



TO: Hyun Kim, City Manager
FROM: Council Member Jamika Scott; Christina Caan, Policy Analyst
COPY: Economic Development Committee; Anna Le, Management Fellow;
Tanja Carter, Director, Community and Economic Development
PRESENTER: Council Member Jamika Scott
SUBJECT: Draft policy presentation
DATE: March 24, 2026

PRESENTATION TYPE
Request for Resolution

SUMMARY

Council Member Jamika Scott is presenting a draft Council Consideration Request (CCR) for discussion with the Economic Development Committee. This CCR would advance a resolution affirming the potential for high-investment corridors to serve as drivers of economic growth and development; recognizing the importance of improving community safety along high-investment corridors that are at risk of decline; and directing the City Manager to prioritize these locations for quick impact projects aimed at increasing community engagement using existing resources.

BACKGROUND

In the past decade, Tacoma has attracted some robust investments in new transit, housing, infrastructure, and businesses. These investments are often clustered together along discrete corridors that span two to five blocks, and these types of corridors have potential to help drive additional growth and development in the surrounding area.

However, despite high levels of investment, some of these corridors have community safety concerns that are leading to low community engagement, which is in turn creating financial strain for businesses and causing vacant properties to struggle to quickly attract new leases. If such trends continue, Tacoma's ability to harness high-investment corridors to help drive economic growth and development will become more difficult, leaving some areas that have been targeted for costly investments at risk of stagnation or decline.

- The three-block corridor on Martin Luther King (MLK) Street, from 9th Street to Earnest Brazil Street, is an example of a high-investment corridor at risk of decline. This location received several high-profile and costly investments in recent years, including the installation of Sound Transit's Link Light Rail. In addition, new and potentially popular businesses have opened, as well as multiple new large apartment buildings. New public art is also being featured along this corridor.
- Despite multiple public and private investments, the MLK corridor is struggling to attract broad community engagement and there is low daily foot traffic despite being within walking distance of numerous office buildings and large medical facilities and having easy transit access, as well as relatively ample parking. The lack of community engagement is largely a product of the perceived lack of safety on the corridor that stems not just from crime in the broader area, but also from the visible graffiti and litter, extensive dog waste on sidewalks, overgrown landscaping, storefronts that are boarded up, poisonous rat traps proliferating by store entry



points, a large parking lot that is often unused and dimly lit, and many other environmental issues that diminish community perceptions of safety.

ISSUE

This resolution would affirm the potential for high-investment corridors to serve as drivers of economic growth and development; recognize the importance of improving community safety along high-investment corridors that are at risk of decline; and direct the City Manager to prioritize these locations for quick impact projects aimed at increasing community engagement using existing resources.

- **High-investment corridors** should be defined as an area that includes two to five contiguous blocks located in mixed use centers. Such an area must have recent large-scale public or private investment aimed at enhancing infrastructure, transit, and/or housing, as well as signs of new business activity.
- **Community safety** is more than just the absence of crime, according to the City's new Community Safety Action Strategy.¹ Community perceptions of safety are also shaped by issues such as the presence of litter, trash, and graffiti or whether there is sufficient street lighting, well maintained landscaping, and facilities that appear welcoming. The City's broad understanding of community safety suggests that the toolbox for enhancing community safety expands far beyond policing and includes a potential wide variety of services and resources.
- **High-investment corridors** at risk of decline should be defined as showing at least initial impacts from community safety concerns, such as: popular businesses that are closing or on the verge of closing due to low community engagement and high safety costs; vacant properties that face delays in quickly securing new leases; persistent low occupancy rates for new housing; and low daily foot traffic. Such corridors are also likely to be struggling to spark and spread economic development outward.
- **Quick impact projects** should take no more than 90 days and rely on existing services and resources that are targeted toward enhancing community safety. High-investment corridors at risk of decline in City Council Districts that did not participate in the Neighborhood Planning Process and/or Participatory Budgeting should be ranked first for quick impact projects.

