

# Comprehensive Plan Update Land Use Element and Map

Planning Commission Meeting

June 7, 2012



# Background Data/ Supporting Analysis

- The need for a land use update:
  - New framework goals adopted 2009.
  - Existing conditions have been updated.
  - Capacity in Multi-family designations have increased while capacity in SF areas have stayed relatively constant.



# 107 Homes, Snoqualmie, 2007



# Site of 107 Homes, 2002



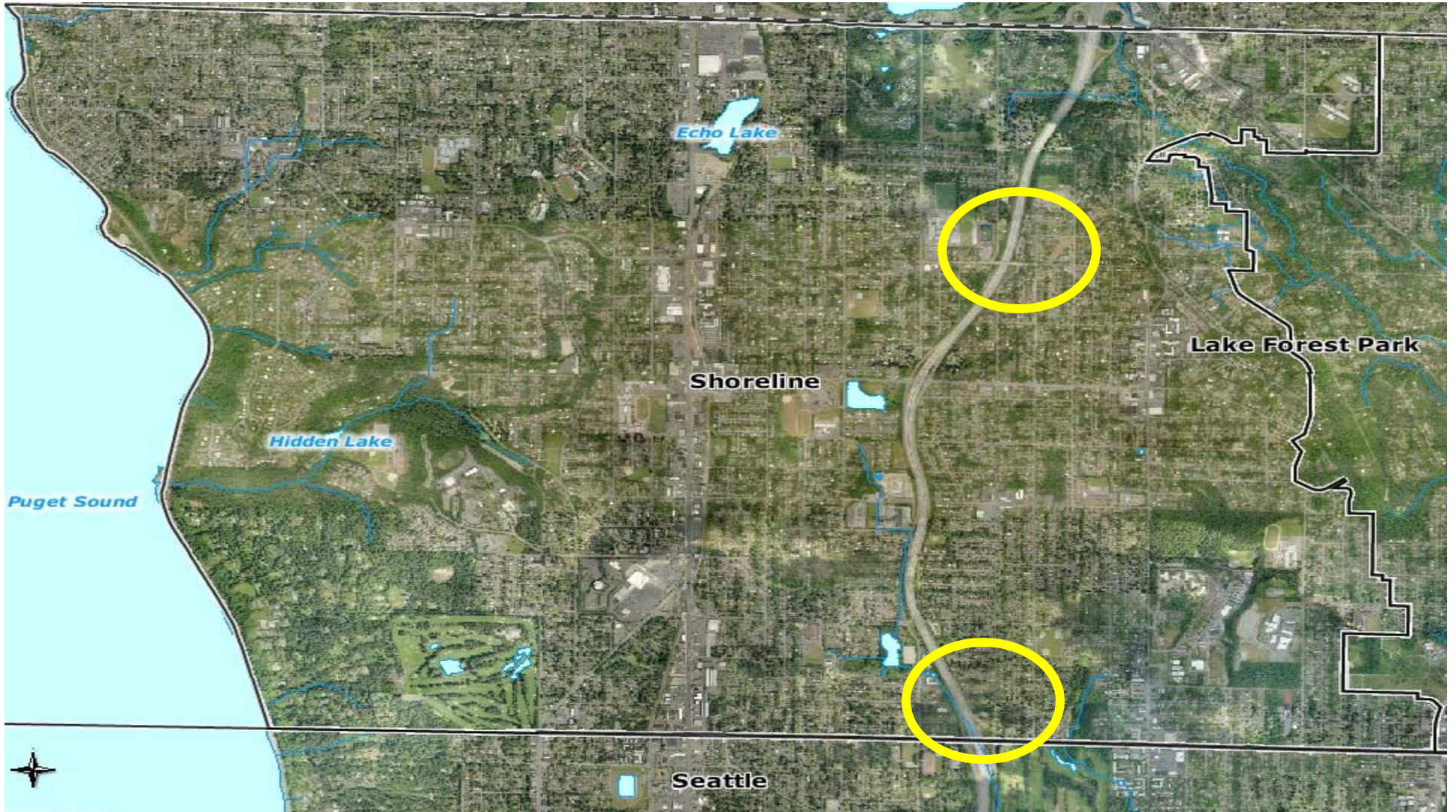
