



2015 Annual Comprehensive Plan Amendments Threshold Review Planning Commission Recommendation

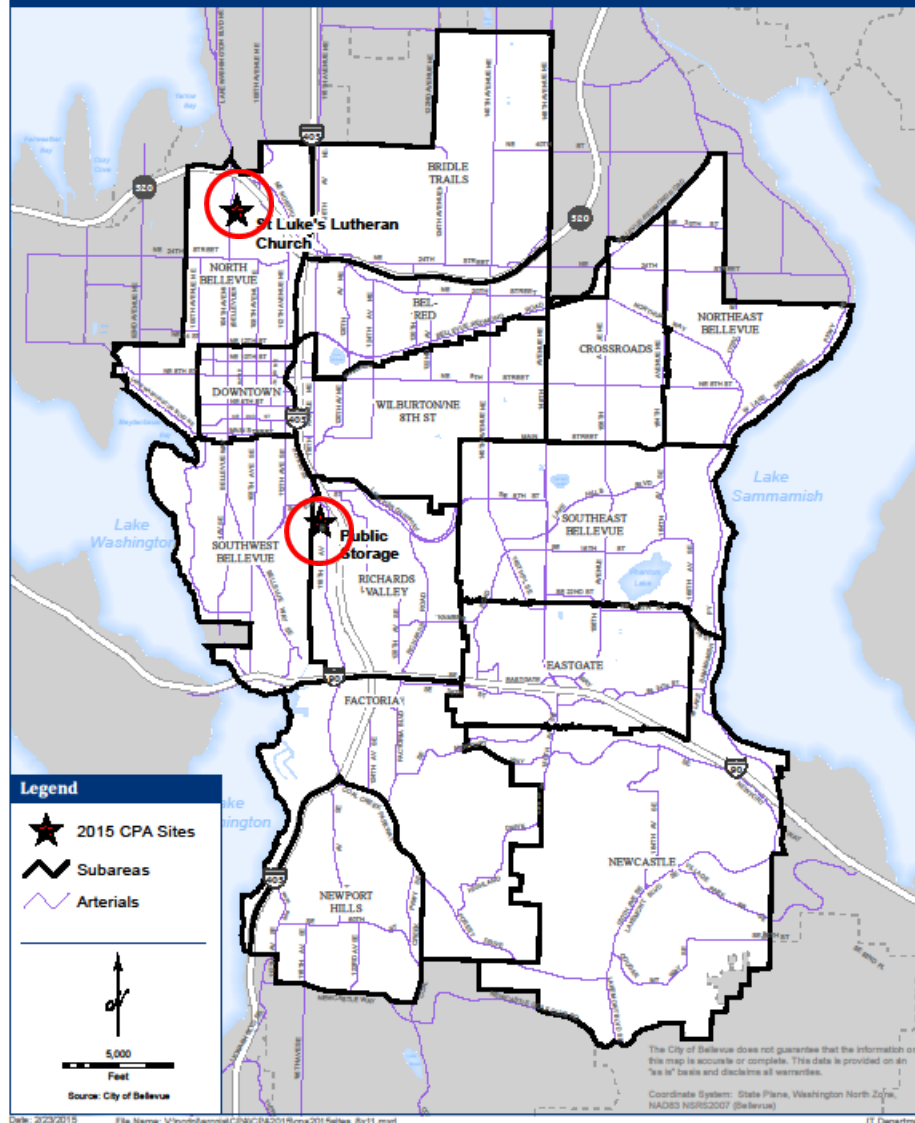
Bellevue City Council Study Session
April 20, 2015



2015 Annual Comprehensive Plan Amendments (CPA) Threshold Review

- Two part process
- **Part 1: Threshold Review—Tonight's Focus**
 - A. Appropriately addressed through the Comprehensive Plan
 - B. Is in compliance with the 3-year limit
 - C. Does not raise issue more appropriate for other ongoing work program
 - D. Can be reasonably reviewed within resources
 - E. Addresses significantly changed conditions
 - F. Expansion of the geographic scope considers shared characteristics nearby
 - G. Consistent with current general policies in the Comprehensive Plan
- **Part 2: Final Review**

