



City of Bellevue

Unit Lot Subdivision Land Use Code Amendment

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Development Services Department

February 16, 2021



Action Needed from Council

Adopt Ordinance No. 6568

Agenda



Recommended LUCA



Anticipated Outcomes



Public Engagement



LUCA Process



Action Needed from Council

Recommended LUCA

Amend LUC 20.45A Platting and Subdivisions and 20.45B Short Plats and Short Subdivisions to allow Unit Lot Subdivisions

- Allow creation of a “parent” lot to apply development standards to the overall site and individual “unit” lots for townhomes
- Enable building of fee simple townhouses in land use districts where multifamily development may be built



Anticipated Outcomes

Strategy B: Create A Variety of Housing Choices

- Minimize barriers to increase the supply of housing
- Promote a diversity in housing types
- Create individual fee-simple ownership opportunities
- No change to the allowed density
- No change to the appearance of townhouse development allowed by current zoning requirements



City of Bellevue Affordable Housing Strategy

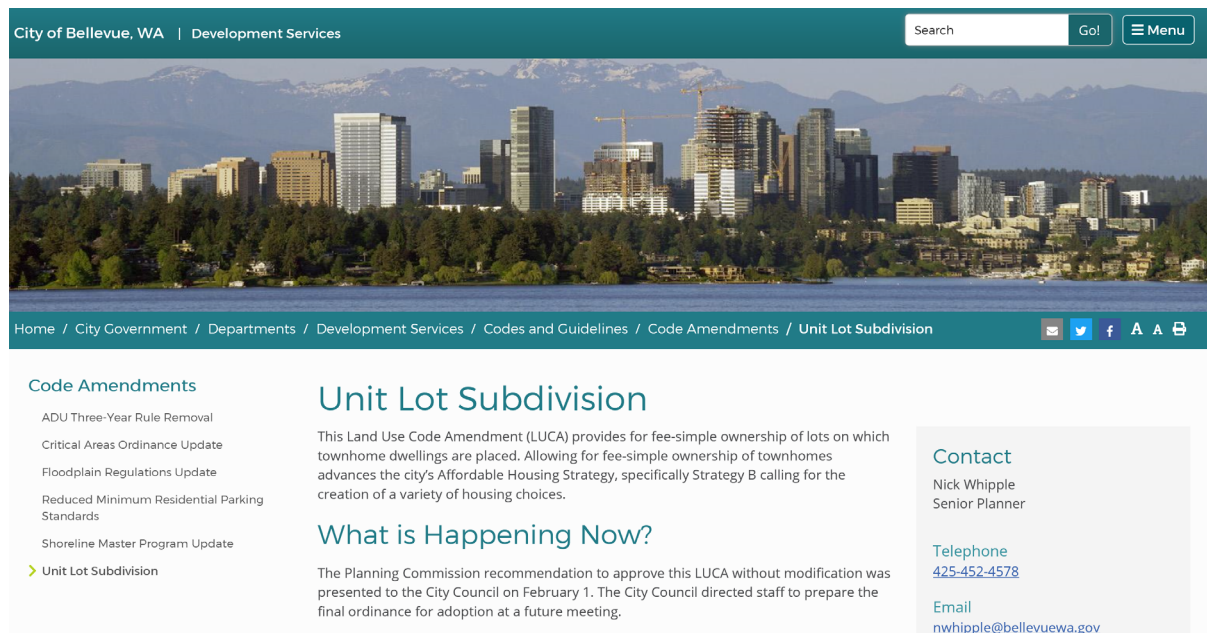
Approved by City Council
June 5, 2017



Public Engagement







Modes of outreach:

- Process IV Requirements – noticing and public hearing
- Direct Engagement and Feedback – dialogue with the development community and interested community members
- Online Presence – regularly updated webpage



LUCA Process

Process IV – City Council Legislative Action

	December 9	Planning Commission Study Session
	January 13	Planning Commission Public Hearing/Recommendation
	February 1	City Council Study Session
	February 2	EBCC Courtesy Hearing
	February 16	City Council Action
	March 2	EBCC Public Hearing and Approval/Disapproval



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