**A Roadmap   
to Equitable Community Development**

August 2, 2021

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# Introduction

This document, *A Roadmap to Equity Community Development*, is a product of the Capitol Hill Ecodistrict in fulfillment of its requirements for certification by EcoDistricts®. The Capitol Hill EcoDistrict is a program of Community Roots Housing (CRH), which serves as the backbone organization for the Capitol Hill EcoDistrict. The Capitol Hill EcoDistrict has no legal entity status separate from CRH.

Community Roots Housing is a public corporation organized pursuant to RCW 35.21.660 and 35.21.730-755 and Seattle Municipal Code Ch. 3.110. As such, it is a political subdivision of the State with an area of operation focused on the Capitol Hill community in the City of Seattle ([Capitol Hill Housing Improvement Program Charter](http://clerk.seattle.gov/search/results?s1=&l=200&Sect1=IMAGE&Sect2=THESON&Sect3=PLURON&Sect4=AND&Sect5=LEGI2&Sect6=HITOFF&d=LEGC&p=1&u=%2Fsearch%2Fcombined&r=37&f=G&s7=%22CAPITOL-HILL%22%5BINDX%5D)).

This roadmap was approved and adopted on **January 15, 2021**, by the Capitol Hill EcoDistrict Steering Committee (Steering Committee) during a scheduled monthly convening.The Steering Committee is authorized by the Community Roots Housing Board of Directors. The Steering Committee was created for the purpose of guiding and advising the Capitol Hill EcoDistrict staff and shall limit its activities to advising on matters that directly concern the Capitol Hill EcoDistrict project. It does not have fiscal oversight responsibility. The specific functions of the Steering Committee include:

* Representing diverse community interests in shaping and updating the vision, goals and projects of the Capitol Hill EcoDistrict and tracking progress toward achieving its goals.
* Providing technical advice and/or assistance for the development and implementation of Capitol Hill EcoDistrict programs and/or projects.
* Assisting Community Roots Housing staff in organizing task groups and subcommittees for focused work to develop and implement Capitol Hill EcoDistrict initiatives.
* Participating in recruiting and affirming new members of the Steering Committee.

## Principal Authors

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## Adoption Narrative

The Capitol Hill EcoDistrict (CHED) moved through the certification process with leadership from volunteer Steering Committee members. This effort proved challenging when, upon completing the Imperative Commitments and Declaration of Collaboration, the department experienced its first leadership transition. Upon restaffing the department, progress was again interrupted by COVID-19 and the creation of the Capitol Hill Organized Protest (CHOP) at the central park within the District. Engagement with community members and with the Steering Committee was conducted virtually starting in March of 2020. Still, the Capitol Hill EcoDistrict persisted in driving the work of creating this roadmap. The Steering Committee represents community members and many different organizations and agencies operating within the District, allowing for engagement to continue within the committee in service of establishing this roadmap. This process would not have been possible without the dedication of the Certification Working Group and their willingness to engage with key members of the community and partner organizations.

In addition to the close work and analysis with our Steering Committee members, Certification Committee members and EcoDistrict Staff, the Imperative Commitments, Declaration of Collaboration, and Roadmap were supported with outreach to the following groups:

**Pike Pine Urban Neighborhood Council (PPUNC)**: A land-use review volunteer group that examines and assesses development projects in the Capitol Hill neighborhood. They conduct open meetings and offer explanations of architectural terms to novices.

**Central Seattle Greenways (CSG)**: A grassroots organization dedicated to opening streets and supporting the prioritization of pedestrians and cyclists over automobiles. CSG are also advocates for diversifying the landscape of users by minimizing bicycle laws, reducing jaywalking tickets and inviting Black, Indigionous, and other people of color (BIPOC) community members to events.

**Capitol Hill Arts District (CHAD)**: Focused on placemaking and cultural preservation, the CHAD works tirelessly to counter displacement in the neighborhood, particularly regarding the arts community, long known for contributing to the vibrancy of neighborhoods. CHAD is currently supporting the creation of a Curatorial Committee, which will offer guidance informing placement of a diverse collection of art placed in tandem with CHED’s Public Life Plan.

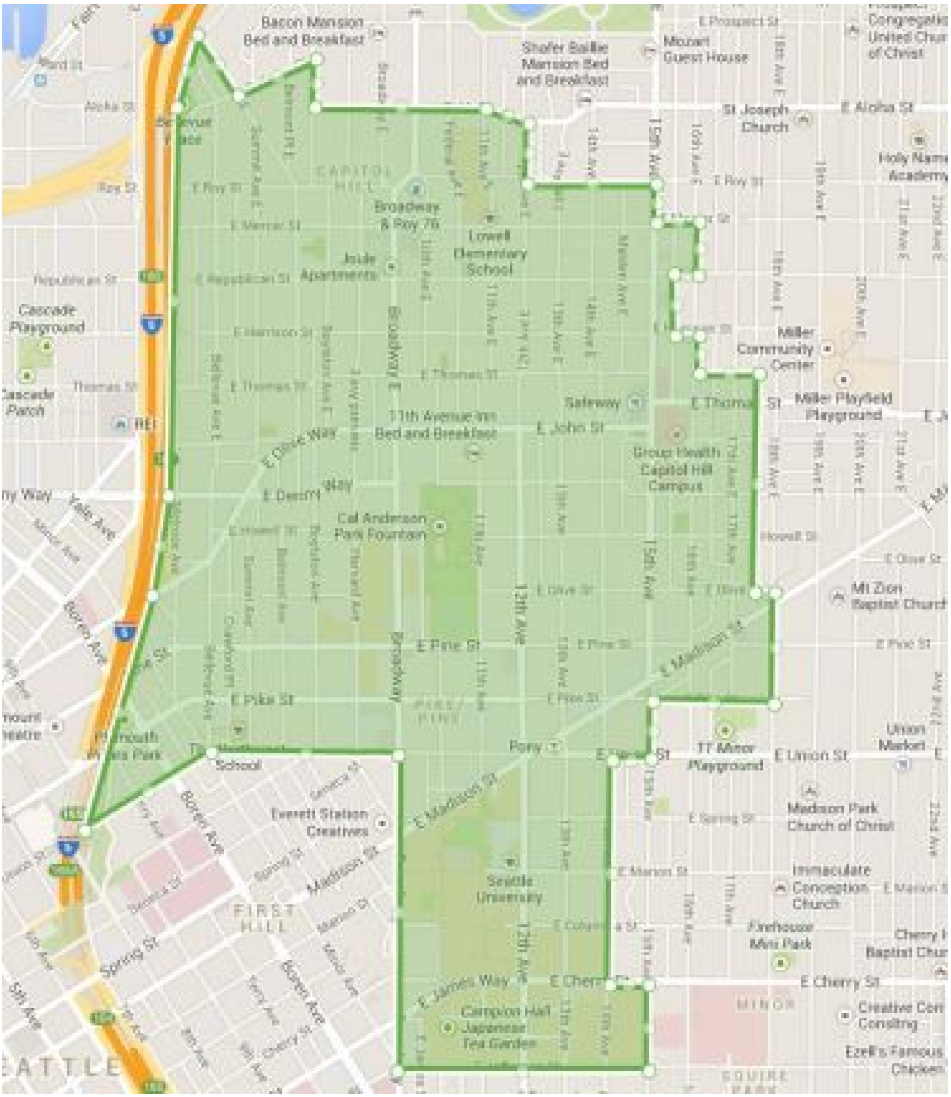
**Cal Anderson Park Alliance (CAPA)**: CAPA is committed to an inclusive and welcoming park, aware of the growing number of unhoused individuals, the human service needs of its community and maintaining a pesticide-free park. CHED posts two active members on CAPA.

**Black Lives Memorial Garden (BLM Garden)**: With a commitment to preserve and honor the BLM Garden created during the CHOP, the creator of the BLM Garden has been working with the City, Parks, CAPA and several community members to build the garden into a permanent structure in Cal Anderson Park. CHED advocates for the preservation of this garden in Cal Anderson Park.

**Community Roots Housing (CRH) Resident Services**: The Resident Services department was formed to help connect CRH residents with community resources, meet their personal goals, and support community building.

# District Boundary

The boundary of the Capitol Hill EcoDistrict begins at Interstate-5 to the west and extends eastward to 18th Avenue East. Its northern bound is East Aloha Street, and its southern bound is East Union Street with an addition running from Broadway to the west, 15th Avenue to the east, and East Jefferson Street to the south. This area also corresponds to the campus of Seattle University.





# Priority-based Asset Map

The priority-based asset map found in *Appendix A* shows community assets ranging from parks and schools to transportation infrastructure and arts programming. Many correspond to more than one priority area. This asset map is meant to be a comprehensive assessment of the strengths and tools supporting the community within the Capitol Hill EcoDistrict. Many assets are referenced within the various priority areas that follow as contributing to initiatives in service of the mission of the Capitol Hill EcoDistrict.

# Consensus of Local Plans

## Place

* [**Capitol Hill Neighborhood Design Guidelines**](https://www.seattle.gov/Documents/Departments/OPCD/OngoingInitiatives/CapitolHillDesignGuidelines/2019.04CapitolHill_DG.pdf)(adopted 2005) are a framework that works in tandem with Seattle Design Guidelines to define qualities of architecture, urban design, and outdoor space that contribute to the personality and desired character of Capitol Hill as known to its residents.
* [**Capitol Hill 2020: A Vision for Capitol Hill’s Economic Direction**](https://www.seattle.gov/Documents/Departments/economicDevelopment/OISI/Action%20Plans/Capitol%20Hill%202020.pdf)is a document outlining an economic direction for the Capitol Hill neighborhood which seeks to preserve the progressive nature of Capitol Hill while the neighborhood experiences continued growth.
* **Cal Anderson Park Master Plan** (adopted July 1998) was formerly called the Lincoln Reservoir Park Master Plan. This document planned for the creation of a community park over the subsurface tanks of a lidded drinking water reservoir, one of six in Seattle. The file is available upon request.
* [**Pike-Pine Conservation District**](https://www.seattle.gov/opcd/ongoing-initiatives/pike-pine-conservation-district) is an area along the Pike/Pine corridor with historic and unique character which is actively maintained through use of the Pike/Pine Neighborhood Design Guidelines.
* [**Mandatory Housing Affordability**](http://www.seattle.gov/hala) (MHA) (adopted March 2019) is a policy paired with a suite of zoning changes that are being implemented citywide as part of Seattle’s Housing Affordability and Livability Agenda (HALA) that has a goal to create 50,000 homes by 2025, including 20,000 affordable homes.

## Prosperity

* [**The Broadway Business Improvement Area (BIA)**](https://www.broadwaybia.org/) was established by city ordinance in 1986 and expanded in 2014 to create commercial corridors that pay into a fund to collectively address the street-level issues of cleanliness and safety and to promote the community through events and marketing.
* [**The Capitol Hill Business Alliance**](https://www.thegsba.org/chba) **(CHBA)**, (established 2019) was founded by the Greater Seattle Business Association (GSBA) and is the neighborhood’s chamber of commerce, dedicated to ensuring a healthy, vibrant, and diverse neighborhood business community for all. The CHBA provides business development, engagement, and advocacy for Capitol Hill businesses and nonprofits committed to collective economic vitality. Capitol Hill has the highest concentration of small businesses in Washington State. The neighborhood is one of the city’s most economically and culturally important business districts, and Seattle's historic epicenter for LGBTQ businesses and residential communities.
* [**The Only in Seattle Initiative**](http://www.seattle.gov/Documents/Departments/economicDevelopment/OISI/2020%20OIS%20Program%20Description.pdf) (established 2013) provides grant funding and staff support to foster inclusive neighborhood business districts that allow small businesses to thrive. Participating districts start by developing a strategic vision, creating an action plan, determining clear outcomes and leads, and getting to work. From business coaching, community festivals, and litter cleanup, to murals, outreach and real estate development, Seattle's business districts have used Only in Seattle to tackle tough issues, attract new investment and care for their communities.
* [**The Community Alignment Initiative**](https://www.seattleschools.org/departments/communitypartnerships/community_alignment_initiative_provider_resources_) is a framework that guides how schools and school-based, licensed child care programs, community learning centers, and school-based health centers work collectively to support the academic pursuits, social and emotional development, and overall well-being of students. Alignment is when schools and school-based programs form an intentional partnership that is mutually supportive and centers students and families. The activities resulting from that partnership should holistically reflect the developmental needs of youth. Effective alignment happens in an equity-rich environment where programs are active partners with the school, families, and community resources.
* [**The Academy for Rising Educators**](https://www.seattleschools.org/departments/HR/careers/academy_for_rising_educators) (established 2018) prepares and helps Seattle Public School (SPS) high school seniors and recent graduates, current SPS staff, and community members earn their teaching certificates. In partnership with Seattle Central College, City University, Seattle Teacher Residency, University of Washington Special Education High Incidence Program, Seattle University, the Department of Education and Early Learning (DEEL), and the City of Seattle, the academy provides candidates’ tuition as well as academic and wrap-around support.
* [**Community Programs at Lowell Elementary School**](https://sps.communitypartnerplatform.org/public/schools/55) (support and reinforce school-day academic instruction within any subject area in alignment with the curriculum and academic goals for students and the district.

## Health and Wellbeing

* [**City of Seattle Equitable Development Initiative and Equitable Development Framework**](https://www.seattle.gov/opcd/ongoing-initiatives/equitable-development-initiative#whatwhy)(established 2016)heavily influence the Capitol Hill EcoDistrict goals for equity. According to the City’s website, “The Equitable Development Framework guides how the City prioritizes its work; shapes its budgets, policies, programs, and investments; and structures the implementation of targeted strategies and equitable development projects by using clear objectives for reducing disparities and achieving equitable outcomes for marginalized populations.” We believe that the path to wellbeing in the neighborhood begins with understanding that all people bring value and promoting an antiracist environment to provide access to resources that have been historically denied to members of our community.
* [**City of Seattle All-Hazards Mitigation Plan**](https://www.seattle.gov/emergency-management/plans/plan-updates-and-revisions/all-hazard-mitigation-plan-update-2020-21) **(HMP)** (adopted 2015) was formally approved by FEMA in February 2016. The Seattle HMP assesses the potential impact of the natural and human-caused hazards to the City of Seattle’s (City’s) communities and provides mitigation goals and strategies to reduce impacts. The Seattle HMP prioritizes the City’s mitigation strategies and includes a comprehensive implementation plan. The overall purpose of the Seattle HMP is to strategically guide actions and investments in such a way as to reduce the impacts of natural and human-caused hazards on human life and property. Increasing the ability of the district to recover from the impacts of disaster is ensuring that the wellbeing of the community is protected. These mitigations also have the potential of increasing the health and aesthetics of the neighborhood.
* [**Unreinforced Masonry (URM) Policy Committee Recommendations -- City of Seattle**](http://www.seattle.gov/sdci/codes/changes-to-code/unreinforced-masonry-buildings) were provided in August 2017 in response to the prevalence of URM buildings in Seattle and the threat of disaster these buildings pose in the event of an earthquake. The City of Seattle’s Department of Construction and Inspections (SDCI) is considering a mandate for all URM to undergo a seismic retrofit to reduce the risk of injury and loss of life in the case of an earthquake. The Capitol Hill neighborhood has a high percentage of historical brick/masonry buildings. Without reinforcement, these buildings create a significant risk to the residents, users of, and passersby given the eventuality of seismic events.
* [**Seattle Police Department (SPD) Safe Place**](https://www.seattle.gov/spd-safe-place) (established 2015) according to the SPD Safe Place website, the mission of the Safe Place program is “to provide the Lesbian, Gay, Bisexual, Transgender, Queer/ Questioning (LGBTQ) community with signage and resources that provide easily accessible safety information.” SPD Safe Place signage is provided to local businesses and community organizations that “work closely with the Seattle Police Department to reduce anti-LGBTQ crimes, reduce LGBTQ student bullying and encourage the reporting of LGBTQ crimes. These are also locations supporting safe and secure places for victims of anti-LGBTQ related crimes and harassment.” This program is particularly important because the Capitol Hill EcoDistrict is a neighborhood that has been associated with the LQBTQ+ community for over 50 years and ensuring that those members of the community are protected remains a fundamental concern for local public safety.

## Connectivity

* [**The Pike Pine Renaissance Plan**](https://www.seattle.gov/designcommission/project-reviews/current-project-reviews/pike-pine-renaissance) aims to provide a safe and vibrant pedestrian experience between the Pike Place Market and the Capitol Hill neighborhood. On May 7, 2020, the concept design was approved. This multi-phased streetscape will focus on street enhancements and opportunities for activation and programming. It also aims to improve east-west connections for pedestrians, cyclists, and vehicles.
* [**Stay Healthy Streets and Blocks**](https://www.seattle.gov/transportation/permits-and-services/permits/stay-healthy-blocks#:~:text=The%20Stay%20Healthy%20Block%20permit,while%20following%20social%20distancing%20guidelines.) (established 2020) have allowed better access to the outdoors for the residents of Seattle during the COVID-19 pandemic by closing certain neighborhood streets to cars. This effort was instituted to combat a need for social distancing while walking, biking and getting out during the pandemic. The goal to have people enjoy spring weather during a challenging crisis was readily observed. Temporary closures can, of course, influence support for permanent street closures, traffic calming and pedestrian prioritization, creating greater connectivity throughout the densely populated Capitol Hill neighborhood.
* [**The Center City Bike Network**](https://www.seattle.gov/transportation/projects-and-programs/programs/bike-program/center-city-bike-network)(established 2015) developed a network map of better bike streets that separate vulnerable users from traffic, provide facilities that are safe for all ages and abilities, and maintain transit priority downtown. This network was the product of extensive community engagement, which continued through the One Center City program to make sure any improvements to the bike network were well coordinated and complimentary to the greater transportation network for people walking, driving, taking transit, and delivering goods.