City of Bellevue
91st Services



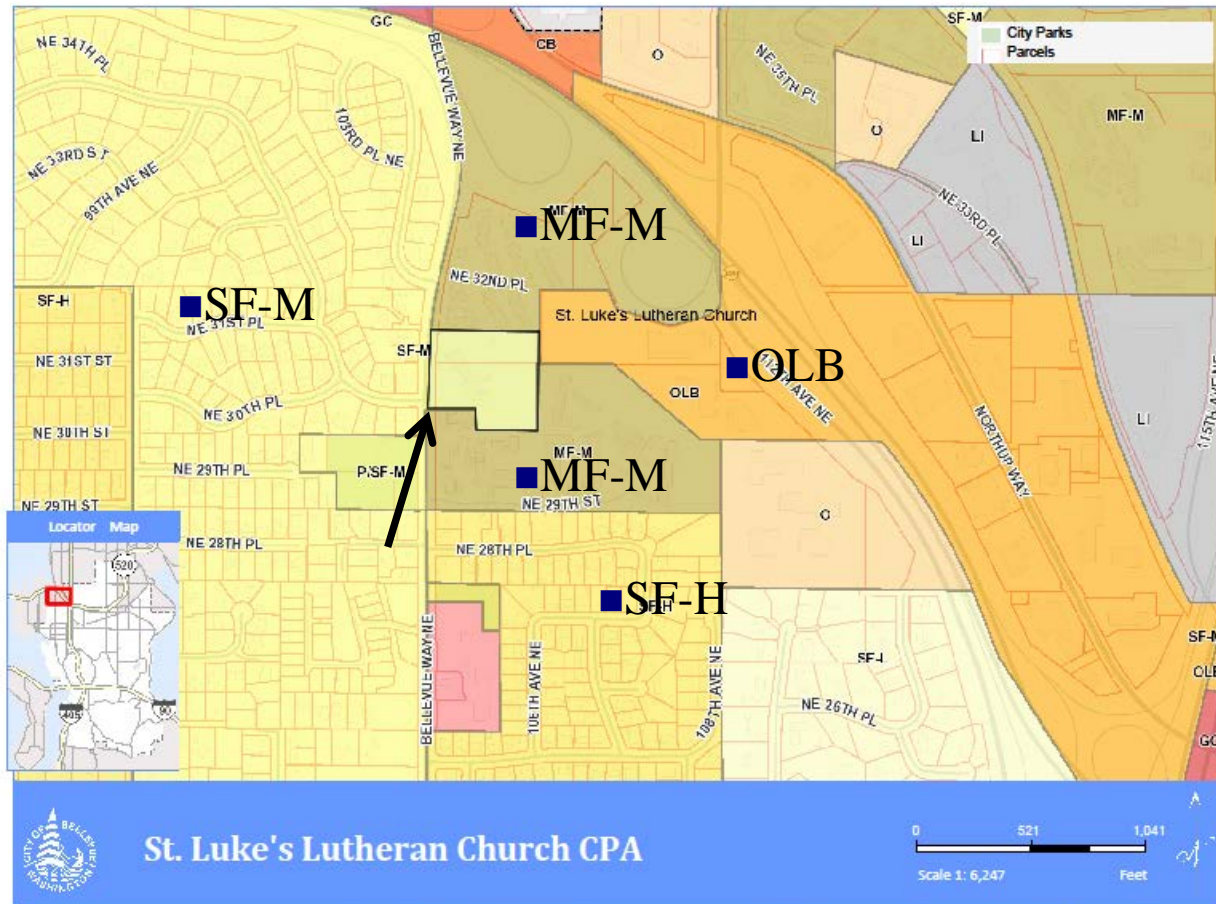


St. Luke's Lutheran Church CPA



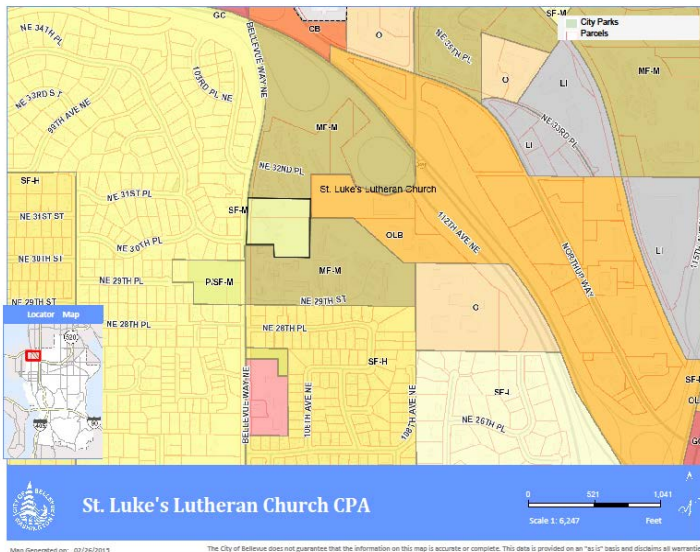
Map Generated on: 04/07/2015

The City of Bellevue does not guarantee that the information on this map is accurate or complete. This data is provided on an "as is" basis and disclaims all warranties.



PC recommendation: Include in work program

- The significantly changed conditions criterion where changes have implications of a magnitude addressed for the Comp Plan as a whole is met:
 - As religious institutions have now begun to further their community-based missions around their facilities, their appropriate role in neighborhoods and the city was not anticipated.
 - Would be found consistent with current general policies that focus on redevelopment compatible use and design, provision of infill affordable housing, and subarea policies for expanding housing and protecting livability.



