

URM Owner & Tenant Needs Work Group | Mtg #1

Photo by John Skelton



Seattle Department of
Construction and Inspections

Seattle Office of
Emergency Management

March 1, 2023

Today's Meeting

Introductions

- Seattle Department of Construction and Inspections Team
- Office of Emergency Management
- Alliance for Safety, Preservation and Affordability (ASAP!)
- Attendees

Goal: Identify Deliverables and Future Milestones

- Mitigate
 - Demolitions
 - Displacement/relocation during construction
 - Increased rent

Next Steps

- Monthly and Quarterly Meetings
- 3/14 Memo & Tentative Council Briefing



Introductions

Seattle Department of Construction & Inspections:

Office of Emergency Management

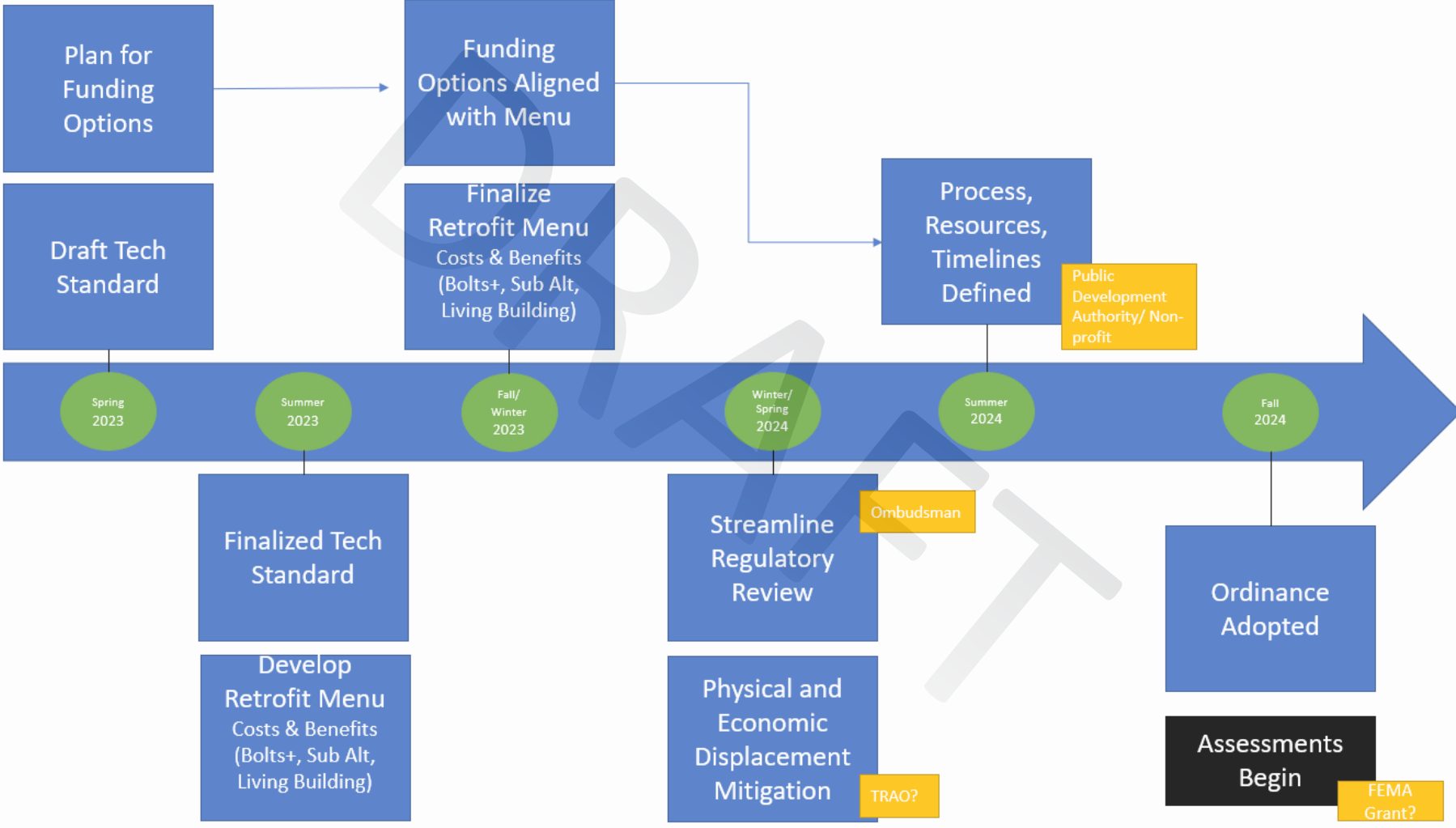
Alliance for Safety, Preservation, and Affordability (ASAP!)



