

South Downtown Neighborhood Priorities Review and Summary

*Sound Transit West Seattle to Ballard Link Extension
Planning Preparation - Summer 2019*

Stakeholder vision for Pioneer Square and Chinatown International District:

We envision two healthy, safe, and connected neighborhoods where current and future businesses, residents, nonprofits, cultures, and histories survive and thrive. We envision two neighborhoods that attract, inspire, and remain significant to communities throughout Seattle and across the region.

Development of Shared Goals and Objectives

In 2019, Historic South Downtown, a state-created Community Preservation and Development Authority, led a series of workshops with community members and organizations in Pioneer Square and the Chinatown International District (C-ID) to identify shared community priorities. By building on past collaborations and planning work, South Downtown organizations hope to engage Sound Transit, City of Seattle, King County, and other agencies involved in the West Seattle-Ballard Link Extension (WSBLE) project, on decisions that would affect Pioneer Square and the C-ID.

Over the past two decades, community organizations in Pioneer Square and the Chinatown International District have engaged in multiple community-led exercises to develop plans, reports, and guiding documents (hereafter, “publications”). These publications are meant to inform and shape decisions that affect Pioneer Square and the C-ID. They define values and priorities important to these neighborhoods, and are intended to guide actions—including decisions on major public infrastructure projects like WSBLE—that shape Pioneer Square and the C-ID’s environment and culture. Many of these publications were developed with support and participation from the City of Seattle, King County, the State of Washington, and Sound Transit. (See *Attachment B*).

Historic South Downtown and stakeholders reviewed these publications and identified common values and priorities (defined as values and priorities that were shared across two or more publications). Historic South Downtown used these common values and priorities as a starting place for the workshops with community organizations. Together, community organizations built on these common values and priorities to identify shared goals and objectives. (See *Attachment C*).

Attachment D contains the workshop materials used to facilitate developing the priorities matrix.

Community Priorities Matrix

The Community Priorities Matrix (*Attachment A*) is a tool for South Downtown communities to ground our engagement with Sound Transit, City of Seattle, King County, and other affiliated organizations. By identifying a common set of priorities as they were developed in prior planning publications, the matrix supports community organizations working together to meet the needs of our neighborhoods, and will help agency representatives understand the priorities that inform community input on design, planning, delivery, mitigation, and operation of the WSBLE project.

The community priorities matrix is not a substitute for the knowledge and context obtained by reviewing the publications in full, nor is it meant to replace any planning review work or interpretation needed during the WSBLE design and environmental processes.

The matrix lists the community priorities in the leftmost column. The “Project Design Objectives” column lists ideas for specific requests community organizations could make of Sound Transit during design of WSBLE to address each priority. Similarly, the “Project Mitigation Objectives” column lists ideas for mitigation that would address each priority, should there be adverse impacts to the neighborhoods as a result of WSBLE.

This is a working document, so the ideas in the Project Design Objectives and Project Mitigation Objectives are still in progress. As such, we have provided some examples from the working matrix for illustrative purposes but did not include all the ideas that have been generated to date. It is intended that this matrix will be a framework for further discussion.

Next Steps

Historic South Downtown will continue convening stakeholders to refine shared priorities and update the Community Priorities Matrix with project design and mitigation objectives they can put forth as a community.

The expectation is that stakeholders will use the Community Priorities Matrix to prepare for participation and engagement at:

- Jackson Hub Station Area Planning
- Sound Transit workshops to gather input on design
- Draft EIS outreach events and hearings
- Meetings with Sound Transit, the City of Seattle, and King County to discuss WSBLE and other projects and policies that would affect Pioneer Square and the C-ID

Historic South Downtown will continue to keep an up-to-date version of this matrix, intended to be a living document, as the project develops, and the community conversations advance.

Attachment A

Chinatown International District & Pioneer Square Community Priorities Matrix
for Sound Transit WSBL Project Development Work (Example)

Community Priorities (What)	Project Design Objectives (How)	Project Mitigation Objectives (How)
Retain or increase community ownership of properties		
Improve public safety	Example: Improve illumination around the stations	Examples: As part of activation, locate a staffed public safety outlet. Improve lighting.
Enhance community vitality and sustainability		Examples: Activation in Union Station
Encourage economic development		
Acknowledge and address historic racism that has and continues to impact neighborhoods		
Minimize cumulative harm to and/or displacement of existing businesses, residents, and nonprofits		
Activate common areas		
Increase economic diversity in businesses and residents		
Improve mobility and connectivity		
Retain historic and cultural character	Example: Minimal condemnations Improve Union Station plaza design	
Support a small business environment		
Ensure that people across Seattle and the region continue to visit the neighborhoods, even during construction	Example: Develop collaborative community engagement campaign that encourages public visiting the construction, and encourages people to visit the neighborhoods	

Attachment B

List of Neighborhood and Community Publications Reviewed for Community Priority Workshops

Note: These documents and many others relating to South Downtown may be found at <http://www.historicsouthdowntown.org/neighborhoods/library-of-planning-documents/> or <https://issuu.com/pioneersquareseattle/docs>. Direct links are provided below where possible.