## Living Infrastructure

* [**Seattle’s Climate Action Plan**](http://www.seattle.gov/Documents/Departments/Environment/ClimateChange/2013_CAP_20130612.pdf) **(CAP)** (adopted April 2013) largely and rightly focuses on reducing emissions from transportation, land use, building energy, and waste. Relevant to Living Infrastructure, the CAP calls for the use of Green Stormwater Infrastructure (GSI), the adoption of a GSI policy and implementation strategy, and generally increasing stormwater storage capacity. It also calls for the implementation of an urban forest management plan and identifying areas vulnerable to high heat events to inform urban forest management decisions.
* [**Seattle’s 2020 Urban Forest Management Plan**](https://www.seattle.gov/trees/management) **(UFMP)** (adoption pending in 2021) “provides a framework for policy and action that guides city government decision-making to help Seattle maintain, preserve, enhance, and restore its urban forest” (Draft 2020 UFMP pg. 3). The 2020 UFMP will, among other things, prioritize racial and social equity in urban forest management decisions, help prepare for the impacts of climate change, attempt to measure the condition and complexity of the urban forest resource, engage the community in caring for the urban forest, and regulate tree removal and replacement.
* [**NPDES Stormwater Management Program Plan**](https://www.seattle.gov/Documents/Departments/SPU/Documents/Plans/Seattle-2021-StormwaterPlan.pdf)**, 2021** is an annually updated set of procedures to protect water quality, reduce the discharge of pollutants, satisfy the Clean Water Act, and meet other state requirements. The plan details the requirements for holding a National Pollutant Discharge Elimination System (NPDES) permit and planned activities for meeting those requirements, including tree planting, fertilizer use, stormwater retention, and more.
* [**Seattle Green New Deal**](http://seattle.legistar.com/LegislationDetail.aspx?ID=4078775&GUID=A91E660A-1F3A-4545-8D24-281916F6EDB4l) (adopted August 2019), also known as Resolution 31895, is a progressive climate action plan. While the resolution for a Green New Deal in Seattle is non-binding and non-enforceable, it is likely to guide the City’s thinking on climate policy and climate justice in the coming years. The Resolution is relevant to multiple objective categories. Importantly for Living Infrastructure, the resolution calls out preserving and planting trees as a potential strategy for protecting the health of Seattle residents in the face of climate change. Specifically, the resolution states:

*Section 13...These strategies may include:*

*J. Encouraging preservation and planting of trees citywide to increase the city’s tree canopy cover, prioritizing historically low-canopy and low-income neighborhoods while working closely with communities to protect against eco-gentrification.*

* [**RainWise Municipal Rebate Program**](https://www.700milliongallons.org/rainwise/) (adopted 2010), run jointly by Seattle Public Utilities (SPU) and King County Wastewater Treatment Division (WTD), empowers homeowners and other private property owners to help stop the region’s largest source of water pollution: polluted runoff and specifically the sewer overflows that occur when heavy rains flood the city’s combined sewer system.
* [**Seattle’s 2035 Comprehensive Plan**](https://www.seattle.gov/rsji/city-work-plans/seattle-2035) (adopted January 2005) is a 20-year policy plan that articulates the vision for how Seattle will grow while sustaining its residents’ values. The plan established several goals and dozens of policies relevant to living infrastructure, including protecting trees, vegetation, and open space. The plan articulated a policy to “achieve no net loss of tree canopy coverage, and strive to increase canopy coverage to 40 percent…”
* [**The Regional Open Space Conservation Plan**](https://openspacepugetsound.org/sites/default/files/final-report/Regional-Open-Space-Strategy.pdf) (adopted June 2018), “maps the regional open space network and identifies priority conservation actions needed to sustain the region’s open spaces and the critical ecological systems on which our communities depend, for generations to come.” Key strategies include building multi-benefit green infrastructure (section 6.1.10) by:

*Identifying the highest priority areas for protection and restoration; planning for green infrastructure through comprehensive plans, stormwater plans, and capital facilities plans; Identifying funding and incentives for green infrastructure planning and construction; and creating incentives and encouraging the development of green infrastructure with new development.*

* [**The Regional Open Space Strategy (ROSS) for the Central Puget Sound Region**](https://openspacepugetsound.org/sites/default/files/final-report/Regional-Open-Space-Strategy.pdf) (adopted December 2016) confronts challenges in regional planning with regard to open space preservation and management across the central Puget Sound region. The “Forest Resources” section makes a specific recommendation for living infrastructure recommendations in urban areas is called out:

*“F-7: Place priority on stemming the alarming loss of urban forest cover throughout the central Puget Sound region. Counties and municipalities should make every effort to conserve the existing forest canopy under their control, while taking aggressive steps to ensure valuable urban forest assets under private ownership are likewise conserved to the extent possible. The Urban Forest Carbon Registry now under development will offer a significant financial incentive to aid in addressing this critical need. It may be cost effective for several smaller municipalities to combine resources and establish or contract for a multi-jurisdictional urban forest management team with an arborist and specialized tree maintenance capabilities.”*

## Resource Regeneration

* [**The Clean Car Law**](http://apps.leg.wa.gov/RCW/default.aspx?cite=70.120A.010) (passed 2005) dictates that cars, light duty trucks, and passenger vehicles (SUVs and passenger vans) manufactured after Jan. 1, 2009, must meet strict [clean air standards](https://ecology.wa.gov/Air-Climate/Air-quality/Vehicle-emissions/Clean-cars) to be registered, leased, rented, licensed, or sold in Washington. The law helps reduce air pollution and greenhouse gases.
* [**The Seattle Climate Action Plan**](http://www.seattle.gov/Documents/Departments/Environment/ClimateChange/2013_CAP_20130612.pdf) (adopted June 2013) focuses on city actions that reduce greenhouse emissions and also support vibrant neighborhoods, economic prosperity, and social equity. Actions are focused on areas of greatest need and impact: road transportation, building energy and waste. The plan also includes actions that will increase our community's resilience to the likely impacts of climate change.
* [**The Seattle Climate Preparedness Strategy**](https://www.adaptationclearinghouse.org/resources/seattle-washington-climate-preparedness-strategy.html#:~:text=The%20Seattle%20Climate%20Preparedness%20Strategy,and%20services%20to%20climate%20change.&text=The%20strategy%20considers%20climate%20change's,those%20impacts%20in%20each%20sector.) (published August 2017) presents a plan to improve the resilience of the city's infrastructure and services to climate change. The strategy considers climate change's impacts on many of Seattle's public sectors and suggests strategies for the city to reduce or eliminate those impacts in each sector.
* [**King County’s Strategic Climate Action Plan**](https://www.kingcounty.gov/services/environment/climate/actions-strategies/strategic-climate-action-plan.aspx) **(SCAP)** (updated and adopted in 2021) is a five-year blueprint for county action to confront climate change, integrating climate change into all areas of county operations and its work in the community. The SCAP provides a “one-stop-shop” for county decision-makers, employees, and the general public to learn about the County’s climate change goals, priorities and commitments.

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# Ongoing and Imminent Activities by Others

## Place

* [**Pike/Pine Urban Neighborhood Council**](https://www.facebook.com/PPUNC/) (PPUNC) is the Land Use Review Committee for Capitol Hill.
* [**Seattle Central College Major Institutional Master Plan**](https://seattlecentral.edu/community/campus-master-plan) (MIMP) redesign. Over the next 20 years, four major projects are anticipated. "One would be a new student housing project of 500 beds on the site of the existing college parking garage. The garage would be replaced with three levels of secured parking and five levels above for student housing. The second would be a new academic and student services building on the college’s North Plaza with a connection to the west entryway to the Capitol Hill Link Light Rail Station. The third is that the existing Student Union Building will be remodeled and expanded using student activity fees to pay for the improvements. And fourth, a renovation of the Broadway Performance Hall is anticipated somewhere ten to sixteen years from now. This may include an expansion of library services into the building and a reconfiguring of the theater space."
* [**LGBTQ-affirming Affordable Senior Housing**](https://communityrootshousing.org/2020/01/senior-lgbtq-affirming-affordable-housing-project/) will provide 125 LGBTQ-affirming, affordable homes for seniors in the heart of Capitol Hill. The new construction, a 79,821 square foot building, will include an LGBTQ senior community and health services center on the ground level operated by GenPride, a non-profit dedicated to providing services to the LGBTQ senior population in Seattle. Over 4,800 square feet of commercial retail space along the Broadway street front will be included within the landmarked façade of the Eldridge Tire Company and an adjacent building. Nearly a dozen community groups that serve or represent the LGBTQ population have participated in the planning for the project to ensure the building provides amenities and design features specific to the LGBTQ senior community.
* [**The 2020 Cal Anderson Park Project**](https://www.seattle.gov/parks/about-us/current-projects/2020-cal-anderson)is an outreach and engagement process that brought the surrounding communities together for a conversation about how changing assumptions and language can affect the design of park spaces and create a sense of belonging for everyone. After months of community engagement, five priorities emerged to create a more inclusive park that reflects our community needs and community values: Art, Conversation Corner, Garden Program, Human Services, and Safety. This engagement and collaboration with the community continues into 2021, as planning begins for introducing new uses and activities at the park.
* [**15th Ave Safeway property redevelopment**](https://www.capitolhillseattle.com/2020/07/capitol-hill-safeway-redevelopment-moves-forward-with-plans-for-seven-story-apartment-project-above-new-grocery/) is a project to add a seven-story apartment building above the grocery store at 15th Ave and John Street in Capitol Hill. The timeline for this project is unknown, but plans have been filed with the city. The description from the Capitol Hill Seattle Blog says, "the development would cover most of the block with a layout that appears to have three components — a large grocery and two mixed-use, seven-story towers — connected by an internal pedestrian plaza.’ The filing does not yet indicate how many units are planned. It describes the project as a 'new mixed-use, multifamily project with grocery and retail at base.'

## Prosperity

* [**The Broadway BIA**](https://www.broadwaybia.org/) is a Business Improvement Area that creates commercial corridors that pay into a fund to collectively address the street-level issues of cleanliness and safety and to promote the community through events and marketing.
* [**The Capitol Hill Business Alliance**](https://www.thegsba.org/chba) provides business development, engagement, and advocacy for Capitol Hill businesses and nonprofits who are committed to collective economic vitality.
* [**The Only in Seattle Initiative**](https://www.seattle.gov/office-of-economic-development/business-districts/about-only-in-seattle) provides grant funding and staff support to foster inclusive neighborhood business districts that allow small businesses to thrive through business coaching, community festivals, and litter cleanup, to murals, outreach, and real estate development.

## Health and Wellbeing

* **School Based Health Center** (SBHC) at Lowell Elementary School, funded by Seattle Public Schools, and operator Seattle Children’s Odessa Brown Children’s Clinic (OBCC). Temporary SBHC is operational, Permanent SHBC to be open 9/2021.
* [**Capitol Hill Farmers Market**](https://seattlefarmersmarkets.org/chfm) is a program of [Seattle Neighborhood Farmers Markets](https://seattlefarmersmarkets.org/), which supports and strengthens Washington’s small, sustainable family farms by creating and operating vibrant, neighborhood-scale markets where farmers and food producers can sell their goods, develop relationships with customers, and grow their capacity to produce local ingredients and artisanal products. It has operated year-round since 2014.
* [**REACH**](http://www.etsreach.org/)(formed 1996) builds relationships with people experiencing homelessness and connects them to the help they need – everything from food and clothing to medical care, shelter, and mental health and/or substance use treatment.

## Connectivity

* [**Melrose Promenade**](https://melrosepromenade.com/) is a project to create safer and more comfortable pedestrian commuting along Melrose Ave. Construction was originally scheduled to begin in the fall of 2020 and has been delayed due to COVID-19.
* [**Temporary Outdoor Permitting for Restaurants, Food Truck, and Retail**](http://www.seattle.gov/office-of-economic-development/covid-19/outdoor-permit) provide businesses with free six-month permits for flexible options for sidewalk cafes, merchandise displays and food vending to help businesses continue to operate in a safe format following COVID-19. Several Capitol Hill Streets were able to close and create a plaza or cafe street, including Broadway Court, Chophouse Row, East Harrison, and Melrose Avenue.
* [**Stay Healthy Block Program**](https://www.seattle.gov/transportation/permits-and-services/permits/stay-healthy-blocks)(SHB) closed specific neighborhood streets to thru-traffic cars to create additional space for Seattle residents to be outside during the COVID-19 pandemic.
* [**Basic Bike Network**](https://seattlegreenways.org/basicbikenetwork/)is an ongoing project to provide Seattle with a connected network of bike-safe streets and trails to enable residents to safely bike through Seattle without fear of busy roads.

## Living Infrastructure

* [**Green Seattle Partnership**](https://www.greenseattle.org/)is a collaboration between the City of Seattle, individuals, private, public, for-profit, and nonprofit entities that work together to maintain Seattle’s forested parklands.
* [**Seattle Urban Forestry Commission**](http://www.seattle.gov/Documents/Departments/UrbanForestryCommission/FinalIssuedDocuments/Recommendations/ADOPTEDThankYouChandaTreeRegs070120corrected.pdf)is agroup of 13 members that was established to advise the Mayor and City Council concerning policy and regulations regarding the protection, management, and conservation of trees and vegetation in Seattle.
* [**Sustainable Capitol Hill** **Summer Fruit Gleaning Program**](https://sustainablecapitolhill.org/fruit-gleaning/)is a program that seeks to take advantage of the under-harvesting of fruit trees in Capitol Hill by gathering fruit that would normally go to waste and donating it to local food banks.
* [**Seattle Bird Conservation Partnership**](https://seattleaudubon.org/our-work/conservation/urban-conservation/capitol-hill-connections/#:~:text=The%20Seattle%20Bird%20Conservation%20Partnership%20(SBCP)%20was%20formed%20in%202017,as%20articulated%20in%20Resolution%2031713.), formerly the Seattle [**Urban Bird Treaty**](https://www.fws.gov/birds/grants/urban-bird-treaty.php) City Coalitionwasformed in 2017 after Seattle was designated as a “[Urban Bird Treaty](https://www.fws.gov/urban/urbanBirdTreaty.php) City” by U.S. Fish & Wildlife and aims to conserve birds and their habitats with a specific focus on migratory species.

## Resource Regeneration

* The [**Solar Microgrid at Capitol Hill Miller Community Center**](https://www.seattle.gov/city-light/in-the-community/current-projects/miller-community-center---solar-microgrid-project)is a project by Seattle City Light and Seattle Parks and Recreation.The microgrid includes solar panels, battery energy storage system and microgrid controls. The system will provide backup power storage necessary to keep the community center functioning during emergency events. It is part of larger resilient projects in Seattle. Construction is occurring in 2021.
* [**Fruit Gleaning**](https://sustainablecapitolhill.org/fruit-gleaning/)is a project to help decrease the waste of fruit-bearing trees in Capitol Hill. Capitol Hill is home to many fruit trees that are not always fully harvested by their owners. Sustainable Capitol Hill partners with these owners to harvest the fruit that would otherwise go to waste and reduce sidewalk mess. This fruit is donated to food banks in the area to help provide fresh produce for the food insecure.
* [**Volunteer Park Park-Wide Water Capture and Reuse**](https://volunteerparktrust.org/project/sustainability-coalition/)is a project aimed at designing and constructing an up-to-date water filtration and treatment system for the Volunteer Park wading pool, rain gardens and other “rainwater retention devices” for the park based on findings from a feasibility study of stormwater management, water efficient landscaping, innovative wastewater technologies, water use reduction, rainwater harvesting, and greywater reuse.

# Priorities, Objectives, and Indicators

**Equity Imperative**

**Strategies**:

* Education of Capitol Hill EcoDistrict Steering Committee, staff, and allies, especially those who are white, cisgender, and/or straight, on issues of systemic oppression and practices in equity and inclusion.
* Determine baseline performance indicators and monitor on an annual or biannual basis.
* Project scoping, delivery and evaluation that integrate equity analysis.

**Metric**: We will track three initial indicators based on “equity drivers” used by the City of Seattle’s  
 [Equitable Development Initiative](https://www.seattle.gov/Documents/Departments/OPCD/Demographics/CommunityIndicatorsReport2020.pdf) with baseline data for 2020:

* Housing cost burden by race and ethnicity: 50% of BIPOC households are cost-burdened compared to 30% of white households in Seattle.
  + Timeline:
    - *2-years:* no change
    - *6-years:* 48% of BIPOC households are cost-burdened
    - *10-years:* 45% of BIPOC households are cost-burdened
* Homeownership rate by race and ethnicity: 30% of BIPOC households own homes compared to 50% of white households.
  + Timeline:
    - *2-years:* no change
    - *6-years:* 31% of BIPOC households own homes
    - *10-years:* 32% of BIPOC households own homes
* GreatSchools for Lowell Elementary: 6/10
  + Timeline:
    - *2-years:* 6.5/10
    - *6-years:*7.5/10
    - *10-years:*8/10

**Resilience Imperative**

**Strategies**:

* Develop a Capitol Hill Emergency Preparedness Plan.
* Meet with at-risk groups to review the burdens and benefits from execution of resilience strategies and recommend strategy adjustments.
* Provide community education for residents and local businesses on what to do during and immediately following an earthquake.
* Engage CHEDSC and other collaborating partners in ongoing evaluation of resilience results and strategy adjustments to improve outcomes.

**Metric**: We will track three initial indicators based on “resilience drivers” used by the EcoDistrict, Seattle 2030 District, and Seattle Office of Sustainability and the Environment:

* Percent of CHEDSC members who are Black, Indigenous, or People of Color: 26.6% in 2020.
  + Timeline:
    - *2-year*: 33% of CHEDSC members are BIPOC
    - *6-year:* 40% of CHEDSC members are BIPOC
    - *10-year*: 50% of CHEDSC members are BIPOC
* Number of unreinforced masonry buildings existing and retrofitted in the EcoDistrict:
  + 2018 Baseline
    - Critical Risk: 1
    - High Risk: 9
    - Medium Risk: 91
  + Timeline:
    - *2-year:* 2% increase
    - *6-year*: 6% increase
    - *10-year*: 10% increase
* Number of “unhealthy” air quality days: 14 in 2020 according to the [EPA](https://www.epa.gov/outdoor-air-quality-data/air-quality-index-report).
  + Timeline:
    - *2-year:* 16 days
    - *6-year:* 20 days
    - *10-year*: 30 days

**Climate Protection Imperative**

**Strategies**:

* As part of our biennial progress reporting, prepare an evaluation of carbon reduction results to date, and recommend strategy adjustments to accelerate the rate of reduction.
* Meet with climate protection partner groups to review the burdens and benefits from the execution of climate projection strategies to date, and recommend strategy adjustments, if needed, for improving equitable outcomes.

