



NOTICE OF PUBLIC HEARING

DOWNTOWN PARKING REQUIREMENTS FOR NEW DEVELOPMENT

PLANNING COMMISSION PUBLIC HEARING

Wednesday, February 4, 2009 5:00 pm City Council Chambers
Tacoma Municipal Building, 747 Market Street, 1st Floor

WHAT IS BEING CONSIDERED?

The Planning Commission is considering potential changes to the downtown parking regulations that would eliminate the parking requirements for new buildings in the portion of downtown known as the International Financial Services Area (IFSA). This would include eliminating the City's existing minimum and maximum off-street parking requirements, but would not prevent developers from providing parking.

WHAT IS THE PURPOSE OF THE PUBLIC HEARING?

The Planning Commission is seeking public comment on these potential changes. You received this notice because you are a taxpayer with property within the IFSA or within 400 feet of the IFSA, you are a business owner within the IFSA, or you are part of a group that has been identified as an interested party. *Please note, the proposed changes will affect how properties within these areas develop in the future.*

WHAT IS THE INTERNATIONAL FINANCIAL SERVICES AREA?

The International Financial Services Area (IFSA) is an area within the downtown core that was designated by the City Council to be a focus for the expansion, retention and recruitment of international financial service businesses, as well as professional and support services, retail and restaurants. The boundary of the IFSA is shown on the map to the right.



WHERE CAN I GET ADDITIONAL INFORMATION?

Additional information, including the complete text of the proposed revisions, staff report and environmental determination, is available from the Community and Economic Development Department, at all branches of the Tacoma Public library and on the Planning Division website:

www.cityoftacoma.org/planning
(then click on "Downtown Code Update")

HOW DO I PROVIDE COMMENTS TO THE PLANNING COMMISSION?

You can testify at the hearing or provide written comments using the return address on this card no later than 5:00 pm on Friday, February 13, 2009 or by facsimile at (253) 591-2002 or via e-mail at planning@cityoftacoma.org

If you have additional questions or comments please feel free to contact the Planning Division's comment line:

(253) 573-2529

ENVIRONMENTAL REVIEW

The lead agency for this proposal has made a preliminary determination that this project does not have a probable significant adverse impact on the environment. A Determination of Environmental Non-Significance was made after a review of a completed environmental checklist, a copy of which is available upon request. Comments on the preliminary determination must be submitted by 5:00 p.m. on **Friday, February 13, 2009** in order to be considered. The City may reconsider or modify the preliminary determination in light of timely comments. The preliminary determination will become final on February 20, 2009, unless modified. Appeals may be filed with Pierce County Superior Court within 21 days after the final determination. Appeals shall be made in accordance with the procedures and limitations set forth in RCW 43.21C.075. (State Environmental Policy Act)



COMMUNITY AND ECONOMIC DEVELOPMENT DEPARTMENT
TACOMA MUNICIPAL BUILDING
747 MARKET STREET – ROOM 1036
TACOMA WA 98402-3793
(253) 591-5365

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