# 107 Homes, Shoreline, 2007

Shoreline



# Site of 107 Homes, 2002





Echo Lake

Hidden Lake

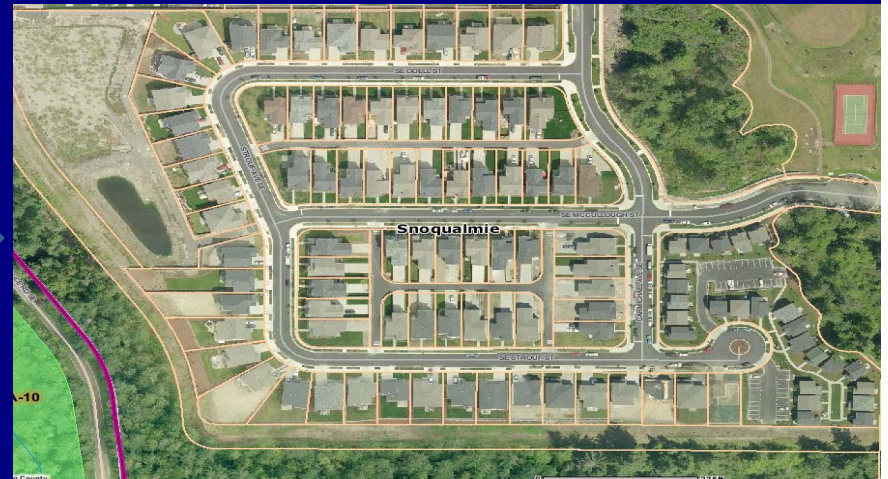
Shoreline

Lake Forest Park

Puget Sound

Seattle

# Sustainability?



OR





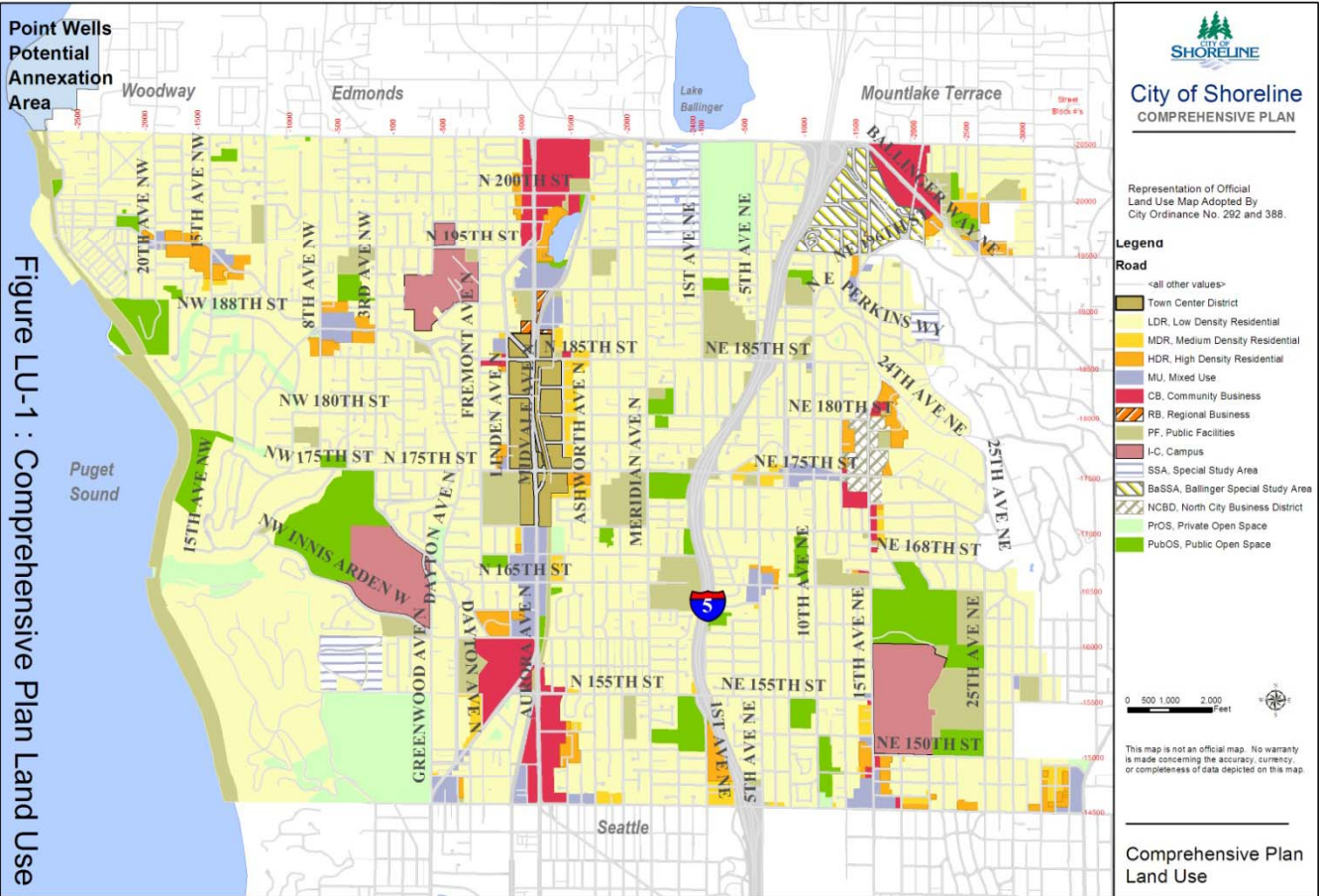


Figure LU-1 : Comprehensive Plan Land Use

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# New Policies

- Light Rail Station Areas
- PSRC Regional Growth Center
- Eco Districts (*Speaker's Series 2012*)