**Metric**: We will track three initial indicators based on “climate protection drivers” used by the Seattle Office of Sustainability and the Environment and the Seattle 2030 District:

* Transportation
  + **Commute trips**: Emissions from single occupancy vehicle commutes for both residents and workers in Seattle: 1,639,494 metric tons in 2018.
    - Timeline:
      * *2-year:* 10% reduction
      * *6-year:* 25% reduction
      * *10-year*: 50% reduction
* Building Energy
  + **Strategic Energy Management**: Energy Use Intensity (EUI) from buildings in the district: 62.5 EUI in 2019

| 25% per HB 1257 target | 50% per HB 1257 target | 100% per HB 1257 target |
| --- | --- | --- |

* + **Buildings Emissions**: 97.73 kg of C02 from buildings in the district in 2019.
    - Timeline:
      * *2-year:* 10% reduction
      * *6-year:* 25% reduction
      * *10-year:* 50% reduction
* Water
  + **Water Usage**: Water Use Intensity (WUI) from buildings in the district: 18.57 WUI in 2019.
    - Timeline:
      * *2-year:* 10% reduction
      * *6-year:* 25% reduction
      * *10-year:* 50% reduction

**Place**

| **Objective Category** | **Objective** | **Strategy** | **Metric** |
| --- | --- | --- | --- |
| Engagement & Inclusion | Underrepresented groups are engaged in EcoDistrict decision-making. | Mutual community-building and recruitment | Increase percent of steering committee and executive committee members who identify themselves in nondominant aspects of the listed categories, prioritizing BIPOC representation. |
| Renters are engaged as neighborhood and city leaders. | Capitol Hill Renter’s Initiative | Increase size of audience. |
| Culture & Identity | Local community character, diversity, and values are respected, high quality design is promoted, historic character is preserved, cultural/ecological resilience is improved, and resident displacement is prevented. | Pike/Pine Urban Neighborhood Council | Increase the number of projects commented on by PPUNC, the Land Use Review Committee (LURC), leveraging the Capitol Hill Neighborhood Design Guidelines or the forthcoming Public Life Vision and Implementation Plan, and increase the number of participants on the LURC. |
| Affordable spaces for artists, cultural expression, nonprofits, and small businesses are preserved and expanded. | Capitol Hill Arts District | Increase the mean Stability index ratings as measured by the Arts District (scale from 1 to 5, with 5 being “very stable”). |
| Public Spaces | Public spaces are high quality, engaging, active, and promote social interaction | Public life planning | Increase the number of public life projects implemented by the EcoDistrict and others in alignment with EcoDistrict public life planning. |
| Housing | Affordable housing is preserved and expanded in Capitol Hill. | Community Roots Housing | Increase affordable housing units (listed by % AMI) as percent of total housing units. |

**Prosperity**

| **Objective Category** | **Objective** | **Strategy** | **Metric** |
| --- | --- | --- | --- |
| Access to Opportunity | Improve equity at neighborhood public elementary schools, i.e., Lowell Elementary School. | School-based health center  Mentoring program | Improve GreatSchools ranking for Lowell Elementary School, based upon categories of Academics, Equity, Environment. |
| Economic Development | Improve income potential and financial stability for business owners and staff. Retain and nurture commerce in the CHED through helping businesses and organizations thrive. | Capitol Hill Business Alliance | Retain and increase BIPOC (including but not limited to LGBTQ+) owned businesses and organizations. |
| Innovation | Foster interaction between entrepreneurs; exceed job growth in emerging sectors beyond traditional sectors. | Partnerships, space-sharing, and fundraising | Increase “incubator space” opportunities or spaces on Capitol Hill. |

**Health & Wellbeing**

| **Objective Category** | **Objective** | **Strategy** | **Metric** |
| --- | --- | --- | --- |
| Active Living | Improve linger factor. | Public life planning | Increase Linger Factor at key points in the neighborhood. |
| Health | Health outcomes and life expectancy are more equitable. | Advocate for residential heating upgrade program, electric buses, and fuel switching in restaurants from natural gas | Reduce the number of “unhealthy” air quality days as given by the Puget Sound Clean Air Agency. |
| Safety | Public safety is enhanced. | Advocate for URM retrofitting  Advocate for pedestrian and cycling street improvements | Reduce the number of unreinforced masonry buildings existing.  Reduce the number of pedestrian and cyclist vehicle collisions. |
| Food Systems | Healthy and affordable fresh food is accessible. | Expand community garden space in the right-of-way | Increase availability of community garden space |

**Connectivity**

| **Objective Category** | **Objective** | **Strategy** | **Metric** |
| --- | --- | --- | --- |
| Street Network | Preserve and increase incidence of pedestrian right-of-way streets. | Advocate for increased street closures and pedestrian streets. | Increase incidence of street closures for pedestrian prioritization. |
| Mobility | Increase bike lanes throughout the district. | Advocate for increased bike infrastructure and transit efficiencies. | Increase miles of bike lanes in Capitol Hill, eliminating connection gaps. |
| Digital Network | Improve access to quality wireless internet throughout Capitol Hill. Digital wayfinding provides a map of community assets and services for the district. | Partner with tech companies to provide internet access in public spaces | Increase access to free Wi-Fi in public spaces and Community Roots Housing buildings; increase availability of digital wayfinding tools to support connection to community assets and services. |

**Living Infrastructure**

| **Objective Category** | **Objective** | **Strategy** | **Metric** |
| --- | --- | --- | --- |
| Natural Features | The quality and function of the habitat are enhanced. | Advocate for a stronger tree protection ordinance in Seattle.  Emphasize the importance of maximizing tree retention during land use review  Promote best practices for tree care | Increase percent canopy cover |
| Natural features are protected. | Maintain a number of “exceptional” street trees  Increase number of “heritage” trees |
| Ecosystem Health | Urban hazards to wildlife are reduced. | Partner with Seattle Bird Conservation Partnership | Increase non-toxic pesticide use, replacing toxic pesticide use.  Area of glass surfaces treated to reduce bird-window collision risks |
| Stormwater is managed within the EcoDistrict. | Incorporate rainwater garden design into 11th Ave East vegetation plan.  Promote GSI at Community Roots Housing properties.  Promote RainWise incentives in areas of the EcoDistrict where they apply. | Gallons of water managed by GSI |
| Access to Nature | Nature is celebrated through neighborhood activation | Leverage partnerships to host activation events | Increase number of events held in EcoDistrict featuring nature |

**Resource Regeneration**

| **Objective Category** | **Objective** | **Strategy** | **Metric** |
| --- | --- | --- | --- |
| Air & Climate | Achieve energy use efficiency by reducing existing building energy use to comply with HB 1257 by 2030 | Work with Seattle 2030 District to combine resources, attach to an existing project/program | Percent compliance with HB 1257 |
| Water | Achieve water use efficiency by reducing existing building potable water use to 50% of 2011 Seattle 2030 District Water Use Intensity Baselines by 2030 | Work with Seattle 2030 District to combine resources, attach to an existing project/program | Percent reduction of existing building potable water (goal is 50% of 2011 Seattle usage) |
| Waste | Waste is diverted from landfills through reduction, reuse, and recycling, achieve 70% waste diversion | Work with SPU to combine resources, attach to an existing project/program | Decrease waste percent diversion (decrease waste and increase recycling) |

# Existing Conditions and Baseline Performance Assessment

## Priority Area Overview

All priority areas have some shared aspects. These are discussed first to create context for the deep dive of the individual priority areas in the following section.

## Baseline (Current Conditions)

Community Roots Housing and the Capitol Hill EcoDistrict Steering Committee (CHEDSC) are committed to equity as both a goal and guiding principle. A big part of this commitment involves engaging and empowering vulnerable and historically underrepresented members of the community in defining and leading the EcoDistrict. Historically, power in the neighborhood has been concentrated in the hands of predominantly white institutions, business owners, and property owners, even while the neighborhood’s resident population is more than 80% renters. Renters, workers, and students -- all of whom are more likely than owners to be people of color -- are all underrepresented in decision-making, especially low-income and people of color members of these communities. Many LGBTQ community members have been priced out of living in the neighborhood, but still feel a deep sense of connection that needs to be incorporated into the work of the EcoDistrict.

**Who is Here?**

As of 2018, more than 30,000 residents and 18,000 households lived within the EcoDistrict. Roughly 30% were people of color, 5% were under 18 years old, and 5.5% were seniors. Capitol Hill is the densest [urban village](https://www.seattle.gov/Documents/Departments/OPCD/OngoingInitiatives/SeattlesComprehensivePlan/UrbanVillageElement.pdf) in the Pacific Northwest with an average of 62 people per gross land acre. The median household income in 2018 was $48,182 compared with $65,227 citywide. 16.2% fell below the Federal Poverty Level and 6% were unemployed. As a result of the COVID-19 pandemic and the significant number of jobs located in Capitol Hill in the service industry, the EcoDistrict anticipates those numbers to rise. In 2018, nearly 8% of the population qualified for food stamps or SNAP benefits, and public safety ranked high among community concerns - particularly regarding drug activity and crimes against the LGBTQ community ([American Community Survey](https://www.census.gov/programs-surveys/acs) – Census Tracts 74.01, 74.02, 75, and 84). In 2018, more than 60% of students at Lowell Elementary in the north of the neighborhood qualified for free or reduced lunch.

**Culture and Education**

There are two public elementary schools, a middle school, two private high schools, a community college, and a university in Capitol Hill. Several parks, including two of prominence and eight pocket parks provide opportunities for recreation. The neighborhood is served by an historical society, many small theaters, an independent bookstore, art galleries, and arts education nonprofits, most of which reported some level of instability in the City’s [cultural space inventory](http://www.seattle.gov/arts/programs/cultural-space/spacelab-nw).

**Transportation** **and Transit**

In 2018, while nearly 50% of households had no vehicle, only 25% commuted via public transit. Another 25% reported driving alone. EcoDistrict assessments of the transit system suggest strong connections with downtown and immediate northern neighborhoods while connections running south are spare and incomplete. Several areas of the neighborhood need sidewalk repairs, and no wayfinding exists between community assets. A light rail station, which opened in 2016, connects the neighborhood to downtown, two northern neighborhoods, several southern neighborhoods, and SeaTac airport.

**Infrastructure**

Capitol Hill is served by the Cedar River and Tolt River watersheds. The two major parks in the neighborhood hold drinking water reservoirs - the Lincoln Reservoir in Cal Anderson Park is one of six drinking water reservoirs citywide, and the Volunteer Park Reservoir is maintained for critical emergency water resources only. Most neighborhood wastewater is managed by a partially separated sewer system with stormwater flowing into Lake Union via a biofiltration swale. Stormwater falling outside of the right-of-way is managed by a combined sewer system flowing to the West Point Treatment Plant. Some green stormwater infrastructure exists in Capitol Hill, roughly 40% of which is covered by the King County RainWise program, offering rebates to property owners for the construction of rain gardens and cisterns.

**Natural Environment**

Aside from numerous parks, the EcoDistrict is home to eight “[Exceptional](https://www.seattle.gov/Documents/Departments/UrbanForestryCommission/Resources/DR2008-16xExceptionalTrees.pdf)” trees, which contribute to its 23% tree canopy cover. Several partially daylit streams run mostly underground through the northern portion of the neighborhood. Many birds, including Rufous Hummingbirds and Cooper’s Hawks, call Capitol Hill home, though most residents would consider the crow as the most obviously - and aggressively - prevalent neighborhood bird.

## Horizon Year

2030 will be the horizon year for this document. It has been our collective experience that the nature of this neighborhood is one of change and that the district will likely have a different context at the end of the current decade. According to [Seattle 2035](http://www.seattle.gov/Documents/Departments/OPCD/OngoingInitiatives/SeattlesComprehensivePlan/SeattleCPFEIS2016_0505.pdf), a comprehensive plan for the future of Seattle, the population of the city is expected to increase by at least 120,000 between 2015 and 2035 with some estimates as high as 300,000. It is expected that at least 115,000 jobs will be added to the job market. It is also clear that without rapid change to the way we emit CO2, we will all face a different world in the coming years. This urgency and the growing understanding of the work that needs to be done made the choice of 2030 clear. By 2030, the EcoDistrict intends to reduce carbon emissions by 50%.

## Carbon Neutrality

The Capitol Hill EcoDistrict has decided that our carbon neutrality goal will, for the time being, be 2050. We aim to expedite this goal but are dependent on the infrastructural systems and policies that are in place at all levels of our government and corporate dependencies. If policies change in the coming decade, we will respond to those opportunities. As of 2019, buildings in the district emitted 97.73 kg of C02. Emissions from single occupancy vehicle commutes for both residents and workers in Seattle were 1,639,494 metric tons in 2018. The EcoDistrict aims for a 50% reduction of both by 2030.

## District Build-out

Capitol Hill has been significantly developed and redeveloped with the current pace set to continue. The opening of a Link Light Rail Station in the core of the Broadway Business District and the subsequent development on the above ground site has increased that desire to create live, work, and play options within the district boundary resulting in the continued densifying of properties. This will likely put a focus on a greater need for meeting spaces and access to outdoor spaces.

## Strategy Assessment

Readiness Matrix: Ranking criteria and scoring descriptions for EcoDistrict Action Items.

| **Ranking criteria** | **Rank 1** | **Rank 2** | **Rank 3** |
| --- | --- | --- | --- |
| **Technical Readiness** | Few to no key steps for implementation of this project/ program are in place | Some but not all key steps for implementation of this project/program are in place | All key steps for implementation of this project/ program are in place |
| **Financial Soundness** | The District has neither sufficient funds nor a fundraising plan to implement this project/ program | The District has partial funds and/ or a fundraising plan to implement this project/program | The District has full funds to implement this project/program |
| **Risk** | Implementation of this project/ program has a high risk of negative social, economic, or environmental consequences | Implementation of this project/ program has a moderate risk of negative social, economic, or environmental consequences | Implementation of this project/ program has a low risk of negative social, economic, or environmental consequences |
| **Capacity to Manage** | The District will not have sufficient capacity to implement this project/ program until 7+ years from now | The District has sufficient capacity and partner support to implement this project/ program within the next 4-6 years | The District has sufficient capacity and partner support to implement this project/ program within the next 3 years |
| **Level of Stakeholder Support** | Stakeholders have not expressed support for this project/ program, or have expressed concern | Stakeholders have expressed moderate support of this project/ program | Stakeholders have expressed enthusiasm and full support of this project/ program |
| **Impact on Targets** | Implementation of this project/ program would make minor progress towards fulfilling The District’s targets | Implementation of this project/ program would make moderate progress towards fulfilling The District’s targets | Implementation of this project/ program would make significant progress towards fulfilling The District’s targets |

**Note**: The above table is modified from the “Etna EcoDistrict” and is used to assess the viability of projects. Projects that are included in this document must have an overall score of 16. There are projects that were excluded from this list due to lack of one of the following aspects of strategic strength, not having staffing or volunteers identified to lead work, unknown or insufficient funding or funding sources, and/or lack of identifiable or obtainable metric data. Information about each objective can be found in the respective Priority area below.

# Priority Area Deep Dive

What follows is a deeper dive into the priority areas and the related objectives. It was the decision of the Capitol Hill EcoDistrict Certification Working Group to present the data about each priority area in turn. Each priority area addresses existing local targets, horizon year performance targets, potential strategies, and implementation responsibilities.

## Priority: Place

*Introduction*

Preserving the historically significant district and embellishing what is already a city treasure with accessible and activated public spaces is at the heart of the Capitol Hill EcoDistrict’s mission. The district has a cultural identity that tells a rich story of a diverse community defined by its inclusion, art and institutions forming a uniquely vibrant center of the city. Home to the LGBTQ+ community, several educational institutions, colorful nightlife, historic buildings and parks, Capitol Hill is a place that will continue to thrive as affordable housing and cultural placemaking and preservation continue. The activation of public spaces will enhance street life and increase the engagement of the arts with its community. Withstanding gentrification and displacement challenge this district but are also met with a deep commitment to build environmental resilience, retain, and support open spaces, invite inclusion, and preserve the rich culture that is Capitol Hill.

**Priority Goal(s)**:

1. **Objective Category**: Engagement & Inclusion

| **Objective Category** | **Objective** | **Indicator** |
| --- | --- | --- |
| Engagement & Inclusion | Underrepresented groups are engaged in EcoDistrict decision making. | Increase percent of steering committee and executive committee members who identify themselves in nondominant aspects of the listed categories, prioritizing BIPOC representation. |
| Renters are engaged as neighborhood and city leaders. | Increase size of audience. |

*Objective*: Underrepresented groups are engaged in EcoDistrict decision-making.

**City Goal(s)**: Enable equitable access to all neighborhoods ([Seattle Equitable Development Initiative](https://www.seattle.gov/opcd/ongoing-initiatives/equitable-development-initiative#background)).

