries				Single Family Residential Areas:				Industrial Areas:			
Duplex/Triplex	0	Warehouse				Parking		0		Multi-Family Residential Areas:		15	46.0%	Master Planned Community:			
Multi-Family	12	Major Institution/Utilities /Public Facilities Total		4		Vacant		0		Commercial / Mixed Use Areas:		17	54.0%	Major Institutions:			
Other Housing	0	Institutions		2		Unknown				Zoning Category Designation							
Commercial/Mixed-Use Total	13	Public Facilities				Easement				Residential Total:		15	46.0%	Downtown:		0	0.0%
Entertainment	0	Schools		1		Rights-of-Way:		21		Multi-Family Residential:				Downtown Harborfront 1:			
Hotel/Motel		Transp/Util/Comm		0		Reservoirs/Water Bodies				Midrise:		13	42.3%	Downtown Harborfront 2:			
Mixed Use	5									Highrise:				Downtown Mixed Commercial:			
Office	2									Lowrise Total:		1	3.7%	Downtown Mixed Res/Comm:			
Retail/Service	6									Lowrise 1:				Downtown Mixed Res/Res:			
										Lowrise 2:				Downtown Office Core 1:			
										Lowrise 3:		1	3.7%	Downtown Office Core 2:			
Development Capacity										Single Family Residential:				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			Single Family:				International District Mix:			
Zone Category										Residential Small Lot:				International District Residential:			
Single Family:								NA		Commercial / Mixed Use:		17	54.0%	Pike Market Mixed:			
Lowrise:	5	54	25	0	0	NA	0			Neighborhood Commercial Total:		17	54.0%	Pioneer Square Mixed:			
Midrise:	1	834	222	446	0	NA	0			Neighborhood Commercial 1:				Industrial:		0	0.0%
Highrise:						NA				Neighborhood Commercial 2:		17	54.0%	General Industrial 1:			
Commercial:						NA				Neighborhood Commercial 3:				General Industrial 2:			
Neigh. Commercial:	8	588	544	401,564	13,194	NA	43			Commercial Total:				Industrial Buffer:			
Downtown:						NA				Commercial 1:				Industrial Commercial:			
Industrial:						NA				Commercial 2:				Master Planned Community:			
Master Plan Community:						NA				Seattle Mixed:				Major Institutions:			
Totals:	14	1,476	791	402,010	13,194	1,899	43							City-Owned Open Space			

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

Net Land Acres * : 219		Rights-of-Way: 71		Gross Land Acres: 290		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use				Net Acres											
Single Family	47	Industrial Total		4	City-Owned Open Space		16		City-Owned Open Space:	16	7.1%	Downtown Areas:			
Multi-Family Total	44	Industrial		2	Private Open Space /Cemeteries		1		Single Family Residential Areas:	46	20.9%	Industrial Areas:			
Duplex/Triplex	6	Warehouse		1	Parking		2		Multi-Family Residential Areas:	82	37.2%	Master Planned Community:			
Multi-Family	35	Major Institution/Utilities /Public Facilities Total		45	Vacant		27		Commercial / Mixed Use Areas:	76	34.8%	Major Institutions:			
Other Housing	3	Institutions		4	Unknown		3								
Commercial/Mixed-Use Total	32	Public Facilities		2	Easement		0		Zoning Category Designation						
Entertainment	2	Schools		38	Rights-of-Way:		71		Residential Total:	141	64.5%	Downtown:	0	0.0%	
Hotel/Motel		Transp/Util/Comm		1	Reservoirs/Water Bodies				Multi-Family Residential:			Downtown Harborfront 1:			
Mixed Use	1								Midrise:			Downtown Harborfront 2:			
Office	7								Highrise:			Downtown Mixed Commercial:			
Retail/Service	21								Lowrise Total:	80	36.4%	Downtown Mixed Res/Comm:			
Development Capacity												Downtown Mixed Res/Res:			
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 1:	1	0.5%	Downtown Office Core 1:		
Single Family:	246	10	100	0	0	NA	0			Lowrise 2:	36	16.6%	Downtown Office Core 2:		
Lowrise:	56	843	1,621	20,674	0	NA	0			Lowrise 3:	42	19.2%	Downtown Retail Core:		
Midrise:						NA				Single Family Residential:	62	28.2%	International District Mix:		
Highrise:						NA				Single Family:	62	28.2%	International District Residential:		
Commercial:	1	0	149	7,898	57,192	NA	191			Residential Small Lot:			Pike Market Mixed:		
Neigh. Commercial:	25	419	2,859	381,255	165,923	NA	560			Commercial / Mixed Use:	62	28.4%	Pioneer Square Mixed:		
Downtown:						NA				Neighborhood Commercial Total:	59	26.7%	Industrial:	0	0.0%
Industrial:						NA				Neighborhood Commercial 1:	3	1.2%	General Industrial 1:		
Master Plan Community:						NA				Neighborhood Commercial 2:	27	12.1%	General Industrial 2:		
Totals:	328	1,272	4,729	409,827	223,115	1,066	751			Neighborhood Commercial 3:	29	13.4%	Industrial Buffer:		
										Commercial Total:	4	1.6%	Industrial Commercial:		
										Commercial 1:	2	0.8%	Master Planned Community:		
										Commercial 2:	2	0.8%	Major Institutions:		
										Seattle Mixed:			City-Owned Open Space	16	7.1%

