



Element Updates

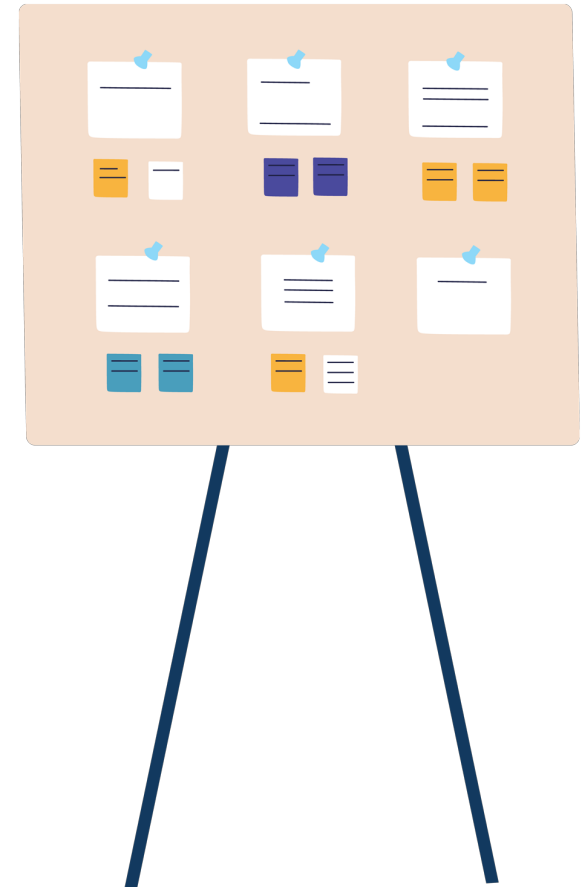
Land Use and Neighborhoods

Kate Nesse, PhD, Senior Planner
Emil King, AICP, Planning Director
Community Development | October 11, 2023

