

Tideflats Interim Regulations Proposed Extension

City of Tacoma | Planning and Development Services

**City Council Public Hearing
October 23, 2018**



OVERVIEW



- Initiated by Council Resolution in May, 2017
- Tideflats Interim Regulations adopted on November 21, 2017
- Established for an initial 1-year period
- Proposed 6-month extension under consideration



INTERIM REGULATIONS



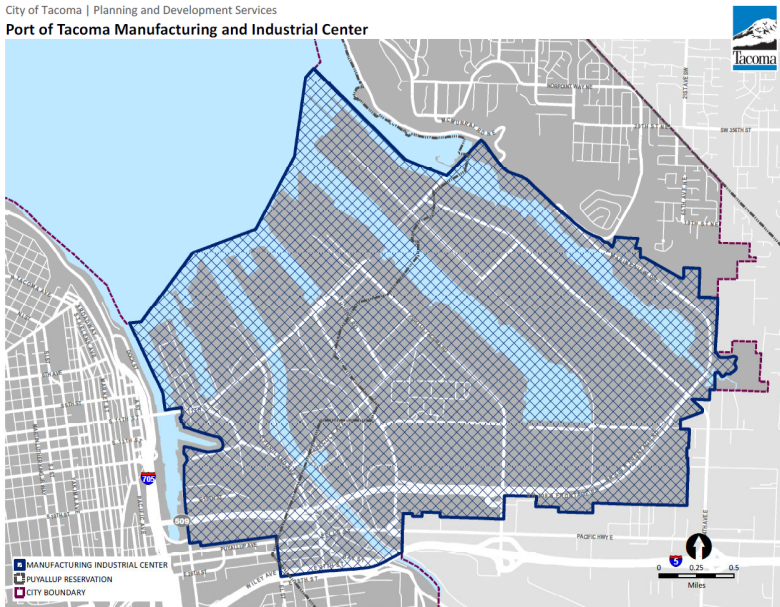
- Expand notification for significant heavy industrial projects
- Pause certain new non-industrial uses in the Tideflats
- Pause significant new residential development on the slopes above Marine View Drive
- Pause certain new heavy industrial uses

AREA OF APPLICABILITY



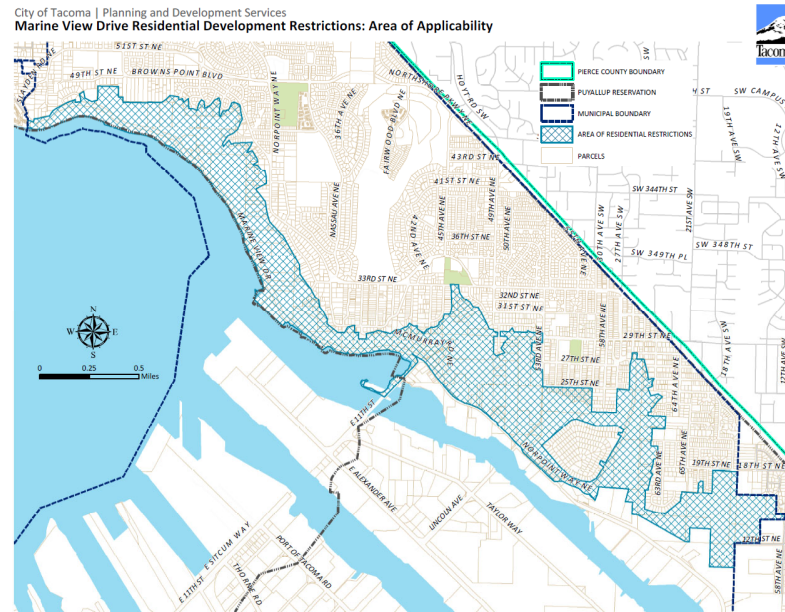
- Non-Industrial Uses

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Port of Tacoma Manufacturing and Industrial Center



