



City of Tacoma
Community and Economic Development Department

Agenda Item
GB-2

TO: Planning Commission
FROM: Peter Huffman, Manager, Planning Division
SUBJECT: 2008 Annual Amendment Package
DATE: July 31, 2008

At the next meeting on August 6th, the Planning Commission is scheduled to accomplish the following tasks with respect to the 2008 Annual Amendment to the Comprehensive Plan and Land Use Regulatory Code: (a) complete the review of all applications; (b) authorize the Annual Amendment Package for distribution for public review and comment; and (c) set September 3, 2008 as the date for the public hearing.

The proposed 2008 Annual Amendment Package consists of the following applications:

- #2008-04: Puget Sound Avenue – Area-wide Rezone
- #2008-05: Browns Point Boulevard N.E. – Intensity Change
- #2008-06: Open Space Habitat and Recreation Plan
- #2008-07: Urban Design Policies
- #2008-08: Transportation Element
- #2008-09: South Tacoma Manufacturing/Industrial Center
- #2008-10: Downtown Element Update (*being conducted on a separate but parallel path and schedule*)
- #2008-11: Residential Development Regulations

Note that the package does not include #2008-01, -02 and -03. Application #2008-01 regarding McKinley Mixed-Use Center Boundary Change was denied by the Commission on February 6, 2008, primarily because the issue had been studied in 2007. Application #2008-02 regarding Point Ruston Mixed-Use Center was considered premature and withdrawn by the applicant on February 13, 2008. Application #2008-03 regarding S-7 Shoreline District Regulations, as determined by the Commission on February 20, 2008, will be deferred to the Shoreline Master Program Update process in 2008-2009.

Of the 8 applications in the Package, #2008-08 has been reviewed and authorized for public distribution. Attached are:

- Revised staff report for #2008-04 reflecting the Commission's comments and direction;
- Draft policies to amend the Northeast Tacoma section in the Neighborhood Element of the Comprehensive Plan pertaining to the proposed intensity change (#2008-05);
- Staff report and draft Open Space Habitat and Recreation Plan (#2008-06);

- Staff report and draft text and policies amending Comprehensive Plan elements pertaining to Urban Design (#2008-07);
- Staff report and proposed changes to the Comprehensive Plan and Land Use Regulatory Code and area-wide rezones pertaining to the South Tacoma Manufacturing/Industrial Center (#2008-09); and
- Staff report and proposed changes to the Land Use Regulatory Code and area-wide rezones pertaining to residential development (#2008-11).

After authorization by the Commission, the above information and previous documents reviewed by the Commission will be compiled into a public review document and disseminated for comment. The document will include a summary of each application, staff's analysis, the draft text of the proposed revisions to the Comprehensive Plan and/or the Land Use Regulatory Code, and maps of area-wide rezones. The document will also include information on the annual amendment process and timeline, a notice for the public hearing, the Environmental Determination for the proposed amendments, and other pertinent information. The public review document will be available at all branches of the public library and on the City's website.

The update to the Downtown Plan element is a part of the annual amendments but is proceeding on a separate schedule with a public hearing proposed for September 17, 2008.

If you have any questions, please contact Donna Stenger at 591-5210, or dstenger@cityoftacoma.org.

PH:ds

Attachments (6)