Chinatown International District Neighborhood Publications

[C-ID Public Safety Task Force Report \(2016\)](#)

[Seattle Chinatown-International District 2020 Healthy Community Action Plan \(2016\)](#)

[Little Saigon, Japantown, and Chinatown/International District Vision 2030 \(2006\)](#)

Pioneer Square Neighborhood Publications

Pioneer Square Streetscape Concept Plans ([Parts 1-2](#)) ([Parts 3-6](#))

[Pioneer Square Parks and Gateways Project \(2016\)](#)

Pioneer Square 2020 Neighborhood Plan [Summary](#) and [Updates](#) (2015)

[Pioneer Square Active Streets Strategy Report \(2013\)](#)

Pioneer Square Neighborhood Plan (1998)

Shared Neighborhood Publications

[King Street Station Multimodal Hub Health Impact Assessment \(2011\)](#)

[Jackson Hub Project Concept Report \(2019\)](#)

[King Street Station/Union Station Square Concept Plan \(2017\)](#)

[South Jackson Street Connections Final Report \(2016\)](#)

Other Relevant Publications

[Measuring Neighborhood Air Pollution: The Case of Seattle's International District \(2006\)](#)

[Seattle Parks & Recreation Parks & Open Space Plan \(2017\)](#)

[Stadium District Concept Plan \(2012\)](#)

Attachment C

Priority Themes Contained Within Specific Publications

Summary of Themes Appearing in Most Community Publications

- Enhance right-of-way to increase safety, social connections, and physical activity
- Advocate for development in the neighborhoods that promotes
 - Increased employment densities
 - Increased housing supply
 - Increased affordable housing
- Address underused and dilapidated buildings
- Improve public safety experience and perceptions
- Enhance pedestrian, bicycle, and “micro-mode” connections between the neighborhoods
- Connect and activate King Street and Union Stations

Pioneer Square 2020

- Support safety and public civility improvement efforts
- Increase residential development and density in Pioneer Square
- Protect and promote a walkable accessible pedestrian-first environment
- Support existing and emerging economic clusters
- Advocate for the design, improvement, maintenance, and activation of public spaces
- Address vacant, dilapidated, and underused buildings
- Improve Pioneer Square alleys as public spaces
- Implement strategies to improve public safety experience and perceptions
- Facilitate development and adaptive reuse incentives
- Address vacant and blighted buildings
- Manage diminishing street parking, reclaim street parking from government use

Seattle Chinatown International District 2020 Healthy Community Action Plan

- Advocate for public investments to make the neighborhood safer, more connected, and accessible, especially for pedestrians and bicyclists.
- Enhance right-of-way to increase safety, social connections, and physical activity. Implement environmental design improvements, including street and sidewalk improvements that are healthful, biophilic and regenerative.
- Prevent displacement and disruption of social, financial, educational, and health support networks. Advocate for policies and implement programs to increase the pace of affordable housing development, especially for very low-income residents and the working poor, to ensure that housing is available and affordable for all segments of the market.

- Increase physical and social activity. Decrease sedentary behaviors and chronic stress by advocating for investment in safer and cleaner public spaces; facilitating culturally- and linguistically-responsive community engagement and education; and providing affordable and culturally- relevant opportunities for physical and social activity
- Influence public health, health care, and environmental decision-making. Build a body of evidence around neighborhood environmental quality and access to open space by supporting and participating in community-led research

Chinatown International District Public Safety Task Force Report

- Develop a comprehensive framework and implementation plan for City investment in long-term preservation and development of the C-ID as a culturally-diverse, historically- significant area of Seattle
- Install effective lighting throughout the area, especially in dark and crime-prone pockets

South Downtown Executive Recommendations

- Support the emergence of a significant residential community in Pioneer Square particularly for market rate and affordable workforce housing
- Encourage employment density near the transit hub of King Street Station
- Enhance the pedestrian environment
 - Designate certain streets outside the retail core as “pedestrian” to ensure a pedestrian-oriented street.
 - Continue to require pedestrian-oriented street level uses in the C-ID retail core