**Metric**: Increase percent of steering committee and executive committee members who identify themselves in nondominant aspects of the listed categories, prioritizing BIPOC representation:

* Make-up of EcoDistrict Steering Committee
* Race
* Sexual Orientation
* Gender Identity
* Ability
* Age
* How housing is secured
* Experience of financial, housing, and/or food insecurity
* Status as student
* Status as part of an immigrant community
* Length of time living on Capitol Hill
* Status as small business owner on Capitol Hill
* Status as representative of leadership of a Capitol Hill-based or -serving nonprofit or service provider
* Status as worker on Capitol Hill

**Baseline**: Makeup of EcoDistrict Steering Committee, 87% responding

* Race
  + Black or African American: 13.33%
  + White or Caucasian: 73.33%
  + Asian or Asian American: 13.33%
* Sexual Orientation
  + Asexual: 8.33%
  + Gay: 25%
  + Lesbian: 8.33%
  + Queer: 8.33%
  + Heterosexual: 58.33%
* Gender Identity
  + Cisgender male: 46.67%
  + Cisgender female: 53.33%
* Ability
  + Disability: 6.67%
  + No Disability: 93.33%
* Age
  + 23-45: 46.67%
  + 45-65: 53.33%
* How housing is secured
  + Rented: 33.33%
  + Owned: 53.33%
  + Other: 13.33% (collective co-housing)
* Experience of financial, housing, and/or food insecurity
  + Yes: 33.33%
  + No: 66.67%
* Status as student
  + Yes: 0%
  + No: 100%
* Status as part of an immigrant community
  + Yes: 13.33%
  + No: 86.67%
* Length of time living on Capitol Hill
  + Five people responded with an average of 12.3 years
* Status as small business owner on Capitol Hill
  + Yes: 26.67%
  + No: 73.33%
* Status as representative of leadership of a Capitol Hill-based or -serving nonprofit or service provider
  + Yes: 53.33%
  + No: 46.67%
* Status as worker on Capitol Hill
  + Yes: 46.67%
  + No: 53.33%

**Programs/Strategies**: Through a strategy of mutual community-building, the Executive Committee of the EcoDistrict has committed to engaging with people and groups outside of those who have formed the EcoDistrict Steering Committee to date, with a goal of recruiting additional steering committee members who will bring valuable skills and perspective based on membership in a group identified as underrepresented.

**Carbon Neutrality Strategy**: No

**Timeline**:

* *2-year*: 33% of CHEDSC members are BIPOC
* *6-year:* 40% of CHEDSC members are BIPOC
* *10-year*: 50% of CHEDSC members are BIPOC

**Responsible Parties**: EcoDistrict Executive Director

**Estimated Implementation Costs**: $0

**Funding:** NA

**References**: [Seattle Equitable Development Initiative](https://www.seattle.gov/opcd/ongoing-initiatives/equitable-development-initiative#background)

*Objective*: Renters are engaged as neighborhood and city leaders.

**City Goal(s)**: The City of Seattle is committed to equitable engagement and inclusion with a commitment to create communities of opportunity for everyone, regardless of race or means ([Seattle Renters Commission](https://www.seattle.gov/neighborhoods/seattle-renters-commission)).

**Metrics**: Increase size of audience:

* + Mailing list
  + Facebook page
  + Event attendance

**Baseline**: Current size of audience:

* + Mailing list: 244 (2020)
  + Facebook page: 257 (2020)
  + Event attendance: 10 (2019)

**Programs/Strategies**: The Capitol Hill Renters’ Initiative is a group of community members committed to addressing the neighborhood’s affordability and mobility challenges and advancing the voice of renters in City Hall. With support from EcoDistrict staff, Renter Initiative members receive the training and resources required to act on policy issues. Members connect each other with community partners and host opportunities to engage with city officials. A key premise of the group is that action can take on many different forms, and the Renters’ Initiative will help individuals find a level of involvement that will work for them. The EcoDistrict:

* + Recruit renters to join the Steering Committee
* Engage with Renters Initiative leadership to coordinate efforts

**Carbon Neutrality Strategy**: No

**Timeline**:

* *2-years*: Increase mailing list by 15% over baseline; increase Facebook engagement by 15% over baseline; match 2019 baseline of event participants
* *6-years*: Increase mailing list by 100% over baseline; increase Facebook engagement by 100% over baseline; increase event participants by 20%
* *10-years*: Increase mailing list by 300% over baseline; increase Facebook engagement by 300% over baseline; increase event participants by 100%

**Responsible Parties**: EcoDistrict staff and Steering Committee leadership

**Estimated Implementation Costs**: $0

**Funding:** NA

**References:** [Seattle Renters Commission](https://www.seattle.gov/neighborhoods/seattle-renters-commission)

**Data Sources:** EcoDistrict counts attendance at events and   
 references Facebook and Mailchimp data analytics for audience information.

1. **Objective Category**: Culture & Identity

| **Objective Category** | **Objective** | **Indicator** |
| --- | --- | --- |
| Culture & Identity | Local community character, diversity, and values are respected, high quality design is promoted, historic character is preserved, cultural/ecological resilience is improved, and resident displacement is prevented. | Increase the number of projects commented on by PPUNC, the Land Use Review Committee (LURC), leveraging the Capitol Hill Neighborhood Design Guidelines or the forthcoming Public Life Vision and Implementation Plan, and increase the number of participants on the LURC. |
| Affordable spaces for artists, cultural expression, nonprofits, and small businesses are preserved and expanded. | Increase the mean Stability index ratings as measured by the Arts District (scale from 1 to 5, with 5 being “very stable”). |

*Objective*: Local community character, diversity, and values are respected, high quality design is promoted, historic character is preserved, cultural/ecological resilience is improved, and resident displacement is prevented.

**City Goal(s)**: seek new solutions that use arts as a strategy to drive not only our office, but the City as a whole toward racial equity and social justice ([Seattle Office of Arts and Culture](https://www.seattle.gov/arts/programs)).

**Metric**: Increase number of projects commented on by PPUNC, the Land Use Review Committee (LURC), leveraging the Capitol Hill Neighborhood Design Guidelines or the forthcoming Public Life Vision and Implementation Plan, and increase the number of participants on the LURC.

**Baseline**:

* + Number of projects commented on by PPUNC/LURC in 2020: 10 projects
  + Number of participants on PPUNC/LURC in 2020: 5 participants

**Programs/Strategies**: CHED currently participates in the LURC/PPUNC and will maintain participation by staff or steering committee members. The participant will track how many projects are presented to the LURC, how many are commented on, and whether those comments lead to changes that would be considered improvements. The EcoDistrict will work with PPUNC leadership to expand the footprint of its purview beyond the Pike-Pine corridor to include the rest of the neighborhood, recruiting new and broader membership that is representative of the community.

**Carbon Neutrality Strategy**: No

**Timeline**:

* *2-years*: Increase number of projects commented on by 10% over 2020 baseline; evaluate improvement of commented projects to establish baseline
* *6-years*: Increase number of projects commented on by 10% over Year 2; increase improved project metric by 10% over Year 2
* *10-years*: Increase percent of projects commented on by 10% over Year 6; increase improved project metric by 10% over Year 6

*Objective*: Affordable spaces for artists, cultural expression, nonprofits, and small businesses are preserved and expanded.

**City Goal(s)**: preserve, create and activate cultural square footage in the city of Seattle; to work with artists and arts organizations to strengthen their role in charting the future of their creative spaces; and to work with developers and builders to incorporate arts and culture into new projects ([Seattle Office of Arts and Culture](https://www.seattle.gov/arts/programs)).

**Metric**: Increase the mean Stability index ratings as measured by the Arts District (scale from 1 to 5, with 5 being “very stable”).

**Baseline**: The Capitol Hill Arts District will be tracking stability as a metric, self-reported by arts organizations and cultural institutions. The 2020 mean is 3.63, with 38 organizations reporting.

**Programs/Strategies**: The Capitol Hill Arts District (CHAD) is a deep collaboration between the Capitol Hill EcoDistrict, Community Roots Housing, the City of Seattle, and neighborhood arts organizations and artists that strives to keep the arts at the center of Capitol Hill’s identity. As such, many goals of the Arts District align with EcoDistrict priorities. Via the Arts Stabilization Fund, these groups will identify spaces to be created or preserved for arts organizations.

**Carbon Neutrality Strategy**: No

**Timeline**:

* *2-years*: Maintain mean stability index
* *6-years*: Increase mean stability index by 10% over 2020 baseline
* *10-years*: Increase mean stability index by 25% over 2020 baseline

**Responsible Parties**: Capitol Hill Arts District

**Estimated Implementation Costs**: $20,000 to support the creation of a collaborative fundraising campaign between several organizations; $6-10 million to secure property.

**Funding**: The Seattle Office of Arts and Culture supports the Capitol Hill Arts District with $10,000 in funding per year. With support from a grant from the National Endowment for the Arts ($10,000), the EcoDistrict will support the development of a collaborative fundraising campaign toward the purchase and sale, master lease, or other preservation tool to support the stabilization of arts organizations in the neighborhood.

**References**: [CAP Report: 30 Ideas for the Creation, Activation, and Preservation of Cultural Space](https://www.seattle.gov/Documents/Departments/Arts/Downloads/Space/CULTURAL%20SPACE%20REPORT.pdf)

**Data Sources**: Seattle Office of Arts and Culture [SpaceLab](https://www.spacelabnw.org/) cultural space inventory tool

1. **Objective Category**: Public Spaces

| **Objective Category** | **Objective** | **Indicator** |
| --- | --- | --- |
| Public Spaces | Public spaces are high quality, engaging, active, and promote social interaction. | Increase the number of public life projects implemented by the EcoDistrict and others in alignment with EcoDistrict public life planning. |

*Objective*: Public spaces are high quality, engaging, active, and promote social interaction.

**City Goal(s)**: N/A.

**Metric**: Increase the number of public life projects implemented by the EcoDistrict and others in alignment with EcoDistrict public life planning.

**Baseline**: Three events in 2020

* Arts District Streaming Festival
* Guided birding and urban conservation tour
* Virtual workshop series to activate habitat corridor

**Programs/Strategies**: The EcoDistrict’s public life planning work seeks to evaluate and characterize the use of public space (i.e., how is public space being used and who is using the public space) to provide insight into how design, activation, social behavior, built environment, and urban form influence public activity. Building on those insights, EcoDistrict staff will be planning “public life projects” designed to improve the experience of people using public spaces on Capitol Hill such as parks, sidewalks, streets, and alleys.

**Carbon Neutrality Strategy**: Yes

**Timeline**:

* *2-years*: Increase number of public life projects implemented by 20% over 2020 baseline
* *6-years*: Increase number of public life projects implemented by 100% over 2020 baseline
* *10-years*: Increase number of public life projects implemented by 200% over 2020 baseline

**Responsible Parties**: EcoDistrict Staff, Seattle Department of Transportation, other community-based organizations

**Estimated Implementation Costs**: $300,000

**Funding**:

* + Seattle Department of Transportation (SDOT): $100,000 (confirmed)
  + National Endowment of the Arts (NEA): $90,000 (confirmed)
  + Amazon at $100,000 (confirmed)

**References**: [Capitol Hill: Public Space + Public Life](https://issuu.com/petersamuels7/docs/caphill_publicspacepubliclife)

**Data Sources**: Capitol Hill EcoDistrict tracks projects in the neighborhood.

1. **Objective Category**: Housing

| **Objective Category** | **Objective** | **Indicator** |
| --- | --- | --- |
| Housing | Affordable housing is preserved and expanded in Capitol Hill. | Increase affordable housing units (listed by % AMI) as percent of total housing units. |

*Objective*: Affordable housing is preserved and expanded in Capitol Hill.

**City Goal(s)**: Prevent residential, commercial, and cultural displacement ([Seattle Equitable Development Initiative](https://www.seattle.gov/opcd/ongoing-initiatives/equitable-development-initiative#background)).

**Metric**: Increase affordable housing units (listed by % AMI) as percent of total housing units.

**Baseline**: 12.9% affordable housing per total housing units, referencing Census Tracts 74.01, 74.02, 75, and 84.

**Programs/Strategies**: EcoDistrict projects seek to benefit and enhance affordable housing whenever possible, primarily, though not exclusively, driven by its role as a program of Community Roots Housing (CRH), Public Development Authority and affordable housing developer. For example, when participating in negotiations with the developer of the Washington State Community Center expansion adjacent to Capitol Hill, EcoDistrict staff were able to advocate for substantial funding for affordable housing as a part of the public benefit package. The EcoDistrict works with Community Roots Housing to support the creation of affordable housing in and beyond the Capitol Hill community close to transit oriented development.

**Carbon Neutrality Strategy**: Yes

**Timeline**:

* *2-years:* Maintain percent of affordable units at 2020 baseline
* *6-years:* Increase percent of affordable units by 10% over 2020 baseline
* *10-years:* Increase percent of affordable units by 20% over 2020 baseline

**Responsible Parties**: Community Roots Housing

**Estimated Implementation Costs**: $75-100 million

**Funding**: Community Roots Housing continues to receive tax credit funding, grants, investments, and city, state, and federal funding to support creation and maintenance of affordable housing.

**References**: [Seattle Equitable Development Initiative](https://www.seattle.gov/opcd/ongoing-initiatives/equitable-development-initiative#background)

**Data Sources**: [American Community Survey](https://www.census.gov/programs-surveys/acs), EcoDistrict data collection

**Readiness Matrix**:

| **Ranking Criteria** | **Score 1** | **Score 2** | **Score 3** |
| --- | --- | --- | --- |
| **Technical Readiness** |  | Underrepresented groups are engaged in EcoDistrict decision making  Arts Stabilization Fund | Public life planning  Affordable housing preserved |
| **Financial Soundness** |  | Arts Stabilization Fund  Affordable housing preserved | Underrepresented groups are engaged in EcoDistrict decision making  Public life planning |
| **Risk** |  | Arts Stabilization Fund  Public life planning | Underrepresented groups are engaged in EcoDistrict decision making  Affordable housing preserved |
| **Capacity to Manage** |  | Arts Stabilization Fund | Underrepresented groups are engaged in EcoDistrict decision making  Public life planning  Affordable housing preserved |
| **Level of Stakeholder Support** |  |  | Underrepresented groups are engaged in EcoDistrict decision making  Arts Stabilization Fund  Public life planning  Affordable housing preserved |
| **Impact on Targets** |  |  | Underrepresented groups are engaged in EcoDistrict decision making  Arts Stabilization Fund  Public life planning  Affordable housing preserved |

## Priority: Prosperity

*Introduction*

Challenged by displacement caused by rapid development and gentrification following Seattle’s tech boom, the Capitol Hill EcoDistrict has had to be deliberate engaging with the existing and displaced community. Through partnerships with community organizations and with the support of its treasured small business community, the preservation of existing businesses has been an ongoing effort. Gravely affected by the global pandemic, many of Capitol Hill’s small businesses have been pushed to the brink of defeat. The focus of the Capitol Hill EcoDistrict on the economic prosperity, development and innovation in the neighborhood is imperative to ensure stability and encourage an even greater presence of the impacted segments of the shrinking diverse community, made up of Black, Persons of Color and LGBTQ+ locals. The consequence of not providing health and wellbeing to our residents, students and low-to-mid wage workers would be a potential calamity for our social ecosystem.

Priority Goals:

1. **Objective Category:** Access to Opportunity

| **Objective Category** | **Objective** | **Indicator** |
| --- | --- | --- |
| Access to Opportunity | Improve equity at neighborhood public elementary schools, i.e., Lowell Elementary School. | Improve GreatSchools ranking for Lowell Elementary School, based upon categories of Academics, Equity, and Environment. |

*Objective*: Improve equity at neighborhood public elementary schools, i.e., Lowell Elementary School (Stevens ES & Bailey Gatzert ES are outside of CHED boundaries).

**City Goal(s)**:advance education equity, close opportunity gaps, and build a better economic future for Seattle students ([Seattle Department of Education and Early Learning](http://www.seattle.gov/education/big-initiatives/fepp-levy) Families, Education, Preschool, and Promise Levy).

**Metric**: Improve[GreatSchools](https://www.greatschools.org/gk/ratings/) ranking for Lowell Elementary School, based upon categories of Academics, Equity, Environment.

**Baseline:** The GreatSchools ranking for Lowell Elementary is 6/10 as of 2020.

**Programs/Strategies:**

* + **School Based Health Center implementation.** A temporary build-out has been completed, while the permanent space will be completed by the ‘21-22 school year. This program is anticipated to provide essential health services to students and their families, and is likely to result in reduced absenteeism, an improved classroom environment for learning, and thriving students and faculty.
  + **Mentoring Program to Lowell Elementary students by those in the community.** Use existing Seattle Public Schools and programs at Northwest School and Seattle Academy of Arts and Sciences as a guideline for encouraging community involvement.

**Carbon Neutrality Strategy**: No

**Timeline:**

* + *2-years:* 6.5/10 on GreatSchools
  + *6-years:*7.5/10 on GreatSchools
  + *10-years:*8/10 on GreatSchools

**Responsible Parties**: Lowell Elementary School administration, EcoDistrict staff, Seattle Public Schools administration, Seattle School Board

**Estimated Implementation Costs**: $450,000

**Funding:** The EcoDistrict has worked with Lowell Elementary and community members to secure more than $400,000 in funding from Kaiser Permanente, King County, and the State of Washington for a school-based health center, which will serve as a community hub.

**References:** [Seattle Department of Education and Early Learning](http://www.seattle.gov/education/big-initiatives/fepp-levy) Families, Education, Preschool, and Promise Levy

**Data Sources**: The Education Equality Index (EEI), created through a unique collaboration of [GreatSchools and Education Cities](https://www.greatschools.org/washington/seattle/1580-Lowell-Elementary-School/), is a nationally comparative measure that looks at how well students from low-income families are achieving in schools, cities, and states across the country.

2. 3. **Objective Category**: Innovation

| **Objective Category** | **Objective** | **Indicator** |
| --- | --- | --- |
| Innovation | Foster interaction between entrepreneurs; exceed job growth in emerging sectors beyond traditional sectors. | Increase “incubator space” (temporary, start-up) opportunities or spaces on Capitol Hill. |

*Objective*: Foster interaction between entrepreneurs; exceed job growth in emerging sectors beyond traditional sectors.

**City Goal(s):** To preserve, create and activate cultural square footage in the city of Seattle; to work with artists and arts organizations to strengthen their role in charting the future of their creative spaces; and to work with developers and builders to incorporate arts and culture into new projects ([Seattle Office of Arts and Culture – Cultural Space Program](https://www.seattle.gov/arts/programs/cultural-space)).

**Metric:** Increase “incubator space” (temporary, start-up) opportunities or spaces on Capitol Hill, tracking number of existing spaces, hours open, square footage of space provided, and affordability of space.

**Baseline:** Per [SpaceFinder](https://www.spacefinderseattle.org/), only two spaces are listed on Capitol Hill as of 2020, which might reflect the current economic crisis.