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.

Roosevelt

CURRENT AND FUTURE LAND USE

Net Land Acres * :		Rights-of-Way:		Gross Land Acres:		Reservoirs/Water Bodies		0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net		
Current Land Use		Net Acres		Net Acres		Net Acres											
Single Family	49	Industrial Total		1	City-Owned Open Space		0			City-Owned Open Space:		0	0.1%	Downtown Areas:			
Multi-Family Total	10	Industrial			Private Open Space /Cemeteries		0			Single Family Residential Areas:		54	55.9%	Industrial Areas:			
Duplex/Triplex	3	Warehouse		1	Parking		2			Multi-Family Residential Areas:		9	9.0%	Master Planned Community:			
Multi-Family	8	Major Institution/Utilities /Public Facilities Total		13	Vacant		6			Commercial / Mixed Use Areas:		34	35.1%	Major Institutions:			
Other Housing		Institutions		3	Unknown					Zoning Category Designation							
Commercial/Mixed-Use Total	17	Public Facilities			Easement					Residential Total:		63	65.3%	Downtown:		0	0.0%
Entertainment		Schools		10	Rights-of-Way:		61			Multi-Family Residential:				Downtown Harborfront 1:			
Hotel/Motel		Transp/Util/Comm		1	Reservoirs/Water Bodies					Midrise:		4	3.8%	Downtown Harborfront 2:			
Mixed Use	3									Highrise:				Downtown Mixed Commercial:			
Office	3									Lowrise Total:		4	4.3%	Downtown Mixed Res/Comm:			
Retail/Service	11									Lowrise 1:		2	2.4%	Downtown Mixed Res/Res:			
Development Capacity				Adjusted**		Existing		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:	448	39	12	0	0	NA	0										
Lowrise:	27	47	93	0	0	NA	0										
Midrise:	282	18	567	0	0	NA	0										
Highrise:						NA											
Commercial:	0	0	153	38,000	0	NA	0										
Neigh. Commercial:	26	733	1,919	563,992	526,812	NA	1,762										
Downtown:						NA											
Industrial:						NA											
Master Plan Community:						NA											
Totals:	783	837	2,744	601,992	526,812	1,661	1,762			Commercial / Mixed Use:		34	34.7%	Industrial:		0	0.0%
										Neighborhood Commercial Total:		32	32.7%	General Industrial 1:			
										Neighborhood Commercial 1:		0	0.4%	General Industrial 2:			
										Neighborhood Commercial 2:		15	15.5%	Industrial Buffer:			
										Neighborhood Commercial 3:		16	16.7%	Industrial Commercial:			
										Commercial Total:				Master Planned Community:			
										Commercial 1:		2	2.0%	Major Institutions:			
										Commercial 2:				City-Owned Open Space		0	0.1%
										Seattle Mixed:							