BELLEVUE
COMPREHENSIVE PLAN
2044

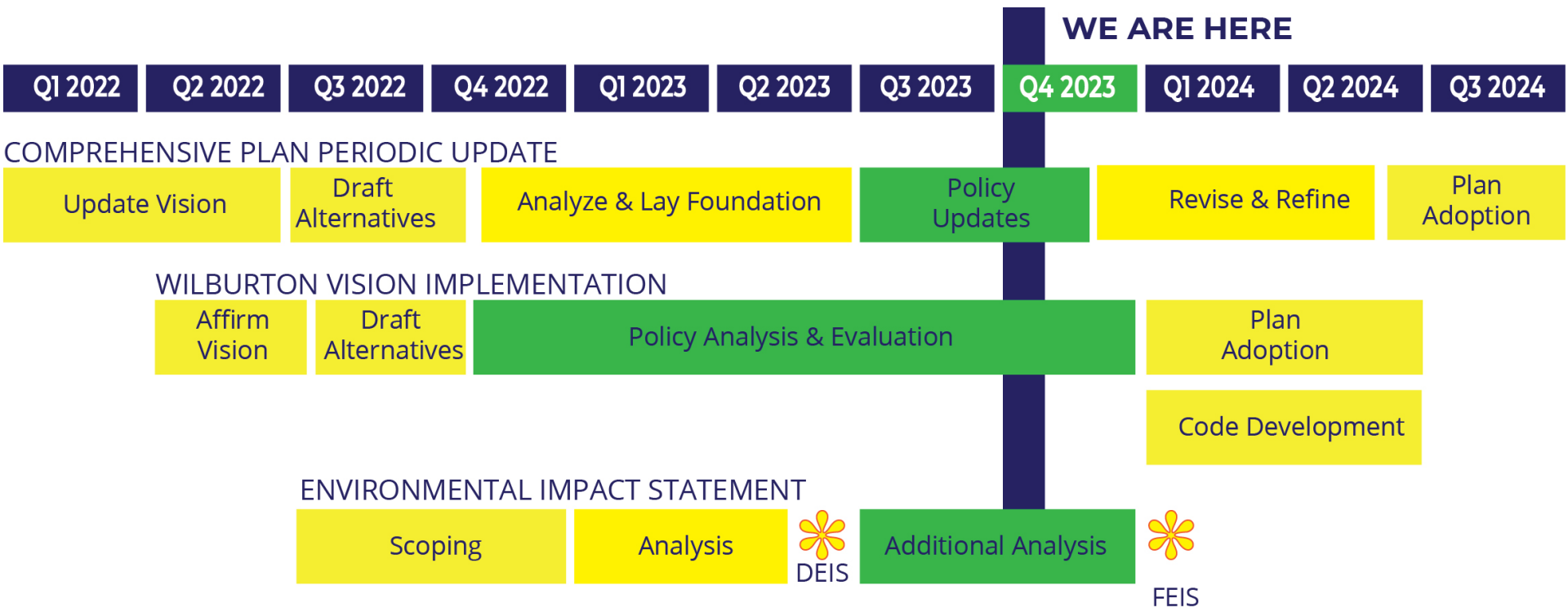
Agenda

1. Background
2. Roles & Responsibilities
3. Element Update Summaries
 - Identification of Centers
 - Future Land Use Map
 - Exclusion in Housing
 - Land Use Incentive System