* + Total existing spaces: 2 spaces
  + Average open: 20 hours/day
  + Total square footage: 3,225 sq ft
  + Average affordability: $8.60/hour

**Programs/Strategies**: Increase the number of incubators, accelerators, maker spaces, shared kitchens, and coworking spaces in the district by working through partnerships in space sharing and fundraising.

**Carbon Neutrality Strategy**: No

**Timeline:**

* + *2-years:* 2 spaces
  + *6-years:* 10 spaces
  + *10-years:* 20 spaces

**Responsible Parties**: CHBA/GSBA, Seattle Made, ZeroWasteWA, the Seattle Office of Arts and Culture, the Capitol Hill Arts District, and existing arts organizations.

**Estimated Implementation Costs**: $20,000 to support the creation of a collaborative fundraising campaign between several organizations; $6-10 million to secure property.

**Funding**: The Seattle Office of Arts and Culture supports the Capitol Hill Arts District with $10,000 in funding per year. With support from a grant from the National Endowment for the Arts ($10,000), the EcoDistrict will support the development of a collaborative fundraising campaign toward the purchase and sale, master lease, or other preservation tool to support the stabilization of arts organizations in the neighborhood.

**References**: [CAP Report: 30 Ideas for the Creation, Activation, and Preservation of Cultural Space](https://www.seattle.gov/Documents/Departments/Arts/Downloads/Space/CULTURAL%20SPACE%20REPORT.pdf)

**Data Sources:** [SpaceFinder](https://www.spacefinderseattle.org/)

**Readiness Matrix**:

| **Ranking Criteria** | **Score 1** | **Score 2** | **Score 3** |
| --- | --- | --- | --- |
| **Technical Readiness** |  | Mentoring Program to Lowell ES students  Increase the number of incubator/maker spaces | School Based Health Center implementation  Business support program |
| **Financial Soundness** |  | Increase the number of incubator/maker spaces  Mentoring Program to Lowell ES students | School Based Health Center implementation  Business support program |
| **Risk** |  | Mentoring Program to Lowell ES students  Business support program | School Based Health Center implementation  Increase the number of incubator/maker spaces |
| **Capacity to Manage** |  | Mentoring Program to Lowell ES students  Business support program  Increase the number of incubator/maker spaces | School Based Health Center implementation |
| **Level of Stakeholder Support** |  | Mentoring Program to Lowell ES students | School Based Health Center implementation  Business support program  Increase the number of incubator/maker spaces |
| **Impact on Targets** |  |  | School Based Health Center implementation  Mentoring Program to Lowell ES students  Business support program  Increase the number of incubator/maker spaces |

## 

## Priority: Health and Wellbeing

*Introduction*

The community within the EcoDistrict understands better than ever the connection between environmental and human health. When we allow systems to continue unexamined in the status quo it creates health as a privilege that is only accessible to certain members of a community. The “social determinants of health” theory speaks to the influence that our environment has on our ability to live long, fulfilling lives. We believe that the following actions will have positive impacts on the Capitol Hill community and improve community members’ health and wellbeing.

**Priority Goal**: To nurture people’s health and happiness

1. **Objective Category**: Active Living

| **Objective Category** | **Objective** | **Metric** |
| --- | --- | --- |
| Active Living | Improve Linger Factor. | Increase Linger Factor at key points in the neighborhood. |

\* *Linger Factor as defined in the* [*Open Public Life Data Protocol from Gehl Institute*](https://gehlpeople.com/tools/public-life-data-protocol-beta/)

*Objective*: Improve Linger Factor

**City Goals:** N/A

**Metric**: Increase Linger Factor at key points in the neighborhood.

**Baseline**: 10% ([2018 Seattle Public Life Study](https://www.seattle.gov/documents/Departments/SDOT/UrbanDesignProgram/PublicLifeStudy_2018Summary_Report2(0).pdf))

**Programs/Strategies**: the EcoDistrict plans to take advantage of the work being done within the Seattle Department of Planning and Development along with the work in the City of Seattle Department of Transportation to affect projects that will make the Neighborhood more walkable. The Capitol Hill EcoDistrict will work to ensure that **public life planning** has continued funding, that volunteers are made available for conducting the in-person data collection, and advocate for the use of the results of the study in planning policy and documentation. Capitol Hill EcoDistrict provides advocacy (staff and committee time), along with formal partnerships with the relevant departments within the city of Seattle.

**Carbon Neutrality Strategy**: Yes

**Timeline**:

* + *2-years:* 12% increase
  + *6-years:* 16% increase
  + *10-years:* 20% increase

**Responsible Parties**: EcoDistrict Staff, Seattle Department of Transportation, other community-based organizations

**Estimated Implementation Costs**: $300,000

**Funding**:

* + Seattle Department of Transportation (SDOT): $100,000 (confirmed)
  + National Endowment of the Arts (NEA): $90,000 (confirmed)
  + Amazon at $100,000 (confirmed)

**References**: [Gehl Protocol](https://gehlpeople.com/tools/public-life-data-protocol-beta/)

**Data Sources**: [2018 Seattle Public Life Study](https://www.seattle.gov/documents/Departments/SDOT/UrbanDesignProgram/PublicLifeStudy_2018Summary_Report2(0).pdf)

1. **Objective Category**: Health

| **Objective Category** | **Objective** | **Metric** |
| --- | --- | --- |
| Health | Health outcomes and life expectancy are more equitable. | Reduce the number of “unhealthy” air quality days as given by the Puget Sound Clean Air Agency. |

*Objective*: Health outcomes and life expectancy are more equitable.

**City Goal(s)**: advance an equitable clean energy transition and prioritize economic opportunities and investments in communities historically most harmed by economic, racial, and environmental injustices ([Seattle Office of Sustainability and the Environment – Green New Deal](https://www.seattle.gov/environment/climate-change/green-new-deal)).

**Metric**: Reduce number of “unhealthy” air quality days as given by the [Puget Sound Clean Air Agency](https://pscleanair.gov/).

**Baseline**: 16 Days in 2018

**Programs/Strategies**: The EcoDistrict plans to decrease and mitigate the amount of particulate matter that is released from the neighborhood by **enhancing walkability**, **pedestrianizing streets** (see Connectivity: Street Network), **increasing tree canopy** (see Living Infrastructure: Natural Habitat), and working with Seattle City Light on electrification efforts, along with the county and state to increase the use of carbon free transportation. Specifically, the EcoDistrict will:

* + Advocate for and promote Seattle City Light residential heating upgrade program that funds the removal of oil furnaces for efficient electrical heating.
  + Advocate for and promote King County Metro conversion to electric buses and vanpool vehicles.
  + Advocate for fuel switching within restaurants away from natural gas.

**Carbon Neutrality Strategy**: Yes

**Timeline**:

* + *2-year*: 14 days
  + *6-year*: 12 days
  + *10-year*: 10 days

**Responsible Parties**: Capitol Hill EcoDistrict, Seattle Office of Sustainability and the Environment, Seattle City Light, King County Metro

**Estimated Implementation Costs**: $300,000

**Funding**:

* + Seattle Department of Transportation (SDOT): $100,000 (confirmed)
  + National Endowment of the Arts (NEA): $90,000 (confirmed)
  + Amazon at $100,000 (confirmed)

**References:** [Seattle Office of Sustainability and the Environment – Green New Deal](https://www.seattle.gov/environment/climate-change/green-new-deal)

**Data Sources**: [Puget Sound Clean Air Agency](https://pscleanair.gov/)

1. **Objective Category**: Safety

| **Objective Category** | **Objective** | **Metric** |
| --- | --- | --- |
| Safety | Public safety is enhanced. | Reduce the number of unreinforced masonry buildings existing.  Reduce the number of pedestrian and cyclist vehicle collisions. |

*Objective*: Public safety is enhanced.

**City Goal(s)**: end traffic deaths and serious injuries by 2030 ([Vision Zero](https://www.seattle.gov/transportation/projects-and-programs/safety-first/vision-zero)).

**Metrics**:

* Reduce number of unreinforced masonry buildings existing
* Reduce number of pedestrian and cyclist vehicle collisions

**Baseline**:

* Number of unreinforced masonry buildings existing (2018):
  + Critical Risk: 1 building
  + High Risk: 9 buildings
  + Medium Risk: 91 buildings
* Pedestrian and cyclist vehicle collisions (2018):
  + Pedestrian: 51 collisions
  + Cyclist: 42 collisions

**Programs/Strategies:**

* + **Unreinforced Masonry Buildings**: The Capitol Hill EcoDistrict will collect data on the number of unreinforced masonry buildings existing in the neighborhood and use that data to advocate for programs and funding to aid in retrofitting these buildings. The EcoDistrict will advocate for programs and promote funding to aid in reducing the number of unreinforced masonry buildings existing in the district, especially at Community Roots Housing-owned locations. The EcoDistrict will advocate for the retrofitting of these buildings and/or facades to retain the current architectural diversity of the district.
  + **Pedestrian and Cyclist Safety**: by enhancing the walkability of CHED will continue to work to increase pedestrian safety as measured by the number of injuries from vehicle collisions reported by the Seattle Department of Transportation. This will be achieved by promoting changes in the street network through EcoDistrict public life work that promotes the use of non-car transportation, specifically walking and biking. The EcoDistrict will work to improve the infrastructure for biking, advocating for changes to infrastructure that are proven to increase pedestrian safety. A study from the University of Washington found that vehicle collisions with cyclists were nonexistent in most protected bike lanes and none at intersections with bike boxes.

**Carbon Neutrality Strategy**: No

**Timeline**: Using a 2030 horizon year with milestone implementation dates we expect   
 to see:

* Increase in retrofitted masonry buildings in the EcoDistrict of
  + *2-year:* 2% increase
  + *6-year*: 6% increase
  + *10-year*: 10% increase
* Decrease of pedestrian and cyclist injury from vehicle collisions to
  + *Pedestrian*:
    - *2-year:* 35 injuries
    - *6-year*: 15 injuries
    - *10-year*: 0 injuries
  + *Cyclist*:
    - *2-year:* 30 injuries
    - *6-year*: 12 injuries
    - *10-year*: 0 injuries

**Responsible Parties**: Capitol Hill EcoDistrict, Community Roots Housing, Seattle Office of Housing, Central Seattle Greenways, Seattle Department of Transportation

**Estimated Implementation Costs**:

* $642,000 per URM building ([Funding URM Retrofits](https://www.documentcloud.org/documents/6032084-FundingURMRetrofits.html))
* $300,000 for public life community engagement and pilots

**Funding**:

* + URM funding will be secured through a series of grants from the Seattle Office of Housing and via low interest loans
  + Public Life:
    - Seattle Department of Transportation (SDOT): $100,000 (confirmed)
    - National Endowment of the Arts (NEA): $90,000 (confirmed)
    - Amazon at $100,000 (confirmed)

**References**: [Funding URM Retrofits](https://www.documentcloud.org/documents/6032084-FundingURMRetrofits.html)

**Data Sources**: [Seattle SDCI Confirmed Unreinforced Masonry Building List](http://www.seattle.gov/Documents/Departments/SDCI/Codes/ChangesToCodes/UnreinforcedMasonry/ConfirmedURMList.pdf), [Capitol Hill Public Space + Public Life](https://issuu.com/petersamuels7/docs/caphill_publicspacepubliclife), [Seattle Unreinforced Masonry Buildings](http://www.seattle.gov/sdci/codes/changes-to-code/unreinforced-masonry-buildings)

1. **Objective Category**: Food Systems

| **Objective Category** | **Objective** | **Metric** |
| --- | --- | --- |
| Food Systems | Healthy and affordable fresh food is accessible. | Increase availability of community garden space. |

*Objective*: Healthy and affordable fresh food is accessible.

**City Goal(s)**: actively facilitate and partner with other organizations to support related market gardening, youth gardening, and community food security programs that serve all Seattle communities with an emphasis on the City's immigrant, youth, and lower income residents ([Seattle Department of Neighborhoods P-Patch Community Gardening](https://www.seattle.gov/neighborhoods/programs-and-services/p-patch-community-gardening/about-the-p-patch-program)).

**Metric**: Increase availability of community garden space

**Baseline**: 75 individual community garden plots in 2020

**Programs/Strategies**: According to the Centers for Disease Control and Prevention, community “gardens may offer physical and mental health benefits by providing opportunities to”

* + - Eat healthy fresh fruits and vegetables.
    - Engage in physical activity, skill building, and creating green space.
    - Beautify vacant lots.
    - Revitalize communities in industrial areas.
    - Revive and beautify public parks.
    - Create green rooftops.
    - Decrease violence in some neighborhoods and improve social well-being through strengthening social connections.”

Capitol Hill EcoDistrict will work with the Seattle Department of Transportation and the Seattle Department of Neighborhoods to leverage the right-of-way for expanding community garden space. As a public life pilot, the EcoDistrict will encourage and facilitate community members to build gardens in planting strips along a planned habitat corridor, scaling this effort across the neighborhood. The EcoDistrict will preserve some spaces for BIPOC organizations to manage exclusively.

**Carbon Neutrality Strategy**: Yes

**Timeline**:

* *2-years*: 100 individual community garden plots
* *6-years:* 150 individual community garden plots
* *10-years*: 300 individual community garden plots

**Funding**: Grant funding from the Bullitt Foundation, Seattle Department of Transportation, Department of Neighborhoods, and new prospects

**References:** [Centers for Disease Control and Prevention](https://www.cdc.gov/healthyplaces/healthtopics/healthyfood/community.htm)

**Data Sources:** [Seattle Department of Neighborhoods P-Patch Community Gardening](https://www.seattle.gov/neighborhoods/programs-and-services/p-patch-community-gardening/p-patch-map)

**Readiness Matrix**:

| **Ranking Criteria** | **Score 1** | **Score 2** | **Score 3** |
| --- | --- | --- | --- |
| **Technical Readiness** | Unreinforced masonry buildings | Increase tree canopy  Pedestrianize streets | Public Life Planning  Pedestrian and Cyclist Safety  Increase community garden space |
| **Financial Soundness** | Unreinforced masonry buildings | Pedestrianize streets  Pedestrian and Cyclist Safety  Increase community garden space | Public Life Planning  Increase tree canopy |
| **Risk** |  | Public Life Planning  Unreinforced masonry buildings | Increase tree canopy  Pedestrianize streets  Pedestrian and Cyclist Safety  Increase community garden space |
| **Capacity to Manage** |  | Pedestrianize streets  Unreinforced masonry buildings | Public Life Planning  Increase tree canopy  Pedestrian and Cyclist Safety  Increase community garden space |
| **Level of Stakeholder Support** |  | Pedestrianize streets | Public Life Planning  Increase tree canopy  Unreinforced masonry buildings  Pedestrian and Cyclist Safety  Increase community garden space |
| **Impact on Targets** |  |  | Public Life Planning  Increase tree canopy  Pedestrianize streets  Unreinforced masonry buildings  Pedestrian and Cyclist Safety  Increase community garden space |

## Priority: Connectivity

*Introduction*

Seattle has long expressed an interest in adopting a European approach to shared roadways, prioritizing pedestrians and cyclists; however, this conversation is often met with obstacles. Car culture has created a system which provides greater ease in driving over taking public transit, biking, or walking. Seattle residents are concerned about losing parking and small businesses are rightfully concerned that the loss of parking will lead to their customers turning away from the city’s small businesses and shopping and dining at large shopping malls instead, where there is ample parking.

The Capitol Hill EcoDistrict has examined the possibility of creating street closures, perhaps initially through traffic calming measures, slowly expanding the map of pedestrian friendly, if not pedestrian exclusive streets, with the goal of creating a plaza or square. After the City Council and the Scan Design Foundation, a nonprofit organization dedicated to growing the relationship between the US and Denmark, sent a delegation to Copenhagen to observe a more pedestrian-friendly approach in action, the desire to introduce pedestrian priority measures in the Capitol Hill area continues to grow. The support for pedestrian-centric spaces has continued to garner support during the COVID-19 pandemic, as residents struggle to keep socially distant while walking throughout the neighborhood.

A measured approach will support this structural change to favor pedestrians and cyclists over automobiles. Gaining the support of local businesses will be an important step and can be achieved by showing businesses that they will experience increased traffic by creating more active walking zones.

Capitol Hill is a vibrant, populous, and diverse community that is often considered a physical and cultural center of Seattle. Historically known for its large LGBTQ+ community and composed of a diverse populace with folks ranging in ethnicity, generation, and socioeconomic class. The overall goal for the connectivity of Capitol Hill is to enhance already existing networks that generate more interaction and feelings of connection between residents of Capitol Hill, and those who pass through, work, and use the diverse amenities of the district. Given the natural progression of technology, a component of this overall goal will be to create a new network to increase connectivity.

1. **Objective Category**: Street Network

| **Objective Category** | **Objective** | **Metric** |
| --- | --- | --- |
| Connectivity | Preserve and increase the incidence of pedestrian right-of-way streets. | Increase incidence of street closures for pedestrian prioritization. |

*Objective:* Preserve and increase incidence of pedestrian right-of-way streets.

**City Goal(s):** open up more space for people rather than cars as a way to improve community and individual health ([Seattle Department of Transportation Stay Healthy Streets](https://www.seattle.gov/transportation/projects-and-programs/programs/stay-healthy-streets)).

**Metric:** Increase incidence of street closures for pedestrian prioritization.

**Baseline**: In 2020, temporary street closures leveraged the right-of-way to expand available open space during the pandemic. Combined with a Festival Street, for which community members can obtain permits and which is closed every Sunday for the neighborhood farmers market, and a School Street, which closes the street immediately in front of a school to through traffic, the number of street closures in Capitol Hill were 3.

**Programs/Strategies**: The EcoDistrict will work with Seattle Department of Transportation (SDOT) to pilot new and make permanent existing temporarily closed streets due to the pandemic. With the gradual introduction of street closures to support small businesses, we expect to generate community buy-in, allow for adjustment of automobile dependent population to limited street access, prioritize increased safety awareness, and work with city departments to increase aesthetic quality of pedestrianized streets. As well, the EcoDistrict will work with Seattle Department of Transportation and Seattle Park District to remove parking and provide access only for loading and entering parking garages on Nagle Place, adjacent to Cal Anderson Park, to pilot an outdoor retail fair on a short block between Broadway and Nagle Place.

