



AIA Southwest Washington

July 11, 2012

City of Tacoma Planning Commission
747 Market Street
Tacoma, Washington
98402

Re: Live/Work and Work/Live proposals

Dear Chairman Donald Erickson and Commissioners of the Tacoma Planning Commission,

On behalf of the Southwest Washington component of the American Institute of Architects, AIASWW, through our Tacoma/Pierce County Committee on Community Advocacy, we wish to convey to the commission our continued support for the acceptance of Live/Work and Work/Live uses in areas of our city. We previously submitted our general support regarding an earlier draft of this zoning "Code Streamlining". Having reviewed the latest draft of the proposed code changes, dated 7-10-12, prepared by the Long-Range Planning Division of the Tacoma Planning Department, we endorse its adoption.

We feel the proposal has the potential to assist in the redevelopment and revitalization of Downtown Tacoma and the designated Mixed Use centers. As many of the existing commercial buildings in these areas contain vacant or under-utilized upper floors, we support efforts to develop new uses while meeting the goals of the city to create additional economic activity and new residential development in these areas of the city. The proposal also may provide the needed stimulus for street level development and commercial activity in many of our vacant commercial buildings in both the Downtown and Mixed Use Centers. The return of some forms of residential uses to these districts and neighborhoods promotes the goal of creating more active urban environments, while also encouraging the continued restoration of the historic character of these districts.

We further encourage the City's various departments to continue the integration of long range planning activities with on-going building code development and infrastructure improvements, all in support of the goals set forth in the Comprehensive plan. The AIASWW component is pleased to assist the City of Tacoma as an active contributor in the development of this proposal before the Planning Commission, as with other future opportunities to improve the livability of our city.

Respectfully,

AIASWW Tacoma/Pierce County Committee on Community Advocacy

A handwritten signature in black ink, appearing to read "Randy Cook", followed by a long horizontal line.

Randy Cook, AIA, LEED AP
Committee Chair

A handwritten signature in black ink, appearing to read "Ko Wibowo", followed by a long horizontal line.

Ko Wibowo, AIA, LEED AP
AIASWW President