



Southeast Redmond Neighborhood Citizen Advisory Committee Work Meeting

November 12, 2013
4:30pm to 6:30pm; 2 hours

Lake Washington Institute of Technology, 6505 176th Avenue NE, Redmond

PUBLIC WELCOME

Facilitators:	Kimberly Dietz and Jeff Churchill
Meeting Chairs:	Mellina White-Cusack
CAC Attendees:	CAC members present: Nancy Barevics, Matt Eldrenkamp, Howard Hillinger, Mike Schroeder, Natalya Tkach, Mellina White-Cusack, Steve Whitescarver. Members absent: Manish Garg, Ed Lutz. Public present: Cary Falk
Public Attendees:	

<i>Time Start</i>	Agenda topics	
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5 4:30	Call Meeting to Order and Welcome CAC Members and Attendees	CAC Co-Chair
5 4:35	Check In	CAC Co-Chair
10 4:40	<p>Items from the Audience</p> <p>Cary Falk spoke in favor of expanding the MP Overlay to his properties at the southeast corner of NE 76th St and 180th Ave NE. He noted his meeting that took place earlier in the day with staff regarding this topic and reminded the CAC that he had submitted a letter and referred them to it. He said that he was not proposing destination retail for his site and that he did not believe manufacturing would be coming back to this area except in a limited fashion. He asked for fairness in allowed uses and noted that without the overlay he will be more than 50 percent vacant as of January 1, 2014. He cited motorcycle sales and a nail salon as potential tenants he has had to reject because they are not allowed uses. He said that all of uses allowed in the overlay are fairly low-traffic uses.</p>	CAC Co-Chair
15 4:50	<p>Debrief Open House (<i>materials included</i>)</p> <ul style="list-style-type: none"> - What CAC, staff heard - Written comments <p>Kim shared feedback from community members who attended the open house and who completed the online questionnaire. Among the topics covered were: neighborhood naming, bicycle infrastructure around LWIT, flexible zoning for businesses, and the idea of expanding the MP Overlay.</p>	Kim Dietz
70 5:05	<p>Preliminary Preferred Alternative</p> <ul style="list-style-type: none"> - NE subarea concept: size of neighborhood-serving retail - MP Overlay - Other items to discuss? - Formal recommendation <p>The CAC discussed a few elements of the preliminary preferred alternative in advance of making a recommendation on the entire plan update package.</p>	CAC Co-Chair

	<p>Regarding expanding the MP Overlay, CAC members said that expanding it in this case could set a precedent that leads to a future series of expansions, and that the property in question (along NE 76th St) had more of a manufacturing character than the retail character that exists across 180th Ave NE. The CAC preferred to study the MP designation as a whole to see where flexibility could be added, and to look at the MP zone in light of current conditions and future trends. The CAC requested that Mr. Falk provide a list of potential tenants to which he has had to deny their request based on current Redmond Zoning Code criteria. In addition, the CAC expressed empathy for Mr. Falk's leasing situation.</p> <p>Regarding the Northeast subarea the CAC agreed to note Steve Whitescarver's concerns that policy LU-33 may not offer the kind of flexibility that will be needed when that property eventually transitions from gravel processing to another use. He was concerned in particular about specifying a range of residential units, specifying their location on the site, and possible factors in promoting development of the large size parcel(s).</p>	
<p>10 6:15</p>	<p>Closing Thoughts</p> <ul style="list-style-type: none"> - What would you say to the next neighborhood CAC about your experience and the neighborhood planning process? <p>CAC members offered the following comments:</p> <ul style="list-style-type: none"> • Provide a map with current zoning to all CAC members at the beginning of the process, or have a big map to hang on the wall at each meeting • Meeting during the summer was difficult • Provide a resource book of zoning and transportation plans • Surprised that the citywide policy on no net loss of housing came up late in process • Pick venues with less ambient noise • Would like to find a way to get others involved – something interactive 	<p>Kim Dietz</p>
<p>5 6:25</p>	<p>Next Steps</p> <ul style="list-style-type: none"> - Your feedback via survey - Boards and Commissions: Dec/Jan - Planning Commission: Feb-Apr - City Council: May-Jul - Celebration next summer – stay tuned! <p>The CAC agreed to hold the neighborhood naming process open during the upcoming review processes with the Planning Commission and City Council.</p>	<p>Jeff Churchill</p>
<p>6:30</p>	<p>Adjourn</p>	<p>CAC Co-Chair</p>