**Carbon Neutrality Strategy**: Yes

**Timeline:**

* + - *2 years*: 3 street closures
    - *6 years*: 6 street closures
    - *10 years*: 10 street closures

**Responsible Parties**: EcoDistrict staff, Seattle Department of Transportation, CHBA, Seattle Public Schools

**Estimated Implementation Costs**: $50,000

**Funding**: $50,000 from Amazon (confirmed)

**References:** [Seattle Department of Transportation Stay Healthy Streets](https://www.seattle.gov/transportation/projects-and-programs/programs/stay-healthy-streets)

**Data Sources:** EcoDistrict tracking

1. **Objective Category**: Mobility

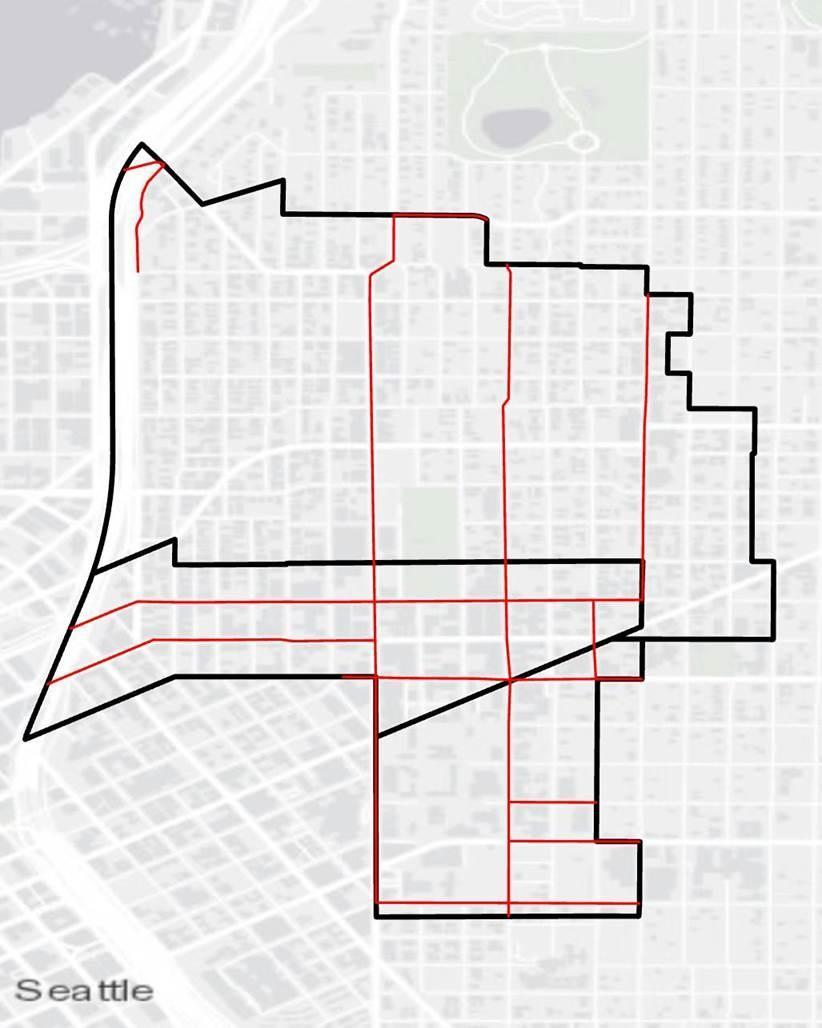
There have been several bike lanes installed over the last few years in the Capitol Hill District. As they begin to interfere with the established availability of street parking, many businesses have expressed concern over their continued installation. It will be important for the success of this amenity to be supported by the Capitol Hill EcoDistrict in tandem with increasing awareness and through the promotion of traffic safety.

Decreased wait times for public transportation encourage more people to become supportive users of alternative methods of mobility within Capitol Hill. While no data is currently available, the EcoDistrict will advocate for this information to become available. In addition to gratification for not being a contributor to greenhouse gases, Capitol Hill residents will find that not using a car for daily commutes and errands will save time, remove the hassle of finding parking, contribute to the health of the neighborhood and city, and create opportunities to connect with neighbors face-to-face.

| **Objective Category** | **Objective** | **Metric** |
| --- | --- | --- |
| Mobility | Increase bike lanes throughout the district. | Increase miles of bike lanes in Capitol Hill, eliminating connection gaps. |

*Objective*: Increase bike lanes throughout the district.

**City Goal(s)**: bicycle investments and nurturing of Seattle's bicycle culture in a manner that purposefully benefits the city’s livability, affordability, public health, economic competitiveness, and natural environment ([Seattle Department of Transportation Bicycle Master Plan](https://www.seattle.gov/transportation/document-library/citywide-plans/modal-plans/bicycle-master-plan)).

**Carbon Neutrality Strategy**: Yes

**Metric:** Increase miles of bike lanes in Capitol Hill, eliminating connection gaps.

**Baseline**:

* + - Bike lanes: according to [a 2018 City dataset](https://data-seattlecitygis.opendata.arcgis.com/datasets/f4f509fa13504fb7957cef168fad74f0_1), there are approximately 6.4 miles of bike lanes in the EcoDistrict:
      * *Black outline: EcoDistrict Boundary*
      * *Red lines: Bike lanes*
    - Connection gaps: according to a Seattle Neighborhood Greenways [study](https://www.google.com/maps/d/u/0/viewer?mid=1hCSkn8SQnLMIrBpibfCwSxneho21gIHQ&ll=47.61444445811153%2C-122.30559204739379&z=15), there are 4 gaps in connection between existing bike lanes, measuring roughly 4.6 miles.

**Programs/Strategies**: The EcoDistrict will work to increase the presence of bike lanes to provide smoother bicycle travel both throughout Capitol Hill and outside of the district to other neighborhoods. Increasing the miles and connection of bicycle lanes will increase the connectivity of the neighborhood overall and enhance a cyclist’s ability to safely traverse the streets of the Capitol Hill neighborhood.

The EcoDistrict would like to track transit wait times, but this data is not currently available. Decreasing wait times and increasing availability of affordable ORCA transit passes will encourage the use of public transportation, an essential component to the success of pedestrianizing streets.

**Carbon Neutrality Strategy**: No

**Timeline:**

* *2-years*: Increase miles of bike lanes in Capitol Hill to 7.5 miles
* *6-years*: Increase miles of bike lanes in Capitol Hill to 9 miles
* *10-years*: Increase miles of bike lanes in Capitol Hill to 11 miles

**Responsible Parties**: EcoDistrict staff, Seattle Neighborhood Greenways, Central Seattle Greenways, Seattle Department of Transportation

**Estimated Implementation Costs**: at $50,000 per mile ([U.S. Department of Transportation Federal Highway Administration](https://safety.fhwa.dot.gov/saferjourney1/library/countermeasures/10.htm)), the total cost of adding 4.6 miles of bike lanes is $230,000.

**Funding**: Community Benefits Package will fund some existing protected bike lanes to become permanent; City Council green sheets and collective fundraising will accomplish the rest.

**References**: [Seattle Department of Transportation Bicycle Master Plan](https://www.seattle.gov/transportation/document-library/citywide-plans/modal-plans/bicycle-master-plan), [U.S. Department of Transportation Federal Highway Administration](https://safety.fhwa.dot.gov/saferjourney1/library/countermeasures/10.htm)

**Data Sources**: [2018 City of Seattle data](https://data-seattlecitygis.opendata.arcgis.com/datasets/f4f509fa13504fb7957cef168fad74f0_1), Seattle Neighborhood Greenways [study](https://www.google.com/maps/d/u/0/viewer?mid=1hCSkn8SQnLMIrBpibfCwSxneho21gIHQ&ll=47.61444445811153%2C-122.30559204739379&z=15)

1. **Objective Category**: Digital Network

COVID-19 has made clear the need for increased access to Wi-Fi in the Capitol Hill district. Many students have struggled to gain access for their studies, being pushed to parking lots, sharing weak connections at home, or worse yet, attempting to access Wi-Fi while being unhoused. As well, the recent protests centered themselves in the streets and parks of Capitol Hill. Wi-Fi in the parks would allow improved safety through better, more reliable mobile communication and would facilitate more accurate information and contact with news outlets. Bringing Wi-Fi to our district would allow enhanced support for our unhoused population with regards to providing human services. While in general, Capitol Hill is a high wealth-high displacement risk area ([Seattle Office of Planning and Community Development – Seattle 2035 Growth and Equity Analysis](http://www.seattle.gov/documents/departments/opcd/ongoinginitiatives/seattlescomprehensiveplan/finalgrowthandequityanalysis.pdf)), a closer analysis displays a discrepancy between the northern residential, owner-prevalent area and the southern, rental-prominent area where many unhoused individuals have lived in tents during the pandemic. Greater access to the internet would provide access to helpful resources and provide a path to employment opportunities.

Increased connectivity offered by wayfinding will be a great benefit to those in the district that travel without full awareness of all that is available to support our community.

| **Objective Category** | **Objective** | **Metric** |
| --- | --- | --- |
| Digital Network | Improve access to quality wireless internet throughout Capitol Hill. Digital wayfinding provides a map of community assets and services for the district. | Increase access to free Wi-Fi in public spaces and Community Roots Housing buildings; increase availability of digital wayfinding tools to support connection to community assets and services. |

*Objective:* Improve access toquality wireless internet throughout Capitol Hill. Digital wayfinding provides a map of community assets and services for the district.

**City Goal(s):** ensuring that people have access to the technology needed to take part in our society is critical to achieving personal growth, full civic participation, and equitable economic development ([Seattle Information Technology](http://www.seattle.gov/tech/about)).

**Metric:** Increase access to free Wi-Fi in public spaces and Community Roots Housing (CRH) buildings; increase availability of digital wayfinding tools to support connection to community assets and services.

**Baseline**: Access to Wi-Fi in Capitol Hill is currently limited and costly. There is **no** free Wi-Fi available in public spaces or in Community Roots Housing buildings. There is **no** digital wayfinding specific to Capitol Hill.

**Programs/Strategies**: By providing free Wi-Fi in the Capitol Hill district, there is an opportunity to decrease the digital divide. Capitol Hill has long been an area where a diverse group of people gather to protest, disseminate information, and to create community. Community-wide access to the internet to increase digital connectivity will impact the community’s ability to connect on multiple levels.

The lack of wayfinding in the district puts an unnecessary burden on public spaces with greater notoriety (Cal Anderson Park over various pocket parks in the district, for example). By focusing on increasing awareness amenities, the impact of use is dispersed throughout the neighborhood. This benefits the district by heightening the perception of increased places to connect and balancing the reach of maintenance and repair equally in the district.

**Carbon Neutrality Strategy**: Yes

**Timeline:**

* + *2-years:* 
    - Written commitments from 1-3 local tech companies to support Wi-Fi access in CRH buildings and public spaces along with training for CRH residents and unhoused people
    - Feasibility study of free Wi-Fi in Capitol Hill parks
    - Written commitment from 1 tech company to support the creation of wayfinding app
  + *6-years:* 
    - Free Wi-Fi in 20% of CRH buildings
    - Free Wi-Fi pilot in Cal Anderson Park
    - Wayfinding app is in beta testing
  + *10-years*:
    - Free Wi-Fi in 50% of CRH buildings
    - Free Wi-Fi is permanent in Cal Anderson and Volunteer Parks
    - Wayfinding app is freely available and used by 5,000 people in first year

**Responsible Parties**: EcoDistrict staff, CRH staff, Seattle Department of Parks and Recreation, Seattle Information Technology

**Estimated Implementation Costs**:

* + Cost per building: $30,000
  + Cost per park: $10,000 to install, $2,000 to maintain (based on news reporting in [Michigan](https://www.kentwood.us/living_in/free_wi-fi.php) and [Florida](https://www.ocala.com/article/LK/20150129/News/604139807/OS))
  + App development: $35,000-$85,000 ([GoodFirms](https://www.goodfirms.co/resources/cost-to-develop-an-app))

**Funding**: The EcoDistrict will seek funding from tech companies and investments from the City and institutional funders.

**References:** [Seattle Office of Planning and Community Development – Seattle 2035 Growth and Equity Analysis](http://www.seattle.gov/documents/departments/opcd/ongoinginitiatives/seattlescomprehensiveplan/finalgrowthandequityanalysis.pdf)

**Data Sources:** The EcoDistrict will track availability of free Wi-Fi in public spaces and in Community Roots Housing buildings and analytics of the app.

**Readiness Matrix**:

| **Ranking Criteria** | **Score 1** | **Score 2** | **Score 3** |
| --- | --- | --- | --- |
| **Technical Readiness** | Wi-Fi/Wayfinding | Pedestrianize streets | Increase bike lanes |
| **Financial Soundness** | Increase bike lanes  Wi-Fi/Wayfinding | Pedestrianize streets |  |
| **Risk** |  | Increase bike lanes  Wi-Fi/Wayfinding | Pedestrianize streets |
| **Capacity to Manage** |  | Pedestrianize streets  Increase bike lanes | Wi-Fi/Wayfinding |
| **Level of Stakeholder Support** |  | Pedestrianize streets  Increase bike lanes | Wi-Fi/Wayfinding |
| **Impact on Targets** |  |  | Pedestrianize streets  Increase bike lanes  Wi-Fi/Wayfinding |

## Priority: Living Infrastructure

*Introduction*

The Capitol Hill EcoDistrict is on occupied Coast Salish lands.The Duwamish People, who are still here, have lived in the Seattle area for millennia. Prior to the mid to late 1800s, Capitol Hill was likely an upland forest—heavily wooded with Douglas Fir, Western Hemlock, and Western Redcedar. The forest would have provided hunting and foraging opportunities for the local Indigenous peoples.

By 1891, colonial settlers had mostly cleared what would become Capitol Hill of its upland forest and begun construction of permanent houses. Streams, creeks, and springs were filled in and paved over. Today the Capitol Hill EcoDistrict is within one of the most densely populated and urbanized areas of the city**.** The EcoDistrict serves around 30,000 people and contains over 30 miles of neighborhood streets, and more than 3,300 buildings and other structures ([Seattle Building Outlines 2015](https://data-seattlecitygis.opendata.arcgis.com/datasets/building-outlines-2015/explore?location=47.611150%2C-122.327800%2C11.44)), with a footprint that occupies nearly 35% of the EcoDistrict area. Unsurprisingly, the EcoDistrict has a very high level of water imperviousness, around 74.5% (± 11.5%) ([National Land Cover Database, 2016](https://www.mrlc.gov/data/nlcd-2016-land-cover-conus)). The EcoDistrict’s extensive impervious surfaces shed stormwater. Most of the stormwater enters separated drainage systems, some of which drain untreated into Lake Union, and ultimately, into the Puget Sound.

Despite the dense population and urban character, many animal species occur within the EcoDistrict. This includes over 60 bird species, numerous insects and other arthropods, and a dozen or so mammals, including the odd coyote ([eBird.org](https://ebird.org/home)).

The EcoDistrict’s urban forest is critical living infrastructure for wildlife and people in Capitol Hill. The EcoDistrict’s urban forest is diverse, including at least 259 species, subspecies, varieties, and cultivars of tree, and hundreds of other plant species from ground cover plants to flowers to shrubs ([Seattle Department of Transportation](https://www.seattle.gov/transportation/permits-and-services/permits/planting-in-the-right-of-way)). The urban forest provides numerous benefits to residents of and visitors to the EcoDistrict. It improves livability, climate resiliency, and supports wildlife. However, the distribution of tree canopy is not evenly dispersed throughout the EcoDistrict. Canopy cover tends to be highest in the northern and eastern portions of the EcoDistrict and on the Seattle University campus.

**Priority Goal(s)**: The goals for living infrastructure in the EcoDistrict are to:

* Maintain and enhance tree canopy
* Reduce urban hazards to wildlife
* Manage rainwater within the EcoDistrict
* Celebrate neighborhood nature

1. **Objective Category:** Natural Features

| **Objective Category** | **Objective** | **Indicator** |
| --- | --- | --- |
| Natural Features | The quality and function of habitat are enhanced | Increase percent canopy cover |
| Natural features are protected | Maintain number of “exceptional” street trees  Increase number of “heritage” trees |

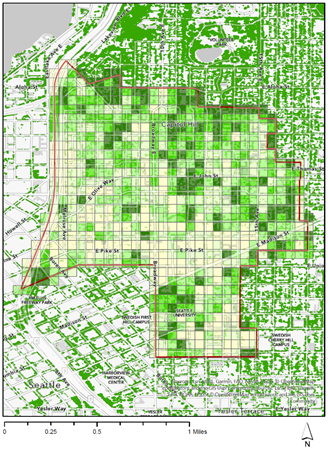
Trees are the dominant nature feature within the Capitol Hill EcoDistrict—there are no streams, wetlands, or undeveloped natural areas within the EcoDistrict boundaries.

*Objective*: The quality and function of habitat are enhanced.

**City Goal(s):** achieve 30% canopy cover by 2037, and 40% canopy cover eventually ([2035 Seattle Comprehensive Plan](http://www.seattle.gov/opcd/ongoing-initiatives/comprehensive-plan)).

**Metric**: Increase percent canopy cover

**Baseline:** In 2016, the EcoDistrict’s canopy cover stood around 19.7%. Breaking that down into subdistricts, we see the uneven distribution of canopy:



| **Subdistrict** | **% Canopy Cover in 2016** |
| --- | --- |
| 12th Avenue | 18.7% |
| Capitol Hill | 22.5% |
| Pike/Pine | 11.8% |

**Programs/Strategies:**

The Capitol Hill EcoDistrict is using percent tree canopy cover as a metric of habitat quality and function. There is evidence that urban areas with high tree canopy cover support greater diversity and abundance of wildlife species, specifically arthropods and birds, than urban areas with lower tree canopy cover ([Dresner & Moldenke, 2017](https://digitalcommons.lmu.edu/cate/vol10/iss1/9/)). The best available data measuring canopy cover is from University of Vermont Spatial Analysis Lab and the City of Seattle’s 2016 Tree Canopy Lidar Assessment. The City of Seattle may be planning to update canopy assessments in 2021 and every 5 years thereafter.

