



Draft for Public Review

ONE SEATTLE PLAN

COMPREHENSIVE PLAN UPDATE

SUMMARY OVERVIEW



Seattle
Office of Planning &
Community Development

THE PLAN IS A ROADMAP

The One Seattle Plan is a roadmap for where and how Seattle will grow and invest in communities over the next 20 years and beyond. Seattle last engaged in an update to its comprehensive plan, *Seattle 2035*, nearly a decade ago. This major update sets a fresh vision for our city.



As our population approaches one million over the next 20 years, we face challenges tied to housing affordability, racial equity, access to opportunities, and climate change. Our approach to these challenges will shape Seattle for generations. This Plan sets meaningful goals and introduces new policies to make the city more equitable, livable, sustainable, and resilient for today's communities and future residents.

The Plan is informed by extensive public engagement with Seattle's diverse communities. It aligns with state and regional requirements while addressing a range of critical topics such as growth, land use, transportation, housing, economic development, and environmental sustainability.

THE PLAN PRIORITIZES FOUR KEY MOVES

Housing & Affordability: Expand housing opportunities across the city. We envision a city with an ample supply of housing for a diverse range of household sizes, incomes, and cultures. This Plan encourages more housing in more places in order to move toward a future where homes are plentiful, the cost burden of renting or owning a home goes down, and people achieve stability.

Community & Neighborhoods: Focus on growth and investment in complete, walkable communities. Communities thrive when there are accessible spaces that foster connection, safety, and a sense of belonging. This Plan supports economically vibrant neighborhoods across the city with focused growth near transit, including light rail and high-quality bus service, and neighborhood business districts, so residents can meet their everyday needs nearby without needing a car. This Plan takes steps to foster more walkable neighborhoods that are welcoming, accessible, and safe spaces for everyone where we can gather and share our diverse cultures.

Equity & Opportunity: Promote a more equitable Seattle as we grow. This Plan ushers in a new, more equitable strategy for how Seattle will grow in the future. It takes steps towards addressing the harms of past policies, lack of investment, and discriminatory housing practices, including redlining and racially restrictive covenants that have led to the displacement of BIPOC communities, limited access to home ownership, and generational wealth building for these residents.

Climate & Sustainability: Meet the challenges of climate change for a resilient future. This Plan introduces a Climate and Environment element that redoubles our efforts to reduce our carbon footprint and build resiliency in frontline communities most vulnerable to climate impacts. This element includes strategies to reduce carbon pollution from many sources and promotes a wide range of measures to enhance the resilience of our communities and natural environment that are threatened by current and potential climate impacts.

THE PLAN CENTERS EQUITABLE GROWTH

Seattle's existing growth strategy, the Urban Village Strategy, concentrates housing and jobs in a limited number of neighborhoods within Seattle. This strategy has helped to create compact, walkable, mixed-use neighborhoods linked by transit, but it also means that many neighborhoods have few affordable housing options.

The proposed new growth strategy seeks to accommodate future growth and improve affordability by increasing the supply and diversity of housing opportunities in neighborhoods across the city. It is designed to reduce the market pressures that threaten many communities with displacement. Finally, the strategy builds upon and expands our effort to promote walkable, complete neighborhoods around transit.



For more information on the One Seattle Plan, visit Seattle.gov/OPCD/One-Seattle-Plan.




For information on the One Seattle Plan Draft Environmental Impact Statement (EIS), visit Maps.Seattle.gov/OneSeattlePlan-EIS.

