



Planning & Economic Development Committee Minutes

Thursday, September 18, 2025

4:00 PM – 5:30 PM

* Hybrid Meeting *

Commenced: 4:00 pm

Adjourned: 5:54 pm

Committee Members:	Present	Absent	Excused	Unexcused
James Lovell , Chair	X			
Mohamed Egal , Mayor	X			
Jake Simpson , Councilmember		X		

Other Councilmembers: **None**

Staff & Presenters: *CED Director* **Evan Maxim**, *Planning Manager* **Jenn Kester**, *Principal Planner* **Kaelene Nobis**, *Admin Assistant 3* **Barb Mailo**

1. Call to Order	(4:00 pm) Chair Lovell called the meeting to order and roll call.
2. Public Comments	<p>Written comments:</p> <ul style="list-style-type: none"> • Written Public Comments: None • Remote comments: None • In-person comments: None
3. Minutes of the 07/17/2025 regular meeting	<p>Review and Approve</p> <p>(4:02 pm) Consensus approval of the meeting minutes by PED Committee members present.</p>
4. Bullpen Property Acquisition: Update	<p>Informational Briefing</p> <p>Presented by <i>CED Director</i> Maxim</p> <p>The purpose of the presentation:</p> <p><i>Starting in early 2024, the City of SeaTac has been exploring the possible purchase of the “Bullpen” property. The property is located at 20001 International Boulevard, near the recently selected Civic Campus site. Following City Council guidance, staff have negotiated initial terms to purchase the property and we are preparing for due diligence.</i></p> <ul style="list-style-type: none"> ○ Comments by Mayor Egal and Chair Lovell

<p>5. King County Countywide Planning Policies: Ratification</p>	<p>Review and guidance</p> <p>Presented by <i>CED Director Maxim</i></p> <p>The purpose of the presentation:</p> <p><i>Staff is providing an update to the PED committee related the 2025 King County amendments to the Countywide Planning Policies (CPPs). Staff is also recommending that the City Council ratify the CPPs by taking no action.</i></p> <ul style="list-style-type: none"> ○ Comments by <i>Chair Lovell</i> and <i>Mayor Egal</i> <p><i>The PED Committee directed staff to take no further action.</i></p>
<p>6. Landlord Outreach: CRF24-11</p>	<p>Review and guidance</p> <p>Presented by <i>Principal Planner Nobis</i> and <i>Planning Manager Kester</i></p> <p><i>Response to CRF 2024-11 regarding landlord engagement and support.</i></p> <ul style="list-style-type: none"> ○ Discussion commenced with <i>Mayor Egal, Chair Lovell, Principal Planner Nobis</i> <p><i>The PED Committee supported the proposed approach by CED.</i></p>
<p>7. Director's Update</p>	<p>Informational Briefing</p> <p>Presented by <i>CED Director Maxim.</i></p> <ul style="list-style-type: none"> • Vacancy in Code Compliance Officer position, recruiting externally, 30 days or soon if possible • Building Official Mary Kate McGee retired, promoted Scott Shannon into the Building Official position and filling Scott's Building Supervisor position • Completed most of the process to City Sub Area Plan • Completed review of permit fees, meeting on Oct 2nd to reflect update on permit fees for new construction • Planning Commission completed Public Hearing for draft Critical Area Ordinance • Public Works, Human Services, and CED Staff have been coordinating a proposed tiny home village with Tukwila. The property was previously grass field and plans are to convert this property into a tiny home village <ul style="list-style-type: none"> ○ Comments by <i>Mayor Egal</i> and <i>Chair Lovell</i>
<p>8. Adjourn</p>	<p><i>(5:54 pm) Chair Lovell</i> adjourned the meeting</p>