The most important way to protect the EcoDistrict’s urban forest is to preserve the trees it already has. To this end the EcoDistrict will:

* Advocate for a stronger tree protection ordinance in Seattle.
* Emphasize the importance of maximizing tree retention during land use review
* Promote best practices for tree care

Enhancing the urban forest with new plantings is essential. The young trees will be replacements for old trees when they inevitably die. To enhance the urban forest, the EcoDistrict will:

* Promote the Trees for Seattle Program within the EcoDistrict
* Encourage tree planting
* Complete and implement a plan to connect habitat patches from Seattle University to Volunteer park.

The urban forest will never be fully protected until local residents love and value their trees. The EcoDistrict will:

* Promote neighborhood tree walks through the city’s Tree Ambassador program.

**Carbon Neutrality Strategy**: Yes

**Timeline:** Because trees grow slowly and the EcoDistrict neighborhoods are intensely developed, enhancing urban canopy will be slow. The EcoDistrict will work toward enhancing canopy at a rate of around +0.25% per year. Assuming canopy has remained the same since 2016, our goals are:

| **Subdistrict** | ***2-year goal*** | ***6-year goal*** | ***2030 goal*** |
| --- | --- | --- | --- |
| 12th Avenue | 19.2% | 20.2% | 21.2% |
| Capitol Hill | 23.0% | 24.0% | 25.0% |
| Pike/Pine | 12.3% | 13.3% | 14.3% |

Note that these goals match or are more ambitious than the City’s goals for the predominate zoning designations in each of the subdistricts. (22% by 2037 for low rise zone, and 15% for neighborhood commercial zones)

**Responsible Parties**: EcoDistrict staff, Seattle Urban Forestry Commission

**Estimated Implementation Costs**: $0

**Funding**: NA

**References**: [Seattle Building Outlines 2015](https://data-seattlecitygis.opendata.arcgis.com/datasets/building-outlines-2015/explore?location=47.611150%2C-122.327800%2C11.44), [eBird.org](https://ebird.org/home), [Dresner & Moldenke, 2017](https://digitalcommons.lmu.edu/cate/vol10/iss1/9/)

**Data Sources**: [National Land Cover Database, 2016](https://www.mrlc.gov/data/nlcd-2016-land-cover-conus)

*Objective***:** Natural features are protected.

**City Goals:** N/A

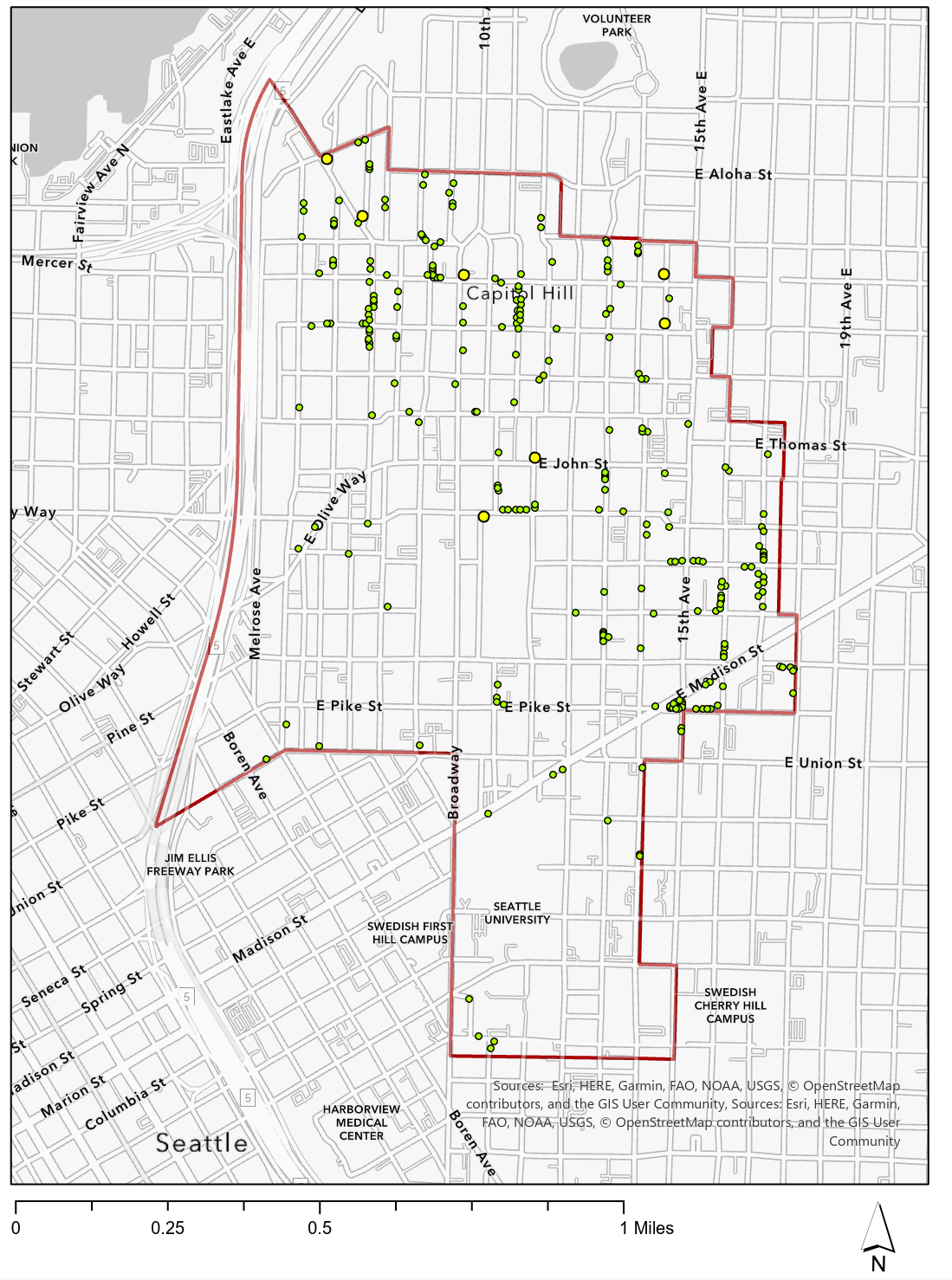
**Metric**: Maintain number of “exceptional” street trees

**Baseline:** As of 2020, approximately 124 of the EcoDistrict’s street trees are labelled exceptional (>= 30 inches in diameter) and an additional 133 trees are expected to receive the exceptional designation after the Department of Construction and Inspections updates its Director’s Rule on Exceptional Trees. The 257 large trees account for just over 6% of the EcoDistrict’s street trees.

| **Diameter Range** | **Count of CHED Street Trees** | **Percentage of CHED Street Trees** |
| --- | --- | --- |
| <6 inches | 1227 | 29.8% |
| 6-12 inches | 1362 | 33.1% |
| 12-18 inches | 928 | 22.5% |
| 18-24 inches | 342 | 8.3% |
| **24-30 inches** | **133** | **3.2%** |
| **>30 inches** | **124** | **3.0%** |

Again, the distribution of big, old street trees in the EcoDistrict is not even, with 111 north of Harrison Street and an additional 102 south of Harrison Street but east of 13th Avenue. This represents approximately 83% of the EcoDistrict’s streets trees. There are also seven Heritage Trees in the EcoDistrict. Heritage Trees receive special protections for one or more of the following reasons:

* **Specimen**: A tree of exceptional size, form, or rarity.
* **Historic**: A tree recognized by virtue of its age, its association with or contribution to a historic structure or district, or its association with a noted person or historic event.
* **Landmark**: Trees that are landmarks of a community.
* **Collection**: Trees in a notable grove, avenue, or other planting.

All the EcoDistrict’s heritage trees are north of Howell Street.

*Exceptional Trees (green) and Heritage Trees (yellow) in the EcoDistrict.*

**Programs/Strategies:**

Big trees provide greater benefits and ecosystem services than smaller trees. Currently trees greater than 30 inches in diameter measured 4.5 feet above the ground have stronger protections than those with smaller diameters. The Seattle Department of Construction and Inspections is currently working to update its [director’s rule on tree protection](http://www.seattle.gov/dpd/codes/dr/DR2008-16x.pdf), which is likely to lower the size threshold for “exceptional tree” designation from 30 inches to 24 inches in diameter in 2021. The best available data is from Seattle Department of Transportation Street Tree Inventory, which does not include trees on private property.

To achieve net zero loss of Exceptional Trees, the EcoDistrict will:

* Monitor Exceptional Trees
* Identify and protect currently non-exceptional street trees that are likely to become Exceptional Trees by 2030.
* Emphasize the importance of Exceptional Tree protection during development.
* Determine how to catalogue and monitor Exceptional Trees on private property.

To increase the number of Heritage Trees, the EcoDistrict will:

* Identify notable trees in the neighborhood and work with property owners to nominate the trees through the city’s Heritage Tree Program. The EcoDistrict will prioritize trees in the south end of the district.

**Carbon Neutrality Strategy**: Yes

**Timeline:** The EcoDistrict is a dynamic place. New development is ongoing and sometimes results in loss of Exceptional Trees. Since trees grow slowly and take years to mature, the loss is difficult to replace. The Capitol Hill EcoDistrict will work to preserve exceptional street trees and allow smaller trees to grow into Exceptional Trees to replace those that die or are removed. We will also increase the number of Heritage trees in the EcoDistrict.

| **Goal** | **2-year goal** | **6-year goal** | **2030 goal** |
| --- | --- | --- | --- |
| Exceptional Street Trees are preserved | Net Zero Loss | Net Zero Loss | Net Zero Loss |
| Increase the number of Heritage Trees in the EcoDistrict | 8 Heritage Trees in EcoDistrict | 10 Heritage Trees in EcoDistrict | 12 Heritage Trees in EcoDistrict |

**Responsible Parties**: EcoDistrict staff, Seattle Department of Transportation

**Estimated Implementation Costs**: $0

**Funding**: NA

**References**: [Director’s Rule on Tree Protection](http://www.seattle.gov/dpd/codes/dr/DR2008-16x.pdf)

**Data Sources**: [The Last 6,000](https://www.thelast6000.org/)

1. **Objective Category:** Ecosystem Health

| **Objective Category** | **Objective** | **Metric** |
| --- | --- | --- |
| Ecosystem Health | Urban hazards to wildlife are reduced | Increase non-toxic pesticide use, replacing toxic pesticide use |
| Area of glass surfaces treated to reduce bird-window collision risks |
| Stormwater is managed within the EcoDistrict | Gallons of water managed by Green Stormwater Infrastructure |

*Objective***:** Urban hazards to wildlife are reduced**.**

**City Goal(s):** N/A

**Metric**: Increase non-toxic pesticide use, replacing toxic pesticide use.

**Baseline:** Second generation anticoagulant rodenticide use is widespread throughout the EcoDistrict. The Seattle Audubon Society and the Urban Raptor Conservancy have conducted Several rodenticide bait box surveys extending from Volunteer Park to Seattle University along 11th Ave E (approximately one mile), including Cal Anderson Park. These surveys have documented between 40 to 50 bait boxes along the route. There are approximately 30 miles of streets within the EcoDistrict. There could be over 1,000 bait boxes deployed throughout the neighborhood. Non-toxic alternatives are rarely seen.

We do not know how many windows in the EcoDistrict are treated to reduce collision risks with birds. Seattle Audubon is not currently aware of any.

**Programs/Strategies:** Wildlife is attracted to living infrastructure. However, that living infrastructure is embedded in a built environment that can be hazardous to wildlife. Pesticides, pollution, glass, invasive species, and more all impact the animals that our neighborhoods. Many species of bird live alongside the 30,000 residents of Capitol Hill and provide a daily point of contact with wildlife. Many of those species have experienced population declines in recent decades, and many are also at an elevated risk of extinction due to projected impacts of climate change. Collisions with glass are estimated to kill up to nearly one billion birds across the United States each year, making glass one of the worst human-related threats that directly kills birds (Loss et al., 2014). In the Seattle area, over 80 species are known to have collided with glass ([PAWS, 2020](https://www.paws.org/)).

The poisons we use to manage rodent populations is also a conservation concern for birds, wildlife, and people. When birds of prey eat poisoned rodents, the poison can accumulate within the tissues of the bird. Ongoing research shows most hawks in our area have rat poison in their systems ([Urban Raptor Conservancy, unpublished data](https://urbanraptorconservancy.org/)). Rat poison has also been found in bobcats, cougars, cats, and dogs. Young children are also at risk. In 2010, the Environmental Protection Agency estimated that 10,000 children are accidentally exposed to rat poisons in the US each year, virtually all of whom are under 6 years old.

The EcoDistrict will work with partners at Community Roots Housing, Seattle Parks and Recreations, Seattle Audubon Society, Urban Raptor Conservancy, and Progressive Animal Welfare Society to:

* + Raise neighborhood awareness of urban hazards and mitigation options through workshops, web content, and other means.
  + Incorporate hazard reduction into Vegetation Plan for 11th Ave E.
  + Identify a path toward official pesticide free park designation at Cal Anderson Park.
  + Support the Seattle Bird Conservation Partnership on bird-safe cities advocacy.
  + Install collision deterrent treatments on windows.
  + Advocate for non-toxic rodent control solutions and work with institutions on integrated pest management.

**Carbon Neutrality Strategy**: Yes

**Timeline:**

| **Goal** | **2-year goal** | **6-year goal** | **2030 goal** |
| --- | --- | --- | --- |
| Toxic rodenticide use decreased in favor of non-toxic alternatives | Achieve pesticide-free Park designation at Cal Anderson | At least one major institution uses an integrated pest management approach incorporating non-toxic alternatives to rodenticides | At least three major institutions using integrated pest management approach incorporating non-toxic alternatives to rodenticides |
| Window collision risks to birds are reduced | 20 windows treated | 60 windows treated | 100 windows treated |

**Responsible Parties**: EcoDistrict staff, Community Roots Housing, Seattle Parks and Recreations, Seattle Audubon Society, Urban Raptor Conservancy, Progressive Animal Welfare Society

**Estimated Implementation Costs**: $50,000

**Funding**: National Fish and Wildlife Fund (pending)

**References**: [PAWS, 2020](https://www.paws.org/)

**Data Sources**: [Urban Raptor Conservancy, unpublished data](https://urbanraptorconservancy.org/)

*Objective*: Stormwater is managed within the EcoDistrict

**City Goal(s):** The City of Seattle set a goal to manage 700,000,000 gallons of runoff through GSI by 2025. The city prioritizes drainage basins that contribute to combined sewer overflow events. Only a very small portion of the EcoDistrict is within a priority basin ([King County Wastewater Treatment Division/Seattle Public Utilities – RainWise program](https://700milliongallons.org/the-goal/)).

**Metric**: Gallons of water managed by Green Stormwater Infrastructure

**Baseline:** Data fromSeattle Public Utilities show 119 GSI projects within the EcoDistrict boundaries capable of managing 2,034,840 gallons of runoff. This is likely an underestimate. For example, the dataset does not include known GSI projects at Seattle University.

**Programs/Strategies:** Stormwater runoff is the primary source of toxic pollution to Puget Sound and other nearby water bodies. Pollution occurs when stormwater carrying oil, brake dust, biological wastes, and other pollutants enters waterways untreated. One acre of paved or impervious surface is estimated to shed one million gallons of runoff each year in Seattle ([Puget Soundkeeper Alliance](https://pugetsoundkeeper.org/)). The Capitol Hill EcoDistrict is approximately 74.5% impervious and may produce 469,000,000 gallons of stormwater runoff annually. Some of that runoff enters partially separate drainage systems which flow into Lake Union untreated. Some rainwater enters a combined system and is typically treated, except in severe rain events when combined sewer overflow events may occur and some of that runoff is intercepted by green stormwater infrastructure (GSI) located within and beyond the EcoDistrict Boundaries. In 2020, approximately 2,034,840 gallons of runoff (less than half a percent of all EcoDistrict runoff) will be managed by GSI within the EcoDistrict. While outside the EcoDistrict, the Swale on Yale manages a much larger portion of Capitol Hill’s runoff, around 190,000,000 gallons each year, some of which is shed by impervious surfaces outside the EcoDistrict.

To increase GSI capacity, the Capitol Hill EcoDistrict will:

* + Incorporate rainwater garden design into 11th Ave East vegetation plan.
  + Promote GSI at Community Roots Housing properties.
  + Promote RainWise incentives in areas of the EcoDistrict where they apply.

**Carbon Neutrality Strategy**: Yes

**Timeline:**

| **Goal** | **2-year goal** | **6-year goal** | **2030 goal** |
| --- | --- | --- | --- |
| Increase amount of rainwater managed within EcoDistrict | Increase GSI capacity by at least 93,000 gallons per year. | Increase GSI capacity by at least an additional 186,000 gallons per year. | Manage 2,500,000 gallons in district |

*Note: These goals exceed the annual average increase in GSI capacity in the EcoDistrict since 2015*.

**Responsible Parties**: EcoDistrict staff, Seattle 2030 District

**Estimated Implementation Costs**: $25,000

**Funding**: Portion of funding from SDOT secured

**References**: [Puget Soundkeeper Alliance](https://pugetsoundkeeper.org/)

**Data Sources**: [Seattle Public Utilities](https://data-seattlecitygis.opendata.arcgis.com/datasets/city-wide-gsi-project?geometry=-122.454%2C47.602%2C-122.194%2C47.642)

1. **Objective Category**: Access to Nature

| **Objective Category** | **Objective** | **Indicator** |
| --- | --- | --- |
| Access to nature | Nature is celebrated through neighborhood activation | Increase number of events held in EcoDistrict featuring nature |

*Objective***:** Nature is celebrated through neighborhood activation.

**City Goal(s):** The City of Seattle offers natural history programs and environmental education opportunities, especially through Seattle Parks and Recreation. These include interpretive walks with Seattle Urban Nature Guides, the Salmon Stewards Program, Jr. Naturalists, and services through its Environmental Learning Centers. Specific goals for these programs were not readily available.

