



King County

**Metropolitan King County Council
Planning, Rural Service and Environment Committee**

STAFF REPORT

Agenda Item:	4	Name:	Erin Auzins
Proposed No.:	2018-0153	Date:	July 17, 2018

SUBJECT

Proposed Ordinance (PO) 2018-0153 would adopt the 2018 annual cycle update to the 2016 King County Comprehensive Plan (KCCP)¹ and implement the restructure described in Proposed Motion 2018-0154.

SUMMARY

PO 2018-0153 was transmitted with Proposed Motion (PM) 2018-0154² in response to Proviso P2 of Section 5³ and Proviso P3 of Section 47⁴ of Ordinance 18602, a supplemental 2017-2018 King County Budget ordinance. The Proposed Ordinance would implement the changes recommended in the Proposed Subarea Planning Program Restructure Plan (Plan) described in Motion 15142, by amending the King County Code (K.C.C.), the 2016 KCCP, and the 2017 Vashon-Maury Island CSA Subarea Plan.

Key elements of the restructure proposal include:

- moving the KCCP from a four-year major update cycle to an eight-year major update cycle;
- shifting the annual timelines for KCCP updates and subarea plans from a March 1 transmittal (with adoption by the end of the same year) to a June 30 transmittal (with adoption by June 30 the following year);
- pausing development and adoption of subarea plans during major KCCP updates;
- extending the subarea planning schedule to include additional planning for urban unincorporated communities; and

¹ Ordinance 18427, as amended in 2017 by Ordinance 18623

² Adopted as Motion 15142 on May 7, 2018

³ Amending Section 19 of Ordinance 18409, the 2017-18 Biennial Budget, related to Performance, Strategy and Budget

⁴ Amending Section 88 of Ordinance, 18409, the 2017-18 Biennial Budget, related to Department of Permitting and Environmental Review's General Public Services fund

- hiring two additional subarea planners in DPER.⁵

Committee action on **PO 2018-0153** is currently scheduled to occur on **September 4, 2018**.⁶ At today's briefing, Council staff will review the proposed chair's striking amendment, which includes modifications to the Executive's proposal by:

- Establishing a two-year update option and allow unfinished items from the two-year update to be extended into the next year's annual update.
- Authorizing a 2020 KCCP update.
- Allowing amendments of subarea plans as part of an annual update
- Allowing substantive amendments of KCCP Workplan items as part of an annual update
- Requiring a Public Review Draft be issued for each KCCP update, including subarea plans, prior to transmittal to the Council.
- Adding language regarding an evaluation of the subarea restructure program at some point in the future.
- Modifying several Workplan Items to update the deadlines for transmittal to Council.
- Modifying the substance of Workplan Action 1, 8, 12, 13 and 19.
- Adding new Workplan Actions 14, 15, 16, 17 and 18.

BACKGROUND

KCCP update cycles. The KCCP is the guiding policy document for land use and development regulations in unincorporated King County, as well as for regional services throughout the County, including transit, sewers, parks, trails, and open space. It is informed by and must be consistent with the Growth Management Act (GMA). The GMA, policies in the KCCP, and regulations in the King County Code dictate the allowed frequency for considering and adopting updates to the KCCP.

The GMA requires that comprehensive plans be reviewed and updated at least once every eight years.⁷ The next GMA required update deadline is June 30, 2023. Jurisdictions are allowed, but not required, to update their plans more frequently than the mandated once every eight years update. The GMA does not place restrictions on what changes can be considered during these interim, non-mandated updates, except that comprehensive plans cannot be amended more than once per year.⁸

King County currently performs comprehensive updates to its KCCP once every four years. This is known as the "four-year" or "major update" cycle. The four-year update

⁵ For reference, a comparison matrix of the current structure and the proposed restructure is included as **Attachment 5** to the staff report.

⁶ See **Attachment 4** for full schedule; last updated on July 13, 2018 – subject to change.

⁷ RCW 36.70A.130. Jurisdictions must review and update comprehensive plans by June 30, 2015 and every eight years thereafter.

⁸ Except in limited instances as allowed in RCW 36.70A.130.

structure was created in 1998 via the adoption of Ordinance 13147. As required by current regulations in the KCCP and Code, four-year updates are the only time that substantive changes to KCCP policy language and amendments to the Urban Growth Area (UGA) boundary may be considered.⁹

The four-year update structure provides an option for substantive updates during Year Two of the update cycle,¹⁰ known as “midpoint updates.” These midpoint updates allow for adoption of substantive policy changes if “the county determines that the purposes of the KCCP are not being achieved as evidenced by official population growth forecasts, benchmarks, trends and other relevant data.” This determination must be authorized by a motion adopted by the Council. The motion must also identify the scope of the update and the resources necessary to accomplish the work. Since the current structure was adopted in 1998, the County has not exercised the option for a “midpoint update”.

The four-year structure also allows limited types of amendments to the KCCP to be adopted during years between four-year updates. This is known as the “annual cycle.” While the Code states that the KCCP “may be amended” annually, it is not required to be reviewed or amended on an annual basis. Annual cycle updates allow for consideration of technical and non-substantive changes, adoption of subarea plans, approval of Four-to-One proposals,¹¹ and approval of other zoning and/or land use designation changes that do not require substantive policy changes.¹²

The first four-year cycle began with the adoption of the 2000 KCCP.¹³ The most recent four-year update occurred in 2016, which was the fifth major plan update under this structure. The 2018 KCCP update in PO 2018-0153 is an annual cycle update. The next major KCCP update is scheduled for adoption in 2020.

CSA subarea plans. A CSA subarea plan is a 20-year, multi-discipline, integrated policy document that applies the countywide goals of the KCCP to a smaller geographic area. While CSA subarea plans are bound as stand-alone document, they are elements of and adopted as part of the KCCP.

In the 1980s and 1990s, King County had a robust subarea planning program for unincorporated communities, and subarea plans for most unincorporated communities were adopted by the County during this time. Following the adoption of the GMA in the

⁹ K.C.C. 20.18.030. The annual Capital Improvement Plan (CIP), Transportation Needs Report (TNR), and school capital facilities plans are elements of the KCCP but are adopted in conjunction with the County budget, and thus follow separate timeline, process, and update requirements. See K.C.C. 20.18.060 and 20.18.070.

¹⁰ K.C.C. 20.18.030.C, defined as updates during “even calendar years”

¹¹ A discretionary program that allows for consideration of UGA expansions when land owners voluntary apply to have their land considered, with twenty percent of the land (i.e., the "one") potentially added to the UGA and the remaining eighty percent (i.e., the "four") permanently added to the King County Open Space System. See program requirements in Countywide Planning Policies (CPPs) DP- 16 and DP- 17, KCCP Policies U- 185 to U- 190, and K.C.C. 20.18.070, 20.18.170, and 20.18.180.

¹² K.C.C. 20.18.030(B)

¹³ via Ordinance 14044

1990s, key policies from these individual subarea plans were updated where necessary to comply with the GMA. Those policies were then integrated into the KCCP, and most of the subarea plans were repealed. A few stand-alone subarea plans were adopted as components of the KCCP and are still active planning documents today. These active subarea plans are the Fall City Subarea Plan, West Hill Community Plan, and White Center Community Action Plan.¹⁴ Since the mid-1990s, only minor updates to these remaining subarea plans have been adopted.

Many of the County's unincorporated geographies have experienced significant changes over the last 20 years due to growth and/or annexations and incorporations. After nearly two decades of aging community plans and policies, and in recognition of the long-term service provider and local government role the County plays for remaining unincorporated areas, the County identified the need to re-engage in more detailed long-range planning for these communities. Therefore, in 2014, the County adopted Ordinance 17884, which created a new local subarea planning program within DPER.

Subarea planning coordination and collaboration. Prior to 2014, King County Code Chapter 2.16 directed that “managing and coordinating the development and implementation of the county's Comprehensive Plan” was a responsibility of DPER. “Subarea planning” was not mentioned as a unique program or planning element, as the County has not engaged in subarea planning since the mid-1990s. The adoption of Ordinance 17884 in 2014 not only created a subarea planning function in DPER, but also created a new “regional planning” function within PSB.

Ordinance 17884 amended K.C.C. 2.16.025 to reflect that PSB's new regional planning unit would be responsible for long-range planning, including “managing updates to the county's Comprehensive Plan in coordination with” DPER. K.C.C. 2.16.055 was also amended to reflect that DPER would be responsible for local land use planning, including “managing the development and implementation of unincorporated subarea plans in coordination with the regional planning” unit in PSB, and in accordance with KCCP and GMA requirements. These changes formalized the separate but coordinated long-range comprehensive planning roles and local current use subarea planning roles within King County government.

Following adoption of Ordinance 17884, the County's 2015-2016 Biennial Budget¹⁵ provided new funding for DPER to hire a subarea planner to manage this new local land use planning function. The 2015-16 Budget also authorized funding for PSB to allocate staff for its new long-range planning functions, including the creation of a comprehensive planning manager position within the regional planning unit. The 2015-16 Budget also included a funding proviso¹⁶ that required the Executive to transmit a plan on procedures

¹⁴ The 1996 Vashon Town Plan was also one of these remaining active subarea plans. That plan was replaced by a new subarea plan for Vashon-Maury Island (adopted in 2017 via Ordinance 18623) that was developed under the new CSA subarea planning program, which will be discussed later in the staff report.

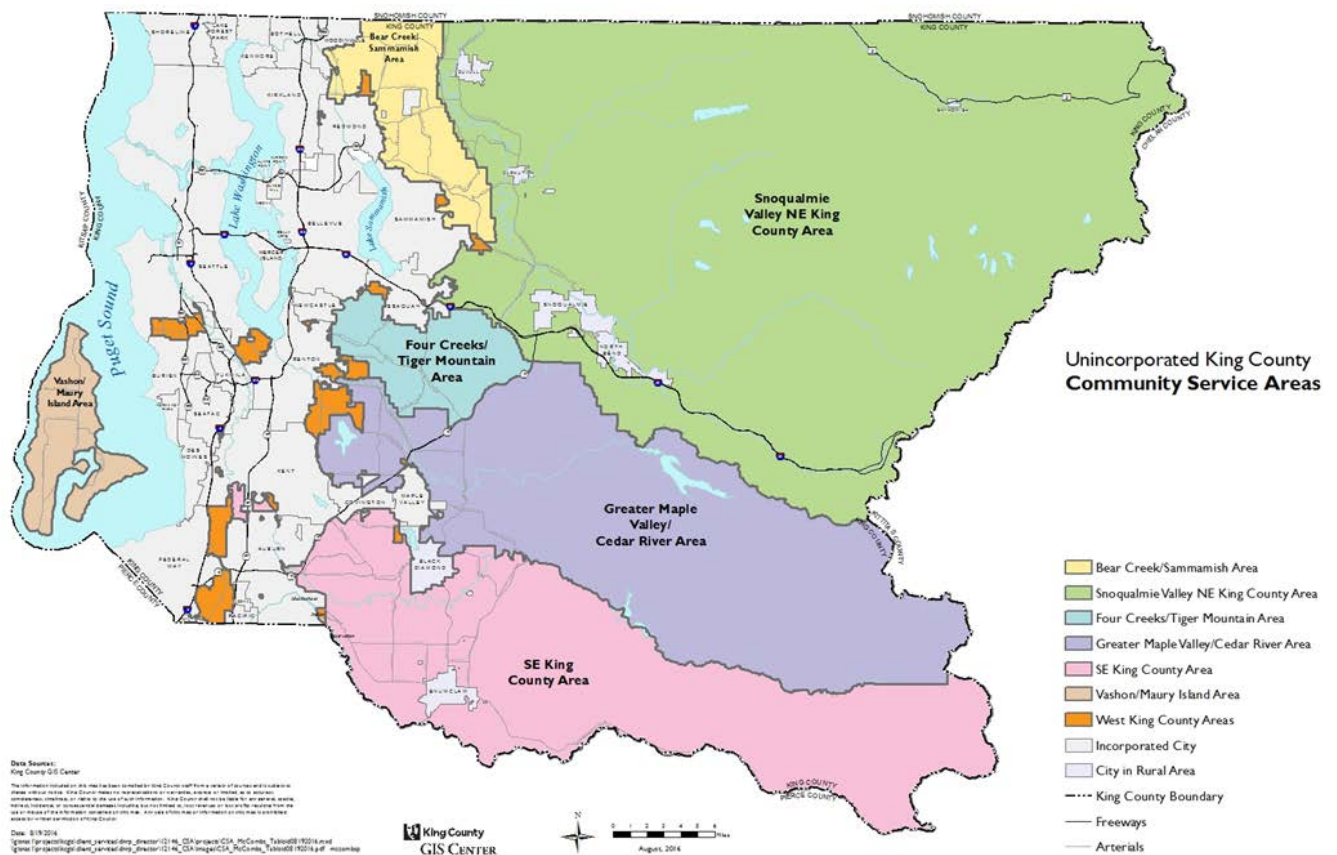
¹⁵ Ordinance 17941

¹⁶ P1 in Section 18 (Office of Performance, Strategy and Budget) of Ordinance 17941

for how PSB and DPER would coordinate their planning efforts, and to report on implementation of the procedures.

In 2015, Motion 14341 was adopted by the Council, which approved the coordination plan and procedures, as required by the proviso. The roles and procedures outlined in that plan reinforced the separate but coordinated roles outlined in the Code for the two agencies. In addition to the aforementioned code requirement for “coordination”, Motion 14341 states that DPER must also “collaborate” with PSB in the preparation of or amendments to subarea plans.

Subarea planning structure. The KCCP includes direction for how the new subarea planning program would be implemented. Chapter 11: Community Service Area Subarea Planning states that the County’s unincorporated CSA geographies¹⁷ would be used to identify the program’s planning areas, as depicted in the following map.



Chapter 11 also includes a rotating, eight-year subarea planning schedule for each CSA geography, whereby planning would occur in the six rural CSA geographies and in two or

¹⁷ As adopted in Ordinance 17415: Bear Creek/Sammamish, Snoqualmie Valley/Northeast King County, Four Creeks/Tiger Mountain, Greater Maple Valley/Cedar River, Southeast King County, Vashon-Maury Island, and West King County (includes various pockets of urban unincorporated areas).

three of “West King County CSA” urban unincorporated area communities¹⁸ each eight-year cycle, as shown in the following table.

Year ¹⁹	Community Service Area	Other Planning ²⁰
2016	Vashon-Maury Island CSA	Major Comp. Plan Update
2017	West King County CSA – Skyway-West Hill, and North Highline	
2018	Snoqualmie Valley/Northeast King County CSA	
2019	Greater Maple Valley/Cedar River CSA	
2020	West King County CSA – Fairwood	Major Comp. Plan Update
2021	Bear Creek/ Sammamish CSA	
2022	Southeast King County CSA	
2023	Four Creeks/Tiger Mountain CSA	

Additionally, in Chapter 12: Implementation, Amendments and Evaluation, 2016 KCCP Workplan²¹ Action 1 provides the following direction related to CSA subarea plan development:

Action 1: Initiation of the Community Service Area Subarea Planning Program. *Under the direction of the Department of Permitting and Environmental Review, King County is launching a new regular subarea planning program. While this is described in greater detail in Chapter 11: Community Service Area Subarea Planning, launching and implementing this effort will be a major activity following the adoption of the Comprehensive Plan.*

- *Timeline: Ongoing; the Executive will propose a subarea plan for each area approximately once every seven years based on planning schedule in Chapter 11.*
- *Outcomes: A proposed subarea plan for each Community Service Area for Council consideration and possible adoption. Each subarea plan shall be transmitted by the Executive to the Council in the form of an ordinance that adopts the subarea plan, no later than March 1 of the year following the Community Service Area’s planning period.*
- *Lead: Department of Permitting and Environmental Review, in*

¹⁸ The specific West King County areas would change each planning cycle. The first eight-year cycle would focus on Skyway-West Hill and North Highline one year, and the Fairwood another year. It is anticipated that the next eight-year cycle would focus on different urban unincorporated areas.

¹⁹ “Year” identifies the year in which the plan will be developed by the Executive. Transmittal to the Council for possible action would occur the following year.

²⁰ “Other Planning” includes year in which the Council is considering other pieces of legislation at the same time as Executive development of CSA subarea plans.

²¹ The Workplan is comprised of set of “Actions” that are planned to implement the 2016 KCCP.

coordination and collaboration with the Office of Performance Strategy and Budget. Executive staff shall update and coordinate with the Councilmember office(s) representing the applicable study area throughout the community planning process.

Based on this, community outreach and CSA subarea plan development would occur for any given geography in the year outlined in the schedule adopted in Chapter 11 and, as directed in Workplan Action 1, will be transmitted to the Council by March 1 of the following year. For example, Vashon-Maury Island CSA Subarea Plan outreach and plan development occurred in 2016 and transmittal occurred in 2017.

Skyway-West Hill Subarea Plan. In 2014, the County adopted Motion 14221, which called for a comprehensive update to the 1994 West Hill Community Plan.²² Around this same time, the County was also providing technical assistance to a community-led effort to update some elements of the Community Plan. This community-led effort resulted in the development of a series of proposed local implementation actions called the Skyway-West Hill Action Plan (SWAP). The SWAP was proposed to be adopted as an addendum to the existing 1994 Community Plan during the 2016 update of the KCCP.²³ No policy changes to the Community Plan were included in the proposed SWAP.

The SWAP was a community-developed document, and was drafted prior to the adoption of the new subarea planning program framework in the 2016 KCCP. The SWAP process did not include comprehensive review and/or updates to the underlying Community Plan, which was not consistent with Motion 14221 or the underlying subarea planning program goals. Additionally, a variety of policy issues, such as substantive budgetary impacts, were identified during Council review of the transmitted SWAP. As a result, the SWAP was not adopted as part of the 2016 KCCP. Instead, the 2016 KCCP directed the Executive to work with the community to review the proposed SWAP and to comprehensively update the Community Plan within the context of the subarea planning program. The KCCP currently includes a March 1, 2018 deadline for transmittal of the subarea plan.²⁴ However, due to the adoption of the budget provisos that will be discussed later in the staff report, Executive work on development of the Skyway-West Hill subarea plan has not begun and, as such, the plan has not yet been transmitted.

Vashon-Maury Island Subarea Plan. In 2017, the Council reviewed and adopted the first subarea plan created under the new CSA subarea planning program: the Vashon Maury-Island CSA Subarea Plan.²⁵ Community outreach and plan development by the Executive began in early 2016. The plan was scheduled to be transmitted to the Council on March 1, 2017. However, community outreach and plan development became a 15-month long process, and the proposed subarea plan was transmitted on July 21, 2017.

²² Adopted in 1993 via Ordinance 11166. Only minor map and zoning amendments to the Community Plan have been adopted since 1993.

²³ Included as Attachment J to the Executive's transmitted 2016 KCCP.

²⁴ As part of the 2018 annual cycle KCCP update. 2016 KCCP, as amended, Chapter 11, pages 11-40 and 11-41.

²⁵ Attachment A to Ordinance 18623

The transmitted plan was a robust document that included adoption of many new policies across all policy areas of the KCCP: land use; rural area and natural resource lands; housing and human services; environment; parks, open space and cultural resources; transportation; and services, facilities and utilities. An implementation matrix was also included that outlined one or more “actions” for implementation of each individual policy in the subarea plan.

Council review of the plan identified several areas of substantive policy issues in the transmittal, including inconsistency with the GMA, inconsistency with adopted KCCP policies, changes to current countywide and area-specific policy direction, potential for unanticipated County responsibilities, King County budget impacts, and service implications countywide and/or for other CSA geographies.

As called for by the King County Code and Motion 14341, the subarea plan was primarily developed and prepared by DPER. However, both the Code and Motion 14341 also required the subarea plan to be developed in coordination and collaboration with PSB. Given the GMA and KCCP consistency issues that were highlighted during Council review of the proposed plan, it became apparent that the required coordination and collaboration between DPER and PSB might not have occurred as required. Similarly, review for consistency with adopted budget direction – including consideration of existing and planned programmatic work, capital plans, and projects for the subarea – also did not appear to have occurred.

As a result, a striking amendment to the July 21 proposed plan was developed, which addressed the various policy, budget, programmatic, and services issues identified during Council review of the transmittal. The striking amendment and proposed legislation, as amended, were approved by the Transportation, Economy and Environment Committee on October 17, 2017, with final adoption occurring at the full Council on December 4, 2017. The adopted plan also included a Workplan with three action items for implementation of the subarea plan.

2017-18 King County Budget subarea planning provisos. Following Council review of the proposed 2016 SWAP and the transmitted 2017 Vashon-Maury Island CSA Subarea Plan, the Council identified the need for the County to reassess the subarea planning program, including the program’s structure and schedule, the elements of subarea plans, and interdepartmental roles in the development of subarea plans. As a result, Proviso P2 of Section 5 and Proviso P3 of Section 47 of Ordinance 18602, a supplemental 2017-2018 King County Budget ordinance, were adopted in November 2017.

The two provisos restricted \$200,000 each from DPER’s and PSB’s budgets, and directed that no funds could be expended on subarea planning activities, unless and until the Council acts on the motion to approve the proviso response. The key elements of the subarea planning program restructure plan called for in the provisos are as follows.

- A. Consistency.** Methods to ensure subarea plans will be consistent with existing laws, policies, and adopted budget direction.
- B. DPER and PSB coordination.** Recommendations for coordination and collaboration between DPER and PSB's Regional Planning Unit in the development of subarea plans.
- C. Departmental consultation.** Methods to ensure subarea plans will be developed in consultation with and with concurrence by other County departments.
- D. Schedule.** Evaluation of potential changes to the subarea planning schedule to ensure sufficient time to complete plan development and adoption, including considering whether subarea plans should be developed and/or adopted at the same time as major KCCP updates are developed and/or adopted.

It is worth noting that the adopted 2016 KCCP stated that the County will evaluate "scheduling major [KCCP] updates in odd calendar years, in consideration of the County's biennial budget cycle."²⁶ Under the current update schedule, Council consideration of the Executive's proposed 2016 KCCP update overlapped with Council consideration of the Executive's proposed 2017-18 Biennial Budget. This KCCP language directs evaluation of whether future major KCCP updates should occur in the year between adoption of the biennial budget. In this context, it was anticipated that evaluation of any potential changes to the subarea planning schedule called for in the budget provisos would be assessed in conjunction with potential changes to the underlying KCCP update schedule.

The full proviso language is included here for reference.

Proviso P2 of Section 5, Ordinance 18602 – Performance, Strategy and Budget

Of this appropriation, \$200,000 shall not be expended or encumbered, and no funds shall be expended or encumbered on Community Service Area subarea planning except for responding to this proviso, until the executive transmits a plan to restructure the Community Service Area subarea planning program, a motion that should approve the plan, and an ordinance that implements changes recommended by the plan to the King County Comprehensive Plan and the King County Code and references the subject matter, the proviso's ordinance, ordinance section and proviso number in both the title and body of the motion and a motion approving the plan is passed by the council.

The plan shall include, but not be limited to:

A. Methods to ensure that the subarea plans that are transmitted to the council will be consistent with:

- 1. Current state law, the Countywide Planning Policies and the King County Comprehensive Plan; and*
- 2. Adopted county budget direction and appropriations, or if it will not be consistent, methods to both provide clarity where the plan would require additional appropriation to accomplish and to prioritize actions within the*

²⁶ 2016 KCCP welcome letter

individual Community Service Area subarea plans, across all the Community Service Area subarea plans, and with other county budget priorities;

B. An evaluation of existing and recommendation for future coordination and collaboration between the department of permitting and environmental review and the office of performance, strategy and budget occurs, as required by K.C.C. 2.16.025 and 2.16.055 and Motion 14341. If changes to the King County Code are recommended to improve this coordination and collaboration, an ordinance implementing those changes shall be transmitted by the executive;

C. Methods to ensure that other departments are consulted in the Community Service Area subarea planning process and concur with the recommended policies and implementing actions proposed in the executive-recommended subarea plans; and

D. An evaluation of the current proposed Community Service Area subarea planning schedule in Chapter 11 of the 2016 King County Comprehensive Plan, including whether one year is sufficient time to complete all necessary aspects the Community Service Area subarea plans, such as: communing engagement and outreach; coordination, collaboration and consultation between King County departments; and refining recommendations to ensure compliance with the law. The evaluation shall also include consideration of modifying the Community Service Area subarea planning schedule to eliminate a Community Service Area subarea plan being transmitted as part of, or with, a major update to the King County Comprehensive Plan. If changes to the schedule or scope of the Community Service Area subarea planning program is recommended, an ordinance that implements those changes shall be transmitted by the executive.

The executive should file the plan, motion and ordinance required by this proviso by March 1, 2018, in the form of a paper original and an electronic copy with the clerk of the council, who shall retain the original and provide an electronic copy to all councilmembers, the council chief of staff, the policy staff director and the lead staff for the transportation, economy and environment committee, or its successor.

Proviso P3 of Section 47, Ordinance 18602 – DPER General Public Services

Of this appropriation, \$200,000 shall not be expended or encumbered, and no funds shall be expended or encumbered on Community Service Area subarea planning except for responding to this proviso, until the executive transmits a plan to restructure the Community Service Area subarea planning program, a motion that should approve the plan, and an ordinance that implements changes recommended by the plan to the King County Comprehensive Plan and the King County Code and references the subject matter, the proviso's ordinance, ordinance section and proviso number in both the title and body of the motion and a motion approving the plan is passed by the council.

