

2022 Annual Amendment to the Comprehensive Plan and Land Use Regulatory Code

www.cityoftacoma.org/2022amendment



How to Participate in the City Council Public Hearing

A public hearing by the City Council will be held on Tuesday, June 7, 2022, upon completion of the regular agenda items, no earlier than 5:15 p.m., on the proposed 2022 Annual Amendment to the Comprehensive Plan and Land Use Regulatory Code.

Pursuant to Proclamation of Emergency Rule No. 5, the meeting will be conducted in a hybrid format that includes an in-person component and a remote option. To attend in person, the meeting will be held in Council Chambers, on the first floor of the Tacoma Municipal Building, located at 747 Market Street. The meeting can be attended remotely by dialing 253-215-8782 or through Zoom at <https://zoom.us/j/84834233126>, and entering the meeting ID 848 3423 3126, and passcode 349099 when prompted. The meeting will be broadcast on TV Tacoma and live streamed.

How to Provide Oral Comments

Oral comments can be made at the City Council meeting. If speaking in person, please sign in at the back of the Council Chambers. If speaking virtually, please press the 'Raise Hand' button at the bottom of the Zoom window or *9 on your phone.

How to Provide Written Comments

To be included in the public hearing record, written comments must be received by June 7, 2022, by 12:00 PM.

- E-mail: cityclerk@cityoftacoma.org
- Mail: City Clerk's Office, 733 Market Street, Room 11, Tacoma, WA 98402

WHAT AMENDMENTS ARE UNDER CONSIDERATION?

APPLICATION: NEWCOLD LAND USE DESIGNATION

The proposal is to change the Land Use Designation for a 3-acre parcel located at 4601 South Orchard Street, owned by NewCold, LLC, from "Light Industrial" to "Heavy Industrial." This would allow NewCold to request a future site rezone and apply for permits to expand its existing 140-foot-tall cold storage facility.

APPLICATION: SOUTH SOUND CHRISTIAN LAND USE DESIGNATION

The proposal is to change the Land Use Designation for 16-acres, near Tacoma Mall Boulevard and South 64th Street, owned by South Sound Christian Schools and the CenterPoint Christian Fellowship, from "Low-Scale Residential" to a combination of "Mid-Scale Residential," "General Commercial," and "Parks and Open Space." This would allow applicants to apply for a site rezone and permits to potentially develop multifamily residential and commercial uses at this location.

APPLICATION: SOUTH TACOMA GROUNDWATER PROTECTION DISTRICT (STGPD)

The proposal is for a phased Work Plan to address the application from the South Tacoma Neighborhood Council. Phase 1 of the Work Plan would review and update the use and development standards for the STGPD in 2022-2023. The second phase would develop and implement the "South Tacoma Economic Green Zone" concept for the South Tacoma Manufacturing and Industrial Center between 2022 and 2024.

APPLICATION: MINOR PLAN AND CODE AMENDMENTS

This proposal includes 17 technical, non-policy amendments to the Comprehensive Plan and the Land Use Regulatory Code, intended to keep information current, correct errors, address inconsistencies, improve clarity, and enhance applicability of the Plan and the Code.



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How to Stay Informed

To receive updates regarding the public hearing and further instructions on how to participate:

- Visit the public notice webpage for the City Clerk's Office at:
www.cityoftacoma.org/notices
- Visit the project webpage at: www.cityoftacoma.org/2022amendment
- Contact Planning staff with questions on the amendments at:
www.cityoftacoma.org/planning

PUBLIC NOTICE



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and Land Use Regulatory Code Amendments