



NOTICE OF PUBLIC HEARING

Housing Action Plan Implementation Code Amendments

Federal Way File Numbers: 23-100407-UP, 23-100431-SE

Notice is hereby given that the City of Federal Way City Council will hold a public hearing at **6:30pm on April 18, 2023**, in the Federal Way City Council Chambers (33325 - 8th Avenue South, Federal Way, WA 98003) for the following proposed non-project action:

Name: Various amendments to Federal Way Revised Code (FWRC), Title 19 (Zoning & Development Code) aimed at increasing housing production in the CC-C, CC-F, and BC zones.

Description: The proposed code amendments are responsive to recommendations made by Heartland, LLC in an attempt to improve the production of housing units within the City. The proposed code amendments include: reducing ground floor retail requirements (FWRC 19.220, 19.225, and 19.230); improving school impact fee predictability (FWRC 19.95); improving the economics of the inclusionary requirements (FWRC 19.110); and, removing restrictions on building form (FWRC 19.220, 19.225, and 19.230).

Applicant: City of Federal Way

Location: City Center Core, City Center Frame, and Community Business zones

Existing Environmental Documents: Determination of Nonsignificance (DNS) pursuant to the State Environmental Policy Act (SEPA) for the proposal was issued on February 17, 2023. The City received no public comments.

Any person may participate in the public hearing by submitting written comments to the City Council either by delivering written comments to the City Clerk before the hearing, or by appearing at the hearing and presenting public testimony in person, or through a representative.

The official file is available for review during working hours in the Department of Community Development (33325 8th Avenue South, Federal Way, WA 98003). The staff report will be available for review one week before the hearing on the website and upon request.

Questions regarding this proposal should be directed to Community Development Director at 253-835-2612, or keith.niven@cityoffederalway.com.

Published in the *Federal Way Mirror* on March 31, 2023.