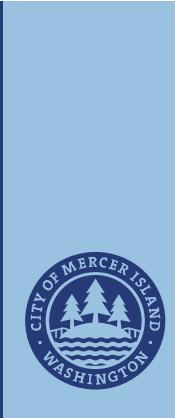


AB 6815

Amendments to MICC Chapter 16.01 – Historical Designation to Comply with Recent Statewide Legislation

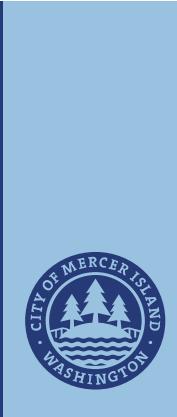
November 18, 2025

Community Planning and Development
Jeff Thomas, CPD Director
Madelyn Nelson, Assistant Planner



Purpose

- Conduct a public hearing and complete a first reading of Ordinance No. 25C-28.
- Schedule a second reading and adoption.



Background – HB 1576

- HB 1576 was adopted in 2025 and is currently effective.
- There are two aspects of HB 1576 we need to consider:
 - Written consent of the property owner is needed prior to designation.
 - Written consent isn't needed if the property is 125 years or older or within a historic district.



Background – Historical Designation

- Historical designation means a property has to comply with federal regulations about altering, demolishing, or relocating any building.
- In exchange, a number of benefits become available.
 - Developer agreements
 - Special assessed valuation
 - Rehabilitation tax credits



Background – Mercer Island City Code (MICC)

- MICC 16.01.030 describes the current historical designation criteria: the property exceeds 50 years old:
 - associated with significant historical events and figures
 - Is characteristic of a type, period, style or method of design, architecture or construction.
- Only two amendments must be added to meet state legislation.



Proposed Amendments

- Written consent of the owner of the building or site must be obtained before being designated as a historic landmark.
- Unless the building or site is within a historic district or exceeds 125 years old.
 - City has two designated historic landmarks and no historic district.



Next Steps

- Second reading and adoption are planned for December 2, 2025.
- Ordinance will be effective 5 days after council adoption.



An aerial photograph of a coastal town, likely Seattle, Washington. The town is nestled in a valley between hills covered in green trees. In the background, a large body of water stretches towards a range of mountains under a clear blue sky. The town features a mix of residential houses, larger apartment complexes, and industrial buildings. A prominent white text 'Questions' is overlaid in the center of the image.

Questions

B. If the designation would restrict the use, alteration, or demolition of the property, the written consent of the owner of the property must be obtained before being designated as a historic landmark. Consent of the owner of the property is not needed to designate the building, structure, or site as a historic landmark if it meets the criteria below;

1. The building, structure, or site is within the boundaries of a historic district established through a local preservation ordinance, or;
2. The building, structure, or site is demonstrated to be at least 125 years old.