The plan shall include, but not be limited to:

A. Methods to ensure that the subarea plans that are transmitted to the council will be consistent with:

1. Current state law, the Countywide Planning Policies and the King County Comprehensive Plan; and

2. Adopted county budget direction and appropriations, or if it will not be consistent, methods to both provide clarity where the plan would require additional appropriation to accomplish and to prioritize actions within the individual Community Service Area subarea plans, across all the Community Service Area subarea plans, and with other county budget priorities;

B. An evaluation of existing and recommendation for future coordination and collaboration between the department of permitting and environmental review and the office of performance, strategy and budget occurs, as required by K.C.C. 2.16.025 and 2.16.055 and Motion 14341. If changes to the King County Code are recommended to improve this coordination and collaboration, an ordinance implementing those changes shall be transmitted by the executive;

C. Methods to ensure that other departments are consulted in the Community Service Area subarea planning process and concur with the recommended policies and implementing actions proposed in the executive-recommended subarea plans; and

D. An evaluation of the current proposed Community Service Area subarea planning schedule in Chapter 11 of the 2016 King County Comprehensive Plan, including whether one year is sufficient time to complete all necessary aspects the Community Service Area subarea plans, such as: communing engagement and outreach; coordination, collaboration and consultation between King County departments; and refining recommendations to ensure compliance with the law. The evaluation shall also include consideration of modifying the Community Service Area subarea planning schedule to eliminate a Community Service Area subarea plan being transmitted as part of, or with, a major update to the King County Comprehensive Plan. If changes to the schedule or scope of the Community Service Area subarea planning program is recommended, an ordinance that implements those changes shall be transmitted by the executive.

The executive should file the plan, motion, and ordinance required by this proviso by March 1, 2018, in the form of a paper original and an electronic copy with the clerk of the council, who shall retain the original and provide an electronic copy to all councilmembers, the council chief of staff, the policy staff director and the lead staff for the transportation, economy and environment committee, or its successor.

The Council approved Motion 15142 on May 7, 2018, which approved the Executive's Plan. Proposed Ordinance 2018-0153 would implement the changes recommended by the Plan. The ordinance proposes to implement the changes recommended in the Plan via amendments to the King County Code, the 2016 KCCP in Attachment A, and the 2017 Vashon-Maury Island CSA Subarea Plan in Attachment B.

ANALYSIS

Comprehensive planning cycle. Proposed Ordinance 2018-0153 would change the current major KCCP update cycle from once every four years to once every eight years. The next major KCCP update is proposed to be adopted in **2023**, rather than 2020 under the current four-year cycle. The Plan notes that the intent of this change is to: increase capacity to focus on the current interest in local subarea planning, service delivery, and plan implementation; and to align with the 2023 GMA-required comprehensive plan update deadline and other forthcoming regional planning efforts. Additionally, leading up to the 2023 update deadline, the following regional planning activities will occur:

- the Puget Sound Regional Council (PSRC) is updating its VISION 2040 plan, which includes the Multicounty Planning Policies (MPPs) and the Regional Growth Strategy, which is scheduled for adoption in May 2020;
- the Growth Management Planning Council (GMPC) will then update the Countywide Planning Policies (CPPs) and countywide growth targets in 2021 to reflect the new VISION plan; and
- the next Buildable Lands Report is due by June 2021.

These forthcoming planning activities are timed so as to inform the comprehensive plan updates for all Puget Sound jurisdictions that are due by June 2023.²⁷ The County's current four-year update cycle does not directly align with the eight-year GMA cycle; King County's GMA mandated plan updates are currently adopted three years before the deadline. For example, the County adopted a major KCCP in 2012 to meet the 2015 GMA mandated update. Under the current planning cycle, the 2020 KCCP would be adopted to meet the 2023 GMA mandated update. The County could choose to adopt a major update sooner than 2023, but the KCCP would need to be updated again to reflect the three regional planning activities above - which may have staff resource and/or subarea planning schedule impacts, especially if the Council approves an 8 year cycle that does not begin in 2023.

Midpoint updates. The Council may wish to consider what the appropriate interval for major updates should be (such as a four-year or eight-year cycle) in the context of midpoint update options. Similar to the current structure, the transmittal proposes to continue to allow a midpoint update option, whereby substantive KCCP policy changes could be allowed outside of the regular major update schedule. This is proposed to occur at the midpoint of the eight-year cycle (i.e. Year Four of the cycle), and is similar to the existing allowance of substantive changes during a midpoint of the current four-year cycle (i.e. Year Two of the cycle).

Under both the current and proposed regulations, midpoint updates are only allowed if:
1) "the County determines that the purposes of the Comprehensive Plan are not being

²⁷ All jurisdictions in Snohomish, King, and Pierce Counties must update their comprehensive plans by 2023. Plan updates for jurisdictions in Kitsap County are due the following year. Other regions in the state also have their respective GMA deadlines for plan updates.

achieved as evidenced by official population growth forecasts, benchmarks, trends and other relevant data”; 2) this determination is authorized by motion; and 3) resources necessary to accomplish the work are available and fiscal impacts are evaluated. Consideration of UGA amendments are not allowed in either the current or the proposed midpoint option, except for Four-to-One proposals. If an eight-year major update cycle is selected, the Council may wish to consider whether should there be more flexibility in the threshold for and/or expansion of the allowed scope of midpoint updates.

Subarea planning cycle. The current subarea planning schedule requires that subarea plan development and adoption occur while development and adoption of major KCCP updates occur. The Plan proposes to not develop a subarea plan while the Executive is developing a major KCCP update. Similarly, the Plan proposes that Council would not consider adoption of a subarea plan while the Council is deliberating on adoption of a major KCCP update. The Plan notes that the intent of this proposed change is to increase staffing capacity during the development and review of each plan. The Plan states that this increased staff capacity would improve the coordination and collaboration between DPER and PSB, as called for in the Code and Motion 14341, as well as with other departments.

The Plan also proposes to include identified planning dates for the five largest urban unincorporated Potential Annexation Areas (PAAs) in the West King County CSA. The Skyway-West Hill PAA, North Highline PAA, and Fairwood PAA are already included in the current planning cycle. The East Renton Plateau PAA and East Federal Way PAA are proposed to be new additions to the subarea planning schedule. The North Highline PAA is also proposed to have a separate, dedicated planning period – rather than having plan development and adoption occur at the same time as the Skyway-West Hill PAA plan, as the current planning schedule calls for.

When taken together, these proposals would result in an extension of the current subarea planning schedule, as shown in the following table.

Current			Proposed		
Geography	Development	Adoption	Geography	Development	Adoption
Vashon-Maury Island CSA	2016-17	2017	Vashon-Maury Island CSA	2016-17	2017
Skyway-West Hill PAA + North Highline PAA	2017-18	2018	Skyway-West Hill PAA	2018-19	2019-20
			North Highline PAA	2019-20	2020-21
Snoq. Valley/NE King County CSA	2018-19	2019	Snoq. Valley/NE King County CSA	2020-21	2021-22
Major KCCP Update + Greater Maple Valley/Cedar River CSA	2019-20	2020	Major KCCP Update	2021-22	2022-23
			Greater Maple Valley/Cedar River CSA	2022-23	2023-24
Fairwood PAA	2020-21	2021	Fairwood PAA	2023-24	2024-25
Bear Creek/Sammamish CSA	2021-22	2022	Bear Creek/Sammamish CSA	2024-25	2025-26
Southeast King County CSA	2022-23	2023	Southeast King County CSA	2025-26	2026-27
Major KCCP Update + Four Creeks/Tiger Mountain CSA	2023-24	2024	Four Creeks/Tiger Mountain CSA	2026-27	2027-28
			East Renton PAA	2027-28	2028-29
			Federal Way PAA	2028-29	2029-30
			Major KCCP Update	2029-30	2030-31

The current structure has an **eight-year** comprehensive and subarea planning calendar – whereby, the first round of subarea plans would be completed and adopted by **2024** but would only include three of the five major PAAs. The transmittal proposes a **fourteen-year** comprehensive and subarea planning calendar – whereby, the first round of subarea plans would be completed and adopted by **2030** and would include planning for all five major PAAs. While the Executive’s proposal would delay completion of the first round of planning, it does not appear that the current 2024 timeline could be achieved without significant increases in staff resources, substantive changes to the scope of the subarea

planning program, and/or an increased chance that transmitted plans have similar issues to those identified during the review of the Vashon-Maury Island plan. The timing for development of subarea plans for the two remaining major PAAs beyond 2024 is also not addressed under the current calendar.

Workplan impacts. As a result of the new planning schedule outlined above, the Plan also proposes to make a variety of changes to existing Workplan items in the 2016 KCCP and 2017 Vashon-Maury Island CSA Subarea Plan.

For **2016 KCCP Workplan items** that contemplated potential amendments to the KCCP during the next major update in 2020,²⁸ the transmittal proposes to add general language to each, which states the Executive will work with the Council to determine whether any KCCP amendments resulting from the Workplan item are appropriate for inclusion in a KCCP update prior to the 2023 major KCCP update. Similar language is also proposed for Workplan items related to the GMPC.²⁹ The Council may wish to work with the Executive to make this determination now, where possible, and amend the Workplan timelines as part of PO 2018-0153. Adopting updated timelines now could improve clarity for the public, as well as establish clear expectations for the Council and Executive. However, it may not be possible to make this determination for some Workplan items until after the analysis called for in the Workplan is complete. Council staff would need to work with Executive staff to evaluate each item if more specificity is desired by the Council.

In the **2017 Vashon-Maury Island CSA Subarea Plan**, the County adopted VMI Workplan Action 1, which called for a review and update of current Special District Overlays (SDOs) and property-specific (P-Suffix) development conditions across the Island. The current deadline for completion of this review and transmittal of any proposed changes is December 31, 2018. The Executive proposes to change this date to June 30, 2022. The Plan notes that the intent of this change is to align subarea planning staff capacity with the new subarea planning calendar. The Plan proposes that the review by subarea planning staff called for in this Workplan item would occur during development of the 2023 major KCCP update, rather than during development of a subarea plan for one of the other geographies. The new proposed date would delay transmittal of the Workplan response by 3 ½ years. The Council may wish to consider whether this change is consistent with the Council-adopted timelines for planning on Vashon-Maury Island.

Timing. Council consideration of the Proposed Ordinance will need to occur consistent with the following GMA and KCCP planning requirements and timelines, will result in additional time to review and act on the Proposed Ordinance than is needed for the Proposed Motion. The requirements are as follows:

- limitations on only amending the KCCP once per year, which means any additional 2018 KCCP amendments not related to the proposed changes outlined above will need to be considered as part of or concurrent with the Proposed Ordinance;

²⁸ Actions 3, 4, 6, 8 and 13.

²⁹ Actions 14, 15, and 16.

- allowing for “early and continuous” public engagement on the proposed changes;³⁰ and
- meeting various public noticing requirements.³¹

The current **schedule** for review of the Proposed Ordinance is included as **Attachment 4** to the staff report.³² Technical corrections and non-substantive changes to the Proposed Ordinance may be considered when it comes back to the PRE Committee for possible action on **September 4th**. Any Council-desired substantive changes to any element of the proposed restructure should also be considered at that time.

AMENDMENTS

A draft chair’s striking amendment has been prepared, and is included as **Attachment 6** to the staff report. A detailed Effect statement is included in the draft striking amendment, and at a high level, the substantive changes proposed in the draft striking amendment include:

- Establishes a two-year update option. Requires a motion to be passed with a scope of work; allows substantive policy changes; and allows urban growth area boundary changes.
- Allows unfinished items from the two-year update to be extended into the next year’s annual update, if authorized by motion.
- Authorizes a 2020 KCCP update. A scoping motion would be transmitted by the Executive by October 1, 2018. The Council would have until December 3, 2018 to amend/adopt the scoping motion. The 2020 update would be transmitted by June 28, 2019.
- Allows amendments of subarea plans as part of an annual update
- Allows substantive amendments of KCCP Workplan items as part of an annual update
- Requires a Public Review Draft be issued for each KCCP update, including subarea plans, prior to transmittal to the Council.
- Adds language regarding an evaluation of the subarea restructure program at some point in the future.
- Modifies several Workplan Items to update the deadlines for transmittal to Council.
- Modifies the substance of Workplan Action 1, 8, 12, 13 and 19.
- Adds new Workplan Action 14 regarding a Technology Access Study
- Adds new Workplan Action 15 regarding the 2020 KCCP Update.

³⁰ K.C.C. 20.18.160 and RCW 36.70A.140 call for “early and continuous” public engagement in the development and amendment of the KCCP, including development or amendment of subarea plans and any implementing development regulations.

³¹ Requirements include: newspaper advertising 30 days in advance of the public hearing, mailed notice to properties within 500 feet of any zoning change 30 days in advance of the public hearing, and a 30-day public comment period on the SEPA determination. The timeline would also need to include staff time needed to produce the necessary public documents in advance of the 30-day deadlines.

³² Last updated on March 29, 2018 – subject to change

- Adds new Workplan Action 16 regarding review of Local Services Policies.
- Adds new Workplan Action 17 regarding Streamlining the Comprehensive Plan.
- Adds new Workplan Action 18 regarding Unincorporated Area Services Sustainability Plan.

Attachment 5 includes a description of each element of the restructure Plan, with a comparison of the existing code, the Executive's transmittal, and the draft striking amendment.

ATTACHMENTS

1. Proposed Ordinance 2018-0153 (and its attachments)
2. Transmittal Letter
3. Fiscal Note
4. 2018 Comprehensive Plan Update Schedule, last updated July 13, 2018
5. Matrix of current, Executive proposed, and draft Chair's striking planning structures
6. Draft Chair's Striking Amendment (with attachments)

INVITED

1. Lauren Smith, Director, Regional Planning, Office of Performance, Strategy and Budget
2. Jim Chan, Acting Director, Department of Permitting and Environmental Review

LINKS

All components of the transmitted 2018 update to the 2016 KCCP, as well as additional information about the Council's review of the proposal, can be found at:

<https://www.kingcounty.gov/council/CompPlan/2018compplan>

The components of the proposed legislation and their attachments include:

- Proposed Ordinance 2018-0153
- Attachment A – 2018 Amendments to 2016 King County Comprehensive Plan
- Attachment B – Amendments to 2017 Vashon-Maury Island Community Service Area Subarea Plan

Also included are supporting documents included in the transmittal package, which do not get adopted as part of the legislation but provide useful information:

- Transmittal Letter

- Plain Language Summary
- I-207 Policy Analysis Matrix
- Regulatory Note
- Fiscal Note



Signature Report

July 16, 2018

1200 King County Courthouse
516 Third Avenue
Seattle, WA 98104

Ordinance

Proposed No. 2018-0153.1

Sponsors Lambert

1 AN ORDINANCE relating to comprehensive planning;
2 amending Ordinance 263, Article 1 (part), as amended, and
3 K.C.C. 20.08.060, Ordinance 263, Article 2, Section 1, as
4 amended, and K.C.C. 20.12.010, Ordinance 12061, Section
5 4, as amended, and K.C.C. 20.12.325, Ordinance 13147,
6 Section 19, as amended, and K.C.C. 20.18.030, and
7 Ordinance 13147, Section 20, as amended, and K.C.C.
8 20.18.040, Ordinance 3688, Section 813, as amended, and
9 K.C.C. 20.18.056, Ordinance 13147, Section 22, as
10 amended, and K.C.C. 20.18.060, Ordinance 13147, Section
11 23, as amended, and K.C.C. 20.18.070, Ordinance 13147,
12 Section 24, as amended, and K.C.C. 20.18.080, Ordinance
13 13147 Section 30, as amended, and K.C.C. 20.88.140, and
14 Ordinance 14047, Section 9, as amended, and K.C.C.
15 20.18.170 and adding a new section to K.C.C. chapter 20.08.

16 BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

17 SECTION 1. Findings:

18 A. The 2017-2018 Biennial Budget Ordinance, Ordinance 18409, Section 19, as
19 amended by Ordinance 18062, Section 5, Proviso P2, requires the executive to transmit a

20 plan to restructure the Community Service Area subarea planning program, a motion to
21 approve the plan, and an ordinance that implements changes recommended by the plan to
22 the King County Comprehensive Plan and the King County Code.

23 B. The 2017-2018 Biennial Budget Ordinance, Ordinance 18409, Section 88, as
24 amended by Ordinance 18062, Section 47, Proviso P3, requires the executive to transmit
25 a plan to restructure the Community Service Area subarea planning program, a motion to
26 approve the plan, and an ordinance that implements changes recommended by the plan to
27 the King County Comprehensive Plan and the King County Code.

28 C. This ordinance implements the changes recommended by the plan by
29 amending the King County Code and amending the King County Comprehensive Plan.

30 D. The plan calls for the Community Service Area subarea planning program to
31 complete one plan every two years with the exception of the year in which a major update
32 to the King County Comprehensive Plan is completed.

33 E. RCW 36.70A.130(5)(a) requires King County, and the cities within King
34 County, to complete a review of its comprehensive plan on or before June 30, 2015, and
35 every eight years thereafter. This means the next major review and update of the King
36 County Comprehensive Plan is to be completed by June 30, 2023.

37 F. The major update of the King County Comprehensive Plan is shifted to an
38 eight-year cycle to expedite the subarea plans and to match the schedule established in
39 RCW 36.70A.130(5)(a).

40 G. The shift to an eight-year cycle allows the county to more closely collaborate
41 with the cities in King County, to implement VISION 2050, with an expected approval
42 date of May 2020, and to plan for growth in accordance with growth targets that will

43 subsequently be established in the King County Countywide Planning Policies.

44 H. The King County Code allows annual amendments to the King County
45 Comprehensive Plan in accordance with the Washington state Growth Management Act,
46 chapter 36.70A RCW.

47 I. The 2016 King County Comprehensive Plan, adopted by King County
48 Ordinance 18427, was a four-year cycle amendment, which was amended in 2017 by
49 Ordinance 18623 adopting the Vashon-Maury Island Community Service Area Subarea
50 Plan.

51 J. The amendment to the Vashon-Maury Island Community Service Area
52 Subarea Plan contained in Attachment B to this ordinance shifts the transmittal date from
53 December 31, 2018 to June 30, 2021 for Workplan Action 1, which involves the review
54 of the property-specific development conditions and special district overlays on Vashon-
55 Maury Island.

56 K. The amendments to policies and text contained in Attachments A and B to this
57 ordinance constitute the 2018 annual amendment to the King County Comprehensive
58 Plan.

59 SECTION 2. The amendments to the King County Comprehensive Plan 2016
60 contained in Attachment A to this ordinance are hereby adopted as amendments to the
61 2016 King County Comprehensive Plan as amended in 2017 by Ordinance 18623.

62 SECTION 3. Ordinance 263, Article 1 (part), as amended, and K.C.C. 20.08.060
63 are hereby amended to read as follows:

64 "Subarea plan" means detailed local land use plan (~~which~~) that implements and is
65 an element of the ~~(e))~~Comprehensive ~~((p))~~Plan containing specific policies, guidelines and

66 criteria adopted by the council to guide development and capital improvement decisions
67 within specific subareas of the county. The subareas of the county shall consist of ~~((distinct~~
68 ~~communities, specific geographic areas or other types of districts having unified interests or~~
69 ~~similar characteristics within the county. Subarea plans may include: community plans,~~
70 ~~which have been prepared for large unincorporated areas;)) community service areas and
71 potential annexation areas ~~((plans)), which ((have been prepared for))~~ are urban areas that
72 are designated for future annexation to a city ~~((; neighborhood plans, which have been~~
73 ~~prepared for small unincorporated areas; and plans addressing multiple areas having~~
74 ~~common interests))~~). The relationship between the 1994 King County Comprehensive Plan
75 and subarea plans is established by K.C.C. 20.12.015.~~

76 NEW SECTION. SECTION 4. There is hereby added to K.C.C. chapter 20.08 a
77 new section to read as follows:

78 "Subarea study" means a study that is required by a policy in the Comprehensive
79 Plan to evaluate a proposed land use change. The Comprehensive Plan policies and
80 accompanying text shall guide the scope and content of the subarea study.

81 SECTION 5. Ordinance 263, Article 2, Section 1, as amended, and K.C.C.
82 20.12.010 are hereby amended to read as follows:

83 A. Under the King County Charter, the state Constitution and the Washington state
84 Growth Management Act, chapter 36.70A RCW, King County adopted the 1994 King
85 County Comprehensive Plan via Ordinance 11575 and declared it to be the Comprehensive
86 Plan for King County until amended, repealed or superseded. The Comprehensive Plan has
87 been reviewed and amended multiple times since its adoption in 1994. Amendments to the
88 1994 Comprehensive Plan to-date are currently reflected in the 2016 King County

89 Comprehensive Plan, as adopted in Ordinance 18427 (~~and~~), as amended by Ordinance
90 18623 and this ordinance. The Comprehensive Plan shall be the principal planning
91 document for the orderly physical development of the county and shall be used to guide
92 subarea plans, functional plans, provision of public facilities and services, review of
93 proposed incorporations and annexations, development regulations and land development
94 decisions.

95 SECTION 6. Ordinance 12061, Section 4, as amended, and K.C.C. 20.12.325 are
96 hereby amended to read as follows:

97 The 2017 Vashon-Maury Island Community Service Area Subarea Plan, dated
98 December 4, 2017, in Attachment A to Ordinance 18623 and as amended by Attachment B
99 to this ordinance, is adopted as a subarea plan and an element of the 2016 King County
100 Comprehensive Plan and, as such, constitutes official county policy for the geographic area
101 of unincorporated King County defined plan.

102 SECTION 7. Ordinance 13147, Section 19, and K.C.C. 20.18.030 are hereby
103 amended to read as follows:

104 A. The King County Comprehensive Plan shall be amended in accordance with
105 this chapter, which, in compliance with RCW 36.70A.130(2), establishes a public
106 participation program whereby amendments are considered by the council no more
107 frequently than once a year as part of the amendment cycle established in this chapter,
108 except that the council may consider amendments more frequently to address:

- 109 1. Emergencies;
- 110 2. An appeal of the plan filed with the Central Puget Sound Growth Management
111 Hearings Board or with the court;

112 3. The initial adoption of a subarea plan, which may amend the urban growth area
113 boundary only to redesignate land within a joint planning area;

114 4. An amendment of the capital facilities element of the Comprehensive Plan that
115 occurs in conjunction with the adoption of the county budget under K.C.C. 4A.100.010; or

116 5. The adoption or amendment of a shoreline master program under chapter 90.58
117 RCW.

118 B. Every year the Comprehensive Plan may be amended to address technical
119 updates and corrections, and to consider amendments that do not require substantive
120 changes to policy language, ~~((changes to the priority areas map,))~~ or do not require changes
121 to the urban growth area boundary, except as permitted in subsection B.9. and 11. of this
122 section. This review may be referred to as the annual cycle. The Comprehensive Plan,
123 including subarea plans, may be amended in the annual cycle only to consider the
124 following:

125 1. Technical amendments to policy, text, maps or shoreline designations;

126 2. The annual capital improvement plan;

127 3. The transportation needs report;

128 4. School capital facility plans;

129 5. Changes required by existing Comprehensive Plan policies;

130 6. Changes to the technical appendices and any amendments required thereby;

131 7. Comprehensive updates of subarea plans initiated by motion;

132 8. Changes required by amendments to the ~~((e))~~Countywide ~~((p))~~Planning

133 ~~((p))~~Policies or state law;

134 9. Redesignation proposals under the four-to-one program as provided for in this

135 chapter;

136 10. Amendments necessary for the conservation of threatened and endangered
137 species;

138 11. Site-specific land use map amendments that do not require substantive change
139 to ~~((e))~~Comprehensive ~~((p))~~Plan policy language and that do not alter the urban growth
140 area boundary, except to correct mapping errors;

141 12. Amendments resulting from subarea studies required by ~~((e))~~Comprehensive
142 ~~((p))~~Plan policy that do not require substantive change to ~~((e))~~Comprehensive ~~((p))~~Plan
143 policy language and that do not alter the urban growth area boundary, except to correct
144 mapping errors;

145 13. Changes required to implement a study regarding the provision of wastewater
146 services to a Rural Town. The amendments shall be limited to policy amendments and
147 adjustment to the boundaries of the Rural Town as needed to implement the preferred
148 option identified in the study; ~~((or))~~

149 14. Adoption of community service area subarea plans;

150 15. Amendments to the Comprehensive Plan update schedule that respond to
151 ordinances and improve alignment with the timing requirements in the Washington state
152 Growth Management Act (GMA), chapter 36.70A RCW, and alignment with multicounty
153 and countywide planning activities.