BACKGROUND

Timeline Update

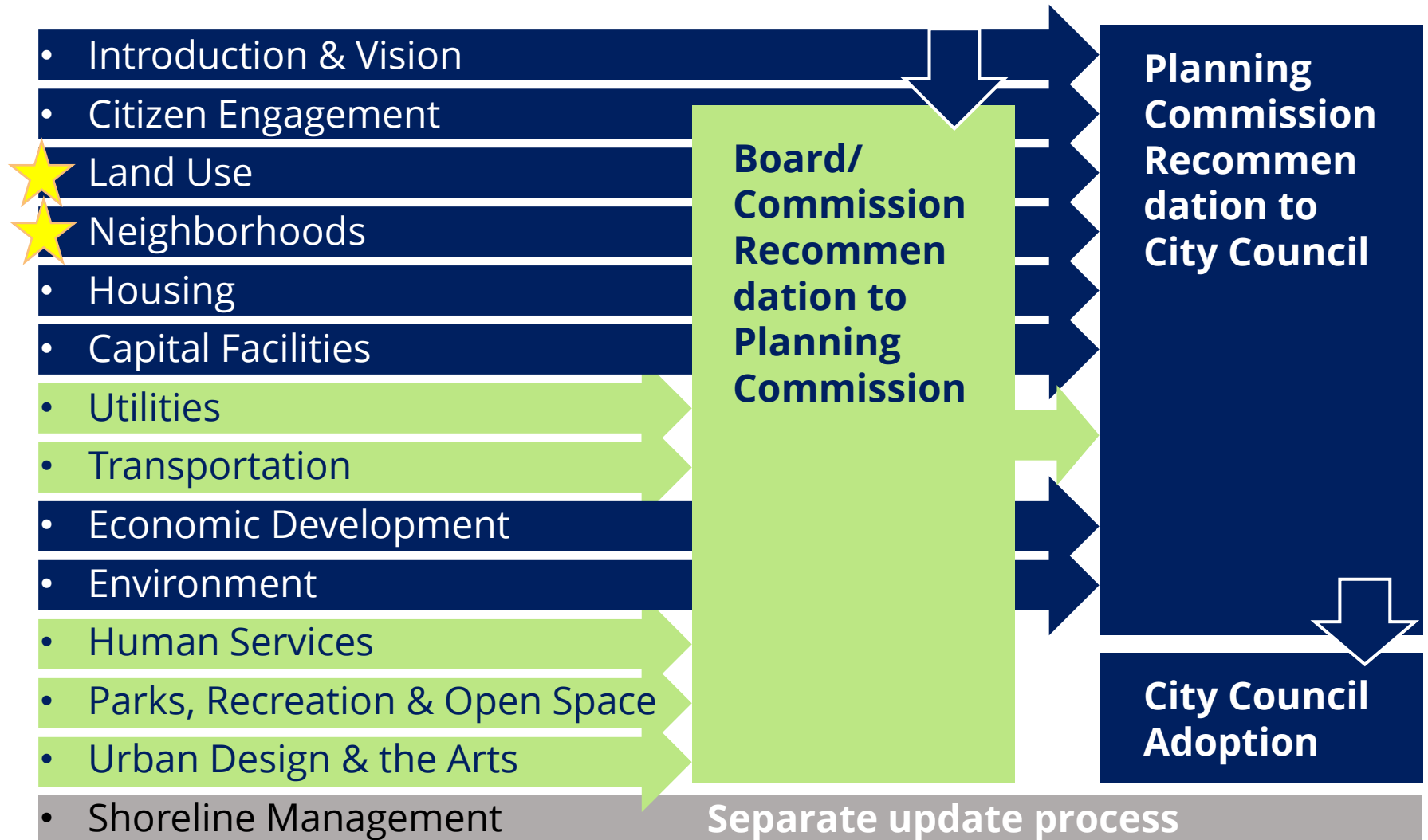


BACKGROUND

Element Updates Summaries

Meeting	Elements Covered
Sep 13	<ul style="list-style-type: none">• Capital Facilities• Environment• Parks, Recreation & Open Space• Utilities
Sep 27	<ul style="list-style-type: none">• Citizen Engagement• Economic Development• Transportation• Urban Design & the Arts
Oct 11	<ul style="list-style-type: none">• Land Use• Neighborhoods
Oct 25	<ul style="list-style-type: none">• Housing• Human Services

Roles & Responsibilities



Element Updates

- Sources of updates

- Council Vision
- State and regional requirements
- Reports and Analysis
- Community Input

The diagram consists of three colored boxes on the right side of the slide, each containing a list of update sources. Three arrows originate from the 'Sources of updates' list on the left and point to these boxes: a light green arrow points to the top box, a dark blue arrow points to the middle box, and a yellow arrow points to the bottom box.

GMA
Countywide PP
Multicounty PP

Racially Disparate IA
Economic Analysis
Climate VA
Air Quality Report
DEIS
Subject Analysis

Vision Questionnaire
Data Deep Dives
Housing Meetings
Stat. Valid Survey

- Future sources

- FEIS
- Additional Community Engagement

Upcoming Engagement Opportunities

- **Comprehensive Plan Continuous Open House: Vision**
 - *Monday-Friday, October 9-25 - 9:00 am - 4:00 pm (City Hall)*
- **Comprehensive Plan Open House: Vision**
 - *Saturday, October 14 - 2:00 - 6:00 pm (Crossroads Mall)*
- **Comprehensive Plan Open House: Vision**
 - *Thursday, October 19 - 4:30 - 8:00 pm (City Hall)*