Attendee Introductions

- Name
- Organization
- Experience supporting building owners & tenants
 - Personal experience or relationships
 - Clients
 - Assistance programs

Proposed Timeline



Resolution 32033

- Community outreach with a focus on those who may be disproportionately impacted by earthquake damage
- Coordinate and streamline URM retrofits, their timing, & permitting
- Mitigate displacement and higher commercial and residential rents as a result of URM retrofits.
- Provide coaching and resources for owners of URMs & their tenants

21 C. Continue culturally and linguistically appropriate community outreach and
22 engagement, with a focus on communities of color and low-income communities who may be

Template last revised December 2, 2019 4

Yolanda Ho
LEG URM Retrofit Program RES
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1 disproportionately impacted by earthquake damage to URMs and the proposed URM retrofit
2 requirement;

3 D. Work with the Department of Neighborhoods to design and implement a process to
4 coordinate and streamline URM retrofits and permitting in historic districts and for landmark
5 structures;

6 E. Work with the Office of Housing and the Human Services Department to coordinate
7 the timing of retrofits in URMs containing affordable housing or emergency shelter;

8 F. Work with other City departments to develop strategies to mitigate displacement and
9 higher commercial and residential rents as a result of URM retrofits;

10 G. Collaborate with Seattle Public Schools and private schools to develop an agreement
11 on deadlines to complete retrofits for their URMs;

12 H. Work with a public development authority or nongovernmental URM contractor to
13 develop resources to provide coaching for owners of URMs and serve as a general resource for
14 residents and building owners about the program;

Working Groups

- Technical Standard Working Group
- Communications Working Group
 - Identifying stakeholders, key messages, trusted messengers, timing/delivery of messages
- Funding Working Group
 - Finance, Lending, & Insurance
 - Retrofit Credits/ Transfer of Development rights
- Owner & Tenant Needs Working Group:
 - Define deliverables for Funding and Communications
 - Alignment & Streamlining of Timing, Permits, and Retrofits
 - Mitigate Displacement
 - Construction relocation assistance (physical)
 - Increased rents (economic)
 - Coaching

Receiving Funding Resource Information



- Public Meetings
 - Neighborhood Customer Service Centers
 - Cultural/Art Events
- Website PDF
- Brochure
- Posted Flyers
- Training
- Public Development Authority

Retrofits, Timing, and Permits

- Planned updates & Code Triggers:
 - Energy upgrades
 - Historic Renovations
 - ADA Accessibility
 - Electrification
- Retrofit process- Engineering Reports, Permit needs
- Applying for Tenant Relocation Assistance
 - Success stories?
- Construction & Temporary Displacement
 - Success stories?