ALTERNATIVES

The City Council could choose not to deploy quick impact projects aimed at addressing community safety concerns on high-investment corridors at risk of decline. While some services and resources are likely to still be provided to these areas, the lack of a targeted and prioritized focus could result in a further decline of community engagement with high-investments corridors, leaving new and costly infrastructure, transit, businesses, and/or housing investments struggling to drive robust economic growth and development.

Alternatively, the City Council could instead choose to provide new funding to support the vitality of high-investment corridors. While such an action could improve community safety in a more rapid and potentially sustainable manner, the City is currently facing a significant budget deficit, suggesting that new funding would result in the reduction of other vital services and resources.

¹ [Community Safety Action Strategy | City of Tacoma](#)



FISCAL IMPACT

Existing staff and resources should be utilized for quick impact community safety improvements.

RECOMMENDATION

Council Member Jamika Scott recommends advancing this CCR to the full City Council for consideration.

ATTACHMENTS

- Draft Council Consideration Request for EDC review



**CITY OF TACOMA, WASHINGTON
OFFICE OF THE CITY COUNCIL
COUNCIL CONSIDERATION REQUEST**

TO: Mayor & City Council

FROM: Council Member Jamika Scott and Christina Caan, Policy Analyst

COPIES TO: Hyun Kim, City Manager; Chris Bacha, City Attorney

SUBJECT: **Resolution affirming the potential for high-investment corridors to serve as drivers of economic growth and development; recognizing the importance of improving community safety along high-investment corridors that are at risk of decline; and directing the City Manager to prioritize these locations for quick impact projects aimed at increasing community engagement using existing resources.**

DATE: March 17, 2026

We ask for your support for a resolution affirming the potential for high-investment corridors to serve as drivers of economic growth and development; recognizing the importance of improving community safety along high-investment corridors that are at risk of decline; and directing the City Manager to prioritize these locations for quick impact projects aimed at increasing community engagement using existing resources.

LEGISLATIVE INTENT

Background: In the past decade, Tacoma has attracted some robust investments in new transit, housing, infrastructure, and businesses. These investments are often clustered together along discrete corridors that span two to five blocks, and these types of corridors have potential to help drive additional growth and development in the surrounding area. However, despite high levels of investment, some of these corridors have community safety concerns that are leading to low community engagement, which is in turn creating financial strain for businesses and causing vacant properties to struggle to quickly attract new leases. If such trends continue, Tacoma’s ability to harness high-investment corridors to help drive economic growth and development will become more difficult, leaving some areas that have been targeted for costly investments at risk of stagnation or decline.

- The three block corridor on Martin Luther King (MLK) Street, from 9th Street to Earnest Brazil Street, is an example of a high-investment corridor at risk of decline. This location received several high-profile and costly investments in recent years, including the installation of Sound Transit’s Link Light Rail. In addition, new and potentially popular businesses have opened, as well as multiple new large apartment buildings. New public art is also being featured along this corridor.
- Despite multiple public and private investments, the MLK corridor is struggling to attract broad community engagement and there is low daily foot traffic despite being within walking distance of numerous office buildings and large medical facilities and having easy transit access, as well as ample parking. The lack of community engagement is largely a product of

DRAFT FOR EDC REVIEW

the perceived lack of safety on the corridor that stems not just from crime in the broader area, but also from the visible graffiti and litter, extensive dog waste on sidewalks, overgrown landscaping, storefronts that are boarded up, poisonous rat traps proliferating by store entry points, a large parking lot that is often unused and dimly lit, and many other environmental issues that diminish community perceptions of safety.

Resolution: This resolution would affirm the potential for high-investment corridors to serve as drivers of economic growth and development; recognize the importance of improving community safety along high-investment corridors that are at risk of decline; and direct the City Manager to prioritize these locations for quick impact projects aimed at increasing community engagement using existing resources.

