



3rd Totem Lake Symposium Summary

The City of Kirkland hosted the third Totem Lake Symposium on April 13, 2016 at the Kirkland Justice Center. The Totem Lake Symposium brought together over 70 Totem Lake stakeholders, City Council and staff to review Totem Lake public and private accomplishments, including an update on the Village at Totem Lake. Additionally, symposium attendees participated in identifying needs and helping to set priorities for the next three years.

An introduction by Mayor Amy Walen and City Manager Kurt Triplett provided background on the history of City involvement in Totem Lake including the designation of Totem Lake as an Urban Center and favorable zoning changes to set the table for growth. With the recent purchase of the Totem Lake Mall by CenterCal Properties, Inc. there is now major reinvestment in Totem Lake occurring.

The largest investment in Totem Lake is the redevelopment of the Totem Lake Mall. Rick Beason, Vice President of Development for CenterCal Properties, LLC showcased renderings of the new Village at Totem Lake.

The City reported on public accomplishments that have occurred since 2012 including:

- Opening of the Kirkland Justice Center
- Opening of the Cross Kirkland Corridor Interim Trail
- 120th Street Connection
- Totem Lake Park Master Plan Development
- Funding for 132nd Street on ramps

Dr. Amy Morrison Goings, President of Lake Washington Institute of Technology, gave an update on the college and Duncan Milloy, Kirkland Business Consultant, spoke about private investments in Totem Lake that have taken place since 2012. Key projects include:

- Astronics – planning for a second building on its campus to add 133,800 sf of space
- Systema Technologies – Expanding to adjacent former Pathway Medical Technologies building
- WB Games - Reconfigured space in Touchstone Building and signed lease extension in 2015
- Retail businesses including City Mac and Fred Meyer Gas
- Rairdon's Fiat opened in 2011. The Maserati and Alfa Romeo lines were added in early 2015.
- Toyota of Kirkland - \$20M state-of-the-art new construction completed in 2014

- Volkswagen of Kirkland - New uplift and remodel to former Toyota building opened in 2015.
- Hyundai of Kirkland - Remodel of existing dealership and construction of service/repair facility in 2014
- Higher Leaf Marijuana Boutique - 800 sf store opened in February 2014 and expanded to 3000 sf in February 2016
- Main Street Property Group LLC's Slater 116 opened in 2014 as a mixed-use building with 108 apartments, 10,000 sf of retail space

City of Kirkland Planning Director, Eric Shields, explained recent boundary changes of the Totem Lake Urban Center and policy and regulatory changes including expanded areas designated for commercial use, new opportunities for mixed use development, and policies supporting business expansion and growth.

Jon Regala shared the current projects in the Totem Lake Development pipeline both in permit and pre-permit review that include over 2,000 residential units, 133,800 square feet of office space and 409,678 square feet of commercial space.

Attendees were asked to discuss what they would like the City to focus on for the next three years. Major themes included:

- Establish a sense of place with street names, design standards, village feel, and determine a new name for the PARMAC area
- Continue to grow development by decreasing the acreage requirement for the mixed-use village concept in Totem Lake (currently 10-acres), more flexible zoning especially in regard to the first floor retail requirement
- Improve connectivity in Totem Lake with wayfinding, sidewalks and walkability, and more capacity and bike connections

Moving forward, City Staff will incorporate feedback from participants into the Totem Lake work plan. The public can stay involved in Totem Lake projects and policies by visiting the City's Totem Lake website, attending monthly Totem Lake Conversations, signing up for Totem Lake Updates or contacting Ellen Miller-Wolfe, economic development manager at emwolfe@kirklandwa.gov or (425) 587- 3014.