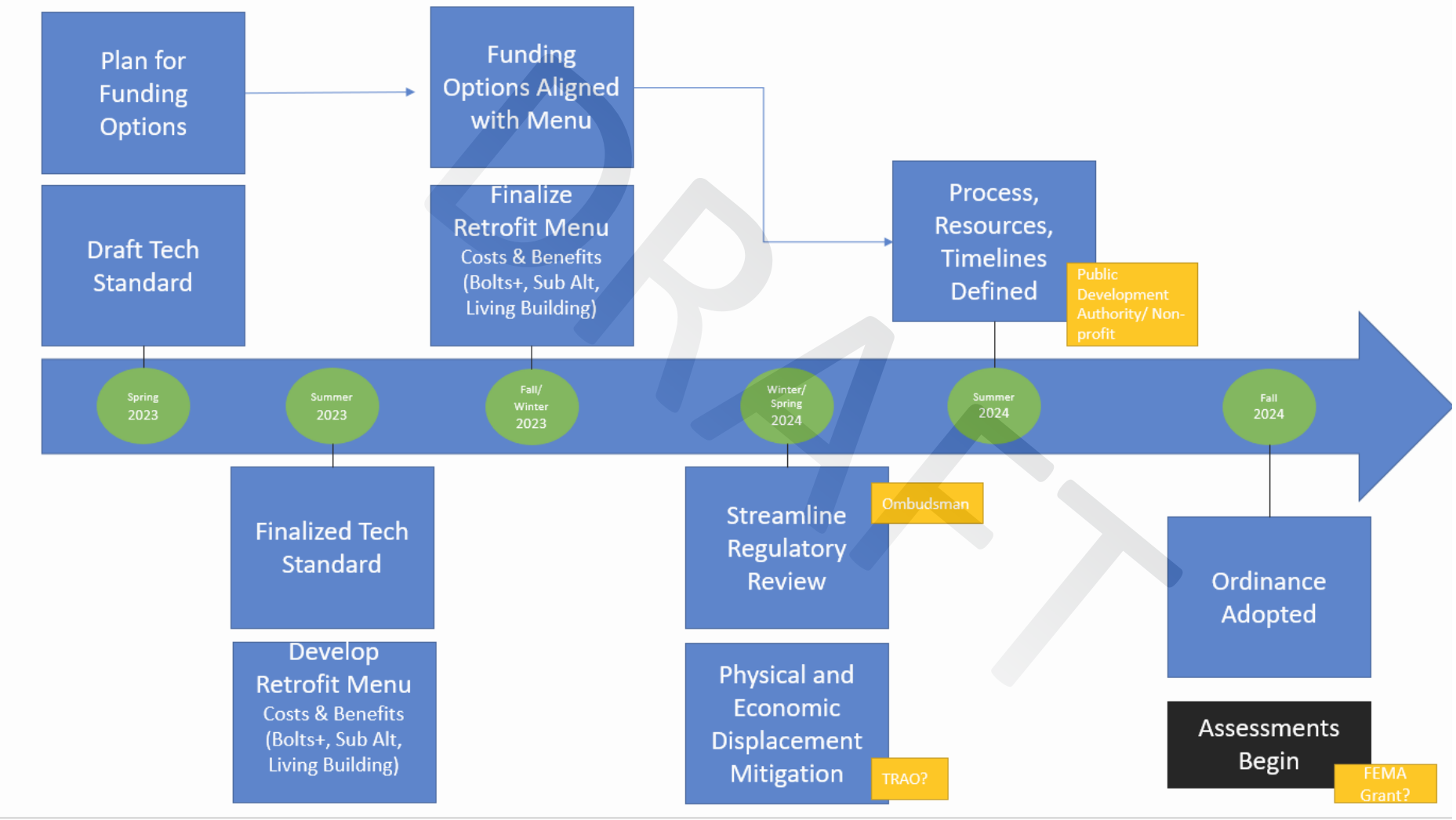
Mitigating Rent Increases

- Cost reductions to building owner
- Limitations on pass through?
- Incentive options?

Coaching Needs

- Ombudsman
 - SDCI URM Program Manager
 - SDCI URM Program Structural Plans Engineer
- Public Development Authority

Proposed Timeline



Sub-Groups & Key Milestones

- Subgroups & Timelines
- Action Items:
 - 2-28 Nisqually Anniversary
 - 3-14 Public Safety Commission Meeting
 - Next Working Group Meeting
 - Early April
 - Spring- Draft Technical Standard
 - Quarterly Meeting of Groups
 - Early June

QUESTIONS?

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URM Program Manager

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For Mtg 2

- Seattle Open Data