154 C. Every ~~((fourth))~~ eighth year beginning in ~~((2000))~~ 2023, the county shall
155 complete a comprehensive review of the Comprehensive Plan in order to update it as
156 appropriate and to ensure continued compliance with the GMA. This review may provide
157 for a cumulative analysis of the twenty-year plan based upon official population growth

158 forecasts, benchmarks and other relevant data in order to consider substantive changes to
159 policy language and changes to the urban growth area. This comprehensive review shall
160 begin one year in advance of the transmittal and may be referred to as the ~~((four))~~ eight-
161 year cycle. The urban growth area boundaries shall be reviewed in the context of the
162 ~~((four))~~ eight-year cycle and in accordance with countywide planning policy G-1 and RCW
163 36.70A.130. If the county determines that the purposes of the Comprehensive Plan are not
164 being achieved as evidenced by official population growth forecasts, benchmarks, trends
165 and other relevant data, substantive changes to the Comprehensive Plan may also be
166 considered ~~((on even calendar years))~~ at the midpoint of the eight-year cycle. This
167 determination shall be authorized by motion. The motion shall specify the scope of the
168 ~~((even year))~~ midpoint amendment, and identify that the resources necessary to accomplish
169 the work are available. An analysis of the motion's fiscal impact shall be provided to the
170 council before to adoption. The executive shall determine if additional funds are necessary
171 to complete the ~~((even year))~~ midpoint amendment, and may transmit an ordinance
172 requesting the appropriation of supplemental funds.

173 D. The executive shall seek public comment on the ~~((e))~~Comprehensive ~~((p))~~Plan
174 and any proposed ~~((e))~~Comprehensive ~~((p))~~Plan amendments in accordance with the
175 procedures in K.C.C. 20.18.160 before making a recommendation, in addition to
176 conducting the public review and comment procedures required by SEPA. The public shall
177 be afforded at least one official opportunity to record public comment before the transmittal
178 of a recommendation by the executive to the council. County-sponsored councils and
179 commissions may submit written position statements that shall be considered by the
180 executive before transmittal and by the council before adoption, if they are received in a

181 timely manner. The executive's recommendations for changes to policies, text and maps
182 shall include the elements listed in Comprehensive Plan policy I-207 and analysis of their
183 financial costs and public benefits, any of which may be included in environmental review
184 documents. Proposed amendments to the Comprehensive Plan shall be accompanied by
185 any development regulations or amendments to development regulations, including area
186 zoning, necessary to implement the proposed amendments.

187 SECTION 8. Ordinance 13147, Section 20, and K.C.C. 20.18.040 are hereby
188 amended to read as follows:

189 A. Site-specific land use map or shoreline master program map amendments may
190 be considered annually or during the ~~((four))~~ eight-year review cycle, depending on the
191 degree of change proposed.

192 B. The following categories of site-specific land use map amendments or shoreline
193 master program map may be initiated by either the county or a property owner for
194 consideration in the annual review cycle:

195 1. Amendments that do not require substantive change to ~~((e))~~Comprehensive
196 ~~((p))~~Plan policy language and that do not alter the urban growth area boundary, except to
197 correct mapping errors; and

198 2. Four-to-one-proposals.

199 C. The following categories of site-specific land use map and shoreline master
200 program amendments may be initiated by either the county or a property owner for
201 consideration in ~~((four))~~ eight-year review cycle:

202 1. Amendments that could be considered in the annual review cycle;

203 2. Amendments that require substantive change to Comprehensive Plan policy

204 language; and

205 3. Amendments to the urban growth area boundary.

206 SECTION 9. Ordinance 3688, Section 813, and K.C.C. 20.18.056 are hereby
207 amended to read as follows:

208 A. Shoreline environments designated by the master program may be considered
209 for redesignation during the ~~((four))~~ eight-year review cycle.

210 B. A redesignation shall follow the process in K.C.C. 20.18.050.

211 SECTION 10. Ordinance 13147, Section 22, and K.C.C. 20.18.060 are hereby
212 amended to read as follows:

213 A. Beginning in ~~((1999))~~ 2021, and every ~~((fourth))~~ eight year thereafter the
214 executive shall transmit to the council by the ~~((first))~~ last business day of ~~((March))~~ June a
215 proposed motion specifying the scope of work for proposed amendments to the
216 Comprehensive Plan that will occur in the following year, which motion shall include the
217 following:

218 1. Topical areas relating to amendments to policies, the land use map ~~((and/or))~~,
219 implementing development regulations, or any combination of those amendments that the
220 executive intends to consider for recommendation to the council; and

221 2. An attachment to the motion advising the council of the work program the
222 executive intends to follow to accomplish state Environmental Policy Act review and
223 public participation.

224 B. The council shall have until ~~((April 30))~~ the first business day of September to
225 approve the motion. In the absence of council approval, the executive shall proceed to
226 implement the work program as proposed. If the motion is approved, the work program

227 shall proceed as established by the approved motion.

228 C. Beginning in ~~((2000))~~ 2022 and every ~~((fourth))~~ eighth year thereafter, the
229 executive shall transmit to the council by the ~~((first))~~ last business day of ~~((March))~~ June a
230 proposed ordinance amending the Comprehensive Plan, except that the capital
231 improvement program and the ordinances adopting updates to the transportation needs
232 report and the school capital facility plans shall be transmitted no later than the biennial
233 budget transmittal and shall be adopted in conjunction with the budget. However, in those
234 years when there is only a midbiennium review of the budget, the ordinances adopting the
235 capital improvement plan and the school capital facility plans shall be transmitted by
236 October 1 and adopted no later than the midbiennium review under K.C.C. 4A.100.010.
237 All transmittals shall be accompanied by a public participation note, identifying the
238 methods used by the executive to ensure early and continuous public participation in the
239 preparation of amendments. The council shall have until June 30 of the following year to
240 adopt the amendments to the Comprehensive Plan, in accordance with RCW 36.70A.130.

241 SECTION 11. Ordinance 13147, Section 23, and K.C.C. 20.18.070 are hereby
242 amended to read as follows:

243 A. The executive shall transmit to the council any proposed amendments for the
244 annual cycle by the ~~((first))~~ last business day of ~~((March))~~ June, except that the capital
245 improvement program and the ordinances adopting updates to the transportation needs
246 report and the school capital facility plans shall be transmitted no later than the biennial
247 budget transmittal and shall be adopted in conjunction with the budget. However, in those
248 years when there is only a midbiennium review of the budget, the ordinances adopting the
249 capital improvement plan and the school capital facility plans shall be transmitted by

250 October 1, and adopted no later than the midbiennium review under K.C.C. 4A.100.010.

251 B. All transmittals shall be accompanied by a public participation note, identifying
252 the methods used by the executive to assure early and continuous public participation in the
253 preparation of amendments.

254 C. Proposed amendments, including site-specific land use map amendments, that
255 are found to require preparation of an environmental impact statement, shall be considered
256 for inclusion in the next amendment cycle following completion of the appropriate
257 environmental documents.

258 SECTION 12. Ordinance 13147, Section 24, and K.C.C. 20.18.080 are hereby
259 amended to read as follows:

260 Initial subarea plans may be adopted by ordinance at any time. The ((S))subarea
261 plan((s may be initiated by motion or by council action which preceded the adoption of
262 Ordinance 13147. If initiated by motion, the motion shall specify the scope of the plan,
263 identify the completion date, and identify that the resources necessary to accomplish the
264 work are available. The executive will determine if additional funds are necessary to
265 complete the subarea plan, and may transmit an ordinance requesting the appropriation of
266 supplemental funds)) schedule is established in the Comprehensive Plan. Amendments to
267 or updates of existing subarea plans shall be considered in the same manner as amendments
268 to the ((e))Comprehensive ((p))Plan and shall be classified ((pursuant to)) in accordance
269 with K.C.C. 20.18.040((, except that comprehensive updates of subarea plans may be
270 initiated by motion and the resulting amendments may be considered in the annual cycle)).

271 SECTION 13. Ordinance 13147, Section 30, and K.C.C. 20.18.140 are hereby
272 amended to read as follows:

273 A. In accordance with RCW 36.70A.470, a docket containing written comments on
274 suggested plan or development regulation amendments shall be coordinated by the
275 department. The docket is the means either to suggest a change or to identify a deficiency,
276 or both, in the Comprehensive Plan or development regulation. For the purposes of this
277 section, "deficiency" refers to the absence of required or potentially desirable contents of
278 the Comprehensive Plan or development regulation and does not refer to whether a
279 development regulation addressed a project's probable specific adverse environmental
280 impacts that could be mitigated in the project review process. Any interested party,
281 including applicants, citizens and government agencies, may submit items to the docket.

282 B. All agencies of county government having responsibility for elements of the
283 Comprehensive Plan or implementing development regulations shall provide a means by
284 which citizens may docket written comments on the plan or on development regulations.
285 The department shall use public participation methods identified in K.C.C. 20.18.160 to
286 solicit public use of the docket. The department shall provide a mechanism for docketing
287 amendments through the Internet.

288 1. All docketed comments relating to the Comprehensive Plan shall be reviewed
289 by the department and considered for an amendment to the Comprehensive Plan.

290 2. The deadline for submitting docketed comments is (~~June 30~~) December 31
291 for consideration in the amendment cycle process for the following year.

292 3. By the (~~first~~) last business day of (~~December~~) April, the department shall
293 issue an executive response to all docketed comments. Responses shall include a
294 classification of the recommended changes as appropriate for either the annual or (~~four~~)
295 eight-year cycle, and an executive recommendation indicating whether or not the docketed

296 items are to be included in the next ~~((year's))~~ executive-recommended ~~((e))~~ Comprehensive
297 ~~((p))~~ Plan update. If the docketed changes will not be included in the next executive
298 transmittal, the department shall indicate the reasons why, and shall inform the proponent
299 that they may petition the council during the legislative review process.

300 4. By the ~~((first))~~ last business day of ~~((December))~~ April, the department shall
301 forward to the council a report including all docketed amendments and comments with an
302 executive response. The report shall include a statement indicating that the department has
303 complied with the notification requirements contained in this section.

304 5. Upon receipt of the docket report, the council shall include all proponents of
305 docketed requests in the mailing list for agendas to all committee meetings in which the
306 Comprehensive Plan will be reviewed during the next available update. At the beginning
307 of the committee review process, the council shall develop a committee review schedule
308 with dates for committee meetings and any other opportunities for public testimony and for
309 proponents to petition the council to consider docket changes that were not recommended
310 by the executive and shall attach the review schedule to the agenda whenever the
311 Comprehensive Plan is to be reviewed.

312 6 Docketed comments relating to development regulations shall be reviewed by
313 the appropriate county agency. Those requiring a Comprehensive Plan amendment shall be
314 forwarded to the department and considered for an amendment to the Comprehensive Plan.
315 Those not requiring a Comprehensive Plan amendment shall be considered by the
316 responsible county agency for amendments to the development regulations.

317 7. The docket report shall be made available through the Internet. The
318 department shall endeavor to make the docket report available within one week of

319 transmittal to the council.

320 C. In addition to the docket, the department shall provide opportunities for general
321 public comments both before the docketing deadline each year, and during the executive's
322 review periods before transmittal to the council. The opportunities may include, but are not
323 limited to, the use of the following: comment cards, electronic or posted mail, Internet,
324 public meetings with opportunities for discussion and feedback, printed summaries of
325 comments received and twenty-four-hour telephone hotlines. The executive shall assure
326 that the opportunities for public comment are provided as early as possible for each stage of
327 the process, to assure timely opportunity for public input.

328 SECTION 14. Ordinance 14047, Section 9, and K.C.C. 20.18.170 are hereby
329 amended to read as follows:

330 A. The total area added to the urban growth area as a result of this program shall
331 not exceed four thousand acres. The department shall keep a cumulative total for all
332 parcels added under this section. The total shall be updated annually through the plan
333 amendment process.

334 B. Proposals shall be processed as land use amendments to the Comprehensive
335 Plan and may be considered in either the annual or (~~four~~) eight-year cycle. Site suitability
336 and development conditions for both the urban and rural portions of the proposal shall be
337 established through the preliminary formal plat approval process.

338 C. A term conservation easement shall be placed on the open space at the time the
339 four to one proposal is approved by the council. Upon final plat approval, the open space
340 shall be permanently dedicated in fee simple to King County.

341 D. Proposals adjacent to incorporated area or potential annexation areas shall be
342 referred to the affected city and special purpose districts for recommendations.
343

KING COUNTY COUNCIL
KING COUNTY, WASHINGTON

J. Joseph McDermott, Chair

ATTEST:

Melani Pedroza, Clerk of the Council

APPROVED this ____ day of _____, _____.

Dow Constantine, County Executive

Attachments: A. 2018 Amendments to the 2016 King County Comprehensive Plan, B. 2018
Amendment to the Vashon-Maury Island Community Service Area Subarea Plan



King County

**2018 Amendments to the
2016 King County Comprehensive Plan**

In compliance with the 2017-2018 Biennial Budget Ordinance, Ordinance 18409, Sections 19 and 88, as amended by Ordinance 18602, Section 5, Proviso P2, and Ordinance 18602, Section 47, Proviso P3.

Office of Performance, Strategy and Budget

March 1, 2018

In the second paragraph of the Cover Letter, amend text as follows:

The 2016 update is a major ~~((every four year-))~~ review of the Comprehensive Plan. It builds on King County's 25 years of success in implementing the Growth Management Act. Since adoption of the first Comprehensive Plan in 1994, the vast majority of housing growth countywide – 96 percent – has occurred in urban areas. Building on this success, the 2016 plan now also responds to new critical challenges:

In the Executive Summary, starting on page ES-5, amend text as follows:

Major ~~((Four-Year-))~~Update

The 2016 update is a major ~~((four year-))~~ review of the Comprehensive Plan and, this year marks the 25th anniversary of the passage of the Growth Management Act. This landmark legislation requires jurisdictions to designate an urban growth area, within which growth would be encouraged, and adopt regulations to conserve resource land and environmentally sensitive areas. By almost any measure, King County has been successful in realizing the broad goals of the Growth Management Act. However, success has not been easy and, looking forward, the Comprehensive Plan needs to respond to new challenges, such as equitable access to opportunity, reducing carbon pollution and responding to climate impacts, addressing housing affordability and strengthening mobility. To address these, **the following updates are included in the 2016 Comprehensive Plan.**

In Chapter 1 Regional Growth Management Planning, on page 1-8, amend text as follows:

Subarea plans, including community plans and basin plans, focus the policy direction of the Comprehensive Plan to a smaller geographic area (see Chapter 11 Community Service Area Subarea Planning, for information on these larger-scale subarea land use plans). Smaller-scale studies, known as area zoning and land use studies, per King County Code,⁵ are focused on adoption or amendment of land use and zoning maps on an area wide basis rather than the broad range of topics that are addressed in a full subarea plan. Examples of subarea plans and area zoning studies include the Duwamish Coalition Project, White Center Action Plan, Fall City Subarea Plan, the East Redmond Subarea Plan, and planning efforts within a watershed or basin. Development of subarea plans are guided by the following policy as well as other applicable policies of the Comprehensive Plan and provisions in the King County Code.⁶

In Chapter 1 Regional Growth Management Planning, on page 1-9, amend text as follows:

In addition to subarea plans and area zoning and land use studies, King County's land use planning also includes other planning processes. These include Comprehensive Plan policy directed subarea studies, such as the

establishment of new community business centers, adjusting Rural Town boundaries, or assessing the feasibility of upzoning in urban unincorporated areas. Subarea studies are focused on specific areas of the County, but do not look at the range of issues that a subarea plan would include. In some cases, an area zoning and land use study may suffice to meet the requirements of the policies. In addition, there are Site Specific Land Use Amendments and Zone Reclassifications,⁶ which are site specific processes that involve County staff review and recommendations, a public hearing and recommendation by a Hearing Examiner and a decision by County Council. These must be consistent with the Comprehensive Plan or be proposed with amendments during the Plan update process.

In Chapter 1 Regional Growth Management Planning, on page 1-11, amend text as follows:

The Growth Management Act allows local comprehensive plan amendments to be considered once each year. In King County, those annual amendments allow technical changes only, except for once every ~~((four))~~eight years. Then, during the "~~((Four))~~Eight-Year Cycle review process," substantive changes to policies, land use designations and the Urban Growth Area boundary can be proposed and adopted. These provisions are detailed in King County Code Title 20.18. Additional information and policies are found in Chapter 12, Implementation, Amendments and Evaluation.

In Chapter 1 Regional Growth Management Planning, starting on page 1-23, amend text as follows:

Chapter 11: Community Service Area Subarea Planning

This chapter uses King County's seven Community Service Areas as the framework for its renewed subarea planning program that offers long-range planning services to unincorporated communities. King County's community plans (except for the Fall City, West Hill and White Center Plans) are no longer in effect as separately adopted plans. In many cases, however, the plans contain valuable historical information about King County's communities and often provide background for the land uses in effect today. Policies from the community plans were retained as part of the Comprehensive Plan to recognize the unique characteristics of each community and to provide historical context. This chapter will be updated, where appropriate, to reflect the new Community Service Area subarea plans as they are adopted.

Chapter 12: Implementation, Amendments and Evaluation

The Comprehensive Plan policies, development regulations and Countywide Planning Policy framework have been adopted to achieve the growth management objectives of King County and the region. This chapter describes the county's process for amending the Comprehensive Plan and outlines and distinguishes the annual cycle and the ~~((four))~~eight year-cycle amendments. The chapter identifies a series of major Workplan actions that

will be undertaken between the major update cycles to implement or refine provisions within the Plan. This chapter further explains the relationship between planning and zoning.

In Chapter 2 Urban Communities, on page 2-32, amend policy as follows:

U-183 King County should actively pursue designating urban separators in the unincorporated area and work with the cities to establish permanent urban separators within the ~~((unincorporated))~~incorporated area that link with and enhance King County's urban separator corridors.

In Chapter 3 Rural Areas and Natural Resource Lands, starting on page 3-35, amend text as follows:

There are three existing industrial areas in the Rural Area containing multiple industrial uses on several sites. One is located within the southwest portion of the Town of Vashon. The second is a designated industrial area adjacent to the Rural Neighborhood Commercial Center of Preston. The Preston Industrial Area recognizes an existing concentration of industrial uses that contributes to the economic diversity of the Rural Area, but expansion of this industrial area beyond the identified boundaries is not permitted (see ~~((Countywide Planning))~~ Policy CP-~~((942))~~547). The third industrial area is located along State Route 169 on lands that have been and continue to be used as for industrial purposes and have a designation as a King County Historic Site.

In Chapter 3 Rural Areas and Natural Resource Lands, starting on page 3-72, amend policy as follows:

R-683 King County may update the Mineral Resources Map to identify additional Potential Mineral Resource Sites only during the ~~((four))~~eight-year Comprehensive Plan amendment cycle.

In Chapter 3 Rural Areas and Natural Resource Lands, starting on page 3-58, amend policy as follows:

R-650a The Snoqualmie Valley Agricultural Production District is the first Agricultural Production District to undergo a watershed planning effort called for in R-650. King County shall implement the recommendations of the Snoqualmie Fish, Farm and Flood Advisory Committee. The recommendations of the task forces and other actions identified in the final Advisory Committee Report and Recommendations will form the basis for a watershed planning approach to balance fish, farm and flood interests across the Snoqualmie Valley Agricultural

Production District and an agreement on protecting a defined number of acres of agricultural land. The Advisory Committee, or a successor committee, will monitor progress of the task forces and will reconvene to evaluate the watershed planning approach to balancing interests prior to the next Comprehensive Plan Update. The policy issues and recommendations outlined in the Snoqualmie Fish, Farm, Flood Advisory Committee Report and Recommendations are largely specific to the Snoqualmie Valley and are not intended to be applied broadly in other Agricultural Production Districts. Future Fish, Farm, Flood efforts focused in other Agricultural Production Districts will need to go through their own processes to identify barriers to success for all stakeholders in these geographic areas. R-649 continues to apply to the Snoqualmie Valley Agricultural Production District until the watershed planning effort outlined in the Fish, Farm and Flood recommendations is complete. A policy reflecting the outcome of this effort shall be included in the next ~~((four))~~eight-year cycle Comprehensive Plan Update.

In Chapter 8 Transportation, starting on page 8-7, amend text as follows:

The Strategic Plan for Road Services defines the vision and mission for the King County Department of Transportation's Road Services Division. The Strategic Plan for Road Services provides detailed direction for the response to the many complex challenges, including two trends that have had significant impacts on the county's road services. One is that annexations, consistent with the goals of the Growth Management Act, have reduced the urban unincorporated area and therefore the tax base that supports the unincorporated road system has shrunk significantly. By ~~((2020))~~2023, when the next major Comprehensive Plan update is developed, Road Services Division's responsibilities will likely focus almost entirely on the Rural Area and Natural Resource Lands. A second trend is the decline in County road funding, described in greater detail in Section IV. The Strategic Plan for Road Services guides the Road Services Division as it is faced with the consequences of a smaller service area and reduced funding and seeks to manage the unincorporated King County road system through focused investment of available resources to facilitate the movement of people, goods and services, and respond to emergencies.

In Chapter 10 Community Service Area Subarea Planning, starting on page 10-15, amend text as follows:

The mission of the Rural Economic Strategies Plan is to advance the long-term economic viability of the Rural Area and Natural Resource Lands, with an emphasis on farming, forestry, and other rural businesses consistent with the unique character of rural King County. The mission is accomplished by initiating and implementing specific strategies and actions to support and enhance rural economic viability. Rural businesses generally fall into six rural economic clusters and each cluster is supported by specific strategies and actions to strengthen

and/or enhance it. The clusters are: Agriculture, Forestry, Equestrian, Home-Based Businesses (i.e., those home occupations that are allowed on lands designated Agriculture, Forestry and Rural Area), Recreation and Tourism, Commercial and Industrial Rural Neighborhood Commercial Centers, Rural Towns, and Cities in the Rural Area. Consistent with CP-((942))539, found in Chapter 11, Community Service Area Subarea Planning, no expansion of industrial land use or zoning is allowed within the Rural Town of Fall City.

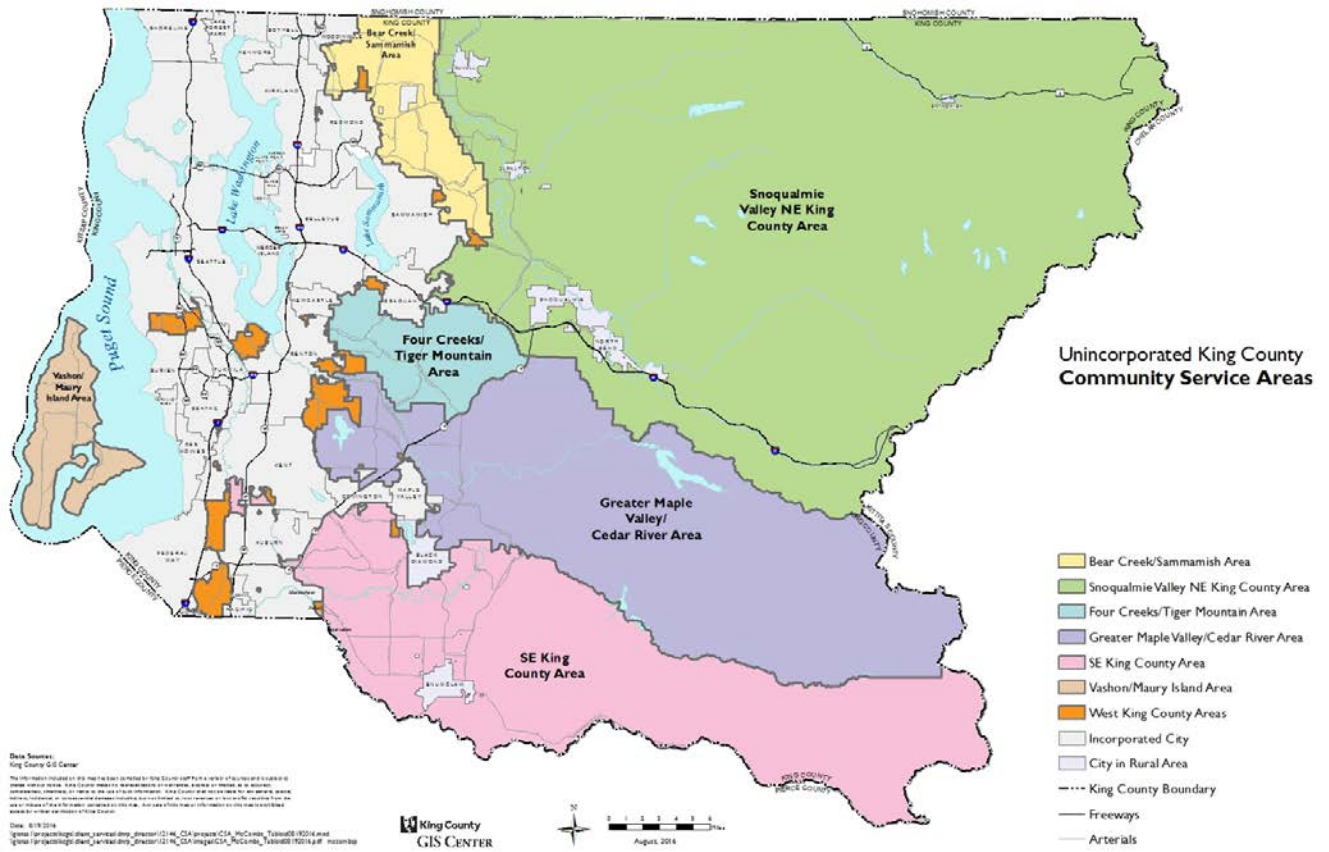
In Chapter 11 Community Service Area Subarea Planning, starting on page 11-2, amend text as follows:

A. Planning Framework and Geography

Beginning with the 2016 Comprehensive Plan the geographical boundaries of the County's seven Community Service Areas will be used as the framework for subarea plans created and amended from that point forward. Subarea plans will be developed for the six Rural Area Community Service Areas, and for the five remaining large urban unincorporated potential annexation areas. The focus of subarea plans will be on land use issues in these subarea geographies.