- **High-investment corridors** should be defined as an area that includes two to five contiguous blocks located in mixed use centers. Such an area must have recent large-scale public or private investment aimed at enhancing infrastructure, transit, and/or housing, as well as signs of new business activity.
- **Community safety** is more than just the absence of crime, according to the City's new Community Safety Action Strategy.¹ Community perceptions of safety are also shaped by issues such as the presence of litter, trash, and graffiti or whether there is sufficient street lighting, well maintained landscaping, and facilities that appear welcoming. The City's broad understanding of community safety suggests that the toolbox for enhancing community safety expands far beyond policing and includes a potential wide variety of services and resources.
- **High-investment corridors at risk of decline** should be defined as showing at least initial impacts from community safety concerns, such as: popular businesses that are closing or on the verge of closing due to low community engagement and high safety costs; vacant properties that face delays in quickly securing new leases; persistent low occupancy rates for new housing; and low daily foot traffic. Such corridors are also likely to be struggling to spark and spread economic development outward.
- **Quick impact projects** should take no more than 90 days and rely on existing services and resources that are targeted toward enhancing community safety. High-investment corridors at risk of decline in City Council Districts that did not participate in the Neighborhood Planning Process and/or Participatory Budgeting should be ranked first for quick impact projects.

DESIRED RESOLUTION DATE: TBD

COMMUNITY ENGAGEMENT

Council Member Jamika Scott has heard from community members who do not visit the MLK corridor with their families and several local business owners who are struggling to keep customers due to a perception of unsafe conditions. Council Member Scott has also spoken with the managers of new apartment buildings both on the corridor and adjacent to it about the challenges they are experiencing finding renters for brand new commercial space and housing units.

¹ [Community Safety Action Strategy | City of Tacoma](#)

2025 STRATEGIC PRIORITIES

Equity and Accessibility: Community safety concerns tend to be more prevalent in low equity areas. While investment can help drive economic growth in low equity areas, a perception that these areas are unsafe will make it more difficult for investments to drive additional growth. High-investment corridors in high opportunity areas, such as the Proctor corridor from N 28th Street to N 24th Street along N Proctor Street, have lower community safety concerns and have proven to be capable of attracting robust new development, popular new businesses, and filling new leases for housing and business properties relatively quickly.

Economy/Workforce: *Equity Index Score:* Moderate Opportunity
Increase positive public perception related to the Tacoma economy.

Civic Engagement: *Equity Index Score:* Moderate Opportunity
Increase the percentage of residents who believe they are able to have a positive impact on the community and express trust in the public institutions in Tacoma.

Livability: *Equity Index Score:* Moderate Opportunity
Increase positive public perception of safety and overall quality of life.

ALTERNATIVES

Alternative	Positive Impacts	Negative Impacts
Do not deploy quick impact projects aimed at addressing community safety concerns on high-investment corridors at risk of decline.	City services and resources continue to be deployed.	Community engagement with high-investments corridors may decrease further, leaving new and costly infrastructure, transit, businesses, and/or housing investments to struggle to become drivers of economic development.
Support the vitality of high-investment corridors with new City funding for services and resources.	High-impact corridors that are facing decline may be able to return to driving economic development in a more rapid and sustainable manner.	The City is in a budget deficit, suggesting that new funding would result in a reduction of other vital services and resources.

EVALUATIONS AND FOLLOW UP

The City Manager should provide City Council with a yearly update that includes any identified high-investment corridors and quick impact projects taken to enhance community safety.

SPONSOR RECOMMENDATION

Sponsors recommend advancing this resolution to a vote of the City Council.

FISCAL IMPACT

Existing staff and resources should be utilized for quick impact community safety improvements.

If you have a question related to the Council contingency fund request, please contact Christina Caan, Policy Analyst, at (253) 219-0679 or ccaan@tacoma.gov.

DRAFT FOR EDC REVIEW

SUBMITTED FOR COUNCIL CONSIDERATION BY: _____
Council Member Jamika Scott

SUPPORTING COUNCIL MEMBERS SIGNATURES

- 1. _____ POS# _____
- 2. _____ POS# _____
- 3. _____ POS# _____

Mayor Initials: _____