- Campus Land Use
- Essential Public Facilities

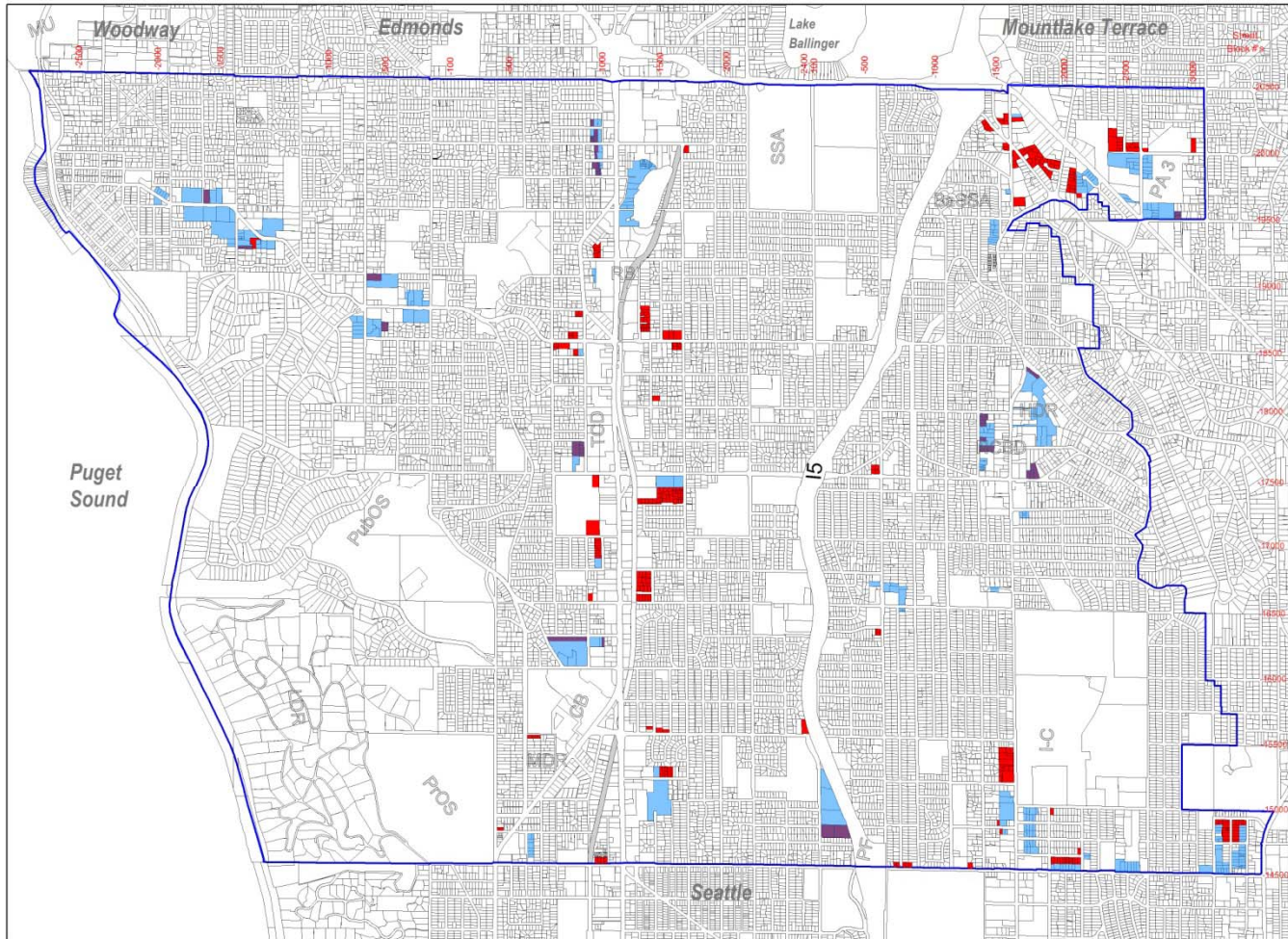




# Proposed Land Use Map Changes

- R-12 is it Medium or High Density?
- Commercial Zone Project
- 145<sup>th</sup> Street Future Annexation Area
- Public Facilities debate
- Removing Special Study Areas





**SHORELINE**

Geographic Information System

**R12 Zoning  
In HDR  
Designation**

Representation of Official  
Zoning Map Adopted By  
City Ordinance No. 292.