There are a number of key benefits to defining subarea planning boundaries to be coterminous with the Community Service Area boundaries. This structure organizes the County's unincorporated planning area into fewer and more manageable territories so that updates of the plans can occur within a shorter time horizon. Using the Community Service Area boundaries also aligns land use planning with other county services and programs thereby increasing consistency between planning and public service delivery. Finally, since the last round of subarea planning in 1994 there have been numerous major annexations and incorporations which mean some subareas are now largely within the jurisdiction of cities and thus the County now has just a regional, rather than local, planning role in those areas.

Figure: Community Service Areas Map



The following table illustrates how the Community Service Area geography aligns with the former Community Planning Area geography; this is provided to identify how the existing policies are re-assigned into the new geographic structure.

Community Service Area	Includes parts of the following former Community Planning Areas
Bear Creek / Sammamish Area	Bear Creek, Northshore, East Sammamish
Four Creeks / Tiger Mountain Area	Tahoma Raven Heights, Snoqualmie
Greater Maple Valley / Cedar River Area	Tahoma Raven Heights, Soos Creek, East King County, Snoqualmie
SE King County Area	Enumclaw, Tahoma Raven Heights, East King County, Soos Creek
Snoqualmie Valley / NE King County Area	Snoqualmie, East King County, East Sammamish
Vashon / Maury Island	Vashon
West King County Areas (<i>unincorp. urban</i>)	Portions of 10 Community Planning Areas

While there are differences among the Community Service Areas in terms of their boundaries, range of land uses, annexation issues, and more, using this accepted geography will ensure the entire unincorporated portion of the county receives some level of planning on a regular cycle. This includes a regular assessment of the Community Service Area's goals, population changes, new development, employment targets and similar demographic and socioeconomic indicators. These assessments are called Community Service Area Subarea Plans. To address the unique issues in each geography, Community Service Area subarea plans may also have more refined, ~~((cross-discipline, and localized))~~ land use focuses on rural town centers, urban neighborhoods, or corridor approaches.

~~((The high level review along with more detailed land use planning will be guided by a series of criteria such as community interest, social equity, funding, and new development.))~~ Equity and social justice principles will play a particularly key role during subarea plan public engagement activities. People of color, low-income residents, and populations with limited English proficiency will be informed and offered equitable and culturally-appropriate opportunities to participate in its planning process. ~~((The anticipated length of each detailed subarea plan will be based on the extent and complexity of the work described in each scope.))~~ The anticipated duration of each subarea planning process will be two years, which includes time for community engagement, plan development, and Council review and adoption.

The high level review along with more detailed land use planning will be guided by a series of criteria such as community interest, social equity, funding, and new development. Equity and social justice principles will play a particularly key role during subarea plan public engagement activities. People of color, low-income residents, and populations with limited English proficiency will be informed and offered equitable and culturally-appropriate opportunities to participate in its planning process. ~~((The anticipated length of each detailed subarea plan will be based on the extent and complexity of the work described in each scope.))~~

B. Planning Schedule

Below is the schedule for subarea planning using the Community Service Area geography. Reviewing all ~~((seven))~~ six Rural Area subareas and five large urban Potential Annexation Areas over the course of an ~~((eight))~~ approximately thirteen year period (while pausing the subarea planning process during the Eight-Year update of the Comprehensive Plan) at both the broad, policy level and at the local, community level with detailed planning will facilitate a more equitable planning process. The plan sequencing was determined by subarea plans already underway, the ability to partner with other jurisdictions, anticipated land use changes within a Community Service Area, and striving for a countywide geographic balance in alternating years.

((

Year	Community Service Area	Other Planning
2016	Vashon-Maury Island CSA	Major Comp. Plan Update
2017	West King County CSA — Skyway West Hill, and North Highline	

2018	Snoqualmie Valley/Northeast King County CSA	
2019	Greater Maple Valley/Cedar River CSA	
2020	West King County CSA – Fairwood	Major Comp. Plan Update
2021	Bear Creek/ Sammamish CSA	
2022	Southeast King County CSA	
2023	Four Creeks/Tiger Mountain CSA	

))

Schedule of Community Service Area & Major Potential Annexation Area Subarea Plans

<u>Planning Year</u>	<u>Adoption Year</u>	<u>Geography</u>	<u>Other Planning</u>
<u>2018</u>	<u>2020</u>	<u>Skyway West Hill PAA</u>	
<u>2019</u>	<u>2021</u>	<u>North Highline PAA</u>	
<u>2020</u>	<u>2022</u>	<u>Snoqualmie Valley/NE King CSA</u>	
<u>2021</u>	<u>2023</u>	<u>No Plan</u>	<u>Eight-Year Comp. Plan Update</u>
<u>2022</u>	<u>2024</u>	<u>Greater Maple Valley/Cedar CSA</u>	
<u>2023</u>	<u>2025</u>	<u>Fairwood PAA</u>	
<u>2024</u>	<u>2026</u>	<u>Bear Creek/ Sammamish CSA</u>	
<u>2025</u>	<u>2027</u>	<u>Southeast King County CSA</u>	
<u>2026</u>	<u>2028</u>	<u>Four Creeks/Tiger Mountain CSA</u>	
<u>2027</u>	<u>2029</u>	<u>East Renton PAA</u>	
<u>2028</u>	<u>2030</u>	<u>Federal Way PAA</u>	
<u>2029</u>	<u>2031</u>	<u>No Plan</u>	<u>Eight-Year Comp. Plan Update</u>

Note: The Planning Year starts in July and plan adoption is intended to occur in June two years later.

For each of the Community Service Area subarea planning processes, the subarea plans included in Motion 14351, which adopted the scope of work for the 2016 King County Comprehensive Plan, shall be included. This includes the following adopted scopes of work:

Study in Motion 14351	Community Service Area
Snoqualmie Pass Subarea Plan: Initiate a subarea plan for Snoqualmie Pass rural town and ski area. The subarea plan should be developed in collaboration with Kittitas County, evaluate and address the current and future housing and economic development needs of this growing community, and include outreach with the local community in its development.	Snoqualmie Valley/Northeast King County CSA
((Vashon Subarea Plan: Initiate an update to the Vashon Town Plan, and incorporate the updated subarea plan into the	West King County CSA – Vashon-Maury Island (GSA))

<p>Comprehensive plan. The updated subarea plan should include zoning and regulations that: address community and business needs, improve economic vitality and quality of life of its residents, and have included the outreach with the local community in their development.</p>	
<p>Highline Subarea Plan: Initiate an update to the Highline Community Plan, and incorporate the updated subarea plan into the Comprehensive Plan. The updated subarea plan should include zoning and regulations that: address the historic wide gaps in equity of infrastructure investments and services; facilitate the revitalization of its neighborhoods, local economy, and quality of life of its residents; and have included outreach with the local community in their development.</p>	<p>West King County CSA – North Highline</p>
<p>Cedar Hills/Maple Valley Subarea Plan: Initiate a subarea plan for the "Cedar Hills/Maple Valley" area. Review land use designations and implementing zoning on parcels 2823069009, 2923069019, 2923069080, 2923069082, 2923069083, 2923069084, 3223069001, 3223069003, 3223069068, 3323069027, 3323069030, and 3323069042 and the surrounding area, which has long-standing industrial and resource material processing uses. Study and make recommendations on the potential long-term land uses for this area, including coordination with the County's planning on future closure of the adjacent Cedar Hills landfill. Include evaluation of options for land uses other than mining, including residential uses, non-residential uses; whether a four-to-one proposal is appropriate for this area; and outreach with the local community in its development.</p>	<p>Four Creeks/Tiger Mountain CSA</p>

The schedule above ensures that subarea plan goals and objectives are up-to-date and relevant based on current and future needs. ~~((The approach ensures that geographically logical areas are studied, resulting in a better understanding of cumulative impacts. The approach also allows the opportunity for routine updates of subarea trends and demographics to ensure that recommendations are current, relevant, and viable.))~~ Within this larger structure, if a property owner has an interest in a land use change outside of this planning cycle, they are able to use the existing land use processes. Property owners can submit for a Site Specific Land Use Amendment or Zone Reclassification, per King County Code 20.18.050 and 20.20 respectively. If a significant land use issue arises in a ~~((CSA))~~ Community Service Area outside of the planning cycle, the cycle may be adjusted.

C. Background

Between 1973 and 1994 King County prepared community plans for 12 subareas of unincorporated King County. The first generation of community plans, substantially completed by 1984, were used to implement the county's 1964 Comprehensive Plan, and consisted of detailed land use policies, area zoning, and lists of capital

projects (primarily roads and parks) for each planning area. The second generation of community plans, from 1985 to 1994, implemented many concepts of the 1985 King County Comprehensive Plan (for example low-density zoning for Rural Areas, Natural Resource Lands and environmentally sensitive areas, higher urban residential densities, and development guidelines for major urban activity centers such as Kenmore) that were carried over to the 1994 King County Comprehensive Plan.

Under King County's pre-Growth Management Act planning system, if a community plan conflicted with the comprehensive plan, the community plan governed. Under the Growth Management Act, the comprehensive plan prevails over "subarea" plans (RCW 36.70A.080(2)). The 1994 King County Comprehensive Plan spelled out the relationship between the comprehensive plan and community plans and directed the county to review community plans and repeal or revise them to eliminate conflicts. The county has reviewed the community plans adopted between 1973 and 1994 and determined that, while most community plans' policies are redundant (or, in a few cases, in conflict with the 1994 Comprehensive Plan), some are area-specific or issue-specific and should be readopted as part of the comprehensive plan.

Although the community plans (except for Fall City, West Hill and White Center) are no longer in effect as separately adopted plans, in many cases the published plan documents contain valuable historical information about King County's communities and other information that provides background for the policies listed below and for the portions of the local pre-Growth Management Act area zoning that remain in effect. The following sections of this chapter will be updated, as appropriate, to reflect the new Community Service Area subarea plans as they are adopted.

In Chapter 11 Community Service Area Subarea Planning, starting on page 11-39, amend policy as follows:

VII. West King County Area

As noted on the Community Service Areas map at the beginning of this chapter, the West King County Area is comprised of approximately ~~((twelve))~~ five separate major unincorporated areas within the Urban Growth Boundary; these are all Potential Annexation Areas for several cities, including Federal Way, Seattle ~~((,))~~ and Renton ~~((, Kent, Redmond and Sammamish))~~. In addition, there are over *one hundred* other smaller areas that are affiliated with or adjacent to Kent, Auburn, Issaquah, Sammamish, Redmond, Kenmore and others.

King County's approach is that all of these areas annex into the affiliated cities or, for those areas not affiliated, the most logical adjacent city. As subarea planning occurs, adjacent cities will be encouraged to participate. Policies guiding these areas are found both in Chapter 2: Urban Communities in the Potential Annexation Area section as well as in other annexation policies found in chapters throughout the Comprehensive Plan. For the

areas at the edge of the urban growth boundary, policies in other parts of this chapter may be relevant since the historical Community Plans often included these edge communities. This is further described below.

Background

The estimated population in this CSA in 2014 was approximately 113,000. The West King County CSA consists of separate unincorporated areas that were once part of larger areas with their own community plans. Today's fragmented pattern of unincorporated urban areas is the result of incorporations and piecemeal annexations since the community planning process began in the mid-1980s.

The West Hill Community Plan and White Center Community Plan, applying to portions of the original Highline Community Plan, were the last plans adopted by King County (West Hill in 1993, White Center in 1994). They were prepared in conformance with the Growth Management Act (GMA) and are already incorporated as part of the 1994 King County Comprehensive Plan.

A. East Federal Way Potential Annexation Area

Work on the Federal Way Community Plan and/or amendments occurred from 1972 to 1975, 1977 to 1980, and 1984 to 1986. Federal Way was part of the first generation of community plans in the county that were adopted separately from their implementing area zoning. After these experiences, the county decided to adopt both together to avoid going through essentially the same decisions twice for each community. The City of Federal Way incorporated in 1990, removing most of the planning area from the county's jurisdiction. None of the Federal Way Community Plan or its amendments are readopted.

B. Fairwood and East Renton Potential Annexation Areas

Fairwood and East Renton are adjacent to the City of Renton and are within the city's potential annexation area. Over the past decade, small portions (typically at the subdivision scale) have annexed to the city in a piecemeal fashion. The Fairwood area has approximately 23,000 residents. The Fairwood area was completely within the historical Soos Creek Planning Area, which is now part of both the Greater Maple Valley/Cedar River and the West King County Community Service Areas. This means that the general annexation policies in the comprehensive plan, as well as the Greater Maple Valley/Cedar River area policies are relevant to this area.

The East Renton area has approximately 6,500 residents. The East Renton area was completely part of the historical Newcastle Planning Area, which is now part of both the Four Creeks/Tiger Mountain and West King County Community Service areas. This means that the general annexation policies in the comprehensive plan, as well as the Four Creeks/Tiger Mountain area policies are relevant to this area.

C. North Highline and White Center Potential Annexation Areas

Highline has one of the longest histories of any community planning area. Between its original adoption in 1976 as the "SeaTac Communities Plan" and adoption of the 1994 King County Comprehensive Plan, the Highline Community Plan has been updated or amended 13 times, and has been partially or wholly replaced by plans for smaller areas within Highline (e.g., West Hill, Burien Activity Center, White Center Community Action Plan, and SeaTac). The City of SeaTac incorporated in 1990, the City of Burien incorporated in 1993, and numerous portions of the planning area have been annexed by Tukwila and Des Moines. Although the planning area as a whole has grown slowly since 1970, the incorporations and annexations have resulted in a significant decrease in the unincorporated area population. Because the majority of the area has now transitioned into cities, none of the Highline Community Plan is readopted with the exception of West Hill and White Center, which were adopted in 1994 as part of the comprehensive plan but published separately.

The White Center Plan was adopted by King County in 1994, and as such was prepared in conformance with the Growth Management Act and incorporated as part of the 1994 King County Comprehensive Plan.

D. West Hill – Skyway Potential Annexation Area

The West Hill Plan was adopted by King County in 1993, and as such was prepared in conformance with the Growth Management Act and incorporated as part of the 1994 King County Comprehensive Plan.

In 2014, the County adopted Motion 14221, which called for a comprehensive update to the West Hill Community Plan. Around this same time, the County was also providing technical assistance to a community-led effort to update some elements of the Community Plan. This community-led effort resulted in the development of a local Action Plan, which was proposed to be an addendum to the existing Community Plan. Since then, the County reinitiated its Subarea Planning Program – and, as a result, the County now has resources available to comprehensively review the Community Plan, consistent with Motion 14221. The County will work with the community to review the proposed Action Plan and to update the Community Plan within the context of the new Subarea Planning Program. ~~((An))~~ A process to update to the Community Plan will be initiated in approximately July 2018, with adoption anticipated in June 2020 ~~((transmitted by the Executive to the Council by March 1, 2018 and will be considered by the Council as part of the 2018 Comprehensive Plan update)).~~

In Chapter 12 Implementation, Amendments and Review, starting on page 12-1, amend text as follows:

The Comprehensive Plan policies, development regulations and countywide policy framework have been adopted to achieve the county and region's growth management objectives. This chapter describes the tools, processes and procedures used to implement, amend and review the Comprehensive Plan.

The chapter explains the relationship between planning and zoning, lists the incentives programs, identifies actions that will be undertaken between major updates to implement or refine provisions within the Comprehensive Plan, and outlines and distinguishes between annual update cycles and ~~((four))~~eight year cycle amendments.

In Chapter 12 Implementation, Amendments and Review, starting on page 12-4, amend text and policy as follows:

The Comprehensive Plan amendment process includes an annual cycle and ~~((a-four))~~an eight-year cycle. The annual cycle generally is limited to those amendments that propose technical changes. The ~~((four-year))~~Eight-Year cycle is designed to address amendments that propose substantive changes. This amendment process, based on a defined cycle, provides the measure of certainty and predictability necessary to allow for new land use initiatives to work. By allowing annual amendments, the process provides sufficient flexibility to account for technical adjustments or changed circumstances. The process requires early and continuous public involvement and necessitates meaningful public dialogue.

King County has established a docket process to facilitate public involvement and participation in the Comprehensive Plan amendment process in accordance with RCW 36.70A.470. Parties interested in proposing changes to existing Comprehensive Plan policies, development regulations, land use designations, zoning, or other components of the Comprehensive Plan can obtain and complete a docket form outlining the proposed amendment. Docket forms are available via the King County website.

I-201 The amendment process shall provide continuing review and evaluation of Comprehensive Plan policies and development regulations.

I-202 Through the amendment process, King County Comprehensive Plan policies and supporting development regulations shall be subject to review, evaluation, and amendment according to an annual cycle and ~~((a-four))~~eight-year cycle in accordance with RCW 36.70A.130 (1) and (2).

- I-203 Except as otherwise provided in this policy, the annual cycle shall not consider proposed amendments to the King County Comprehensive Plan that require substantive changes to Comprehensive Plan policies and development regulations or that alter the Urban Growth Area Boundary. Substantive amendments may be considered in the annual amendment cycle only if to consider the following:
- a. A proposal for a Four-to-One project that changes the Urban Growth Area Boundary;
 - b. An amendment regarding the provision of wastewater services to a Rural Town. Such amendments shall be limited to policy amendments and adjustments to the boundaries of the Rural Town as needed to implement a preferred option identified in a Rural Town wastewater treatment study;
 - c. Amendments necessary for the protection and recovery of threatened and endangered species; or
 - d. Adoption of Community Service Area subarea plans.

I-204 The ~~((four))~~eight-year cycle shall consider proposed amendments that could be considered in the annual cycle and also those outside the scope of the annual cycle, proposed amendments relating to substantive changes to Comprehensive Plan policies and development regulations, and proposals to alter the Urban Growth Area Boundary in accordance with applicable provisions of Countywide Planning Policies.

In Chapter 12 Implementation, Amendments and Review, starting on page 12-6, amend text and policy as follows:

III. Review and Evaluation

In accordance with the Growth Management Act, King County and its cities will work together to employ an established review and evaluation program through the King County Benchmark Program, as provided by the King County Countywide Planning Policies. The purpose of the program is to determine whether the county and its cities are achieving urban densities within urban growth areas by comparing growth and development assumptions, targets, and objectives contained in the Countywide Planning Policies and the county and city comprehensive plans with actual growth and development in the county and cities.

In partnership with the King County Growth Report, the King County Buildable Lands Report and supplementary monitoring of the King County Comprehensive Plan, the King County Benchmark Program collects and reviews information relating to and including, but not limited to, the following:

- Urban densities;
- Remaining land capacity;
- Growth and development assumptions, targets, and objectives;
- Residential, commercial, and industrial development;
- Transportation;
- Affordable housing;
- Economic development; and
- Environmental quality.

As outlined in the Workplan section of this chapter, in preparation for the ~~((2020))~~2023 Comprehensive Plan update, King County intends to develop a new performance measures program to replace the current Benchmark Program.

In Chapter 12 Implementation, Amendments and Review, starting on page 12-11, amend text as follows:

Action 1: ~~((Initiation))~~Implementation of the Community Service Area Subarea Planning Program. Under the direction of the Department of Permitting and Environmental Review, King County is launching a new regular subarea planning program. While this is described in greater detail in Chapter 11: Community Service Area Subarea Planning, launching and implementing this effort will be a major activity following the adoption of the Comprehensive Plan.

- *Timeline:* Ongoing; the Executive will propose a subarea plan for each area approximately once every ~~((seven))~~thirteen years based on planning schedule in Chapter 11.
- *Outcomes:* A proposed subarea plan for each Community Service Area for Council consideration and possible adoption. Each subarea plan shall be transmitted by the Executive to the Council in the form of an ordinance that adopts the subarea plan, ~~((no later than March 1 of the year following the Community Service Area's planning period))~~at a time consistent with the King County Code.
- *Lead:* Department of Permitting and Environmental Review, in coordination and collaboration with the Office of Performance Strategy and Budget. Executive staff shall update and coordinate with the Councilmember office(s) representing the applicable study area throughout the community planning process.

Action 2: Develop a Performance Measures Program for the Comprehensive Plan. The purpose of the program is to develop longer-term indicators to provide insight into whether the goals of the

Comprehensive Plan are being achieved or if revisions are needed. Given the longer-term nature of the issues addressed in the Comprehensive Plan, this program will be implemented on ~~((a four))~~an eight-year cycle. Reports are to be released in the year prior to the initiation of the ~~((four year))~~Eight-Year update in order to guide the scoping process for the update. Additionally, to the extent practicable for each dataset, indicators will be reported at the level most consistent with the major geographies in the Growth Management Act and Comprehensive Plan – incorporated cities, unincorporated urban areas, Rural Areas, and Natural Resource Lands.

- *Timeline:* The motion adopting the program framework shall be transmitted by June 1, 2017. A ~~((2018))~~ 2021 Comprehensive Plan Performance Measures Report released by ~~((December 1, 2018))~~ March 1, 2021, will inform the ~~((2019))~~ 2021 Scope of Work for the ~~((2020))~~ 2023 Comprehensive Plan update.
- *Outcomes:* The 2017 framework for the program shall be transmitted by the Executive to the Council by June 1, 2017, in the form of a motion that adopts the framework. The ~~((2018))~~ 2021 Comprehensive Plan Performance Measures Report shall be completed as directed by the 2017 framework motion adopted by the Council. The Executive shall file with the Council the ~~((2018))~~ 2021 Comprehensive Plan Performance Measures Report. The ~~((2019))~~ 2021 Scope of Work for the ~~((2020))~~ 2023 Comprehensive Plan Update shall be informed by the ~~((2018))~~ 2021 Performance Measures Report. The Executive's transmitted ~~((2020))~~ 2023 Comprehensive Plan shall include updated references to the new Performance Measures Program.
- *Lead:* Office of Performance Strategy and Budget. Executive staff shall work with the Council's Comprehensive Plan lead staff in development of the 2017 framework for the program.

Action 3: Implement a Transfer of Development Rights Unincorporated Urban Receiving Area Amenity Funding Pilot Project. The County's Transfer of Development Rights Program has been very effective in implementing Growth Management Act goals to reduce sprawl and permanently protect open space. This Workplan item is to conduct a pilot project to determine the process for providing amenities to unincorporated urban Transfer of Development Rights receiving area communities. The focus of the pilot project will be the East Renton Plateau – an area of urban unincorporated King County that has received a substantial number of Transferrable of Development Rights. The East Renton Plateau Transfer of Development Rights Receiving Area Pilot Project will: develop a process for engaging the community to determine the type of amenities the community desires; assess the type and amounts of funding available for providing amenities; and establish an amount of amenity funding to be provided for each Transferrable of Development Rights (both past and future Transferrable of Development Rights).

- *Timeline:* 2017-2018; (18-month process). The Transfer of Development Rights Amenity Funding Pilot Project Report on the results of the pilot project shall be transmitted to the Council by June 1, 2018, so as to inform the King County 2019-2020 Biennial Budget.
- *Outcomes:* The Executive shall file with the Council the Transfer of Development Rights Amenity

Funding Pilot Project Report recommending process and funding levels relative to Transferrable of Development Rights used in development projects. The report shall include identification of any necessary recommended amendments to the Comprehensive Plan and King County Code. The Executive shall transmit to the Council any recommended amendments to the Comprehensive Plan and King County Code as part of the ~~((2020))~~2023 Comprehensive Plan update. The Executive will work with the Council to determine whether the amendments are appropriate for inclusion in an Annual Comprehensive Plan Amendment prior to the Eight-Year update.

- *Leads:* Department of Natural Resources and Parks. Executive staff shall update and coordinate with the Councilmember office(s) representing the pilot project community throughout the process.

Action 4: Transfer of Development Rights Program Review. The County's Transfer of Development Rights Program has been very successful in protecting Rural Area and Natural Resource Lands by transferring development potential into cities and unincorporated urban areas. Typically the Transfer of Development Rights Program advances two primary policy objectives: conserving Rural Area and Natural Resource Lands, as well as focusing new growth in urban areas.

This Workplan item will do the following:

- A. Prepare a Transfer of Development Rights Program Review Study that addresses:
 - 1) Tax revenue impacts of the Transfer of Development Rights Program for both sending and receiving sites.
 - 2) Analysis of potential Transfer of Development Rights Program changes that build on existing program objectives while considering other policy objectives, such as making investments in economically disadvantaged areas, promoting housing affordability, incentivizing green building, and providing for Transit Oriented Development. The analysis should take into consideration the economic feasibility of and market interest in these other policy objectives, as well as opportunities for providing amenities to communities that receive Transfer of Development Rights. This analysis will be achieved through implementation of a pilot project that utilizes such incentives and provides amenities to the community receiving increased density associated with the Transfer of Development Rights. If possible, the pilot project should be undertaken in Skyway-West Hill and help implement the Skyway-West Hill Action Plan.
 - 3) Consider possible performance criteria.
 - B. Produce an annual report to the Council on the Transfer of Development Rights Program and associated bank activity.
- *Timeline:* The annual report to the Council shall commence with a report due on December 1, 2017. The Transfer of Development Rights Program Review Study, and an ordinance making Comprehensive Plan

and/or King County Code changes if applicable, shall be filed with the Council by December 1, 2018.