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 * :	184	Rights-of-Way:	80	Gross Land Acres:	263	Reservoirs/Water Bodies	0						
Current Land Use								Future Land Use Designation	Net Acres	% Net	Net Acres	% Net	
Single Family	115	Industrial Total		5	City-Owned Open Space		15	8.4%	Downtown Areas:				
Multi-Family Total	21	Industrial		2	Private Open Space /Cemeteries		0	73.7%	Industrial Areas:				
Duplex/Triplex	6	Warehouse		4	Parking		0	9.4%	Master Planned Community:				
Multi-Family	10	Major Institution/Utilities /Public Facilities Total		5	Vacant		15	8.6%	Major Institutions:				
Other Housing	5	Institutions		1	Unknown		0						
Commercial/Mixed-Use Total	6	Public Facilities		1	Easement								
Entertainment	0	Schools		3	Rights-of-Way:		80						
Hotel/Motel		Transp/Util/Comm		0	Reservoirs/Water Bodies								
Mixed Use													
Office	2												
Retail/Service	4												
Development Capacity								Zoning Category Designation					
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	Residential Total:	153	83.0%	Downtown:	0	0.0%
Single Family:	784	119	179	19,255	0	NA	0	Multi-Family Residential:			Downtown Harborfront 1:		
Lowrise:	47	321	307	54,170	0	NA	0	Midrise:			Downtown Harborfront 2:		
Midrise:						NA		Highrise:			Downtown Mixed Commercial:		
Highrise:						NA		Lowrise Total:	20	10.8%	Downtown Mixed Res/Comm:		
Commercial:	21	40	332	97,590	310,871	NA	1,036	Lowrise 1:	3	1.5%	Downtown Mixed Res/Res:		
Neigh. Commercial:	4	45	284	47,087	15,286	NA	52	Lowrise 2:	7	3.5%	Downtown Office Core 1:		
Downtown:						NA		Lowrise 3:	11	5.8%	Downtown Office Core 2:		
Industrial:						NA		Single Family Residential:	133	72.2%	Downtown Retail Core:		
Master Plan Community:						NA		Single Family:	133	72.2%	International District Mix:		
Totals:	856	525	1,102	218,102	326,157	1,232	1,088	Residential Small Lot:			International District Residential:		
								Commercial / Mixed Use:	16	8.6%	Pike Market Mixed:		
								Neighborhood Commercial Total:	5	2.8%	Pioneer Square Mixed:		
								Neighborhood Commercial 1:			Industrial:	0	0.0%
								Neighborhood Commercial 2:	3	1.4%	General Industrial 1:		
								Neighborhood Commercial 3:	3	1.4%	General Industrial 2:		
								Commercial Total:	11	5.8%	Industrial Buffer:		
								Commercial 1:	3	1.5%	Industrial Commercial:		
								Commercial 2:	8	4.3%	Master Planned Community:		
								Seattle Mixed:			Major Institutions:		
											City-Owned Open Space	15	8.4%

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

Net Land Acres * : 158		Rights-of-Way: 100		Gross Land Acres: 258		Reservoirs/Water Bodies 0		Future Land Use Designation		Net Acres	% Net	Net Acres	% Net						
Current Land Use				Net Acres		Net Acres		Net Acres											
Single Family		78		Industrial Total		2		City-Owned Open Space		5									
Multi-Family Total		31		Industrial		0		Private Open Space /Cemeteries		0									
Duplex/Triplex		11		Warehouse		1		Parking		2									
Multi-Family		19		Major Institution/Utilities /Public Facilities Total		12		Vacant		1									
Other Housing		1		Institutions		1		Unknown		0									
Commercial/Mixed-Use Total		28		Public Facilities		1		Easement											
Entertainment		0		Schools		10		Rights-of-Way:		100									
Hotel/Motel		1		Transp/Util/Comm				Reservoirs/Water Bodies											
Mixed Use		11																	
Office		5																	
Retail/Service		12																	
Development Capacity				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:	719	245	5	4,843	0	NA	0												
Lowrise:	121	688	266	58,975	0	NA	0												
Midrise:						NA													
Highrise:						NA													
Commercial:	3	139	131	72,693	3,864	NA	13												
Neigh. Commercial:	12	890	1,449	637,374	60,439	NA	200												
Downtown:						NA													
Industrial:						NA													
Master Plan Community:						NA													
Totals:	855	1,962	1,851	773,885	64,303	2,948	213												
Zoning Category Designation																			
Residential Total:										114		72.1%		Downtown:		0		0.0%	
Multi-Family Residential:														Downtown Harborfront 1:					
Midrise:														Downtown Harborfront 2:					
Highrise:														Downtown Mixed Commercial:					
Lowrise Total:										33		21.1%		Downtown Mixed Res/Comm:					
Lowrise 1:										1		0.6%		Downtown Mixed Res/Res:					
Lowrise 2:										31		19.7%		Downtown Office Core 1:					
Lowrise 3:										1		0.8%		Downtown Office Core 2:					
Single Family Residential:										81		51.0%		Downtown Retail Core:					
Single Family:										81		51.0%		International District Mix:					
Residential Small Lot:														International District Residential:					
Commercial / Mixed Use:										39		25.0%		Pike Market Mixed:					
Neighborhood Commercial Total:										36		22.7%		Pioneer Square Mixed:					
Neighborhood Commercial 1:										0		0.2%		Industrial:		0		0.0%	
Neighborhood Commercial 2:										33		21.0%		General Industrial 1:					
Neighborhood Commercial 3:										2		1.5%		General Industrial 2:					
Commercial Total:														Industrial Buffer:					
Commercial 1:										4		2.3%		Industrial Commercial:					
Commercial 2:														Master Planned Community:					
Seattle Mixed:														Major Institutions:					
														City-Owned Open Space		5		2.9%	