**Zoning Designation Legend**

- HDR, High Density Residential
- CURR\_ZONE**
- R12

**Other Map Features**

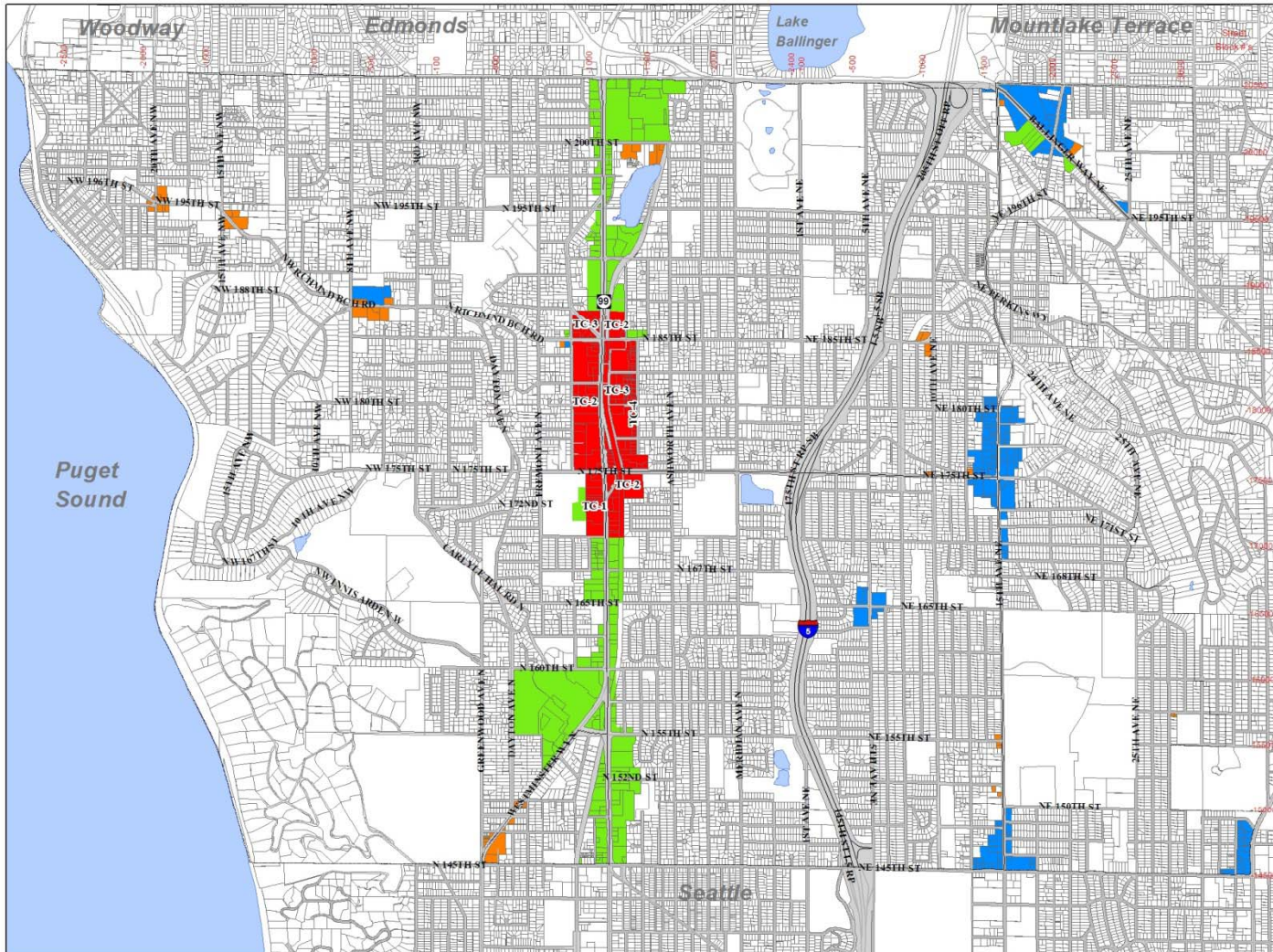
- HDR, High Density Residential
- Tax Parcel Boundary
- City Boundary

1 inch = 1,864 feet

No warranties of any sort,  
including accuracy,  
fitness, or merchantability,  
accompany this product.