- *Outcomes:* The Executive shall file with the Council the Transfer of Development Rights Program Review Study and the annual report. The Study shall outline policy and implementation options, if applicable. If Comprehensive Plan and/or King County Code changes are recommended, an ordinance implementing those changes shall also be transmitted to the Council with the Study. The Executive will work with the Council to determine whether the amendments are appropriate for inclusion in an Annual Comprehensive Plan Amendment prior to the Eight-Year update.
- *Leads:* Department of Natural Resources and Parks, Office of Performance Strategy and Budget. Executive staff shall update and coordinate with the Councilmember office(s) representing the pilot project community throughout the process.

Action 5: Review 2016 King County Comprehensive Plan Implementation Needs. The 2016 Comprehensive Plan includes new policy direction that may need updates in the King County Code in order to be implemented before the ((2020)) 2023 Comprehensive Plan update. The County will utilize an interbranch team to review the 2016 Comprehensive Plan and any necessary code updates. This analysis will result in a report that identifies the areas of the code in need of updating and subsequent legislation to address the areas of inconsistencies. The legislation will also include code changes to K.C.C. 16.82.150 and 16.82.152, and associated references, to reflect court rulings and current case law.

- *Timeline:* An Implementation Report shall be filed with the Council by July 31, 2017. The Report will inform a code update ordinance(s), which shall be transmitted to the Council no later than December 31, 2019.
- *Outcomes:* The interbranch team shall prepare, and the Executive shall file with the Council, the 2016 Comprehensive Plan Implementation Report and the code update ordinance(s).
- *Leads:* Interbranch team comprised of staff from at least the: King County Council, Office of Performance Strategy and Budget, Department of Permitting and Environmental Review, and Prosecuting Attorney's Office.

Action 6: Alternative Housing Demonstration Project. There is considerable interest to explore temporary and permanent alternative housing models to address the issues of homelessness and affordable housing in the Puget Sound region. King County is currently exploring microhousing pilot projects across the region that can inform a larger demonstration project under King County Code on alternative housing models in unincorporated King County. Based on what the County learns from the experience of pilots across the region, the County should pursue a larger demonstration project that looks at a broader range of temporary and permanent alternative housing models under its land use authority.

This work plan item will utilize an interbranch team to analyze the potential for a demonstration project under K.C.C. chapter 21A.55 for one or more temporary or permanent alternative housing projects, such as single

and/or multi-family microhousing (i.e., very small units clustered around a shared kitchen and other similar models) or tiny houses, modular construction, live/work units, and co-housing projects. A demonstration project will allow the County to test development regulations and other regulatory barriers related to alternative housing models before adopting or amending permanent regulations. Such regulations could include amendments to or establishment of regulations related to permitted uses or temporary uses, building and fire codes, water and sewer supply requirements, setbacks, landscaping screening, location requirements, light and glare requirements, public notice, and mitigation of impacts to the surrounding area. This work plan item should also analyze potential funding sources and funding barriers for projects that may or may not require public funding, including funds managed by the King County Housing and Community Development Division of the Department of Community and Human Services.

- *Timeline:* Two phases. Phase One – Issuance of a request for proposals to identify a project or projects in unincorporated King County that will participate in an Alternative Housing Demonstration Project. While a project or projects are being chosen, a Demonstration Project ordinance package that pilots necessary regulatory flexibilities will be developed for approval by the Council. Such a Demonstration Project shall be transmitted to Council by December 31, 2018. Phase II – An Alternative Housing Demonstration Project Report, including proposed regulations and/or amendments to implement the recommendations of the report shall be transmitted to the Council for consideration by December 31, 2020.
- *Outcomes:* The interbranch team shall prepare, and the Executive shall file with the Council, the Alternative Housing Demonstration Project Report, which shall include analysis of the issues learned in the Demonstration Project(s), and identification of recommended amendments to the Comprehensive Plan and King County Code. The Executive shall also file with the Council an ordinance adopting updates to the Comprehensive Plan and/or King County Code as recommended in the Report. The Executive will work with the Council to determine whether the amendments are appropriate for inclusion in an Annual Comprehensive Plan Amendment prior to the Eight-Year update.
- *Leads:* The King County Council will convene an interbranch team comprised of staff from at least: King County Council, Department of Community and Human Services, Department of Permitting and Environmental Review, Public Health, and Office of Performance Strategy and Budget.

Action 7: Agricultural Related Uses Zoning Code Updates. As part of the transmitted 2016 Comprehensive Plan, the Executive included recommended code changes related to agricultural uses in unincorporated King County. In order to give the Council additional time to consider these proposed changes and to address the identified policy issues, the transmitted code changes will not be adopted in 2016. Instead, the code changes will be further developed through this work plan item.

The Council identified several policy issues through review of the code changes as part of the 2016 Comprehensive Plan update. Through use of an interbranch team, this work plan item aims to resolve these policy issues, draft a new ordinance, and complete outreach to affected stakeholders such as the King County

Agriculture Commission, ag-related business owners, and/or Community Service Areas. If the results of the winery study, currently being reviewed by the Executive, are not complete in time to incorporate into the 2016 Comprehensive Plan, then this work plan item should also address the recommendations of that study.

- *Timeline:* Six to nine month process. An Agricultural Related Uses Zoning Code Updates Report and proposed regulations to implement the recommendations in report shall be transmitted to the Council for consideration by September 30, 2017.
- *Outcomes:* The interbranch team shall prepare, and the Executive shall file with the Council, the Agricultural Related Uses Zoning Code Updates Report, which shall include identification of recommended amendments to the King County Code. The Executive shall also file with the Council an ordinance adopting updates to the King County Code as recommended in the Report.
- *Leads:* The King County Council will convene an interbranch team comprised of at least King County Council staff, the Department of Permitting and Environmental Review, the Department of Natural Resources and Parks, and the Office of Performance Strategy and Budget.

Action 8: Cottage Housing Regulations Review. Cottage housing is a method of development that allows for multiple detached single-family dwelling units to be located on a commonly owned parcel. In unincorporated King County, cottage housing is currently only permitted in the R-4 through R-8 urban residential zones, subject to certain conditions in the King County Code, such as in K.C.C. 21A.08.030 and 21A.12.030, which includes being only allowed on lots one acre in size or smaller. This work plan item will review Comprehensive Plan policies and development code regulations for the potential for expanded allowances for cottage housing in unincorporated King County, including in Rural Areas, and recommend policy and code changes as appropriate.

- *Timeline:* A Cottage Housing Regulations Report and any proposed policy or code changes to implement the recommendations in the report shall be transmitted to the Council for consideration by December 31, 2018.
- *Outcomes:* The Executive shall file with the Council the Cottage Housing Regulations Report, which shall include identification of any recommended amendments to the King County Code and/or Comprehensive Plan. The Executive shall also file with the Council an ordinance adopting updates to the King County Code and/or the Comprehensive Plan, if recommended in the Report. The Executive will work with the Council to determine whether the amendments are appropriate for inclusion in an Annual Comprehensive Plan Amendment prior to the Eight-Year update.
- *Leads:* The Department of Permitting and Environmental Review and the Office of Performance Strategy and Budget.

Action 9: Carbon Neutral King County Plan. The 2016 Comprehensive Plan includes a new policy F-215b which directs the County to “strive to provide services and build and operate public buildings and infrastructure

that are carbon neutral.” To support implementation of this policy, this work plan item directs the Executive to develop an Implementation Plan for making King County government carbon neutral. The Implementation Plan shall address existing and new County buildings, as well as all County operations and services, and shall identify the actions, costs and schedule for achieving carbon neutral status. This Implementation Plan will help inform the 2020 update of the Strategic Climate Action Plan, through which existing county targets for carbon neutrality and greenhouse gas emissions reduction will be updated consistent with the F-215b and the Implementation Plan.

- *Timeline:* A Carbon Neutral King County Implementation Plan and a motion adopting the Implementation Plan shall be transmitted to the Council for consideration by February 28, 2019. A Progress Report on development of the Implementation Plan shall be transmitted to the Council by December 31, 2017.
- *Outcomes:* The Executive shall file with the Council for review and potential approval the Carbon Neutral King County Implementation Plan and a motion adopting the Implementation Plan.
- *Leads:* Department of Natural Resources and Parks.

Action 10: Green Building Handbook Review. The 2016 Comprehensive Plan includes policy direction in Policies U-133, R-336a, F-215a, and ED-501a that encourages green building practices in private development. To support these implementation of these policies, and consistent with direction in the 2015 Strategic Climate Action Plan, the County will soon be in the process of reviewing potential green building code requirements and/or encouraged standards for private development for possible adoption. In the meantime, the County intends to continue to use the Department of Permitting and Environmental Review’s existing “Green Building Handbook” to help encourage private green building development, which is referenced in the 2016 Comprehensive Plan. This work plan item directs the Executive to transmit to the Council the Green Building Handbook for review and potential approval.

- *Timeline:* The Green Building Handbook and a motion approving the Handbook shall be transmitted to the Council for consideration by March 1, 2017.
- *Outcomes:* The Executive shall file with the Council for review and potential approval the Green Building Handbook and a motion adopting the Handbook.
- *Leads:* The Department of Permitting and Environmental Review.

Action 11: Bicycle Network Planning Report. The Puget Sound Regional Council has identified a regional bicycle network, for both the existing network and the associated gaps and needs, in its Active Transportation Plan, which is an element of *Transportation 2040*. King County also identifies local bicycle network needs throughout its planning, such as in the Transportation Needs Report and the Regional Trail Needs Report.

This Workplan item directs the King County Department of Transportation, in coordination with the Department of Natural Resources and Parks and the Department of Permitting and Environmental Review, to evaluate and report on how to enhance the bicycle network within unincorporated King County and address identified regional and local bicycle infrastructure needs (such as standards for bicycle lanes, tracks and trails; plans and financing for capital improvements; bicycle racks and parking; air filling stations; etc.). This report will include:

- a. Evaluation of existing King County planning efforts and possible areas for improvement, such as addressing bicycle facility provisions in:
 - o roadway designs and standards, including lighting standards,
 - o plat approvals,
 - o commercial developments,
 - o parks & trails planning, and
 - o transit planning and access to transit.
 - b. Evaluation of bicycle and/or active transportation plan elements of other jurisdictions, including the City of Seattle, for opportunities to connect to King County planning and active transportation facilities.
 - c. Working with stakeholders for identification of needs and areas for possible improvements.
- *Timeline:* The Bicycle Network Planning Report and a motion approving the report shall be transmitted to the Council for consideration by December 31, 2017.
 - *Outcomes:* The Executive shall file with the Council for review and potential approval the Bicycle Network Planning Report and a motion adopting the Report.
 - *Lead:* Department of Transportation.

Action 12: Update Plat Ingress/Egress Requirements. State law gives King County the responsibility to adopt regulations and procedures for approval of subdivisions and plats. The Department of Permitting and Environmental Review reviews ingress and egress to subdivisions and plats during the preliminary subdivision approval process using the Department of Transportation Roads Division’s “King County Road Design and Construction Standards – 2007” (Roads Standards). In recent years, subdivision layouts have included one entry/exit (or ingress/egress) point and a looped road network within the subdivision.

Utilizing one entry/exit point can cause access issues if the roadway were to be physically impeded (such as due to: a fire, debris, flooding, ice, snow, etc.). This configuration may also cause traffic backups while waiting for the ability to turn in to or out of the development. Sometimes, this one access point may also be located too close to other intersecting roadways to the roadway that the development intersects; this can contribute to traffic back-ups.

This Workplan item directs the Executive to transmit legislation to update the code, (such as K.C.C. Title 21A), and the King County Department of Transportation Roads Standards to address these access issues. This code update will include requiring two entry/exit points for plats and subdivisions over a certain size and increasing the distance between adjacent intersecting streets. The transmittal letter for the ordinance(s) shall indicate the rationale for the chosen size threshold for when the County will require two entry/exit points.

- *Timeline:* The proposed amendments to the King County Code and the King County Roads Standards shall be transmitted to the Council for consideration by December 31, 2018.
- *Outcomes:* The Executive shall file with the Council an ordinance(s) adopting updates to the King County Code and the King County Roads Standards.
- *Lead:* Department of Transportation and Department of Permitting and Environmental Review.

Action 13: Water Availability and Permitting Study. The recent Washington State Supreme Court decision in *Whatcom County v. Western Washington Growth Management Hearings Board (aka, Hirst)* held that counties have a responsibility under the Growth Management Act to make determinations of water availability through the Comprehensive Plan and facilitate establishing water adequacy by permit applicants before issuance of development permits. *Hirst* also ruled that counties cannot defer to the State to make these determinations. This case overruled a court of appeals decision which supported deference to the State. The Supreme Court ruling will require the County to develop a system for review of water availability in King County, with a particular focus on future development that would use permit exempt wells as their source of potable water. This system will be implemented through amendments to the King County Comprehensive Plan and development regulations. The County will engage in a Water Availability and Permitting Study to address these and related issues. This study will analyze methods to accommodate current zoning given possible water availability issues and will look at innovative ways to accommodate future development in any areas with insufficient water by using mitigation measures (e.g. water banks). This study will not include analysis of current water availability.

- *Timeline:* Eighteen month process. Initial report will be transmitted to the Council by December 1, 2017; final report, with necessary amendments, will be transmitted to the Council by July 1, 2018. This report may inform the scope of work for the next major Comprehensive Plan update.
- *Outcomes:* Modifications, as needed, to the Comprehensive Plan, King County Code and County practices related to ensuring availability of water within the Comprehensive Plan and determining the adequacy of water during the development permit process. The Executive will work with the Council to determine whether the amendments are appropriate for inclusion in an Annual Comprehensive Plan Amendment prior to the Eight-Year update.
- *Leads:* Performance, Strategy and Budget. Work with the Department of Permitting and Environmental Review, Department of Natural Resources and Parks, Department of Public Health, Prosecuting Attorney's Office, and King County Council. Involvement of state agencies, public and non-governmental organizations.

Actions Related to the Growth Management Planning Council

The Growth Management Planning Council (GMPC) is a separate formal body consisting of elected officials from King County, Seattle, Bellevue, other cities and towns in King County, special purpose districts, and the Port of Seattle. The GMPC developed the Countywide Planning Policies, providing a countywide vision and serving as a framework for each jurisdiction to develop its own comprehensive plan, which must be consistent with the overall vision for the future of King County. The GMPC is chaired by the King County Executive; five King County Councilmembers serve as members. Recommendations from the GMPC are transmitted to the full King County Council for review and consideration.

The GMPC develops its own independent work program every year; this section of the 2016 Comprehensive Plan Workplan identifies issues the County will bring forward to the GMPC for review, consideration and recommendations. King County will submit these Workplan items to the GMPC for consideration at its first meeting of 2017, with a goal of completing the GMPC review and recommendations by December 31, 2018. With due consideration regarding the outcomes of the work of the Growth Management Planning Council, the Executive will work with the Council to determine whether the amendments are appropriate for inclusion in an Annual Comprehensive Plan Amendment prior to the Eight-Year update.

Action 14: Develop a Countywide Plan to Move Remaining Unincorporated Urban Potential Annexation Areas Toward Annexation. The GMPC has authority to propose amendments to the Countywide Planning Policies, and a unique defined role related to recommending approval or denial of Urban Growth Area expansions. In order to move remaining unincorporated areas, which vary in size and complexity, towards annexation, the GMPC would reconsider the Potential Annexation Areas map and the "Joint Planning and Annexation" section of the Countywide Planning Policies. This effort would include an evaluation of how to address Potential Annexation Areas that have been previously unsuccessful in annexation and/or where annexation does not appear feasible in the near future.

Action 15: Review the Four-to-One Program. The County's Four-to-One Program has been very effective in implementing Growth Management Act goals to reduce sprawl and encourage retention of open space. This is done through discretionary actions by the County Council, following a proposal being submitted by a landowner(s) to the County. Over time, there have been proposals that vary from the existing parameters of the program; these have included possible conversion of urban zoning for lands not contiguous to the original 1994 Urban Growth Area, allowing the open space to be non-contiguous to the urban extension, use of transfer of development rights, providing increased open space credit for preserved lands with high ecological value (such as lands that could provide for high value floodplain restoration, riparian habitat, or working resource lands), and consideration of smaller parcels or parcels with multiple ownerships. Allowing these changes have the potential for increasing the use of the tool, with attendant risks and benefits. The Growth Management Planning Council would review the Four-to-One program and determine whether changes to the existing program should be implemented that will strengthen the program and improve implementation of the Comprehensive Plan, including evaluation of the proposals listed above.

Action 16: Buildable Lands Program Methodology Review. As required by the Growth Management Act, King County and the 39 cities participate in the Buildable Lands Program to evaluate their capacity to accommodate forecasted growth of housing units and jobs. The program, administered by the Washington State Department of Commerce, requires certain counties to determine whether the county and its cities are achieving urban densities within urban growth areas by comparing assumptions and targets regarding growth and development with actual growth and development in the county and cities. Since issuance of the first Buildable Lands Report in 2002, jurisdictions and stakeholders have expressed the potential for possible refinements of the methodology used by King County and the cities. The Growth Management Planning Council would work with stakeholders to review the methodology, including testing the accuracy of the Buildable Lands Report model and results, for potential refinements.

In the Glossary, starting on page G-4, amend text as follows:

Community Service Area Plan

With King County's initiation of the subarea planning program, the new plans will be called Community Service Area Plans. These will ~~((be a long range, multi discipline, integrated tools that))~~ apply the countywide goals of the Comprehensive Plan to ~~((a))~~ smaller geographic areas. Each one of King County's ~~((seven))~~ six Rural Area CSAs and each of the five large Potential Annexation Areas has or is scheduled to have its own CSA Plan. CSA Plans focus on land use issues in the smaller geographies, as well as community identified implementation activities while recognizing the parameters of County funding and revenue sources~~((are comprised of two primary components: a CSA Plan Profile and a CSA Subarea Plan. A CSA Plan Profile applies to an entire CSA geography and includes broad goals and policies, CSA demographics, major land uses and trends, and socioeconomic indicators. A CSA Subarea Plan is typically prepared for a targeted area of a CSA such as a rural town center, urban neighborhood or corridor. They contain a more detailed plan or analysis than a CSA Plan Profile and often address the intersection of land use, transportation, housing, and/or the environment))~~. These plans implement and are consistent with the Comprehensive Plan's policies, development regulations, and Land Use Map.



King County

**2018 Amendment to the
Vashon-Maury Island Community Service Area
Subarea Plan**

Office of Performance, Strategy and Budget

March 1, 2018

In Chapter 11 Implementation, starting on page 89, amend text of workplan as follows:

VMI CSA Workplan Action 1: P-suffix Conditions

During community outreach and development of the subarea plan, the need to update property specific, or p-suffix, development conditions on Vashon-Maury Island arose. Conditions VS-P2B and VS-P29, which apply to specific parcels within the Vashon Rural Town, were reviewed during plan development and the Executive's transmitted 2017 subarea plan included proposed changes to these two conditions. Council review of the proposed changes to the conditions identified several policy issues in need of further review and potential refinement. Additionally, the Council identified the need to comprehensively review all of the existing p-suffix conditions on Vashon-Maury Island. As a result, the transmitted changes to VS-P28 and VS-P29 will not be adopted in 2017.

Instead, this Workplan action item directs an Interbranch Team to comprehensively review, and propose updates as appropriate, all p-suffix conditions and special district overlays for Vashon-Maury Island. This review will include: 1) review of the legislative history and current status of each existing p-suffix condition and special district overlay and evaluation of its consistency with the Vashon-Maury island subarea plan as adopted by the County, as well as other adopted laws, rules and policies, 2) evaluation of any changes needed to accommodate farmer's markets within the Rural Town, and 3) updates to conditions for marijuana uses to reflect consistency with other unincorporated areas of King County and taking into consideration the marijuana industry studies underway by the Executive required by Ordinance 18326. The review of the p-suffix conditions and special district overlays, and any proposed changes shall include community outreach to be completed by the Executive. This outreach shall specifically include notification the property owners impacted by the current p-suffix conditions and special district overlays and any proposed changes – both to the property owners of conditioned parcels and adjacent property owners.

- *Timeline:* A Vashon-Maury Island P-Suffix Conditions Report and proposed ordinance to implement the recommendations in report shall be transmitted to the Council for consideration by (~~December 31, 2018~~)June 30, 2021.
- *Outcomes:* The Interbranch Team shall develop and the Executive shall file with the Council the Vashon-Maury Island P-Suffix Conditions Report, which shall include identification of recommended amendments to the p-suffix conditions and special district overlays. The Executive shall also file with the Council an ordinance adopting updates to the p-suffix conditions and special district overlays as recommended in the Report.
- *Lead:* The Department of Permitting and Environmental Review shall lead an Interbranch Team including the Office of Performance, Strategy and Budget, Council staff, and the Prosecuting Attorney's office. Other departments may need to participate depending on the requirement of the p-suffix condition and special district overlay requirements. Executive staff shall update and coordinate with the Councilmember office(s) representing Vashon-Maury Island throughout the community planning process.

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February 28, 2018

The Honorable Joe McDermott
Chair, King County Council
Room 1200
C O U R T H O U S E

Dear Councilmember McDermott:

This letter transmits a plan, motion, and an ordinance that responds to:

- The 2017-2018 Biennial Budget Ordinance, Ordinance 18409, Section 19, as amended by Ordinance 18602, Section 5, Proviso P2, which relates to the Community Service Area Subarea Planning Program; and
- The 2017-2018 Biennial Budget Ordinance, Ordinance 18409, Section 88, as amended by Ordinance 18602, Section 47, Proviso P3, which relates to the Community Service Area Subarea Planning Program.

The two provisos directed the Executive to file a plan, motion and an ordinance by March 1, 2018 to restructure the subarea planning program ("Restructure Plan").

Funding for subarea planning was included in the 2015-2016 Biennial Budget. This allowed the County to reinstate the program which had been dormant for nearly twenty years. The 2016 Comprehensive Plan adopted the broad outlines of the new program, and identified King County's Community Service Area boundaries as the geographic framework.

The enclosed plan, motion, and ordinance address the restructure of the program in accordance with requirements of the provisos. The Restructure Plan proposes the following:

- Maintains the subarea planning program, and better defines the scope of subarea plans;
- Retains the program within the Department of Permitting and Environmental Review (DPER). Subsequent legislation will propose moving DPER into a new Department of Local Services, where it can coordinate with Community Service Area Program staff and leverage departmental initiatives aimed at improving service delivery;

- Increases staffing to from one full-time equivalent (FTE) staff to three FTEs to maintain an adequate service level. The additional two positions would be considered as part of the 2019-2020 Biennial Budget.
- Establishes clearer roles and responsibilities within the subarea planning program regarding policy and budget consistency, and interdepartmental coordination;
- Moves the Comprehensive Plan to an eight-year review cycle so that it no longer coincides with the budget process, provides better alignment with state the Growth Management Act planning schedule, and increases capacity for local planning;
- Retains existing land use processes such as the annual Comprehensive Plan update, the Docket, and Zone reclassifications, to ensure continuous public access to planning services;
- Shifts the deadline for transmittal of one workplan action item adopted in the Vashon-Maury Island Community Service Area Subarea Plan;
- Commits to working with the County Council to define appropriate timeframes for implementation of the 2016 Comprehensive Plan Workplan Action Items.

The proposed restructure addresses multiple guiding principles in the King County Strategic Plan. By adding subarea plans for Potential Annexation Areas, it addresses the Equitable and Fair principle. By aligning the Comprehensive Plan with State Growth Management Act and related planning timelines, it address the Regionally Collaborative principle.

In accordance with King County Code 20.18.110, the ordinance must be advertised in a newspaper of general circulation at least thirty days before the Council's public hearing. Under RCW 36.70A.106, within ten days of adoption, the Council must transmit the Comprehensive Plan amendment ordinance to the state and provide published notice in the official county newspaper. SEPA analysis is underway and will be completed in advance of any action by the King County Council.

It is estimated that this report required 200 staff hours to produce, costing \$15,000. The estimated printing cost for this report is negligible.

Thank you for your consideration of this plan, motion, and ordinance. This important legislation would build on the County's successes in implementing the State Growth Management Act, and help implement and support local area planning.

The Honorable Joe McDermott
February 28, 2018
Page 3

If you have any questions, please contact Lauren Smith, Director, Regional Planning, in the Office of Performance, Strategy and Budget, at 206-263-9606.

Sincerely,

Dow Constantine
King County Executive

Enclosures

cc: King County Councilmembers
ATTN: Grant Lahmann, Chief of Staff to Chair McDermott
Jeff Muhm, Director of Council Initiatives
Melani Pedroza, Clerk of the Council
Dwight Dively, Director, Office of Performance, Strategy and Budget (PSB)
Lauren Smith, Director, Regional Planning, PSB
Jim Chan, Interim Director, Department of Permitting and Environmental Review

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2017/2018 FISCAL NOTE

Ordinance/Motion:	2018-XXXX
Title:	Proposed Subarea Planning Program Restructure
Affected Agency and/or Agencies:	Department of Local Services (DLS)
Note Prepared By:	Warren Cheney, DPER, 477-0383
Date Prepared:	2/5/2018
Note Reviewed By:	
Date Reviewed:	

Description of request:

This fiscal note applies to Proposed Ordinance 2018-0xxx relating to the restructure of the subarea planning program to become part of the proposed Department of Local Services

Revenue to:

Agency	Fund Code	Revenue Source	2017/2018	2019/2020	2021/2022
DLS		General Fund	0	560,000	576,000
TOTAL			0	560,000	576,000

Expenditures from:

Agency	Fund Code	Department	2017/2018	2019/2020	2021/2022
DLS		General Fund	0	560,000	576,000
TOTAL			0	560,000	576,000

Expenditures by Categories

	2017/2018	2019/2020	2021/2022
Salaries		420,000	432,000
Benefits		140,000	144,000
County Overhead			
TOTAL	0	560,000	576,000

Does this legislation require a budget supplemental? **No**

Notes and Assumptions: the proposed restructure adds a senior and a junior planner to the proposed Department of Local Services in the next biennium.