74% of Residents want a mix of uses



Single-Family Residential

- One house per lot
- Drive to businesses

26



Low Scale Residential

- Mix of houses, duplexes, townhomes
- Walk to small businesses

38



Mixed Use

- Mix of apartments, houses, townhomes
- Walk to small businesses

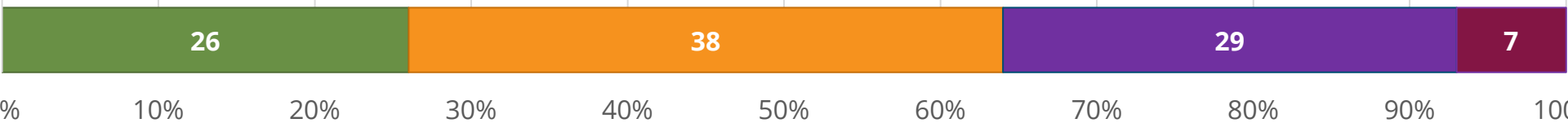
29



Urban Core

- Mostly apartments
- Walk to small and large businesses

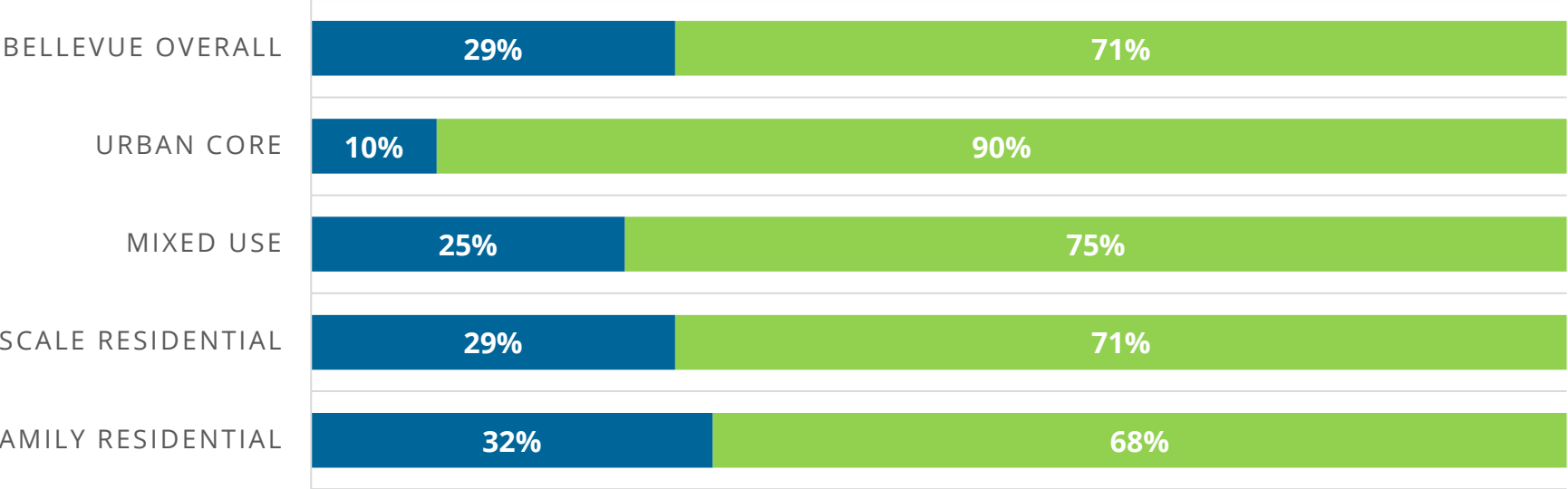
7



People who prefer Urban Core are less likely to have children

NEIGHBORHOOD PREFERENCE BY CHILDREN IN HOUSEHOLD

■ Children ■ No Children

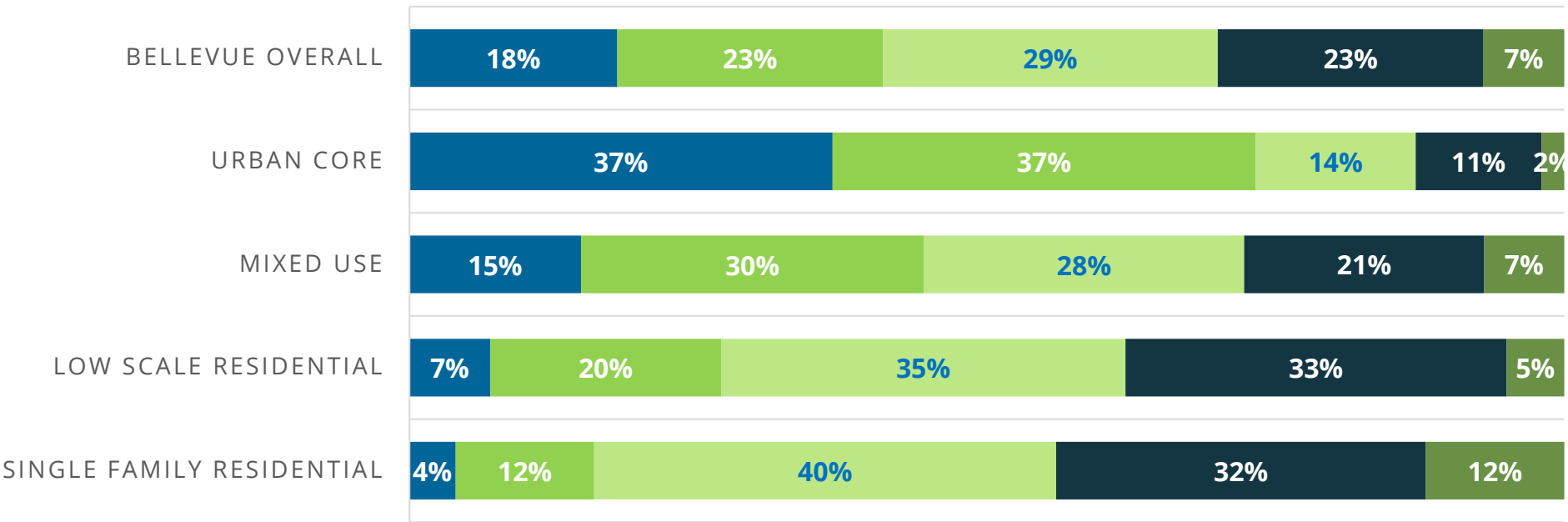


Statistically Vaid Survey (2023), Development Priorities.