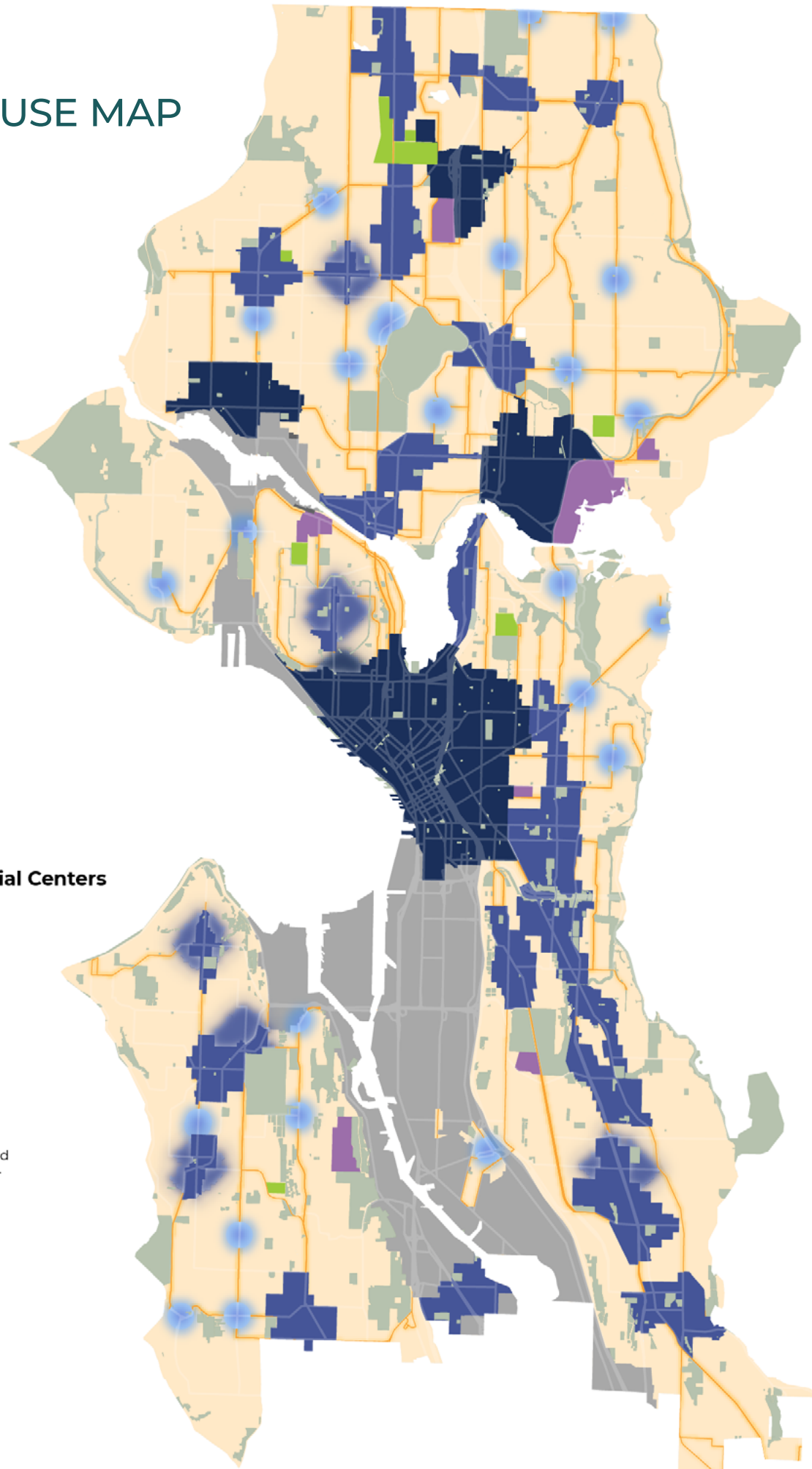
FUTURE LAND USE MAP

Place Types

-  Regional Center
-  Urban Center
-  Neighborhood Center
-  Manufacturing & Industrial Center
-  Urban Neighborhood
-  Expanded Regional or Urban Center
-  New Urban Center

Other Areas

-  Industrial outside Manufacturing & Industrial Centers
-  Major Institution
-  Parks and Open Space
-  Cemetery
-  Frequent Transit Route
Frequent transit network, existing and future, along which zoning for higher density housing will be considered.



PLACE TYPES IN SEATTLE'S GROWTH STRATEGY



Regional Center



Urban Center



Neighborhood Center



Urban Neighborhood



Manufacturing & Industrial Center



Regional Center

Regional Centers, previously called Urban Centers in Seattle 2035, are the most densely populated neighborhoods in Seattle. They play an important role in the region with significant housing, office, retail, cultural and entertainment spaces, and major transportation hubs. They are appropriate for a diverse range of high-density development, including high-rise towers in some areas. The growth strategy includes elevating Ballard to Regional Center status.



Urban Center

Urban Centers, previously called Urban Villages in Seattle 2035, are walkable mixed-use areas that play an important citywide role. They are destinations for residents in different districts of Seattle with a high concentration of shops, restaurants, and businesses. Urban Centers are appropriate for residential and mixed-use structures up to 7-12 stories in the core, with smaller apartments and townhouses on the periphery. These places should generally encompass areas within 2,000 feet of the core business district, or half a mile of a light rail station. The growth strategy includes expansion of six existing centers and a new Urban Center at the NW 130th Street light rail station.



Neighborhood Center

Neighborhood Centers are places with a variety of housing options centered around a local commercial district and/or major transit stop (such as RapidRide). They typically serve as focal points within neighborhoods, offering shops, services, grocery stores, restaurants, and more.

These places are suitable for residential and mixed-use buildings up to six stories in the core and smaller apartment buildings on the periphery. Neighborhood centers should generally encompass areas within 800 feet, or one to three blocks, of the central intersection or transit stop.



Urban Neighborhood

Urban Neighborhoods are places outside centers that are appropriate for primarily residential development. They typically include various housing types within a three-story scale, such as detached homes, duplexes, triplexes, fourplexes, and cottage housing. Higher density apartments and commercial uses may be appropriate along major streets with frequent transit service.

Urban Neighborhoods also provide opportunities for at-home businesses, corner stores, and small institutions to allow more people to walk, bike, and roll to everyday needs.

Courtesy of Hybrid Architecture.



Manufacturing and Industrial Center (MIC)

MICs are concentrated industrial areas with limited retail, office, and residential functions. They are places of regional importance due to the presence of industrial businesses in a range of sizes and transportation infrastructure such as container ports, marinas, and rail facilities.

West Woodland Business Center, Ballard, WA.
Photo by Aaron Locke, BCRA.

Shape the Plan

Your input is crucial as we work collaboratively to shape Seattle's future. Together, we can ensure a prosperous, inclusive, and resilient city for all.

We want your valuable feedback to refine this plan. Join us through in-person and online engagement opportunities.

Engage.OneSeattlePlan.com



Cover, Seattle skyline photo by Patty Zavala for Unsplash.com. All other photographs, maps, and graphics courtesy of OPCD.

The Office of Planning and Community Development (OPCD) develops policies and plans for an equitable and sustainable future. We partner with neighborhoods, businesses, agencies, and others to bring about positive change and coordinate investments for our Seattle communities.



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Office of Planning & Community Development**

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Están disponibles los servicios de interpretación, traducción y adaptaciones.

Có sẵn dịch vụ phiên dịch, biên dịch ngôn ngữ và các biện pháp điều chỉnh.

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Mayroon kaming pasalita at pasulat na pagsasalín at tulong sa wika.

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