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Proposed Ordinance 2018-0153 2018 King County Comprehensive Plan Update

King County Council committee review and adoption schedule *As of July 7, 2018 – subject to change*

Date	Event
March 1	Executive/s Transmittal of 2018 King County Comprehensive Plan Update
April 3 9:30 a.m.	Briefing in Planning, Rural Service and Environment Committee <i>Opportunity for public comment</i>
May 1 9:30 a.m.	Briefing in Planning, Rural Service and Environment Committee <i>Opportunity for public comment</i>
July 17 9:30 a.m.	Briefing in Planning, Rural Service and Environment Committee <ul style="list-style-type: none"> • Review of draft chair's striking amendment <i>Opportunity for public comment</i>
September 4 9:30 a.m.	Possible vote in Planning, Rural Service and Environment Committee <ul style="list-style-type: none"> • Consideration of amendments • Vote on Committee recommendation on proposed 2018 King County Comprehensive Plan Update <i>Opportunity for public comment</i>
September 10 1:30 p.m.	Possible vote at full Council <ul style="list-style-type: none"> • Consideration of amendments • Vote on final adoption of proposed 2018 King County Comprehensive Plan Update <i>Public Hearing at full Council & opportunity for public comment</i>

All meetings will take place in the Council Chambers on the 10th Floor of the King County Courthouse, at 516 3rd Ave, Seattle WA.

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Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
I. Comprehensive planning cycle			
<i>Major King County Comprehensive Plan (KCCP) Updates</i>			
1	Four-year update cycle	Eight-year update cycle	Agree with Executive's proposal, combined with changes below.
2	Major KCCP update scope: <ul style="list-style-type: none"> • Urban Growth Area (UGA) amendments • Substantive policy changes • Anything allowed during annual updates 	Same as current	Agree with Executive's proposal, combined with changes below.
<i>Midpoint KCCP Updates</i>			
3	Allows for a "midpoint" KCCP update in Year Two of four-year cycle, if authorized via motion.	Midpoint is in Year Four of 8-year cycle, if authorized via motion.	<ul style="list-style-type: none"> • "Midpoint" updates allowed once every Two Years, if authorized via motion. • Add allowance to carryover any outstanding midpoint issues into next annual update, if there is not enough time to finish adoption during midpoint year and if authorized via motion.

Proposed Ordinance 2018-0153
Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
4	Midpoint KCCP update scope: <ul style="list-style-type: none"> • Substantive policy changes • Anything allowed during annual updates 	Same as current	Agree with Executive's proposal + add consideration of UGA amendments during midpoint.
5	Midpoint update only allowed if there is a demonstrated need supported by data ; requires adoption of a motion initiating the update that includes identification of 1) the scope of the update, 2) available resources necessary to accomplish the work, and 3) fiscal impact of the work.	Same as current	Agree with Executive's proposal re: requirements for identifying scope, resources, and fiscal impacts + remove data requirement for motion authorizing midpoint update.
<i>Annual KCCP Updates</i>			
6	Allows for annual KCCP updates	Same as current	Agree with Executive's proposal.
7	Annual update scope: <ul style="list-style-type: none"> • Technical and non-substantive changes • Adoption of subarea plans • Approval of Four-to-One proposals • Approval of other zoning/land use designation changes that do not require substantive policy changes 	Same as current, plus adoption of substantive changes to the KCCP update schedule in response to ordinances	Agree with Executive's proposal + <ul style="list-style-type: none"> • carryover of midpoint issues as noted in #3 above (only for annual update immediately following midpoint); • amendments to workplan; and • amendments to subarea plans to

Proposed Ordinance 2018-0153
Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
			address emergent needs.
II. Comprehensive planning timelines			
8	March 1 plan transmittal	June 30 plan transmittal	Agree with Executive's proposal.
9	Annual KCCP Docket: <ul style="list-style-type: none"> • June 30 docket request submittal deadline • December 1 deadline for Executive response to docket proponents • December 1 transmittal of Docket Report to Council 	Annual KCCP Docket: <ul style="list-style-type: none"> • December 31 docket request submittal deadline • April 30 deadline for Executive response to docket proponents • April 30 transmittal of Docket Report to Council 	Agree with Executive's proposal.
10	December 31 transmittal of KCCP Performance Measures Report the year prior to Scoping Motion for major KCCP updates	March 1 transmittal of KCCP Performance Measures Report during year of Scoping Motion for major KCCP updates	Agree with Executive's proposal.
11	Scoping Motion for major KCCP updates: <ul style="list-style-type: none"> • March 1 transmittal the year prior to transmittal of major KCCP update • April 30 deadline for adoption the year prior to transmittal of major KCCP update (two months) 	Scoping Motion for major KCCP updates: <ul style="list-style-type: none"> • June 30 transmittal the year prior to transmittal of major KCCP update • August 31 deadline for adoption the year prior to transmittal of major KCCP update (two months, but overlaps with Council's summer recess) 	Agree with Executive's proposal + change deadline for adoption to September 15 (in consideration of losing two weeks during summer recess, and has adoption occur before budget is transmitted).

Proposed Ordinance 2018-0153
Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
12	Plan review and adoption by Council: <ul style="list-style-type: none"> • 9 months • No explicit deadline for adoption for major, midpoint, or annual KCCP updates, but updates are typically adopted before the Councils December recess later that year • Cannot adopt major, midpoint, or annual updates and/or subarea plans more than once per calendar year 	Plan review and adoption by Council: <ul style="list-style-type: none"> • 12 months • Adoption of <i>major KCCP updates no later than June 30</i> the following year • No explicit deadline for adoption of <i>midpoint or annual KCCP updates plans</i> • Cannot adopt major, midpoint, or annual updates and/or subarea plans more than once per calendar year 	Agree with Executive's proposal.
13	Plan review and adoption by Council overlaps with Council review and adoption of the Biennial Budget	Same as current	Agree with Executive's proposal.
14	2020 adoption of next major KCCP update	2023 adoption of next major KCCP update	Agree with Executive's proposal + <ul style="list-style-type: none"> • Allow interim update for some substantive changes and consideration of UGA amendments in 2020 (see workplan action #15 below on line 45 of the matrix); • Include direction for new Department of Local Services to identify any necessary changes

Proposed Ordinance 2018-0153
Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
			<p>in interim update (see workplan action #16 below on line 46 of the matrix); and</p> <ul style="list-style-type: none"> • Direct Executive to streamline the KCCP (reduce redundancies, increase readability, be more concise, and make it more user friendly) as part of transmittal of 2023 update (see workplan action #17 below on line 47 of the matrix).
15	Does not align with Growth Management Act (GMA) schedule ¹	Aligns with GMA schedule	Agree with Executive's proposal.
III. Subarea planning cycle			
16	12 months for <i>plan development</i> and community outreach by Executive March 1 to March 1	12 months for <i>plan development</i> and community outreach by Executive June 30 to June 30	Agree with Executive's proposal.
17	9 months for <i>plan review/adoption</i> by Council March 1 to December (no deadline for adoption, but cannot adopt	12 months for <i>plan review/adoption</i> by Council June 30 to June 30 (no deadline for adoption, but cannot adopt subarea	Agree with Executive's proposal.

¹ RCW 36.70A.130. Jurisdictions must review and update comprehensive plans by June 30, 2015 and every eight years thereafter. The next GMA required update deadline is June 30, 2023.

Proposed Ordinance 2018-0153
Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
	subarea plans and/or KCCP updates more than once per year)	plans and/or KCCP updates more than once per year)	
18	Subarea plans are developed/adopted while major KCCP updates are developed by the Executive and reviewed/adopted by the Council	Subarea plans are not developed/adopted while major KCCP updates are developed/adopted (extends the planning cycle)	Agree with Executive's proposal + add that substantive amendments to subarea plans are allowed during annual updates to address emergent needs.
IV. Subarea planning geographies			
19	All six "rural" Community Service Areas (CSAs) ² will receive planning each subarea planning cycle	Same as current	Agree with Executive's proposal.
20	Three out of the five major Potential Annexation Areas (PAAs) ³ in the West King County CSA will receive planning each subarea planning cycle	All five major PAAs in the West King County CSA will receive planning each subarea planning cycle	Agree with Executive's proposal.
21	Planning for Skyway-West Hill PAA and North Highline PAA occurs at the same time (transmittal of both subarea plans in 2018 and adoption of both subarea plans in 2018 ⁴)	Planning for Skyway-West Hill PAA and North Highline PAA occurs at different times:	Agree with Executive's proposal.

² Bear Creek/Sammamish, Snoqualmie Valley/Northeast King County, Four Creeks/Tiger Mountain, Greater Maple Valley/Cedar River, Southeast King County, Vashon-Maury Island

³ East Federal Way PAA, East Renton Plateau PAA, Fairwood PAA, North Highline PAA, and Skyway-West Hill PAA

⁴ Due to delays in the development and transmittal of the 2017 Vashon-Maury Island CSA Subarea Plan, as well as due to the adoption of a budget proviso that does not allow funds to be expended on subarea planning until Council approval of the restructure plan in PM 2018-0154, development of the Skyway West Hill PAA and North Highline PAA subarea plans had not previously begun.

Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
		Skyway-West Hill PAA subarea plan transmittal in 2019 and adoption in 2020 ; and North Highline PAA subarea plan transmittal in 2020 and adoption in 2021	
22	Order of subarea plan development and adoption: 1. Vashon-Maury Island CSA ⁵ 2. Skyway-West Hill PAA 3. North Highline PAA 4. Snoqualmie Valley/NE King County CSA 5. Greater Maple Valley/Cedar River CSA 6. Fairwood PAA 7. Bear Creek/Sammamish CSA 8. Southeast King County CSA 9. Four Creeks/Tiger Mountain CSA	Same as current, plus 10. East Renton PAA 11. Federal Way PAA	Agree with Executive's proposal.

⁵ Initial adoption of the Vashon-Maury Island CSA Subarea Plan occurred in 2017 via Ordinance 18623.

Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER				
V. Subarea planning timelines							
23	Geography	Devel- opment	Adopt- ion	Agree with Executive's proposal + following completion of first 13-year planning cycle, add direction to review the schedule for future updates of subarea plans as part of the 2031 KCCP update, including evaluating updating more than one plan in a given year.			
	Skyway-West Hill PAA + North Highline PAA	2017-18	2018		Skyway-West Hill PAA	2018-19	2019-20
	Snoqualmie Valley/NE King County CSA	2018-19	2019		North Highline PAA	2019-20	2020-21
	Major KCCP Update + Greater Maple Valley/Cedar River CSA	2019-20	2020		Snoqualmie Valley/NE King County CSA	2020-21	2021-22
					Major KCCP Update	2021-22	2022-23
	Fairwood PAA	2020-21	2021		Greater Maple Valley/Cedar River CSA	2022-23	2023-24
	Bear Creek/Sammamish CSA	2021-22	2022		Fairwood PAA	2023-24	2024-25
	Southeast King County CSA	2022-23	2023		Bear Creek/Sammamish CSA	2024-25	2025-26
	Major KCCP Update + Four Creeks/Tiger Mountain CSA	2023-24	2024		Southeast King County CSA	2025-26	2026-27
					Major KCCP Update	2026-27	2027-28
					Four Creeks/Tiger Mountain CSA	2026-27	2027-28
					East Renton PAA	2027-28	2028-29
					Federal Way PAA	2028-29	2029-30
					Major KCCP Update	2029-30	2030-31

Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
VI. Scope of subarea plans			
24	<p>Broad</p> <ul style="list-style-type: none"> • Is a more robust plan specific to the subarea, which creates new policy direction • Addresses local issues across all comprehensive planning policy areas • Potential for many new, subarea-specific policies • Implementation matrix primarily driven by policies in subarea plan 	<p>Limited</p> <ul style="list-style-type: none"> • Primarily an evaluation and implementation of existing KCCP policy direction specific to this geography • Local land use focus • Focused new, subarea-specific policies • Implementation matrix reflects prioritized community goals within the context of the KCCP and King County Budget 	<p>Agree with Executive's proposal.</p>
VII. Executive staffing			
25	<p>Code requires the Office of Performance, Strategy and Budget (PSB) to be lead in developing <i>comprehensive plans</i> in coordination with Department of Permitting and Environmental Review (DPER)</p>	<p>Same as current</p>	<p>Agree with Executive's proposal + add language in code and KCCP re: requiring providing public review drafts to the public and the Council (which are currently used in practice, but there are not any definitions / parameters about them).</p>

Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
26	Code and Motion 14341 requires DPER to be lead in developing <i>subarea plans</i> in coordination and collaboration with PSB	Same as current	Agree with Executive's proposal + <ul style="list-style-type: none"> • Add language that gives direction on involving Councilmember offices in subarea plan development; • Clarifying in the KCCP that DPER is lead on subarea plan development (consistent with existing code language); and • Add language in code and KCCP re: requiring providing public review drafts to the public and the Council (which are currently used in practice, but there are not any definitions / parameters about them).

Proposed Ordinance 2018-0153
Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
27	One subarea planner in DPER ⁶	Three subarea planners in DPER ⁷	Agree with Executive's proposal + add language re: intent to evaluate subarea plan staffing and process via a future performance audit.
28	One comprehensive planning manager in PSB	Same as current	Agree with Executive's proposal.
VIII. Workplan impacts			
<i>2016 KCCP Workplan</i>			
29	<i>Action 1: Initiation of the CSA Subarea Planning program</i> <ul style="list-style-type: none"> Transmit subarea plans by March 1 the year following the CSA's planning year 	<ul style="list-style-type: none"> Transmit subarea plans at a time consistent with the King County Code 	Agree with Executive's proposal + <ul style="list-style-type: none"> Add code reference; and Clarify that DPER is the lead on developing subarea plans.

⁶ The Executive has transmitted PO 2018-0312, to establish a new Department of Local Services (DLS). The Executive proposes to include DPER, including its subarea planning functions and staff, within the new DLS.

⁷ The Executive plans to transmit the proposed FTE additions as part of the proposed 2019-20 Budget. The staff change is not included as part of this KCCP update, but the proposed schedule in this restructure assumes approval of the two new subarea planners. If the FTEs are not approved, it will likely impact the subarea plan development schedule.

Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
30	<p><i>Action 2: Develop a Performance Measures Program for the Comprehensive Plan</i></p> <ul style="list-style-type: none"> Transmit initial Performance Measures Report by December 1, 2018 so as to inform 2019 Scope of Work for the 2020 major KCCP update 	<ul style="list-style-type: none"> Transmit initial Performance Measures Report by March 1, 2021 so as to inform 2021 Scope of Work for the 2023 major KCCP update 	<p>Agree with Executive's proposal.</p>
31	<p><i>Action 3: Implement a Transfer of Development Rights (TDR) Unincorporated Urban Receiving Area Amenity Funding Pilot Project</i></p> <ul style="list-style-type: none"> Transmit report on results of the pilot project by June 1, 2018 so as to inform the 2019-2020 Biennial Budget Transmit any recommended KCCP and/or Code changes as part of 2020 major KCCP update 	<ul style="list-style-type: none"> Transmit report on results of the pilot project by June 1, 2018 so as to inform the 2019-2020 Biennial Budget Transmit any recommended KCCP and/or Code changes as part of 2023 major KCCP update The Executive will work with the Council to determine whether any KCCP amendments are appropriate for inclusion in an annual KCCP update prior to the 2023 major KCCP update 	<p>Agree with Executive's proposal. As part of reviewing the Executive's proposed restructure, the Council worked with the Executive evaluate the timing of potential KCCP amendments. Striker changes the transmittal date back to 2020 (as part of the interim KCCP update) with agreement from the Executive.</p>

Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
32	<p><i>Action 4: TDR Program Review</i></p> <ul style="list-style-type: none"> • Transmit annual TDR activity report by December 1 • Transmit study results and KCCP and/or Code changes by December 1, 2018 	<ul style="list-style-type: none"> • Transmit annual TDR activity report by December 1 • Transmit study results and KCCP and/or Code changes by December 1, 2018 • The Executive will work with the Council to determine whether any KCCP amendments are appropriate for inclusion in an annual KCCP update prior to the 2023 major KCCP update 	<p>Agree with Executive's proposal. As part of reviewing the Executive's proposed restructure, the Council worked with the Executive evaluate the timing of potential KCCP amendments. Striker changes the transmittal date to June 30, 2019 (as part of the 2020 interim KCCP update) with agreement from the Executive.</p>
33	<p><i>Action 5: Review 2016 King County Comprehensive Plan Implementation Needs</i></p> <ul style="list-style-type: none"> • Transmit implementation report by July 31, 2017 • Transmit Code changes by December 31, 2019 	Same as current	<p>Agree with Executive's proposal.</p>

Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
34	<p><i>Action 6: Alternative Housing Demonstration Project</i></p> <ul style="list-style-type: none"> • Transmit demonstration project ordinance by December 31, 2018 • Transmit report and KCCP and/or Code changes by December 31, 2020 	<ul style="list-style-type: none"> • Transmit demonstration project ordinance by December 31, 2018 • Transmit report and KCCP and/or Code changes by December 31, 2020 • The Executive will work with the Council to determine whether any KCCP amendments are appropriate for inclusion in an annual KCCP update prior to the 2023 major KCCP update 	<p>Agree with Executive's proposal. As part of reviewing the Executive's proposed restructure, the Council worked with the Executive evaluate the timing of potential KCCP amendments. Striker changes the transmittal date for the demonstration project ordinance to June 30, 2019 and transmittal of the report and ordinance to December 31, 2021 with agreement from the Executive.</p>
35	<p><i>Action 7: Agricultural Related Uses Zoning Code Updates</i></p> <ul style="list-style-type: none"> • Transmit report and Code changes by September 30, 2017 	<p>Same as current (completed)</p>	<p>Agree with Executive's proposal.</p>

Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
36	<p><i>Action 8: Cottage Housing Regulations Review</i></p> <ul style="list-style-type: none"> • Transmit report and KCCP and/or Code changes by December 31, 2018 	<ul style="list-style-type: none"> • Transmit report and KCCP and/or Code changes by December 31, 2018 • The Executive will work with the Council to determine whether any KCCP amendments are appropriate for inclusion in an annual KCCP update prior to the 2023 major KCCP update 	<p>Agree with Executive's proposal. As part of reviewing the Executive's proposed restructure, the Council worked with the Executive evaluate the timing of potential KCCP amendments. Striker changes the transmittal date of any KCCP or code changes to June 30, 2019 (as part of the 2020 interim KCCP update) with agreement from the Executive.</p> <p>Add language to include evaluation of: 1) encouraging close proximity of garages to housing, and 2) encouraging a wide variety of square footages to address various needs and populations.</p>

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 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
37	<i>Action 9: Carbon Neutral King County Plan</i> <ul style="list-style-type: none"> • Transmit progress report on plan development by December 31, 2017 • Transmit plan and motion adopting the plan by February 28, 2019 	Same as current	Agree with Executive's proposal.
38	<i>Action 10: Green Building Handbook Review</i> <ul style="list-style-type: none"> • Transmit handbook and motion approving the handbook by March 1, 2017 	Same as current (completed)	Agree with Executive's proposal.
39	<i>Action 11: Bicycle Network Planning Report</i> <ul style="list-style-type: none"> • Transmit report and motion approving report by December 31, 2017 	Same as current (completed)	Agree with Executive's proposal.
40	<i>Action 12: Update Plat Ingress/Egress Requirements</i> <ul style="list-style-type: none"> • Transmit amendments to Code and Road Standards by December 31, 2018 	Same as current	Agree with Executive's proposal + add language to address: 1) access for emergency vehicles (re: roadway width), 2) more than one access point in/out of a community, and 3) proximity of 2nd entry point from 1st entry point.

Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
41	<p><i>Action 13: Water Availability and Permitting Study</i></p> <ul style="list-style-type: none"> • Transmit initial report by December 1, 2017 • Transmit final report and KCCP and/or Code amendments by July 1, 2018 	<ul style="list-style-type: none"> • Transmit initial report by December 1, 2017 • Transmit final report and KCCP and/or Code amendments by July 1, 2018 • The Executive will work with the Council to determine whether any KCCP amendments are appropriate for inclusion in an annual KCCP update prior to the 2023 major KCCP update 	<p>Agree with Executive's proposal. As part of reviewing the Executive's proposed restructure, the Council worked with the Executive evaluate the timing of potential KCCP amendments. Striker changes the transmittal date of the final report to December 31, 2018 and any KCCP changes to June 30, 2019 (as part of the 2020 interim KCCP update) with agreement from the Executive. Adds involvement of local watershed improvement districts.</p>

Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
42	n/a	n/a	<p>Add a new workplan item #14 regarding evaluation of areas that lack technology services. Study/report will include:</p> <ul style="list-style-type: none"> • identification of communities and geographies (including natural areas) that lack infrastructure for/access to broadband/high-speed internet access and/or cellular phone coverage; • for areas that have infrastructure/access, evaluation of reliability of service for the aforementioned technologies; • evaluation of installing signage in areas without cellular phone coverage, such as signage at

Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
			<p>trailheads that warn that coverage may not be available for some or all cellular services;</p> <ul style="list-style-type: none"> • evaluation of the County's I-Net fiber optic network and possible role in expanding access; • identification of options and recommendations for actions the County can take to encourage and/or facilitate infrastructure, access, and reliability; and • a schedule for implementing the recommendations and actions.

Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
43	n/a	n/a	Add a new workplan item #15 regarding an interim KCCP update in 2020 as part of the transition to a new eight-year planning cycle. 2020 update will be considered as a "midpoint"/Two-Year update.
44	n/a	n/a	Add a new workplan item #16 regarding direction for the new Department of Local Services to review the policies in the KCCP related to unincorporated areas and make recommendations for possible amendments as part of the 2020 interim update.

Proposed Ordinance 2018-0153
 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
45	n/a	n/a	<p>Add a new workplan item #17 regarding direction for the Executive to streamline the KCCP and King County Code Title 20 (reduce redundancies, increase readability, be more concise, and make it more user friendly) as part of transmittal of 2023 update. Includes direction that the Executive shall work on this between 2018-2022 for inclusion in the 2023 major update transmittal. The direction requires providing copies to the Council of draft changes to each chapter by certain milestones.</p>

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 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
46	n/a	n/a	<p>Add a new workplan item #18 regarding direction for the Executive to develop a sustainability plan for remaining unincorporated areas to reflect the County's role as the local government provider for these areas. Include consideration of zoning changes to support tax revenue generation, such as additional areas for neighborhood business or industrial development. The plan will include a timeline for meeting key milestones and outcomes, as well as performance measures.</p>

Proposed Ordinance 2018-0153
Comprehensive and Subarea Planning Restructure

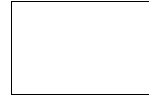
#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
<i>2016 KCCP Workplan Actions Related to the Growth Management Planning Council (GMPC)</i>			
47	<p><i>Action 14: Develop a Countywide Plan to Move Remaining Unincorporated Urban PAAs Toward Annexation</i></p> <ul style="list-style-type: none"> Complete GMPC review and recommendations by December 1, 2018 	<ul style="list-style-type: none"> Complete GMPC review and recommendations by December 1, 2018 With due consideration regarding the outcomes of the work of the GMPC, the Executive will work with the Council to determine whether any KCCP amendments are appropriate for inclusion in an annual KCCP update prior to the 2023 major KCCP update 	<p>Agree with Executive's proposal + adds allowance for possible amendments during the Two-Year update.</p> <p>Add language to include review of tax revenue impacts to the County resulting from annexations. Add language to evaluate requiring jurisdictions to take 1) all of the roads within a PAA when it is annexed and/or 2) orphan roads in their jurisdiction.</p>
48	<p><i>Action 15: Review the Four-to-One Program</i></p> <ul style="list-style-type: none"> Complete GMPC review and recommendations by December 1, 2018 	<ul style="list-style-type: none"> Complete GMPC review and recommendations by December 1, 2018 With due consideration regarding the outcomes of the work of the GMPC, the Executive will work with the Council to determine whether any KCCP amendments are appropriate for inclusion in an annual KCCP update prior to the 2023 major KCCP update 	<p>Agree with Executive's proposal + adds allowance for possible amendments during the Two-Year update.</p>

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 Comprehensive and Subarea Planning Restructure

#	CURRENT	EXECUTIVE PROPOSED	CHAIR'S DRAFT STRIKER
49	<i>Action 16: Buildable Lands Program Methodology Review</i> <ul style="list-style-type: none"> Complete GMPC review and recommendations by December 1, 2018 	<ul style="list-style-type: none"> Complete GMPC review and recommendations by December 1, 2018 With due consideration regarding the outcomes of the work of the GMPC, the Executive will work with the Council to determine whether any KCCP amendments are appropriate for inclusion in an annual KCCP update prior to the 2023 major KCCP update 	Agree with Executive's proposal + adds allowance for possible amendments during the Two-Year update.
<i>2017 Vashon-Maury Island (VMI) CSA Subarea Plan Workplan</i>			
50	<i>VMI Action 1: P-suffix Conditions</i> <ul style="list-style-type: none"> Transmittal by December 31, 2018 	<ul style="list-style-type: none"> Transmittal by June 30, 2022 	Agree with Executive's proposal. ⁸

⁸ The transmittal included June 30, **2021** as the new proposed date. However, the Executive's intent as noted in Motion 15142 was June 30, **2022**. The Striker makes this correction.