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.

Westwood-Highland Park

CURRENT AND FUTURE LAND USE

Net Land Acres * : 194		Rights-of-Way: 81		Gross Land Acres: 275		Reservoirs/Water Bodies 0			
Current Land Use		Net Acres		Net Acres		Net Acres			
Single Family		98		Industrial Total		2		City-Owned Open Space	
Multi-Family Total		40		Industrial		0		Private Open Space /Cemeteries	
Duplex/Triplex		3		Warehouse		2		Parking	
Multi-Family		35		Major Institution/Utilities /Public Facilities Total		11		Vacant	
Other Housing		2		Institutions		6		Unknown	
Commercial/Mixed-Use Total		36		Public Facilities		3		Easement	
Entertainment				Schools		2		Rights-of-Way:	
Hotel/Motel				Transp/Util/Comm		0		Reservoirs/Water Bodies	
Mixed Use		2							
Office		2							
Retail/Service		32							
Development Capacity									
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:	565	16	65	6,272	0	NA	0		
Lowrise:	91	1,230	619	42,155	0	NA	0		
Midrise:	0	175	334	14,189	0	NA	0		
Highrise:						NA			
Commercial:	2	31	846	446,104	13,216	NA	44		
Neigh. Commercial:	5	62	512	136,011	31,693	NA	105		
Downtown:						NA			
Industrial:						NA			
Master Plan Community:						NA			
Totals:	663	1,514	2,376	644,731	44,909	1,463	149		
Future Land Use Designation		Net Acres		% Net					
City-Owned Open Space:								Downtown Areas:	
Single Family Residential Areas:		98		50.8%				Industrial Areas:	
Multi-Family Residential Areas:		52		27.0%				Master Planned Community:	
Commercial / Mixed Use Areas:		43		22.3%				Major Institutions:	
Zoning Category Designation									
Residential Total:		151		77.7%				Downtown: 0 0.0%	
Multi-Family Residential:								Downtown Harborfront 1:	
Midrise:		4		2.1%				Downtown Harborfront 2:	
Highrise:								Downtown Mixed Commercial:	
Lowrise Total:		48		24.9%				Downtown Mixed Res/Comm:	
Lowrise 1:								Downtown Mixed Res/Res:	
Lowrise 2:		25		12.9%				Downtown Office Core 1:	
Lowrise 3:		23		11.9%				Downtown Office Core 2:	
Single Family Residential:		98		50.8%				Downtown Retail Core:	
Single Family:		98		50.8%				International District Mix:	
Residential Small Lot:								International District Residential:	
Commercial / Mixed Use:		43		22.3%				Pike Market Mixed:	
Neighborhood Commercial Total:		10		5.0%				Pioneer Square Mixed:	
Neighborhood Commercial 1:								Industrial: 0 0.0%	
Neighborhood Commercial 2:		9		4.5%				General Industrial 1:	
Neighborhood Commercial 3:		1		0.5%				General Industrial 2:	
Commercial Total:								Industrial Buffer:	
Commercial 1:		34		17.3%				Industrial Commercial:	
Commercial 2:								Master Planned Community:	
Seattle Mixed:								Major Institutions:	
								City-Owned Open Space	