Plot date: 2/24/2004



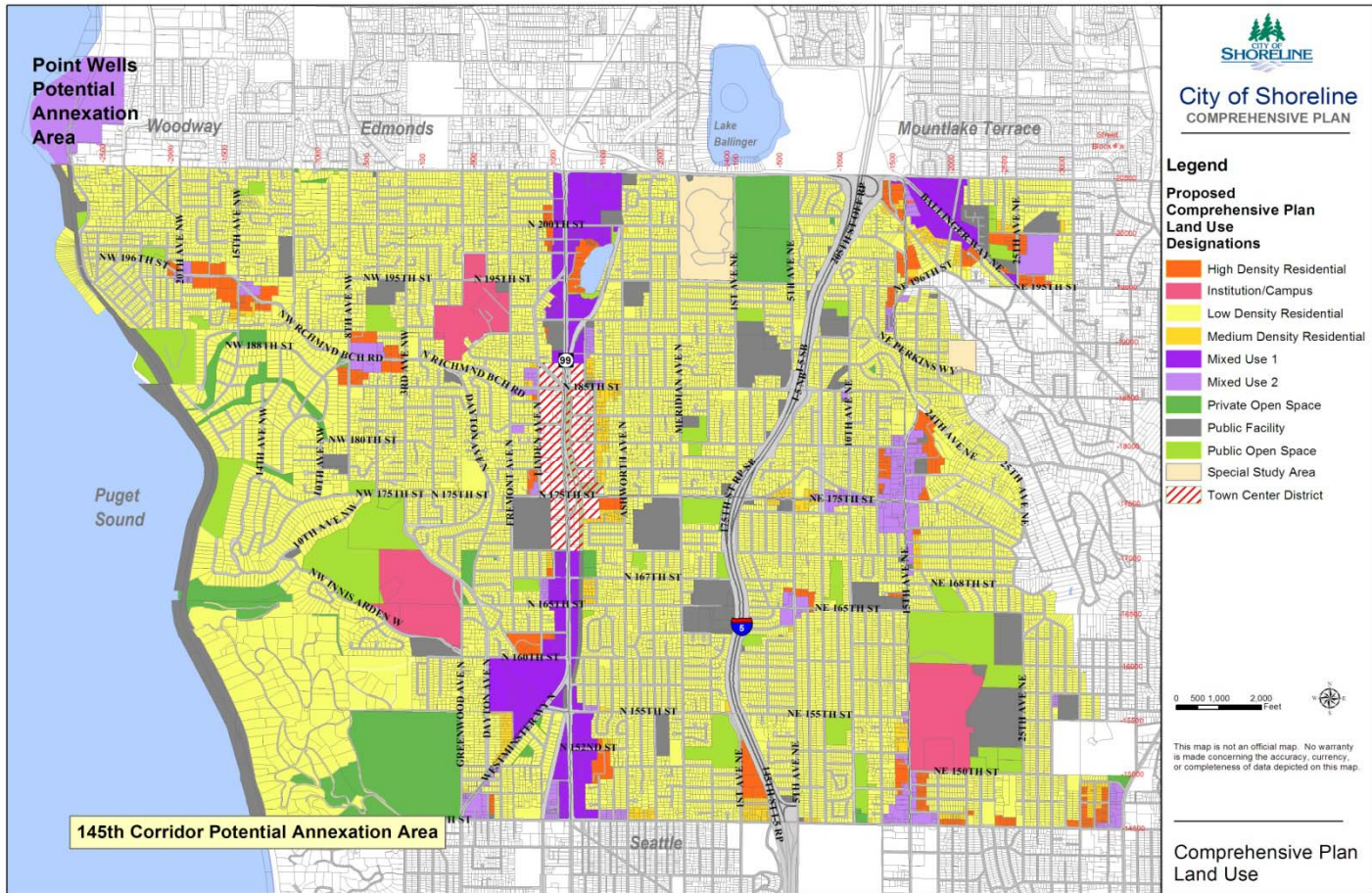
City of Shoreline  
Geographic Information System

## Proposed Consolidated Commercial Zones 5/1/2012

### Zoning Designations

- TC 1-4; Town Center 1 to 4
- AB; Arterial Business (MUZ and Industrial)
- CB; Community Business (PA2, CB, and NCBD)
- NB; Neighborhood Business (NB and O)





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