**Metric**: Increase number of events held in EcoDistrict featuring nature

**Baseline:** The EcoDistrict partnered with the Seattle Audubon Society to hold one event featuring nature in 2020.

**Programs/Strategies:** Despite its intensely urban character, natural features, wildlife, and natural processes are always present in the Capitol Hill EcoDistrict. Personal connections and experiences with the natural world positively correlate with an individual’s tendency to engage in pro-environmental behaviors. City dwellers, especially children, are having fewer direct experiences in “wild” nature. Building connections with neighborhood nature is an important strategy for urban conservation. Events that feature and celebrate nature right where people live make it easy for a great number of people to attend.

To reach these goals, the EcoDistrict will:

* + Partner with local groups to lead tours, workshops, lectures, and other events that feature nature.
  + Develop and deliver interpretive natural history tours of the EcoDistrict.

**Carbon Neutrality Strategy**: Yes

**Timeline:** The EcoDistrict will host at least one event featuring nature each month by 2030.

| **Goal** | **2-year goal** | **6-year goal** | **2030 goal** |
| --- | --- | --- | --- |
| Host events featuring nature | At least 4 events reaching at least 50 people | At least 8 events featuring nature reaching at least 100 people | At least 12 events featuring nature reaching 150 people |

**Responsible Parties**: EcoDistrict staff, partner organizations

**Estimated Implementation Costs**: Cost of events vary

**Funding**: Secured per project/event

**References**: NA

**Data Sources**: NA

**Readiness Matrix**:

| **Ranking Criteria** | **Score 1** | **Score 2** | **Score 3** |
| --- | --- | --- | --- |
| **Technical Readiness** |  | Increase tree canopy  Exceptional Tree Protection  Rainwater Management  Celebrate Nature  Glass Hazard Mitigation |  |
| **Financial Soundness** |  |  | Increase tree canopy  Exceptional Tree Protection  Glass Hazard Mitigation  Rainwater Management  Pesticide Reduction  Celebrate Nature |
| **Risk** |  | Pesticide Reduction | Increase tree canopy  Exceptional Tree Protection  Glass Hazard Mitigation  Rainwater Management  Celebrate Nature |
| **Capacity to Manage** |  |  | Increase tree canopy  Pesticide Reduction  Exceptional Tree Protection  Glass Hazard Mitigation  Celebrate Nature  Rainwater Management |
| **Level of Stakeholder Support** |  | Exceptional Tree Protection  Pesticide Reduction | Increase tree canopy  Glass Hazard Mitigation  Rainwater Management  Celebrate Nature |
| **Impact on Targets** |  | Pesticide Reduction  Glass hazard reduction | Increase tree canopy  Exceptional Tree Protection  Celebrate Nature  Rainwater Management |

## Priority: Resource Regeneration

*Introduction*

The term "**regenerative**" describes processes that restore, renew, or revitalize their own sources of energy and materials. Capitol Hill has been a focal point for advances in resource regeneration both at the individual building and neighborhood scales. A recognized example of resource regeneration at the building scale is the Bullitt Center which uses hybrid natural-technical systems operating in an urban area to transform the built environment from a “disturbance” to a regenerative partner with living systems. The Bullitt Center employs an iconic rooftop solar array that acts like a small urban power plant to convert sunlight into the energy it needs to feed its metabolism, power its systems and serve the needs of its occupants. The Bullitt Center also uses composting toilets that convert human “waste” into 900 gallons of compost each year which is used as soil amendment.

At the neighborhood scale, the Capitol Hill EcoDistrict successfully completed a project called Affordable Solar to provide the benefits of solar via systems built and maintained by Seattle City Light on the rooftop of a Community Roots Housing building to Capitol Hill affordable housing residents. The residents bought into the program for as low as $150, and then got their money back via credits on the Seattle City Light utility bill through June 2020. The program produced clean energy for the neighborhood, supported the regional clean energy economy, and reduced the long-term operating costs of affordable housing. In July 2020, Seattle City Light transferred full ownership and management of the systems to Community Roots Housing and the energy generated moving forward will help to reduce the costs of operating affordable housing. The Resource Regeneration Priority focuses on creating a clear trajectory towards carbon neutrality and net positive energy, water, and waste. Energy and water are conserved and protected, waste is minimized and reused, and greenhouse gas emissions are reduced.

**Priority Goal(s):**

Looking ahead the following goals for resource regeneration in the EcoDistrict are to:

* Reduce energy and water use
* Increase the diversion of waste from landfills through reduction, reuse and recycling
* Develop and strengthen partnerships to find more opportunities at the neighborhood scale for resource regeneration
* Work towards net positive energy, water and waste

1. **Objective Category**: Air and Climate

| **Objective Category** | **Objective** | **Indicator** |
| --- | --- | --- |
| Air and Climate | Achieve energy use efficiency by reducing existing building energy use to comply with House Bill (HB) 1257 by 2030 | Percent compliance with HB 1257 |

*Objective***:** Achieve energy-use efficiency by reducing existing building energy-use to comply with HB 1257 by 2030

**City Goal(s):** Seattle is committed to eliminating climate pollution and transitioning to 100% clean energy in our buildings and vehicles by 2050.

**Metric:** Percent of buildings in the EcoDistrict are compliant with HB 1257 by 2030 using averaged weather normalized site EUI data provided by the [Seattle 2030 District](https://www.2030districts.org/seattle)

**Baseline:** Estimated Energy Use in 2019 was 62.5 Weather Normalized Site EUI (kBtu/ft2/yr)

**Timeline**:

| **Goal** | **2-year goal** | **6-year goal** | **2030 goal** |
| --- | --- | --- | --- |
| Comply with HB 1257 by 2030 | 25% per HB 1257 target | 50% per HB 1257 target | 100% per HB 1257 target |

**Programs/Strategies:** HB 1257 adopts energy performance standards, aimed at reducing the energy intensity of Washington’s commercial building stock, for commercial buildings exceeding 50,000 square feet. For such buildings, the Department of Commerce (Commerce) will adopt rules setting energy intensity targets (measured by energy consumption per square foot of commercial space) by building type. The rules will also require energy management plans that include operations and maintenance improvements, energy efficiency audits, and investment in energy efficiency measures designed to meet the energy intensity targets.

Building owners that adopt measures that exceed the energy intensity targets adopted by Commerce by at least fifteen energy use intensity (EUI) units will be eligible for incentive payments of up to 85 cents per square foot, subject to an overall program cap of $75 million. The incentive payments will be administered by utilities, with the costs of the program treated as a credit against the public utility tax owed by the utility, similar to the model successfully used for Washington’s program encouraging community solar developments.

Because building owners will be responsible for financing energy conservation measures sufficient to meet the EUI requirements, and to qualify for the early-adoption incentives, the legislation places a premium on creative energy efficiency financing solutions. For example, the innovative Metered Energy Efficiency Transaction Structure (MEETS) transaction model (recently adopted as the “Energy Efficiency as a Service” pilot program by Seattle City Light) may be an avenue for building owners to make energy efficiency a profit center while financing deep energy retrofits. In addition, the new legislation adds urgency to the case for Washington to adopt legislation permitting Property Assessed Clean Energy loans for commercial buildings, which have successfully facilitated large-scale financing of energy efficiency and clean energy measures in many other states.

The EcoDistrict will work with Seattle 2030 District to combine resources; attach to an existing project/program.

*Possible Core Programs and Projects***:**

* **Seattle 2030 District – Small Commercial Program Toolkit** – suite of free, online tools to provide affordable access to energy auditing processes that allows contractors and small business owners to track performance and provide actionable feedback.

*Other Possible Programs or Projects***:**

* + - **Seattle City Light Built Smart Program** – incentives for new multifamily construction to incorporate resource conservation in washer dryers, lighting, heat pumps/AC, programmable thermostats, air sealing, building insulation and windows and doors.
    - **Seattle City Light Metered Energy Efficiency Transaction Structure (MEETS)** –pilot program that was first implemented at Seattle’s Bullitt Center.
    - Install solar systems on roofs, synergies with adjacent buildings to create district energy systems connected through an underground network of pipes.
    - Optimize outside air flows based on occupancy, temperature, and both indoor and outdoor air quality through monitoring and controlling outside air to the building systems.
    - **EnviroStars Green Business** – one stop hub for Washington businesses to take actions that protect the environment and employee health and safety, search rebates and resources through business address to find help and financial incentives, and find pollution prevention measures
    - **Better Building Challenge** - Community Roots Housing joined in 2011, a national leadership initiative that calls on multifamily housing owners, managers, and operators to improve energy efficiency
    - **Seattle 2030 District – Smart Buildings Initiative -** Using Seattle’s wealth of information technology, the Smart Buildings Initiative is aimed at deploying advanced software to run smarter, more efficient buildings. The district will organize learning opportunities and develop resources to enable informed choices to match the smart building technology with the needs of the buildings.
    - **Seattle 2030 District** – **2030 Challenge Pilot (legislated 2018) –** gives building owners a 25% Federal Acquisition Regulation (FAR) bonus and one or two stories of extra height when they undertake a significant renovation that achieves goals that align with the 2030 Challenge for Planning goals.
    - **Seattle 2030 District – Pay for Performance and Energy Efficiency as a Service –** which partners with Seattle City Light to incentivize buildings over a three or five-year period for implementing up to six energy conservation measures, including Operations and Maintenance (O&M) improvements. For deeper renovation, the Energy Efficiency as a Service pilot was launched, which will pay for energy savings over a 15 to 20-year contract. Both programs help overcome the split-incentive issue.

**Carbon Neutrality Strategy**: Yes

**Responsible Parties:** Capitol Hill EcoDistrict provides advocacy (staff and committee time), formal partnership with Seattle 2030 and City of Seattle Department of Transportation (air, connectivity, CO2, access to open space/public life study)

**Estimated Implementation Costs**: Unknown

**Funding:** Intention is to continue to secure grants as needed (high, medium, low)

**References**: [HB 1257](https://app.leg.wa.gov/billsummary?BillNumber=1257&Year=2019)

**Data Sources**: [Seattle 2030 District](https://www.2030districts.org/seattle)

1. **Objective** **Category**: Water

| **Objective Category** | **Objective** | **Metric** |
| --- | --- | --- |
| Water | Achieve water use efficiency by reducing existing building potable water use to 50% of 2011 Seattle 2030 District Water Use Intensity Baselines by 2030 | Percent reduction of existing building potable water (goal is 50% of 2011 Seattle usage) |

*Objective***:** Achieve water use efficiency by reducing existing building potable water use to 50% of 2011 Seattle 2030 District Water Use Intensity Baselines\* by 2030

**City Goal(s)**: None

**Metric**: Percent reduction of existing building potable water.

**Baseline:** Estimated Water Use in 2019

| **Predominant Building Use** | **Average Site WUI (gal/ft2/yr)** |
| --- | --- |
| Multi-family Residential | 34.4 |
| Retail | 24.4 (Retail + Mixed Use Property) |
| Medical Office | 27.7 |
| Office | 9.3 |
| K-12 School | 19.3 (College/University) |

**Programs/Strategies:** Work with Seattle 2030 District to combine resources, attach to an existing project/program

*Possible Core Programs and Projects*:

* + **Seattle 2030 District – Water Efficiency Initiative** – The Seattle 2030 District will help members install low-flow plumbing fixtures, high-efficient irrigation systems, and native/adaptive drought-tolerant vegetation, and reuse of greywater for on-site needs. Resources available for this include a calculator that calculates the energy, water and money saved with upgraded efficiency equipment, a collection of case studies in water conservation, The Saving Water Partnership (a group of local utilities that helps its customers save water), and tools to make the business case for water conservation

*Other Possible Programs or Projects***:**

* + Greywater onsite reuse
  + Recycled water filtration
  + Permeable pavement demonstration
  + Water efficient landscaping of public buildings
  + Low flow plumbing retrofit kits
  + Wastewater effluent reuse system; water efficiency school curriculum
  + Utilize groundwater that flows into the foundation and reuses it through irrigation, water features, chillers and cooling towers
  + Harvest rainwater from the roof
  + Salmon-safe certified building’s landscape features biofiltration retention planters that treats polluted runoff
  + Green roof, 12,000-gallon cistern
  + WegoWise platform
  + **Recycling the Beauty of Puget Sound** – stormwater competition to reimagine underutilized space could be repurposed for green space that provides benefit to the neighborhood, while also managing stormwater runoff, collaborative events with members and community stakeholders.
  + **EnviroStars Green Business** – one stop hub for Washington businesses to take actions that protect the environment and employee health and safety, water conservation case studies, choosing a certified irrigation contractor, and find stormwater best practices

**Carbon Neutrality Strategy**: Yes

**Timeline**:

| **Goal** | **2-year goal** | **6-year goal** | **2030 goal** |
| --- | --- | --- | --- |
| Reduce existing building potable water use to 50% of 2011 Seattle 2030 Baselines by 2030 | 10% | 25% | 50% |
| Multi-family Residential | 31.63 | 26.10 | 20.57 |
| Retail | 22.0 | 17.19 | 12.39 |
| Medical Office | 24.26 | 17.38 | 10.5 |
| Office | 8.86 | 7.99 | 7.11 |
| K-12 School | 16.55 | 11.05 | 5.55 |

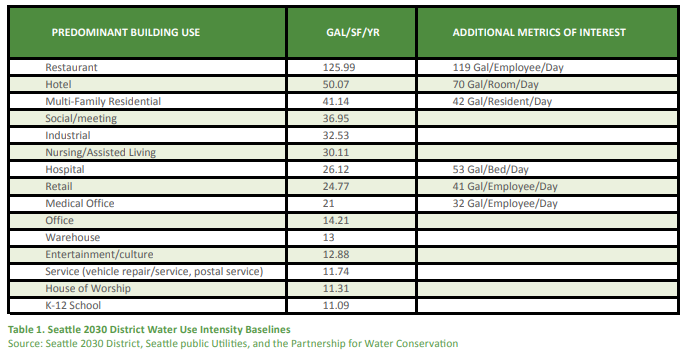
**Responsible Parties:** Capitol Hill EcoDistrict provides advocacy (staff and committee time); formal partnership with Seattle 2030 and working with City of Seattle Department of Neighborhoods, Department of Transportation, University of Washington, and Scan|Design

**Estimated Implementation Costs**: Unknown

**Funding:** Intention is to continue to secure grants as needed (high, medium, low)

**References**: N/A

**Data Source**: Seattle 2030 District – 2030 District Performance Metric Baselines



1. **Objective Category**: Waste

| **Objective Category** | **Objective** | **Metric** |
| --- | --- | --- |
| Waste | Waste is diverted from landfills through reduction, reuse, and recycling, achieve 70% waste diversion | Decrease waste percent diversion (decrease waste and increase recycling) |

*Objective***:** Waste is diverted from landfills through reduction, reuse, and recycling, achieve 70% waste diversion

**City Goal(s)**: In February 2013, the city council adopted revised recycling goals by adopting "Seattle’s Solid Waste Plan 2011 Revision" ([Seattle Public Utilities](http://www.seattle.gov/utilities/about/plans/solid-waste/zero-waste)) with the following goals:

* + - Recycle 70% of municipal solid waste by 2022
    - Recycle 70% of construction and demo

**Metric:** Decrease waste percent diversion (decrease waste and increase recycling)

**Baseline**: Waste diversion percentage in 2019 ([Seattle Public Utilities Waste Prevention and Recycling Report 2019](https://www.seattle.gov/documents/Departments/SPU/Documents/Recycling_Rate_Report_2019.pdf)):

* + - Residential per person daily waste generation rate: 2.1 lbs./day in 2019
    - Recycling rate 54.4% in 2019

**Programs/Strategies:** Work with Seattle Public Utilities to combine resources, attach to an existing project/program:

*Possible Core Programs and Project*:

* + - **SPU Green Your Business Program** – Seattle Business Waste Assessment tool – recycle, sell, or donate surplus materials, adopt green purchasing practices

*Other Possible Programs and Projects***:**

* + - Recycle paper and maximize office efficiencies by reducing junk mail, using paper wisely and purchasing recycled content
    - **EnviroStars Green Business** – one stop hub for Washington businesses to take actions that protect the environment and employee health and safety; search rebates and resources through business address to find help and financial incentives; hazardous waste disposal for small quantity generators; food waste assessment
    - **SPU Waste Prevention** - donate surplus food

**Carbon Neutrality Strategy**: Yes

**Timeline**:

| **Goal** | **2-year goal** | **6-year goal** | **2030 goal** |
| --- | --- | --- | --- |
| Achieve 70% waste diversion by 2030 | 10% | 20% | 70% |

**Responsible Parties**: EcoDistrict staff, Seattle Public Utilities, WA Dept of Ecology

**Estimated Implementation Costs**: Unknown

**Funding**: Intention is to secure grants as needed (high, medium, low); Seattle Public Utilities offers a [Waste-Free Communities Matching Grant](https://www.seattle.gov/utilities/protecting-our-environment/community-programs/waste-free-grants) for community-initiated and -led waste prevention and reuse projects.

**Reference**: [2019 Annual Waste Prevention and Recycling Report](https://www.seattle.gov/Documents/Departments/SPU/Documents/Recycling_Rate_Report_2019.pdf)

**Readiness Matrix**:

| **Ranking Criteria** | **Score 1** | **Score 2** | **Score 3** |
| --- | --- | --- | --- |
| **Technical Readiness** |  |  | Building Energy Efficiency  Waste Diversion |
| **Financial Soundness** | Waste Diversion | Building Energy Efficiency  Potable Water Use Reduction |  |
| **Risk** |  |  | Building Energy Efficiency  Potable Water Use Reduction  Waste Diversion |
| **Capacity to Manage** |  | Building Energy Efficiency  Waste Diversion | Potable Water Use Reduction |
| **Level of Stakeholder Support** |  | Building Energy Efficiency | Potable Water Use Reduction  Waste Diversion |
| **Impact on Targets** |  |  | Building Energy Efficiency  Potable Water Use Reduction  Waste Diversion |

# Appendix A: Priority-based Asset Map Detail

<https://drive.google.com/file/d/1A3poTFfn_2b2b2X1Os8PKe70y2giNHg2/view?usp=sharing>