July 17, 2018
Draft Chair's Striker



cmj/ea Sponsor: Lambert
Proposed No.: 2018-0153

1 **STRIKING AMENDMENT TO PROPOSED ORDINANCE 2018-0153, VERSION**

2 **1**

3 On page 1, beginning on line 17, strike everything through page 17, line 351, and insert:

4 "BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

5 **SECTION 1. Findings:**

6 A. The 2017-2018 Biennial Budget Ordinance, Ordinance 18409, Section 19, as
7 amended by Ordinance ~~1806218602~~, Section 5, Proviso P2, requires the executive to
8 transmit a plan to restructure the Community Service Area subarea planning program, a
9 motion to approve the plan, and an ordinance that implements changes recommended by
10 the plan to the King County Comprehensive Plan and the King County Code.

Commented [JC1]: Technical correction

11 B. The 2017-2018 Biennial Budget Ordinance, Ordinance 18409, Section 88, as
12 amended by Ordinance ~~1806218602~~, Section 47, Proviso P3, requires the executive to
13 transmit a plan to restructure the Community Service Area subarea planning program, a
14 motion to approve the plan, and an ordinance that implements changes recommended by
15 the plan to the King County Comprehensive Plan and the King County Code.

Commented [JC2]: Technical correction

16 C. This ordinance implements the changes recommended by the plan by
17 amending the King County Code and amending the King County Comprehensive Plan.

18 D. The plan calls for the Community Service Area subarea planning program to

19 ~~complete-adopt~~ one plan every ~~two years-year~~ with the exception of the year in which a
20 major update to the King County Comprehensive Plan is completed.

Commented [JC3]: Clarifying that we will be taking actions every year on subarea plans, rather than only once every two years as the transmittal currently reads

21 E. RCW 36.70A.130(5)(a) requires King County, and the cities within King
22 County, to complete a review of its comprehensive plan on or before June 30, 2015, and
23 every eight years thereafter. This means the next major review and update of the King
24 County Comprehensive Plan is to be completed by June 30, 2023.

25 F. The major update of the King County Comprehensive Plan is shifted to an
26 eight-year update cycle to expedite the subarea plans and to match the schedule
27 established in RCW 36.70A.130(5)(a).

Commented [AE4]: Per code reviser, using consistent terminology throughout. Using "update" or "update cycle" where before it could have said "review" "cycle" "amendment cycle" or "update". This includes changing some existing code language. This is a global change for provisions of the code already within the scope of the striking amendment (each change in this category does NOT have a corresponding comment).

28 G. The shift to an eight-year update cycle allows the county to more closely
29 collaborate with the cities in King County, to implement VISION 2050, with an expected
30 approval date of May 2020, and to plan for growth in accordance with growth targets that
31 will subsequently be established in the King County Countywide Planning Policies.

Workplan 15 is also updated to reflect direction to the Executive to, as part of the 2020 "midpoint" update, use consistent terminology for the various updates, both within the Code and within the Comp Plan

32 H. The King County Code allows annual amendments to the King County
33 Comprehensive Plan in accordance with the Washington state Growth Management Act,
34 chapter 36.70A RCW.

35 I. The 2016 King County Comprehensive Plan, adopted by King County
36 Ordinance 18427, was a four-year update under the previous comprehensive planning
37 structure. eyele amendment, whichThe 2016 King Comprehensive Plan was amended in
38 2017 by Ordinance 18623 adopting the Vashon-Maury Island Community Service Area
39 Subarea Plan.

40 J. The amendment to the Vashon-Maury Island Community Service Area
41 Subarea Plan ~~contained~~ in Attachment B to this ordinance shifts the transmittal date from

Commented [JC5]: Transmittal included "June 30, 2021" as the new proposed deadline. However, "2022" was the year intended by the Executive, as this will allow the work called for in this item to occur while other subarea plan development is paused. Edit here reflects that intent.

Commented [JC6]: Technical correction

42 December 31, 2018 to June 30, 2024² for Workplan Action 1, which involves the review
43 of the property-specific development conditions and special district overlays on Vashon-
44 Maury Island.

45 K. The amendments to policies and text ~~contained~~ in Attachments A and B to this
46 ordinance constitute the 2018 annual amendment update to the King County
47 Comprehensive Plan.

48 L. The restructure in this ordinance and its attachments recognizes the maturity of
49 the Comprehensive Plan, that recent major updates have primarily focused on addressing
50 emerging policy issues and that the number of docket requests have drastically reduced
51 over time. The restructure will also ~~improve~~aid the County's ability for the county to be
52 responsive to time-sensitive issues, address requests from residents, and to serve the
53 needs of its unincorporated communities.

54 SECTION 2. The amendments to the King County Comprehensive Plan 2016
55 ~~contained in A.~~ Attachments A and B to this ordinance are hereby adopted as
56 amendments to the 2016 King County Comprehensive Plan, as adopted by Ordinance
57 18427 and as amended in 2017 by Ordinance 18623.

58 B. The 2017 Vashon-Maury Island Community Service Area Subarea Plan as
59 adopted in Attachment A to Ordinance 18623 and as amended by this ordinance is hereby
60 adopted as an amendment to and an element of the 2016 King County Comprehensive
61 Plan.

62 NEW SECTION. SECTION 3. There is hereby added to K.C.C. chapter 20.08 a
63 new section to read as follows:

64 "Area zoning and land use study" means a study that reviews the land use

65 designations and zoning classification for a specified set of properties. "Area zoning and
66 land use studies" are focused on a narrower set of properties and policies than a subarea
67 study, and do not look at the larger range of issues that a subarea plan would include.
68 "Area zoning and land use studies" consider specific potential changes to land use or
69 zoning, or both, and analyze such requests based on surrounding land use and zoning,
70 infrastructure needs, and consistency with the King County Comprehensive Plan,
71 countywide planning policies, and the growth management act.

72 **NEW SECTION. SECTION 4.** There is hereby added to K.C.C. chapter 20.08 a
73 new section to read as follows:

74 "Public review draft" means a draft of executive proposed Comprehensive Plan
75 amendments, including proposed subarea plans, made available to the public for review
76 and comment. A "public review draft" is published before transmittal of proposed
77 Comprehensive Plan amendments to the council so as to provide the public an
78 opportunity to record comments before the executive finalizes the recommended
79 amendments.

80 **SECTION 35.** Ordinance 263, Article 1 (part), as amended, and K.C.C.
81 20.08.060 are hereby amended to read as follows:

82 "Subarea plan" means detailed local land use plan ~~((which))~~ that implements, is
83 ~~consistent with,~~ and is an element of the ~~((e))~~ Comprehensive ~~((p))~~ Plan containing
84 specific policies, guidelines and criteria adopted by the council to guide development and
85 capital improvement decisions within specific subareas of the county. ~~((The s))~~ Subareas
86 ~~((of the county shall consist of))~~ are ~~((distinct communities, specific geographic areas or~~
87 other types of districts having unified interests or similar characteristics within the

Commented [AE7]: Add a new definition for Area Zoning and Land Use Study.

Commented [JC8]: New definition formalizing use of the "Public Review Draft" – which the Exec currently does as a practice but has not been previously codified.

Commented [AE9]: Removed "community service area" qualifier because there are at least one other kind of subarea plan contemplated (PAAs).

Commented [JC10]: Current code reflects the various subarea plans that currently exist and that are currently allowed to be created. The transmittal only allowed for Community Service Area (CSA) subarea plans and removed allowance of any other kind of subarea plan. The striker would revert to current allowances and adds CSA subarea plans to that list. Basin plans are also added, as the Comp Plan currently lists those as existing types of subarea plans.

88 county. Subarea plans may include ~~((:))~~ community plans, ~~((which have been prepared~~
89 ~~for large unincorporated areas;))~~ community service areas and potential annexation area
90 ~~subareas ((plans)), ((which ((have been prepared for)) are urban areas that are designated~~
91 ~~for future annexation to a city((:))~~ neighborhood plans, ~~((which have been prepared for~~
92 ~~small unincorporated areas;))~~ basin plans and plans addressing multiple areas having
93 common interests)). The relationship between the 1994 King County Comprehensive
94 Plan and subarea plans is established by K.C.C. 20.12.015.

95 **NEW SECTION. SECTION 456.** There is hereby added to K.C.C. chapter 20.08
96 a new section to read as follows:

97 "Subarea study" means a study that is required by a policy in the Comprehensive
98 Plan to evaluate a proposed land use change, such as the establishment of new
99 community business centers, adjusting Rural Town boundaries or assessing the feasibility
100 of zoning reclassifications in urban unincorporated areas. "Subarea studies" are focused
101 on specific areas of the county, but do not look at the larger range of issues that a subarea
102 plan would include. "Subarea studies" are separate from area zoning and land use studies
103 defined in ~~K.C.C. 20.08.030~~Section 3 of this ordinance. The Comprehensive Plan
104 policies and accompanying text shall guide the scope and content of the subarea study.

105 **SECTION 567.** Ordinance 263, Article 2, Section 1, as amended, and K.C.C.
106 20.12.010 are hereby amended to read as follows:

107 A. Under the King County Charter, the state Constitution and the Washington
108 state Growth Management Act, chapter 36.70A RCW, King County adopted the 1994
109 King County Comprehensive Plan via Ordinance 11575 and declared it to be the
110 Comprehensive Plan for King County until amended, repealed or superseded. The

Commented [JC11]: The transmittal proposes a new definition for "subarea study". Striker updates the definition to reflect existing language in the Comprehensive Plan terminology for subarea studies.

Commented [AE12]: Reflects adding a new definition for area zoning and land use studies.

Commented [JC13]: Technical correction

111 Comprehensive Plan has been reviewed and amended multiple times since its adoption in
112 1994. Amendments to the 1994 Comprehensive Plan to-date are currently reflected in the
113 2016 King County Comprehensive Plan, as adopted in Ordinance 18427 ~~(and)~~ as
114 amended by Ordinance 18623 and this ordinance. The Comprehensive Plan shall be the
115 principal planning document for the orderly physical development of the county and shall
116 be used to guide subarea plans, functional plans, provision of public facilities and
117 services, review of proposed incorporations and annexations, development regulations
118 and land development decisions.

119 SECTION 678. Ordinance 12061, Section 4, as amended, and K.C.C. 20.12.325
120 are hereby amended to read as follows:

121 The 2017 Vashon-Maury Island Community Service Area Subarea Plan, dated
122 December 4, 2017, in Attachment A to Ordinance 18623 and as amended by Attachment
123 B to this ordinance, is adopted as a subarea plan and an element of the 2016 King County
124 Comprehensive Plan and, as such, constitutes official county policy for the geographic
125 area of unincorporated King County defined plan.

126 SECTION 789. Ordinance 13147, Section 19, and K.C.C. 20.18.030 are hereby
127 amended to read as follows:

128 A. The King County Comprehensive Plan shall be amended in accordance with
129 this chapter, which, in compliance with RCW 36.70A.130(2), establishes a public
130 participation program whereby amendments are considered by the council no more
131 frequently than once a year as part of the ~~((amendment))~~ update cycle established in this
132 chapter, except that the council may consider amendments more frequently to address:

133 1. Emergencies;

- 134 2. An appeal of the plan filed with the Central Puget Sound Growth
135 Management Hearings Board or with the court;
- 136 3. The initial adoption of a subarea plan, which may amend the urban growth
137 area boundary only to redesignate land within a joint planning area;
- 138 4. An amendment of the capital facilities element of the Comprehensive Plan
139 that occurs in conjunction with the adoption of the county budget under K.C.C.
140 4A.100.010; or
- 141 5. The adoption or amendment of a shoreline master program under chapter
142 90.58 RCW.

143 B. Every year the Comprehensive Plan may be amended to address technical
144 updates and corrections, to adopt or amend community service area or potential
145 annexation area subarea plans, and to consider amendments that do not require
146 substantive changes to policy language, ~~((, changes to the priority areas map,))~~ or do
147 not require changes to the urban growth area boundary, except as permitted in subsection
148 B.9. and 11. of this section. This review may be referred to as the annual ~~((cycle))~~
149 update. The Comprehensive Plan, including subarea plans, may be amended in the
150 annual ~~((cycle))~~ update only to consider the following:

- 151 1. Technical amendments to policy, text, maps or shoreline designations;
152 2. The annual capital improvement plan;
153 3. The transportation needs report;
154 4. School capital facility plans;
155 5. Changes required by existing Comprehensive Plan policies;
156 6. Changes to the technical appendices and any amendments required thereby;

Commented [JC14]: Technical clarification to reflect that we adopt CSA subarea plans during annual cycle updates,

Commented [JC15]: Adds allowance for amendments to CSA subarea plans during annual cycle updates

- 157 7. Comprehensive updates of subarea plans initiated by motion;
- 158 8. Changes required by amendments to the ~~(C)~~Countywide ~~(P)~~Planning
159 ~~(P)~~Policies or state law;
- 160 9. Redesignation proposals under the four-to-one program as provided for in
161 this chapter;
- 162 10. Amendments necessary for the conservation of threatened and endangered
163 species;
- 164 11. Site-specific land use map amendments that do not require substantive
165 change to ~~(C)~~Comprehensive ~~(P)~~Plan policy language and that do not alter the urban
166 growth area boundary, except to correct mapping errors;
- 167 12. Amendments resulting from subarea studies required by ~~(C)~~Comprehensive
168 ~~(P)~~Plan policy that do not require substantive change to ~~(C)~~Comprehensive ~~(P)~~Plan
169 policy language and that do not alter the urban growth area boundary, except to correct
170 mapping errors;
- 171 13. Changes required to implement a study regarding the provision of
172 wastewater services to a Rural Town. The amendments shall be limited to policy
173 amendments and adjustment to the boundaries of the Rural Town as needed to implement
174 the preferred option identified in the study; ~~(S)~~
- 175 14. Initial ~~(A)~~adoption of, amendments to, or updates of community service
176 area or potential annexation area subarea plans;
- 177 15. Amendments to the Comprehensive Plan update schedule that respond to
178 adopted ordinances and improve alignment with the timing requirements in the
179 Washington state Growth Management Act, RCW chapter 36.70A RCW, and alignment

Commented [JC16]: Adds allowance for amendments to CSA subarea plans during annual cycle updates

180 with multicounty and countywide planning activities;

181 16. Amendments to the Comprehensive Plan workplan; or

182 17. Changes allowed during the two-year updatecycle, if extended into the next

183 annual updatecycle update as authorized under K.C.C. 20.18.030.D.2.

184 C. Every ~~((fourth))~~ eight year beginning in ~~((2000))~~ 2023, the county shall
185 complete a comprehensive review of the Comprehensive Plan in order to update it as
186 appropriate and to ensure continued compliance with the GMA. This review may
187 provide for a cumulative analysis of the twenty-year plan based upon official population
188 growth forecasts, benchmarks and other relevant data in order to consider substantive
189 changes to policy language and changes to the urban growth area. This comprehensive
190 review shall begin one year in advance of the transmittal and may be referred to as the
191 ~~((four))~~ eight-year ~~((eyele))~~ update. The urban growth area boundaries shall be reviewed
192 in the context of the ~~((four))~~ eight-year ~~((eyele))~~ update and in accordance with
193 countywide planning policy G-1 and RCW 36.70A.130.

194 D.1. Beginning in 2025 and every two years thereafter, except for during the
195 eight-year updatecycle, ((1))if ((the county determines that ((the purposes of the
196 Comprehensive Plan are not being achieved as evidenced by official population growth
197 forecasts, benchmarks, trends and other relevant data)) there is a requestscope of work
198 adopted by motion to perform a limited update to the Comprehensive Plan to address
199 time-sensitive issues prior to the next eight-year comprehensive updateupdate,
200 substantive changes to the Comprehensive Plan and amendments to the urban growth
201 area boundary) may also be considered ((on even calendar years)) at the midpoint of the
202 eight year cycle. The review may be referred to as the two-year update-eye.

Commented [JC17]: Adds allowance of changes to the workplan (amendments to existing workplan items and/or addition of new workplan items) during annual cycle updates

Commented [JC18]: If a Two-Year cycle update has been initiated but was not able to be adopted during the authorized update year, this would allow the adoption of a Two-Year update to be extended into the following year's annual cycle update.

Commented [JC19]: Current code allows for consideration of substantive policy changes during a midpoint of the Four-Year major update cycle (aka in year two of the four year cycle), if authorized by motion.

The transmittal proposes to continue that allowance of substantive changes during the midpoint of major updates, which would now be year four of the eight-year cycle, if authorized by motion..

The striker proposes to allow this type of midpoint option to be at two year intervals of the eight-year cycle (aka in years two, four, and six of the eight-year cycle), if authorized by motion.

Commented [JC20]: The striker's proposed "Two-Year" update option to begin in year 2025, which would be the first two-year option after next major update in 2023.

Commented [JC21]: Removes requirement for authorization of midpoint/Two-Year update to be supported by data.

Commented [JC22]: Adds consideration of amendments to the Urban Growth Area (UGA) boundary during midpoint/Two-Year updates, in addition to the current allowance for substantive changes to policies

203 ~~1. ((This))~~ 2. The determination shall be authorized by motion. 2. The
204 motion shall specify the scope of the ~~((even)) two-year~~ midpoint amendment update
205 ~~((amendment, and identify that the resources necessary to accomplish the work are~~
206 available. An analysis of the ((motion's)) amendment's fiscal impact shall)). A fiscal note
207 may shall be provided to the council by the executive ((before to adoption)) of the motion.
208 If ((T)) the executive ((shall)) determines ((if)) an additional ((funds are)) appropriation is
209 are necessary to complete the ((even)) two-year ~~midpoint~~ ((amendment)) update,
210 ((and)) the executive may transmit an ordinance requesting the additional appropriation
211 ((of supplemental funds)).

Commented [AE23]: Changes made reflect guidance from PAO.

212 3. Adoption of two-year amendment updates that are unable to be completed
213 during the identified two-year eye update may be extended reviewed and adopted as part
214 of into the next annual update eye update. The extension shall be authorized by motion
215 and only if the two-year amendment update was previously initiated by motion in
216 accordance with K.C.C. 20.18.030.D.1.7 and publicly noticed for scheduled adoption
217 during the identified two-year update eye. The motion shall specify the rationale for
218 the extension.

Commented [JC24]: If a Two-Year cycle update has been initiated but was not able to be adopted during the authorized update year, this would allow the adoption of a Two-Year update to be extended into the following year's annual cycle update.

Commented [AE25]: Makes it clear that it has to be part of another KCCP update (cannot adopt updates more than once per year).

219 4. Before initiation of the first eight-year amendment update eye in 2023,
220 substantive changes to the Comprehensive Plan and amendments to the urban growth
221 area boundary may be considered. The amendments shall be considered in the 2020
222 Comprehensive Plan update and shall be subject to the two-year update eye process and
223 requirements. The executive shall transmit to the council by the first business day of
224 October 2018 a proposed motion specifying the scope of work for the proposed
225 amendments consistent with K.C.C. 20.18.030.D.1. The council shall have until

Commented [JC26]: Prior to the next major update in 2023, this calls for a smaller substantive plan update in 2020, which is consistent with new Workplan item #15 re: an interim update before the next major update in 2023. This update will be treated like a "two-year" cycle update.

226 ~~November 30~~December 3, 2018, to adopt the motion, either as transmitted or amended.
227 In the absence of council approval by ~~November 30~~December 3, 2018, the executive
228 shall proceed to implement the scope as proposed. If the motion is approved by
229 ~~November 30~~December 3, 2018, the scope shall proceed as established by the approved
230 motion. The executive shall transmit to the council any proposed amendments for 2020
231 Comprehensive Plan update the by the last business day of June, 2019.

Commented [JC27]: Same 2 month timeframe as the scoping motion for major updates

232 ~~(D-))~~ E. The executive shall seek public comment on the ((e))Comprehensive
233 ((p))Plan and any proposed ((e))Comprehensive ((p))Plan amendments in accordance
234 with the procedures in K.C.C. 20.18.160 before making a recommendation, which shall
235 include publishing a public review draft of the proposed Comprehensive Plan
236 amendments, in addition to conducting the public review and comment procedures
237 required by SEPA. The public shall be afforded at least one official opportunity to record
238 public comment before the transmittal of a recommendation by the executive to the
239 council. County-sponsored councils and commissions may submit written position
240 statements that shall be considered by the executive before transmittal and by the council
241 before adoption, if they are received in a timely manner. The executive's
242 recommendations for changes to policies, text and maps shall include the elements listed
243 in Comprehensive Plan policy I-207 and analysis of their financial costs and public
244 benefits, any of which may be included in environmental review documents. Proposed
245 amendments to the Comprehensive Plan shall be accompanied by any development
246 regulations or amendments to development regulations, including area zoning, necessary
247 to implement the proposed amendments.

Commented [JC28]: Same language as code for the scoping motion for major updates

Commented [JC29]: Formalizing use of the "Public Review Draft" – which the Exec currently does as a practice but has not been previously codified.

248 SECTION 8910. Ordinance 13147, Section 20, and K.C.C. 20.18.040 are hereby

249 amended to read as follows:

250 A. Site-specific land use map or shoreline master program map amendments may
251 be considered ~~((annually or during the ((four) eight-year review cycle))~~ during the
252 annual update, two-year update, if included in the scope of the motion authorizing the
253 two-year update, or eight-year update cycle, depending on the degree of change
254 proposed.

255 B. The following categories of site-specific land use map amendments or
256 shoreline master program map may be initiated by either the county or a property owner
257 for consideration in ~~((the))~~ an annual ~~((review cycle))~~ update:

- 258 1. Amendments that do not require substantive change to ~~((e))~~ Comprehensive
259 ~~((p))~~ Plan policy language and that do not alter the urban growth area boundary, except to
260 correct mapping errors; and
261 2. Four-to-one-proposals.

262 C. The following categories of site-specific land use map and shoreline master
263 program amendments may be initiated by either the county or a property owner for
264 consideration in ~~((four))~~ the eight-year ~~((review cycle))~~ update or during the two-year
265 update cycle, if included in the scope of the motion authorizing the two-year
266 update update;

- 267 1. Amendments that could be considered in the annual ~~((review cycle))~~ update;
268 2. Amendments that require substantive change to Comprehensive Plan policy
269 language; and
270 3. Amendments to the urban growth area boundary.

271 SECTION 9101. Ordinance 3688, Section 813, and K.C.C. 20.18.056 are hereby

Commented [JC30]: Reflects addition of two year update option

272 amended to read as follows:

273 A. Shoreline environments designated by the master program may be considered
274 for redesignation during the ~~((four)) eight-year ((review cycle)) update-~~ or during the
275 two-year update cycle, if included in the scope of the motion authorizing the two-year
276 update.

Commented [JC31]: Reflects addition of two year update option

277 B. A redesignation shall follow the process in K.C.C. 20.18.050.

278 SECTION 101+2. Ordinance 13147, Section 22, and K.C.C. 20.18.060 are
279 hereby amended to read as follows:

280 A. Beginning in ~~((1999)) 2021~~, and every ~~((fourth)) eighth~~ year thereafter the
281 executive shall transmit to the council by the ~~((first)) last~~ business day of ~~((March)) June~~
282 a proposed motion specifying the scope of work for proposed amendments to the
283 Comprehensive Plan that will occur in the following year, which motion shall include the
284 following:

285 1. Topical areas relating to amendments to policies, the land use map ~~((and/or))~~,
286 implementing development regulations, or any combination of those amendments that the
287 executive intends to consider for recommendation to the council; and

288 2. An attachment to the motion advising the council of the work program the
289 executive intends to follow to accomplish state Environmental Policy Act review and
290 public participation.

291 B. The council shall have until ~~((April 30))~~ the first business day of September 15
292 to approve the motion. In the absence of council approval, the executive shall proceed to
293 implement the work program as proposed. If the motion is approved, the work program
294 shall proceed as established by the approved motion.

Commented [JC32]: Transmittal proposed a deadline for Council action on the scoping motion for major updates to be September 1. The current timeline for Council review/action on the scoping motion is two months (March 1 – April 30). The transmittal technically carries forward that same two month window (updated with the new June 30 transmittal timeline), but the new June 30 – September 1 window now overlaps with the Council's two week summer recess. The striker accounts for that two week committee/Council standown by extending the adoption deadline to September 15.

295 C. Beginning in ~~((2000))~~ 2022 and every ~~((fourth))~~ eighth year thereafter, the
296 executive shall transmit to the council by the ~~((first))~~ last business day of ~~((March))~~ June
297 a proposed ordinance amending the Comprehensive Plan, except that the capital
298 improvement program and the ordinances adopting updates to the transportation needs
299 report and the school capital facility plans shall be transmitted no later than the biennial
300 budget transmittal and shall be adopted in conjunction with the budget. However, in
301 those years when there is only a midbiennium review of the budget, the ordinances
302 adopting the capital improvement plan and the school capital facility plans shall be
303 transmitted by October 1 and adopted no later than the midbiennium review under K.C.C.
304 4A.100.010. All transmittals shall be accompanied by a public participation note,
305 identifying the methods used by the executive to ensure early and continuous public
306 participation in the preparation of amendments. The council shall have until June 30 of
307 the following year to adopt the amendments to the Comprehensive Plan, in accordance
308 with RCW 36.70A.130.