South Jackson Street Connections Final Report

- Enhance right-of-way to increase safety, social connections, and physical activity
- Implement environmental design improvements, including street and sidewalk improvements that are healthful, biophilic and regenerative
- Maximize pedestrian space to the extent possible and improve the quality of the pedestrian experience in this critical multi-modal hub
- Highlight the station architecture by considering view angles and tree locations
- Use art to visually connect the plazas and pedestrian spaces, and to connect to the history, culture and land

Parks and Open Spaces Plan

- Provide urban trails, “green streets,” and boulevards in public rights-of-way as recreation and transportation options and as ways to connect open

spaces and parks to each other, to urban centers and villages, and to the regional open space system

Seattle 2035 Comprehensive Plan

- Use regulations in the Land Use Code and other measures to encourage public and private development that contributes positively to the Downtown physical environment by:
 1. enhancing the relationship of Downtown to its spectacular setting of water, hills, and mountains;
 2. preserving important public views;
 3. ensuring light and air at street-level and in public parks;
 4. establishing a high-quality pedestrian-oriented street environment;
 5. reinforcing the vitality and special character of Downtown's many parts;
 6. creating new Downtown parks and open spaces at strategic locations;
 7. preserving Downtown's important historic buildings to provide a tangible link to the past;
 8. adequately mitigating impacts of more intensive redevelopment on the quality of the physical environment.
- Recognize the critical role that high-capacity transit corridors play, including the transit tunnel, in supporting the distribution of development density and the movement of goods and people within and through Downtown. Seek to improve the system, through actions by the City, with Sound Transit and King County Metro Transit, and other transit agencies that:
 1. provide capacity to meet forecast transit growth;
 2. reduce travel time by transit;
 3. reduce transit rider crowding on sidewalks;
 4. reduce diesel bus noise and odor; and
 5. provide an attractive and pleasant street environment for the pedestrian and transit rider.
- Improve and expand the street-level elements of the regional transit system to provide the primary mode of vehicular travel among Downtown activities. Integrate the system with the transit tunnel, the pedestrian circulation network, peripheral parking facilities, and other modes of travel to Downtown including the ferry system, intercity bus, and intercity rail.
- Target Jackson Street, Dearborn Street, and Fifth Avenue for pedestrian improvements
- Create accessible neighborhoods, with access within and to the neighborhoods, for all transportation modes, while encouraging less dependence on cars and greater use of transit, bikes, and walking
- Work with Metro and Sound Transit to find ways to maximize service to residents, customers, and employees in the neighborhood

- Maintain areas adjacent to the office core for additional concentrations of office development, along with a mix of other uses, to accommodate office expansion and provide a transition with less intensive development in adjacent areas like Pioneer Square and the C-ID
- Encourage development accommodating a mix of people from all income, age, and social groups; and providing for needed human services within the limits of a neighborhood's capacity to support them
- Promote development consistent with the Seattle 2035 Comprehensive Plan. Consider the impact on economic development in the planning of major public projects and consider public actions to facilitate private development. Where possible, encourage private sector cooperation in implementing actions such as training and employment for target population groups

Stadium District Concept Plan

- Focus on development that supports 1st Avenue as a cultural and entertainment corridor
- Lid train tracks to preserve visual continuity
- Improve accessibility, transportation options, and parking
- Capitalize on connections between the stadiums
- Expand the public realm to create terraces, plazas, and extended zones for furniture, dining, and pedestrian activity
- Create a vibrant pedestrian environment accommodating events, staging, resident parking access, service and emergency vehicles
- Develop pedestrian ways and active spaces between buildings within the District. Locate these as part of a comprehensive pedestrian network connecting significant gateways, thresholds, and open spaces around the stadiums to the waterfront, destination parks, public transportation and housing.

Little Saigon, Japantown, and C-ID Vision 2030

- Rehabilitate vacant buildings
- Increase the availability of housing choices for a range of incomes, provide diversity of housing types, increase homeownership and families living in neighborhoods, and minimize displacement of existing residents)
- Maintain the presence of a variety of local, independently-owned, and primarily Asian-owned small businesses and create a culture that is inviting to new businesses.
- Create additional open space, especially in Little Saigon.
- Enhance public spaces, including pedestrian-friendly, well-lit, and safe streets; clean, safe alleyways that are active and usable; and safe, comfortable parks with flexibility to provide for a variety of community gatherings.

