

Lakeview Advisory Group June 29, 2010 Meeting Notes

Preliminary Advisory Group Recommendations Revised 8/6/2010

Members Present: John Kappler, Susan Thornes, Bob Styles, Nina Peterson, Shelley Kloba, Jay Arnold (teleconference), Sally Mackle, Georgine Foster, Karen Levenson (teleconference), Paul Stewart. Marilynne Beard facilitated the meeting.

Members Absent: Doug Waddell, Steve Jackson, Dick and Melinda Skogerson
Others present: South Houghton slope property owners

John Kappler introduced Marilynne Beard, Assistant City Manager who facilitated the meeting. Staff thought a facilitator would help the group discussion because of the number of unresolved issues to be covered on the agenda. Marilynne explained her role as facilitator, clarified the role of the Advisory Group within the context of the neighborhood planning process, and in relationship to the Houghton Community Council, Planning Commission and City Council as the decision makers. She encouraged all attendees to keep being involved in the study sessions with the other groups.

Janice reviewed the recommendations that the Advisory Group has agreed upon to date described in the past meeting notes and June 22 packet. Members provided clarifications to staff with suggested edits regarding the group's direction on the Eastside Rail Corridor (BNSF railway), changes to Lake Washington Blvd (Transportation Section) and maintaining public views of Lake Washington at shoreline parks (Open Space and Parks Section) described below.

Transportation- Eastside Rail Corridor along the BNSFF (includes flip chart notes)-

The majority of the Group supports the BNSF corridor to be used for a bike and pedestrian trail. Some are concerned about the impacts of trains. The Group believes there should be more studies to determine the positives and negatives of rail corridor.

The Group would support dual use for pedestrians/bikes/trains for the corridor provided it will be:

- A benefit to Kirkland and
- Designed to be:
 - clean
 - quiet
 - safe
 - neighborhood scale
 - neighborhood access to stations
 - environmentally friendly

Member Vote: 3 votes for; 2 no; one abstained

Transportation- Lake Washington Blvd

The Advisory Group would like the City to conduct a study to seek strategies to improve the design and function of Lake WA Blvd to:

- relieve congestion during rush hour at north and south ends
- utilize traffic calming techniques
- improve signals at NE 38th Street and NE 52nd ST to allow residents easier driveway access
- widen bike lanes
- provide on street parking

- improve pedestrian amenities such as widen sidewalks south of Carillon Point (only if not an unreasonable hardship for property owners because of steep topography)

Open Space and Parks and Views

The Group discussed whether or not to strike the text *“When planting trees at waterfront parks a balance should be struck between ecological function and views”*. Some believed that the text contradicts the new Shoreline Master Program requirements of planting of trees and vegetation along shorelines and therefore decided to remove the reference to “ecological functions.”

Also discussed was how people should be notified by sign, mailing notices and that email notices were not adequate. The Group would like the City to notify surrounding property owners of new trees to be planted at shoreline parks using the City’s typical notification channels, notifying the neighborhood association and if possible install a sign at the park.

Decision- The Group agreed to propose revised text by Shelly Kloba:

Maintain public views of Lake Washington. Waterfront parks shall keep wide, expansive views of the Lake and not be obstructed by trees. Surrounding neighbors shall be involved with the Parks Department decisions regarding the tree variety, height, and location by notification to the Lakeview Neighborhood Association and the City’s normal communication channels.

South Houghton Slope

The Advisory Group previously supported changing the zoning from RS 12.5 to RS 8.5 or 7.2 subject to development conditions.

A group of property owners in the RS 12.5 area presented a proposal to rezone their property to RM 3.6 zoning (RM 3.6 allows for detached, attached or stacked dwelling units of 3600 sq. ft. per unit). The group presented several reasons for the proposal (in a letter from Sally Mackle) noting that the area has changed since the last neighborhood plan study and the low density RS 12.5 zoning is inconsistent with surrounding zoning and density (RM 3.6 and WDIII is located across the street and commercial uses to the south), the financial impact of not being able to redevelop at a higher density. 12 property owners were present and spoke to the Group advocating for their proposal. One property owner was present who opposes the MF proposal.

Some Advisory Group members do not support the proposal for RM 3.6 zoning but could consider another multifamily zoning density under certain conditions that address potential impacts listed below (Flip Chart Comments):

- Natural environment is protected (maximum tree retention; stream/wetland protection)
- Diversity of housing types and design with common open space, such as clustered housing
- Bulk and mass are limited (no large buildings)
- Family friendly in design
- Consolidating access along Lake Washington Blvd
- Traffic from additional units does not worsen access to Lake Washington BLVD
- Provide public notice

The Group took a vote for the RM 3.6 proposal: 4 yes for multi family with conditions; 2 no; 2 undecided.

Next Steps- The Group decided to have another meeting the second week in July (July 13).