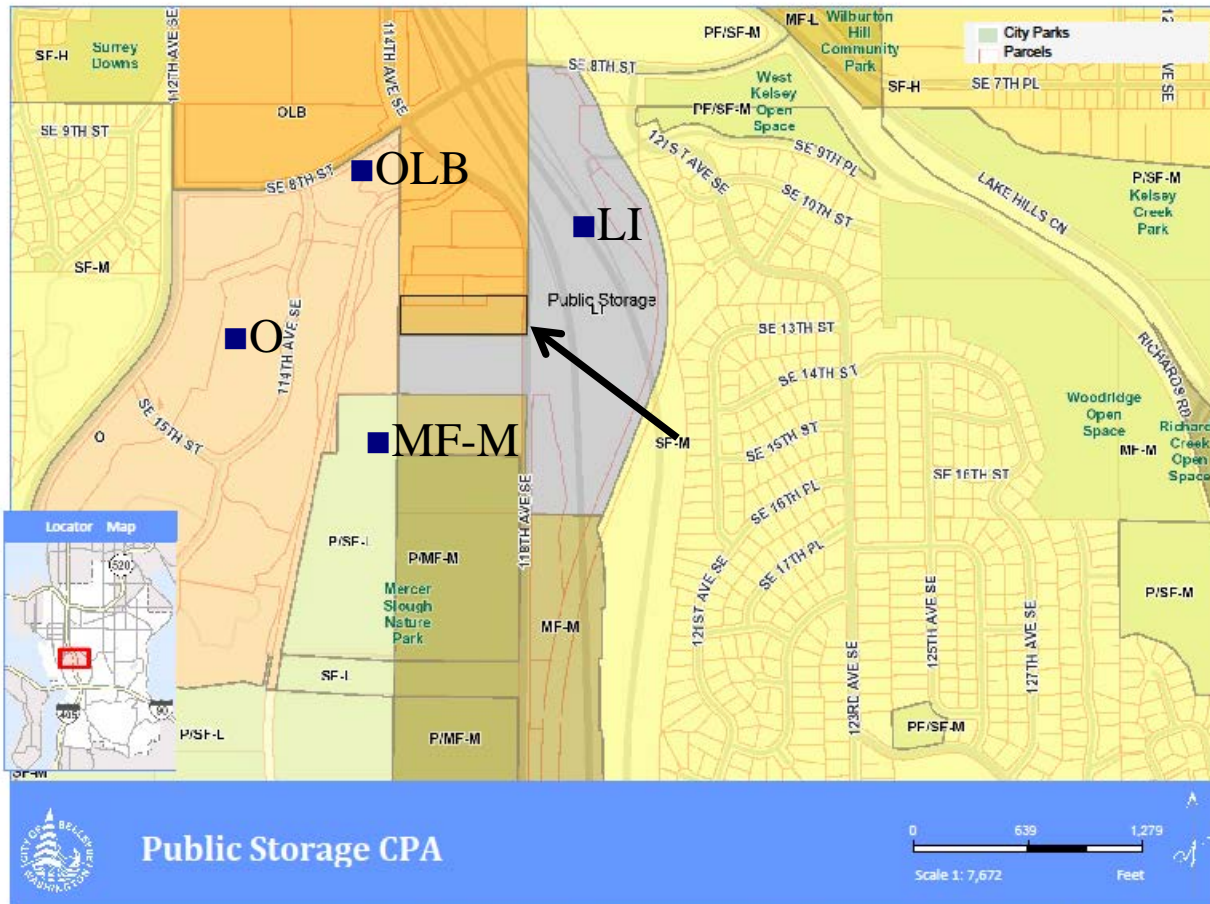


St. Luke's Lutheran Church CPA

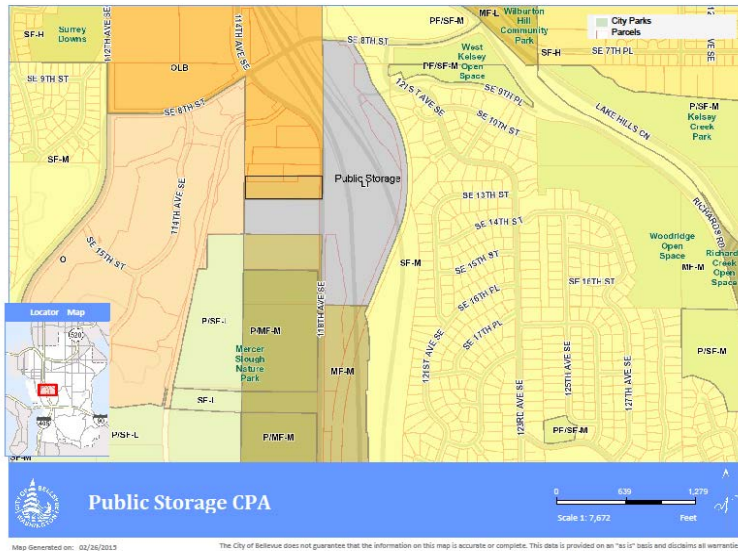
Planning Commission recommendation (6-0):
Initiate the St. Luke's Lutheran Church site-specific proposal, without geographic expansion, into the 2015 CPA work program.



Public Storage CPA



PC recommendation: Include in work program, and...



- Addresses significantly changed conditions related to an unanticipated consequence of plan intent for appropriate designations in and near the Mercer Slough.
- Would be found consistent with policies intending to balance light industrial uses in this area.

...expand the geographic scope





Public Storage CPA

Planning Commission recommendation (6-0):
Initiate the Public Storage site-specific proposal,
with geographic expansion, into the 2015 CPA work
program.



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