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-Interbay-Northend

CURRENT AND FUTURE LAND USE

Net Land Acres * : 713		Rights-of-Way: 218		Gross Land Acres: 931		Reservoirs/Water Bodies 0	
Current Land Use				Future Land Use Designation			
Single Family	Net Acres	Industrial Total	Net Acres	City-Owned Open Space:	Net Acres	% Net	Downtown Areas:
Multi-Family Total	2	Industrial	55	Private Open Space	4	0.6%	Industrial Areas:
Duplex/Triplex	0	Warehouse	113	/Cemeteries			707
Multi-Family	1	Major Institution/Utilities	283	Parking			Master Planned Community:
Other Housing		/Public Facilities Total		Vacant			Major Institutions:
Commercial/Mixed-Use Total	146	Institutions	1	Unknown			0
Entertainment	40	Public Facilities	26	Easement			0.0%
Hotel/Motel		Schools	2	Rights-of-Way:			
Mixed Use	1	Transp/Util/Comm	254	Reservoirs/Water Bodies			
Office	65						
Retail/Service	40						
Development Capacity				Zoning Category Designation			
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:	1	0	31	109,185	673	NA	2
Neigh. Commercial:						NA	
Downtown:						NA	
Industrial:	37	100	0	9,766,316	3,779,286	NA	8,397
Master Plan Community:						NA	
Totals:	38	100	31	9,875,501	3,779,959	16,308	8,399
				Residential Total:			
				0 0.0%			
				Multi-Family Residential:			
				Midrise:			
				Highrise:			
				Lowrise Total:			
				Lowrise 1:			
				Lowrise 2:			
				Lowrise 3:			
				Single Family Residential:			
				Single Family:			
				Residential Small Lot:			
				Commercial / Mixed Use:			
				2 0.3%			
				Neighborhood Commercial Total:			
				Neighborhood Commercial 1:			
				Neighborhood Commercial 2:			
				Neighborhood Commercial 3:			
				Commercial Total:			
				Commercial 1:			
				Commercial 2:			
				Seattle Mixed:			
				Downtown:			
				0 0.0%			
				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:			
				Industrial:			
				707 99.1%			
				General Industrial 1:			
				General Industrial 2:			
				Industrial Buffer:			
				Industrial Commercial:			
				Master Planned Community:			
				Major Institutions:			
				0 0.0%			
				City-Owned Open Space			
				4 0.6%			

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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Greater Duwamish

CURRENT AND FUTURE LAND USE

Net Land Acres * : 3,807		Rights-of-Way: 1,119		Gross Land Acres: 4,926		Reservoirs/Water Bodies 3		Future Land Use Designation					
Current Land Use		Net Acres		Net Acres		Net Acres		Net Acres	% Net	Net Acres	% Net		
Single Family	11	Industrial Total	1,456	City-Owned Open Space	30	City-Owned Open Space:	30	0.8%	Downtown Areas:	0	0.0%		
Multi-Family Total	4	Industrial	782	Private Open Space /Cemeteries	1	Single Family Residential Areas:	0	0.0%	Industrial Areas:	3,777	99.2%		
Duplex/Triplex	1	Warehouse	674	Parking	62	Multi-Family Residential Areas:			Master Planned Community:				
Multi-Family	3	Major Institution/Utilities /Public Facilities Total	1,481	Vacant	516	Commercial / Mixed Use Areas:			Major Institutions:				
Other Housing	0	Institutions	0	Unknown	18								
Commercial/Mixed-Use Total	227	Public Facilities	11	Easement	2								
Entertainment	18	Schools	6	Rights-of-Way:	1,119								
Hotel/Motel	2	Transp/Util/Comm	1,463	Reservoirs/Water Bodies	3								
Mixed Use	1												
Office	70												
Retail/Service	135												
Development Capacity								Zoning Category Designation					
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	Residential Total:	0	0.0%	Downtown:	0	0.0%
Single Family:								Multi-Family Residential:			Downtown Harborfront 1:	0	0.0%
Lowrise:								Midrise:			Downtown Harborfront 2:		
Midrise:								Highrise:			Downtown Mixed Commercial:		
Highrise:								Lowrise Total:			Downtown Mixed Res/Comm:		
Commercial:	0	0		0				Lowrise 1:			Downtown Mixed Res/Res:		
Neigh. Commercial:								Lowrise 2:			Downtown Office Core 1:		
Downtown:	0	0		0				Lowrise 3:			Downtown Office Core 2:		
Industrial:	97	134	0	41,111,951	13,225,399	NA	29,390	Single Family Residential:	0	0.0%	Downtown Retail Core:		
Master Plan Community:								Single Family:	0	0.0%	International District Mix:		
Totals:	97	134	0	41,111,951	13,225,399	62,571	29,390	Residential Small Lot:			International District Residential:		
								Commercial / Mixed Use:	0	0.0%	Pike Market Mixed:		
								Neighborhood Commercial Total:			Pioneer Square Mixed:		
								Neighborhood Commercial 1:			Industrial:	3,777	99.2%
								Neighborhood Commercial 2:			General Industrial 1:	1,963	51.6%
								Neighborhood Commercial 3:			General Industrial 2:	1,600	42.0%
								Commercial Total:			Industrial Buffer:	120	3.2%
								Commercial 1:			Industrial Commercial:	93	2.4%
								Commercial 2:			Master Planned Community:		
								Seattle Mixed:			Major Institutions:		
											City-Owned Open Space	30	0.8%