People who prefer less dense neighborhoods tend to be older

NEIGHBORHOOD PREFERENCE BY AGE

■ 18 to 30 ■ 30 to 39 ■ 40 to 56 ■ 57 to 75 ■ 75 and over

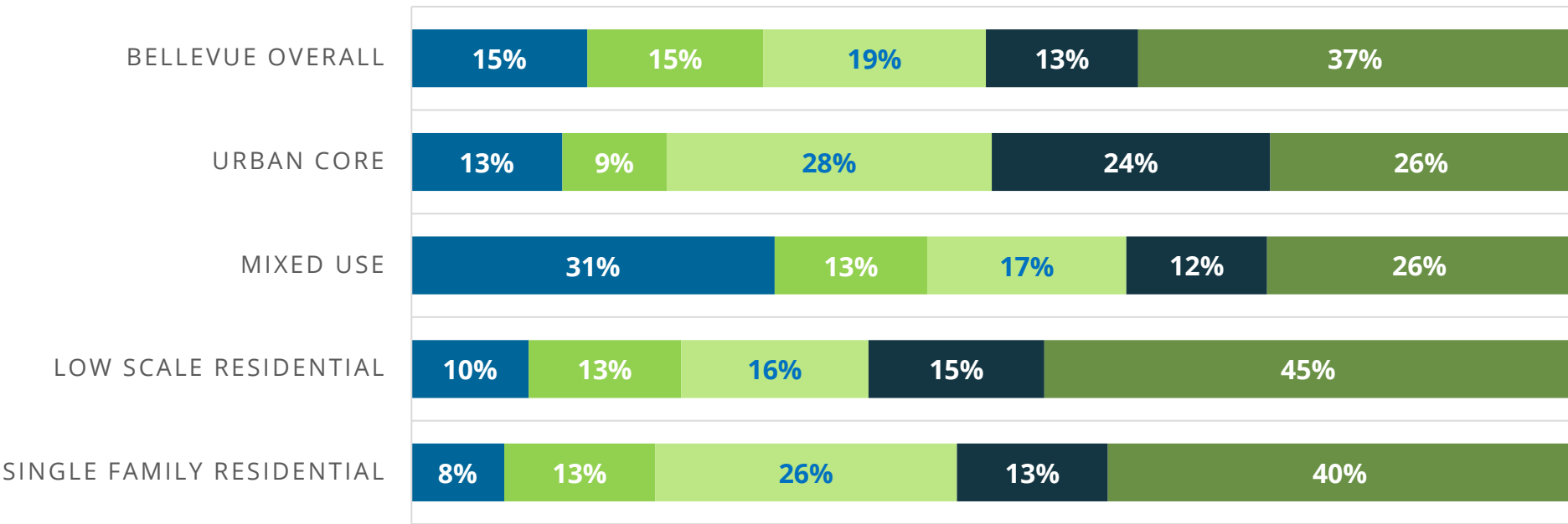


Statistically Vaid Survey (2023), Development Priorities.

People who prefer Mixed Use are more likely to have lower income

NEIGHBORHOOD PREFERENCE BY INCOME

■ Under \$50K ■ \$50K to \$100K ■ \$100K to \$150K ■ \$150K to \$200K ■ \$200K and up



Statistically Vaid Survey (2023), Development Priorities.

Key Policy Moves





Identification of Centers

- Update Mixed Use Centers to align with Countywide Centers
- Identify N'hood Centers
- Framework for identifying future N'hood Centers
- Localized policy through N'hood Area Plan update process

• Multicounty PP
• Countywide PP

• DEIS

• Statistically Valid Survey

FEIS

What questions do you have about this topical area?

Land Use
Element



Future Land Use Map

- Update growth targets to reflect adopted growth targets
- Reclassify relationship between land use designations & zones
- Add capacity for housing & jobs
- Move Land Use Map to Volume 1

- GMA
- Multicounty PP
- Countywide PP

- DEIS

- Statistically Valid Survey

FEIS

What questions do you have about this topical area?

Land Use
Element



Exclusion in housing

- Specific language & clarify subjective terms
- Rephrase deficit-based language
- Acknowledge differences and evolution of terms
- Consider historical context and need
- Seek input from most impacted

- **GMA**
- **Multicounty PP**
- **Countywide PP**

- **DEIS**
- **Racially Disparate Impact Analysis**

- **Vision Survey**
- **Outreach to Underrepresented**

What questions do you have about this topical area?

**Neighborhoods
Element**

**Land Use
Element**



Land Use Incentive System

- Policies to support any changes to the land use incentive system
- Prioritization of uses of incentive system

- Multicounty PP
- Countywide PP

- DEIS
- Bellevue Housing Needs Assessment
- King County Housing Needs Assessment

- Statistically Valid Survey

FEIS

What questions do you have about this topical area?

Land Use
Element