- Residential Encroachment

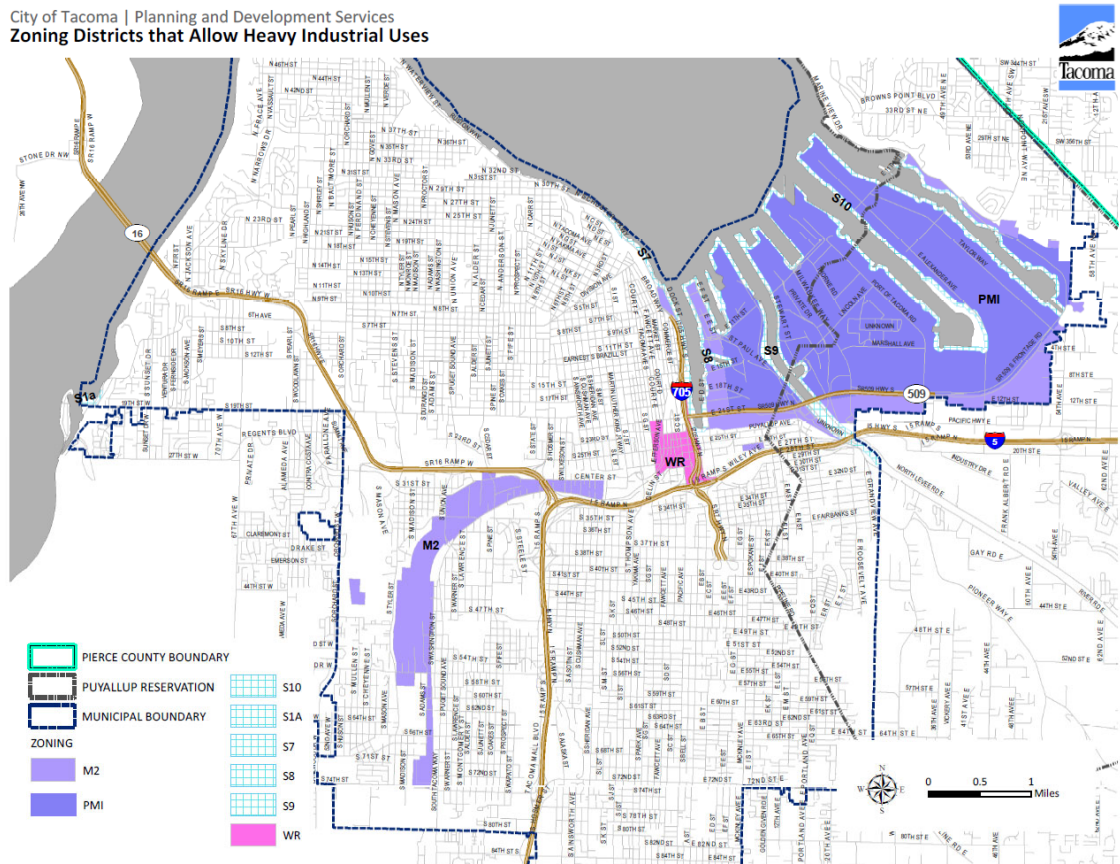
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Marine View Drive Residential Development Restrictions: Area of Applicability





APPLICABILITY

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 Zoning Districts that Allow Heavy Industrial Uses

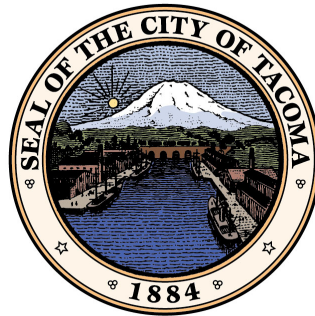


- Expanded Notice
- Heavy Industrial Use Restrictions

NEXT STEPS



- October 30 –
 - Study Session to review public testimony
 - First Reading of Ordinance
- November 6 – Final Reading of Ordinance
- December 2 – Current Interim Regulations Expire



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