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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Outside Villages

CURRENT AND FUTURE LAND USE

Net Land Acres * : 28,222		Rights-of-Way: 9,681		Gross Land Acres: 37,903		Reservoirs/Water Bodies 303	
Current Land Use				Future Land Use Designation			
Single Family	Net Acres	Industrial Total	Net Acres	City-Owned Open Space:	Net Acres	% Net	Downtown Areas:
Multi-Family Total	17,590	119	Net Acres	Single Family Residential Areas:	4,844	17.2%	Industrial Areas:
Duplex/Triplex	508	Warehouse	38	Multi-Family Residential Areas:	20,058	71.1%	Master Planned Community:
Multi-Family	1,100	Major Institution/Utilities	80	Commercial / Mixed Use Areas:	1,919	6.8%	Major Institutions:
Other Housing	125	/Public Facilities Total	1,573		848	3.0%	
Commercial/Mixed-Use Total	624	Institutions	276				
Entertainment	94	Public Facilities	182				
Hotel/Motel	2	Schools	947				
Mixed Use	105	Transp/Util/Comm	168				
Office	168						
Retail/Service	254						
Development Capacity				Zoning Category Designation			
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:	118,515	8,343	10,100	2,063,603	0	NA	0
Lowrise:	3,736	42,380	10,447	2,853,653	0	NA	0
Midrise:	33	2,083	2,108	64,305	0	NA	0
Highrise:						NA	
Commercial:	156	5,163	13,985	5,343,556	3,961,321	NA	13,207
Neigh. Commercial:	181	5,501	14,414	4,631,805	653,542	NA	2,185
Downtown:						NA	
Industrial:	0	3	0	792,970	396,704	NA	878
Master Plan Community:						NA	
Totals:	122,621	63,473	51,054	15,749,892	5,011,567	83,732	16,270
				Residential Total:			
				21,968 77.8%			
				Multi-Family Residential:			
				Midrise: 43 0.2%			
				Highrise:			
				Lowrise Total: 1,826 6.5%			
				Lowrise 1: 596 2.1%			
				Lowrise 2: 441 1.6%			
				Lowrise 3: 788 2.8%			
				Single Family Residential: 20,099 71.2%			
				Single Family: 20,099 71.2%			
				Residential Small Lot:			
				Commercial / Mixed Use: 849 3.0%			
				Neighborhood Commercial Total: 373 1.3%			
				Neighborhood Commercial 1: 102 0.4%			
				Neighborhood Commercial 2: 189 0.7%			
				Neighborhood Commercial 3: 81 0.3%			
				Commercial Total: 469 1.7%			
				Commercial 1: 308 1.1%			
				Commercial 2: 160 0.6%			
				Seattle Mixed: 8 0.0%			
				Downtown:			
				0 0.0%			
				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:			
				Industrial: 51 0.2%			
				General Industrial 1: 10 0.0%			
				General Industrial 2: 1 0.0%			
				Industrial Buffer: 13 0.0%			
				Industrial Commercial: 27 0.1%			
				Master Planned Community:			
				Major Institutions: 509 1.8%			
				City-Owned Open Space 4,844 17.2%			

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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