Attachment D
Community Workshop Materials

West Seattle and Ballard Link Extensions

COMMUNITY PRIORITIES WORKSHOP - AGENDA

Monday, June 24, 1 pm to 3 pm
Hing Hay Coworks, 409B Maynard Ave S

WORKSHOP OBJECTIVES

1. Confirm community priorities where each of our organizations intersect.
2. Identify a shared vision for the neighborhoods.
3. Identify priorities that could be in conflict and develop a framework for addressing these differences productively.

AGENDA

Time	Agenda Item and Objective
1 pm	<i>Welcome, introductions, workshop objectives, and review agenda</i>
1:10 pm	<i>Confirm community priorities where our organizations/stakeholder groups intersect</i> Objective: Build on past collaboration to identify 5-7 priorities where our organizations/stakeholder groups intersect.
1:40 pm	<i>Discuss/refine/validate shared vision</i> Objective: identify shared vision that can serve as our anchor for all future discussions and decisions around project designs and mitigation. If that is not possible at this time, identify where there are lingering issues to address.
2:00 pm	<i>Scenarios</i> Objective: use real or potential scenarios as a way to: <ul style="list-style-type: none">• Identify situations where community priorities may be at odds.• Identify situations where a community priority may be at odds with a stakeholder organization's other priorities.• Validate or reconsider our community priorities as needed.
2:55 pm	<i>Next steps</i> Objective: clarify what will be done with the information that came out of today's workshop.

West Seattle and Ballard Link Extensions

COMMON THEMES, COMMUNITY PRIORITIES, AND ISSUES/TRADEOFFS (DRAFT)

The following table outlines key themes that appeared in existing plans and studies for Pioneer Square and the Chinatown-International District. It maps each key theme to potential community priorities that underly the key theme. For example, “Address underused and dilapidated buildings”—a common theme in several of the plans and studies—may signal a community priority to retain the historic and cultural character of PSQ and the CID. In other words, if retaining the historic and cultural character of the two neighborhoods was not a priority, it may be cheaper and more expedient just to tear down the buildings and build new ones.

This matrix also identifies potential issues/tradeoffs that may put some priorities in conflict with each other.

Please review this draft in advance of our workshop on 6/24 and be prepared to discuss potential additions and changes to this matrix.

Common Themes ¹	Potential Community Priorities	Issues and Tradeoffs
Enhance public spaces to improve safety, social connections, and physical activity	<ul style="list-style-type: none"> Public health and well-being Public safety 	<ul style="list-style-type: none"> Costs Competition for public funding sources
Increase affordable housing supply	<ul style="list-style-type: none"> Minimize displacement and disruption for people already living in CID and PSQ 	<ul style="list-style-type: none"> Property owners may be at odds with this priority because it does not necessarily maximize their property values
Address underused and dilapidated buildings	<ul style="list-style-type: none"> Minimize displacement and disruption for people already living in CID and PSQ Retain historic and cultural character of CID and PSQ 	<ul style="list-style-type: none"> Property owners may be at odds with this priority because it does not necessarily maximize their property values
Improve public safety—both experience and perceptions	<ul style="list-style-type: none"> Public safety 	<ul style="list-style-type: none"> Displacement of homeless populations Effects of increasing police presence on populations with whom there have been historic tensions with police Long construction durations could adversely impact public safety
Enhance pedestrian, bicycle, and “micro-mode” connections between the neighborhoods	<ul style="list-style-type: none"> Mobility and connectivity Public health and well being 	<ul style="list-style-type: none"> Parking, access for cars Access for trucks, deliveries to local businesses

¹ “Common Themes” are themes that showed up in three or more plans or studies.

Other Themes ²	Potential Community Priorities	Issues and Tradeoffs
Encourage development and re-development that increases employment density, housing supply, and affordable housing supply	<ul style="list-style-type: none"> • Economic diversity • Economic development/vitality 	<ul style="list-style-type: none"> • Long construction durations could adversely impact connections in the short term • Concerns about gentrification, overcrowding, newcomers overwhelming or appropriating the existing community's culture
Connect and activate King Street and Union Stations	<ul style="list-style-type: none"> • Mobility and connectivity • Community vitality and sustainability • Retain historic and cultural character of CID and PSQ • Economic development/vitality 	<ul style="list-style-type: none"> • Costs • Competition for public funding sources • Impacts of long construction durations on existing residents and businesses
Improve the transit system—both below ground and surface-level—to become the primary mode of vehicular travel among Downtown activities	<ul style="list-style-type: none"> • Mobility and connectivity 	<ul style="list-style-type: none"> • Effects of constructing transit system improvements on public safety, bicycle/pedestrian connectivity, affordable housing, locally-owned businesses, etc. • Long-term operational effects of transit system improvements on availability of affordable housing, community services that support low- and moderate-income residents

² “Other Themes” are themes that showed up in two plans or studies.

West Seattle and Ballard Link Extensions

COMMUNITY PRIORITIES WORKSHOP – REVISED DRAFT VISION STATEMENT (updated 6/27/2019)

The following DRAFT vision statements are based on an inventory of vision and mission statements for existing community-based organizations within Pioneer Square and the Chinatown-International District and key themes from a review of existing plans and studies for both neighborhoods.

Our collective vision for Pioneer Square and Chinatown-International District:

We envision two healthy, safe, and connected neighborhoods where current and future businesses, residents, nonprofits, cultures, and histories survive and thrive. We envision two neighborhoods that attract, inspire, and remain significant to communities throughout Seattle and across the region.

APPENDIX: SUMMARY OF INVENTORY OF VISION AND MISSION STATEMENTS

Word	Alliance for Pioneer Square vision/mission statement	Historic South Downtown vision/mission statement	InterIM CDA vision/mission statement	SCIDPDA vision/mission statement	CIDBIA	Total
Preserve	x	x		x		3/4
Promote	x			x	x	2/4
Cultural identity		x		x	x	2/4
Safety		x		x	x	2/4
Economic health				x		1/4
Health		x			x	1/4
Social justice and equity			x			1/4

*Note: Wing Luke does not include anything in the vision statement that speaks specifically to the CID, but it can be reasonably inferred from its mission and physical location in the CID that cultural identity is a priority.

**Note: Similarly, Uwajimaya does not speak specifically about the surrounding community in its vision, mission, and values statements, but it does call out commitment to cultural sustainability: *As an iconic, family owned business with deep roots in the Northwest's Asian American community, we have a strong commitment to cultural sustainability and cross-cultural understanding across the Asian community and the community at large.*

West Seattle and Ballard Link Extensions

COMMUNITY PRIORITIES WORKSHOP – SCENARIOS

SCENARIO 1

Sound Transit is considering two alternatives for locating the new station: under 5th Avenue or under 4th Avenue. According to the level 3 analysis of alternatives:

- The 4th Avenue alternative is expected to create better opportunities for “equitable development that would accommodate future residential and employment growth based on station location and configuration” [Sound Transit’s words].
- The two alternatives have roughly the same types of construction impacts (noise, dust, construction traffic, impacts to parking, etc.), but it will take longer to construct 4th Avenue alternative.
- The 5th Avenue alternative could result in more residential and business displacements.
- The 4th Avenue alternative is expected to create more traffic congestion on other streets in the CID and PSQ.
- The 4th Avenue alternative is more prone to schedule delays.

For the purpose of this discussion, it is not necessary to consider whether the station is deep or shallow.

SCENARIO 2

Sound Transit is deciding whether the new station should be a deep mined station or a cut-and-cover station. According to the level 3 analysis of alternatives:

- Because its depth will be shallower than the deep mined station, the cut-and-cover station is expected to have more convenient passenger transfers to the existing Link station in the Chinatown-International District.
- The cut-and-cover station is expected to have greater construction and traffic impacts and residential and business displacements than the deep mined station.

SCENARIO 3

This group may ask Sound Transit to support early the pedestrian improvements in the Jackson Hub Concept Plan. Specifically, this would mean asking Sound Transit to prioritize designs that support accessible and pedestrian-oriented connections to Union Station and building a partial lid over the BNSF train tracks.

Potential outcomes (benefits and adverse impacts) include:

- Better and more welcoming connections between Pioneer Square and the Chinatown-International District in the long term.
- A foundation for expansion of the Jackson Hub as a transit hub for Seattle.
- Longer durations of construction impacts.
- Traffic disruptions along 4th Avenue that could result in increased diversion through adjacent neighborhoods; traffic disruptions could also drive visitors away from neighborhoods.
- Additional residential and small business displacements.

SCENARIO 4

This group may advocate to Sound Transit to support activation of Union Station. Specifically, this would mean asking Sound Transit to prioritize designs that create faster and easier passenger connections between the new light rail station and Union Station. Potential outcomes (benefits and adverse impacts) include:

- Increased access to development and retail opportunities in the long term.
- Increased pedestrian and tourism activity/volumes in Union Station in the long term.
- Longer durations of construction impacts.
- Additional residential and small business displacements.