309 SECTION 123. Ordinance 13147, Section 23, and K.C.C. 20.18.070
310 are hereby amended to read as follows:

311 A. The executive shall transmit to the council any proposed amendments for the
312 annual ~~((cycle))~~ update by the ~~((first))~~ last business day of ~~((March))~~ June, except that the
313 capital improvement program and the ordinances adopting updates to the transportation
314 needs report and the school capital facility plans shall be transmitted no later than the
315 biennial budget transmittal and shall be adopted in conjunction with the budget.
316 However, in those years when there is only a midbiennium review of the budget, the
317 ordinances adopting the capital improvement plan and the school capital facility plans

318 shall be transmitted by October 1, and adopted no later than the midbiennium review
319 under K.C.C. 4A.100.010.

320 B. All transmittals shall be accompanied by a public participation note,
321 identifying the methods used by the executive to assure early and continuous public
322 participation in the preparation of amendments.

323 C. Proposed amendments, including site-specific land use map amendments, that
324 are found to require preparation of an environmental impact statement, shall be
325 considered for inclusion in the next ~~((amendment cycle))~~ annual, two-year or eight-year
326 update cycle following completion of the appropriate environmental documents.

327 SECTION 12134, Ordinance 13147, Section 24, and K.C.C. 20.18.080 are
328 hereby amended to read as follows:

329 A. Initial subarea plans may be adopted by ordinance at any time.

330 B. The schedule for initial adoption or comprehensive updates to Community
331 Service Area subarea plans is established in the Comprehensive Plan. Adoption of
332 amendments to existing Community Service Area subarea plans may occur during annual
333 cycle Comprehensive Plan updates, as allowed in K.C.C. 20.18.030.

334 C. Adoption of comprehensive updates of existing, non-Community Service Area
335 (S) subarea plans may (be) occur during annual cycle Comprehensive Plan
336 updates, as allowed in K.C.C. 20.18.030, if initiated by motion (or by council action

337 which preceded the adoption of Ordinance 13147)). If initiated by motion, the motion
338 shall specify the scope of the plan, identify the completion date, and identify that the
339 resources necessary to accomplish the work are available. The executive will determine
340 if an additional ((funds are)) appropriation is necessary to complete the subarea plan, and

Commented [JC33]: Moved from below

Commented [JC34]: Adds allowance of amendment of subarea plans during annual cycle updates.

Commented [JC35]: Under the current code, this section applies to various types of subarea plans. The changes in the transmittal would only allow for adoption of CSA subarea plans. The Striker keeps the current allowance for other types of subarea plans, in addition to the adopt of CSA subarea plans.

Commented [JC36]: Outdated reference

341 may transmit an ordinance requesting the additional appropriation ~~((of supplemental~~
342 ~~funds)))~~ schedule is established in the Comprehensive Plan. Amendments to or
343 comprehensive updates not initiated by motion of existing, non-Community Service Area
344 subarea plans shall be considered in the same manner as amendments to the
345 ~~((e))~~ Comprehensive ~~((p))~~ Plan and shall be classified ~~((pursuant to))~~ in accordance with
346 K.C.C. ~~((20.18.040, except that comprehensive updates of subarea plans may be initiated~~
347 ~~by motion and the resulting amendments may be considered in the annual cycle))~~
348 20.18.030.

Commented [JC37]: Moved to above

Commented [JC38]: Technical correction

349 SECTION 13145. Ordinance 13147, Section 30, and K.C.C. 20.18.140 are
350 hereby amended to read as follows:

351 A. In accordance with RCW 36.70A.470, a docket containing written comments
352 on suggested plan or development regulation amendments shall be coordinated by the
353 department. The docket is the means either to suggest a change or to identify a
354 deficiency, or both, in the Comprehensive Plan or development regulation. For the
355 purposes of this section, "deficiency" refers to the absence of required or potentially
356 desirable contents of the Comprehensive Plan or development regulation and does not
357 refer to whether a development regulation addressed a project's probable specific adverse
358 environmental impacts that could be mitigated in the project review process. Any
359 interested party, including applicants, citizens and government agencies, may submit
360 items to the docket.

361 B. All agencies of county government having responsibility for elements of the
362 Comprehensive Plan or implementing development regulations shall provide a means by
363 which citizens may docket written comments on the plan or on development regulations.

364 The department shall use public participation methods identified in K.C.C. 20.18.160 to
365 solicit public use of the docket. The department shall provide a mechanism for docketing
366 amendments through the Internet.

367 1. All docketed comments relating to the Comprehensive Plan shall be reviewed
368 by the department and considered for an amendment to the Comprehensive Plan.

369 2. The deadline for submitting docketed comments is ~~((June 30))~~ December 31
370 for consideration in the ~~((amendment cycle))~~ update-cycle process for the following year.

371 3. By the ~~((first))~~ last business day of ~~((December))~~ April, the department shall
372 issue an executive response to all docketed comments. Responses shall include a
373 classification of the recommended changes as appropriate for ~~((either))~~ the annual
374 ~~updatecycle.~~ two-year updatecycle. or ~~((four))~~ the eight-year ((cycle)) update. and an
375 executive recommendation indicating whether or not the docketed items are to be
376 included in the next ~~((year's))~~ executive-recommended ~~((e))~~ Comprehensive ((p)) Plan
377 update. If the docketed changes will not be included in the next executive transmittal, the
378 department shall indicate the reasons why, and shall inform the proponent that they may
379 petition the council during the legislative review process.

380 4. By the ~~((first))~~ last business day of ~~((December))~~ April, the department shall
381 forward to the council a report including all docketed amendments and comments with an
382 executive response. The report shall include a statement indicating that the department
383 has complied with the notification requirements ~~((contained))~~ in this section. The
384 executive shall attach to the report copies of the docket requests and supporting materials
385 submitted by the proponents and copies of the executive response that was issued to the
386 proponents.

Commented [JC39]: Reflects Two-Year update option

Commented [RB40]: Superfluous.

Commented [JC41]: Adding requirement that the Executive provide the Council copies of all docket materials, including the original submittals from applicants (rather than just receiving the Executives' summary of the proposal) and copies of the letters they send back to the applicants

387 5. Upon receipt of the docket report, the council shall include all proponents of
388 docketed requests in the mailing list for agendas to all committee meetings in which the
389 Comprehensive Plan will be reviewed during the next available update. At the beginning
390 of the committee review process, the council shall develop a committee review schedule
391 with dates for committee meetings and any other opportunities for public testimony and
392 for proponents to petition the council to consider docket changes that were not
393 recommended by the executive and shall attach the review schedule to the agenda
394 whenever the Comprehensive Plan is to be reviewed.

395 6 Docketed comments relating to development regulations shall be reviewed by
396 the appropriate county agency. Those requiring a Comprehensive Plan amendment shall
397 be forwarded to the department and considered for an amendment to the Comprehensive
398 Plan. Those not requiring a Comprehensive Plan amendment shall be considered by the
399 responsible county agency for amendments to the development regulations.

400 7. The docket report shall be made available through the Internet. The
401 department shall endeavor to make the docket report available within one week of
402 transmittal to the council.

403 C. In addition to the docket, the department shall provide opportunities for
404 general public comments both before the docketing deadline each year, and during the
405 executive's review periods before transmittal to the council. The opportunities may
406 include, but are not limited to, the use of the following: comment cards, electronic or
407 posted mail, Internet, public meetings with opportunities for discussion and feedback,
408 printed summaries of comments received and twenty-four-hour telephone hotlines. The
409 executive shall assure that the opportunities for public comment are provided as early as

410 possible for each stage of the process, to assure timely opportunity for public input.

411 SECTION 14156. Ordinance 14047, Section 9, and K.C.C. 20.18.170 are hereby
412 amended to read as follows:

413 A. The total area added to the urban growth area as a result of this program shall
414 not exceed four thousand acres. The department shall keep a cumulative total for all
415 parcels added under this section. The total shall be updated annually through the plan
416 amendment process.

417 B. Proposals shall be processed as land use amendments to the Comprehensive
418 Plan and may be considered in ~~((either))~~ the annual ~~updateeyele, two-year updateeyele~~ or
419 ~~((four))~~ eight-year ((eyele)) update. Site suitability and development conditions for both
420 the urban and rural portions of the proposal shall be established through the preliminary
421 formal plat approval process.

422 C. A term conservation easement shall be placed on the open space at the time
423 the four to one proposal is approved by the council. Upon final plat approval, the open
424 space shall be permanently dedicated in fee simple to King County.

425 D. Proposals adjacent to incorporated area or potential annexation areas shall be
426 referred to the affected city and special purpose districts for recommendations.

427 SECTION 17. Severability. If any provision of this ordinance or its application to
428 any person or circumstance is held invalid, the remainder of the ordinance or the
429 application of the provision to other persons or circumstances is not affected."

430

431 Delete Attachment A, 2018 Amendments to the 2016 King County Comprehensive Plan,
432 dated March 1, 2018, and insert Attachment A, 2018 Amendments to the 2016 King

Commented [JC42]: Reflects Two-Year update option

433 County Comprehensive Plan, dated ~~June 28~~July 17, 2018. The code reviser is instructed
434 to engross changes from any adopted amendments and correct any scrivener's errors.
435 Line numbers have been added to the attachment for ease of reference; the code reviser is
436 instructed to remove line numbers in the attachment on the final version of this legislation
437 adopted by the council before presentation to the executive. The code reviser is also
438 instructed to update the header to reflect the enactment number upon final adoption.
439 Upon final adoption, Council staff is instructed incorporate adopted changes into the
440 2016 King County Comprehensive Plan, update the table of contents as necessary, and
441 provide an electronic copy to the executive.

442
443 Delete Attachment B, 2018 Amendment to the Vashon-Maury Island Community Service
444 Area Subarea Plan, dated March 1, 2018, and insert Attachment B, 2018 Amendment to
445 the Vashon-Maury Island Community Service Area Subarea Plan, dated June 26, 2018.
446 The code reviser is instructed to engross changes from any adopted amendments and
447 correct any scrivener's errors. Line numbers have been added to the attachment for ease
448 of reference. The code reviser is instructed to remove line numbers in the attachment on
449 the final version of this legislation adopted by the council before presentation to the
450 executive. The code reviser is also instructed to update the header to reflect the
451 enactment number upon final adoption. Upon final adoption, Council staff is instructed
452 incorporate adopted changes into the Vashon-Maury Island Community Service Area
453 Subarea Plan, update the table of contents as necessary, and provide an electronic copy to
454 the executive.

455

456 **EFFECT: The draft chair’s striking amendment would make the following**
457 **substantive changes to the Executive’s transmittal:**

458 **Proposed Ordinance:**

- 461 1. Adds a Finding regarding the change in docket requests over time and the goal of
462 the restructure program to improve responsiveness for unincorporated
463 communities.
- 464 2. Adds a definition for “area zoning and land use study.”
- 465 3. Adds a definition for “public review draft”, and codifies the requirement to issue a
466 public review draft for each KCCP amendment (annual updates, subarea plans,
467 and eight-year updates).
- 468 4. Modifies the definition of “subarea plan” to reflect other types of subarea plans
469 (such as community plans, neighborhood plans, and basin plans) which the
470 County has historically completed, some of which remain active.
- 471 5. Modifies the definition of “subarea study” to reflect the language in the KCCP.
- 472 6. Adds language that community service area and potential annexation area subarea
473 plans can be amended as part of an annual KCCP update.
- 474 7. Adds language that the KCCP workplan can be substantively amended as part of
475 an annual KCCP update.
- 476 8. Establishes a two-year update option, starting in 2025 (after the next eight-year
477 update in 2023). This would allow substantive changes to the KCCP every two
478 years. This option would require a motion to be passed by the Council with a
479 scope of work, would address time-sensitive issues, could include substantive
480 changes to the KCCP, and could include urban growth area boundary changes.
- 481 9. Adds language allowing a two-year update to be extended into the annual update,
482 if authorized by motion and if the issue was included in the original two-year
483 scoping motion and advertised for action in the public hearing notice.
- 484 10. Authorizes a 2020 update. As part of this:
 - 485 a. The Executive would transmit a scoping motion by October 1, 2018.
 - 486 b. The Council would review the scoping motion, and have until December
487 3, 2018 to review/amend/adopt the scoping motion.
 - 488 c. The 2020 update would be transmitted to the Council by June 28, 2019.
- 489 11. Modifies the deadline for the scoping motion initiating an eight-year update, from
490 September 1, to September 15 the year before the eight-year update is transmitted
491 to the Council.
- 492 12. As part of the annual docket report that is transmitted to the Council, requires the
493 Executive to include the original application materials and the Executive’s
494 response to the proponents.

495 **Attachment A – Amendments to 2016 KCCP:**

- 498 13. Establishes the two-year update option (same as in PO).
- 499 14. Adds language requiring DPER to coordinate with the Councilmember offices
500 that represent that CSA during subarea plan development and community
501 outreach.

- 502 15. Requires DPER issue a Public Review Draft of each subarea plan prior to
503 transmittal.
- 504 16. Adds language requiring a performance audit of the subarea planning program
505 restructure.
- 506 17. Adds language requiring a re-review of the subarea planning schedule after the
507 first set of plans are completed, as part of the 2031 eight-year update.
- 508 18. Adds language that community service area and potential annexation area subarea
509 plans can be amended as part of an annual KCCP update (same as in PO).
- 510 19. Adds language that amendments to the KCCP workplan can be amended as part
511 of an annual KCCP update (same as PO).
- 512 20. For Workplan Action 1: CSA subarea planning program:
- 513 a. Requires a public review draft to be made available prior to transmittal to
514 Council.
- 515 b. Requires DPER (rather than Executive staff) to update and coordinate with
516 the Councilmember office representing that CSA or PAA area.
- 517 21. For Workplan Action 3: TDR Amenity Funding Pilot:
- 518 a. Requires changes to the KCCP and Code to be transmitted as part of the
519 2020 update.
- 520 22. For Workplan Action 4: TDR Program Review:
- 521 a. Requires changes to the KCCP and Code to be transmitted as part of the
522 2020 update.
- 523 23. For Workplan Action 6: Alternative Housing Demonstration Project:
- 524 a. Requires demonstration project to be transmitted by June 30, 2019.
- 525 b. Requires final report and KCCP and Code amendments to be transmitted
526 by December 31, 2021.
- 527 24. For Workplan Action 8: Cottage Housing:
- 528 a. Requires changes to the KCCP and Code to be transmitted as part of the
529 2020 update.
- 530 b. Adds requirement to include an evaluation of proximity of garages to
531 dwelling units, dwelling units of varying square footages.
- 532 25. For Workplan Action 12: Plat Ingress/Egress Requirements:
- 533 a. Adds requirement to include an evaluation of distance between to entry
534 points, access for emergency vehicles, and sufficient roadway width.
- 535 26. For Workplan Action 13: Water Availability:
- 536 a. Requires final report by December 31, 2018, and changes to the KCCP
537 and Code to be transmitted as part of the 2020 update.
- 538 b. Adds requirement to coordinate with local watershed improvement
539 districts.
- 540 27. Adds new Workplan Action 14: Technology Access Study. This would determine
541 current gaps in telecommunication and cable service areas and make
542 recommendations to expand service in areas with limited access. A report would
543 be due to the Council on December 31, 2019.
- 544 28. Adds new Workplan Action 15: 2020 Comprehensive Plan “Two-Year” Update.
545 This language gives more information regarding the 2020 update described in the
546 PO.

- 547 29. Adds new Workplan Action 16: Review of Local Services Policies. This would
548 direct the Department of Local Services (currently under review as part of PO
549 2018-0312), if created, to evaluate the elements of the KCCP that relate to
550 unincorporated areas and services and make recommended policy changes to
551 better serve unincorporated area residents. A report and recommended KCCP and
552 Code changes would be required to be transmitted as part of the 2020 update.
- 553 30. Adds new Workplan Action 17: Streamlining the Comprehensive Plan. This
554 would direct the Executive to review and propose modifications to the KCCP and
555 Code with the goal “to make the Comprehensive Plan and relevant sections in
556 King County Code Title 20 more reader-friendly and accessible to a wider
557 audience, redundancies and excess detail should be minimized.” This would
558 require sharing draft changes with the Council’s lead staff for Comprehensive
559 Planning over the next 3 years, and require changes to be transmitted as part of
560 the 2023 eight-year update.
- 561 31. Adds new Workplan Action 18: Unincorporated Area Services Sustainability
562 Plan. This would require a plan that identifies methods, including land use and
563 zoning changes, to ensure the County has the financial resources to provide
564 necessary and adequate local services to unincorporated area residents. The plan
565 and proposed KCCP and Code changes would be required as part of the 2020
566 update.
- 567 32. For Workplan Action 19: PAA Annexations:
568 a. Adds a requirement to evaluate tax revenue impacts resulting from
569 annexations, annexation of roadways within PAAs, and annexation of
570 orphan roads.
571

572 **Attachment B – Amendments to Vashon-Maury Island Subarea Plan:**

573 None
574

575
576 **The draft chair’s striking amendment would also make technical and clarifying**
577 **changes to the Executive’s transmittal, including:**
578

579 **Proposed Ordinance:**

- 580
581 33. Technical corrections to references to other Ordinances.
582 34. Clarifying edits to findings regarding when subarea plans will be adopted by the
583 Council.
584 35. Modifications to the terminology, so that annual, two-year and eight-year updates
585 are consistently used throughout the Code.
586 36. Corrects date change for Vashon-Maury Island Workplan Action 1, to reflect
587 Executive’s intent that this would be transmitted in June 2022.
588 37. Clarifies that the amendments to the Vashon-Maury Island subarea plan are
589 included and attached to the KCCP.
590 38. Adds language that community service area and potential annexation area subarea
591 plans can be adopted as part of an annual KCCP update.

- |
- 592 39. Clarifies when site-specific land use map and shoreline master program map
593 amendments may be considered (during an annual, two-year or eight-year
594 update).
595 40. Clarifies when shoreline environment designations can be amended (during an
596 annual, two-year or eight-year update).
597 41. Re-ordered the language regarding the CSA subarea planning schedule
598 42. Modified the language regarding when the Executive determines that additional
599 appropriation is needed to complete a subarea plan.
600 43. Modifies the requirements for the annual docket report to reflect the two-year
601 update option.
602 44. Modifies the requirements for four-to-one proposals to reflect the two-year update
603 option.
604 45. Makes code reviser edits.
605 46. Adds severability language.
606

607 **Attachment A – Amendments to 2016 KCCP:**

- 608
609 47. Clarifies terminology around subarea plans and the planned process and schedule
610 for developing and adopting these plans.
611 48. Clarifies that subarea studies assess feasibility of zoning reclassifications, not
612 only upzones.
613 49. Modifies the language regarding what is allowed with an annual update.
614 50. Adds references to two-year update throughout, in policy and lead-in text.
615 51. Modifies Policy I-203 to reflect changes made in the PO for what is allowed with
616 an annual update.
617 52. Removes outdated reference to Benchmark Program and language regarding
618 creation of a performance measures program.
619 53. Adds language to the lead-in text for the Workplan to describe reasoning behind
620 changes to the Workplan.
621 54. Adds definitions of Area Zoning and Land Use Study, Public Review Draft and
622 Subarea Study and changes to Subarea Plan definitions to reflect those in the PO.
623

624 **Attachment B – Amendments to Vashon-Maury Island Subarea Plan:**

- 625
626 55. Clarifies the deadline for the VMI Workplan Action 1: P-suffix condition, to
627 reflect Executive's intent that this be transmitted in 2022.
628

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King County

**2018 Amendments to the
2016 King County Comprehensive Plan**

In compliance with the 2017-2018 Biennial Budget Ordinance, Ordinance 18409,
Sections 19 and 88, as amended by Ordinance 18602, Section 5, Proviso P2, and
Ordinance 18602, Section 47, Proviso P3.

Office of Performance, Strategy and Budget

March 1 July 17, 2018

28

29 *In the second paragraph of the Cover Letter, amend text as follows:*

30

31 The 2016 update is a major ~~((every four year))~~ review of the Comprehensive Plan. It builds on King County's
32 25 years of success in implementing the Growth Management Act. Since adoption of the first Comprehensive
33 Plan in 1994, the vast majority of housing growth countywide – 96 percent – has occurred in urban areas.
34 Building on this success, the 2016 plan now also responds to new critical challenges:
35

36 *In the Executive Summary, starting on page ES-5, amend text as follows:*

37

38 **Major ~~((Four-Year))~~ Update**

39 The 2016 update is a major ~~((four year))~~ review of the Comprehensive Plan and, this year marks the 25th
40 anniversary of the passage of the Growth Management Act. This landmark legislation requires jurisdictions to
41 designate an urban growth area, within which growth would be encouraged, and adopt regulations to conserve
42 resource land and environmentally sensitive areas. By almost any measure, King County has been successful in
43 realizing the broad goals of the Growth Management Act. However, success has not been easy and, looking
44 forward, the Comprehensive Plan needs to respond to new challenges, such as equitable access to opportunity,
45 reducing carbon pollution and responding to climate impacts, addressing housing affordability and strengthening
46 mobility. To address these, **the following updates are included in the 2016 Comprehensive Plan.**
47

48 *In Chapter 1 Regional Growth Management Planning, on page 1-8, amend text as*
49 *follows:*

50

51 Community Service Area Subarea plans, ~~((including))~~ as well as other community plans and basin plans, focus
52 the policy direction of the Comprehensive Plan to a smaller geographic area (see Chapter 11 Community Service
53 Area Subarea Planning, for information on ~~these large~~-scale subarea land use plans for rural and urban
54 unincorporated communities in King County). Smaller-scale studies, known as area zoning and land use
55 studies, per King County Code,⁵ are focused on adoption or amendment of land use and zoning maps on an area
56 wide basis rather than the broad range of topics that are addressed in a full subarea plan. Examples of subarea
57 plans and area zoning studies include the Duwamish Coalition Project, White Center Action Plan, Fall City
58 Subarea Plan, the East Redmond Subarea Plan, and planning efforts within a watershed or basin. Development
59 of subarea plans are guided by the following policy as well as other applicable policies of the Comprehensive
60 Plan and provisions in the King County Code.⁶
61

Commented [JC1]: Technical edits

62 **In Chapter 1 Regional Growth Management Planning, on page 1-9, amend text as**
63 **follows:**

64
65 In addition to subarea plans and area zoning and land use studies, King County's land use planning also includes
66 other planning processes. These include Comprehensive Plan policy directed subarea studies, such as the
67 establishment of new community business centers, adjusting Rural Town boundaries, or assessing the feasibility
68 of ~~((upzoning)) zoning reclassifications~~ in urban unincorporated areas. Subarea studies are focused on specific
69 areas of the County, but do not look at the range of issues that a subarea plan would include. In some cases, an
70 area zoning and land use study may suffice to meet the requirements of the policies. In addition, there are Site
71 Specific Land Use Amendments and Zone Reclassifications,⁶ which are site specific processes that involve
72 County staff review and recommendations, a public hearing and recommendation by a Hearing Examiner and a
73 decision by County Council. These must be consistent with the Comprehensive Plan or ~~be~~ proposed with
74 amendments during the Plan update process.

Commented [JC2]: Technical clarification, as this could include upzoning and/or downzoning.

76 **In Chapter 1 Regional Growth Management Planning, on page 1-11, amend text as**
77 **follows:**

78
79 The Growth Management Act allows local comprehensive plan amendments to be considered once each year. In
80 King County, those annual amendments allow ~~((technical)) limited changes only, except for once every~~
81 ~~((four))eight~~ years. Then, during the "~~((Four))Eight~~-Year Cycle review process," substantive changes to policies
82 ~~land use designations)) and amendments to the Urban Growth Area boundary can be proposed and adopted. A~~
83 ~~smaller-range of substantive changes to policies and amendments to the Urban Growth Area boundary may also~~
84 ~~be considered once every two years, but only if authorized by motion and included in the scope of a "Two-Year~~
85 ~~Cycle" update.~~ These provisions are detailed in King County Code Title 20.18. Additional information and
86 policies are found in Chapter 12, Implementation, Amendments and Evaluation.

Commented [JC3]: Technical clarification: now that we're doing subarea planning during annual updates, "limited changes" is more accurate than "technical changes"

Commented [JC4]: Technical clarification: changes to land use designations are NOT limited to major updates. They can occur during annual cycle as long as they don't require substantive changes to policies or amend the UGA boundary – both of which are already called out under major updates.

Commented [JC5]: Reflects creation of the Two-Year update option

88 **In Chapter 1 Regional Growth Management Planning, starting on page 1-23, amend**
89 **text as follows:**

90
91 **Chapter 11: Community Service Area Subarea Planning**
92 This chapter uses King County's seven Community Service Areas as the framework for its renewed subarea
93 planning program that offers long-range planning services to unincorporated communities. The majority of King
94 County's community plans ~~((except for the Fall City, West Hill and White Center Plans))~~ are no longer in effect
95 as separately adopted plans.⁷ In many cases, however, the plans contain valuable historical information about
96 King County's communities and often provide background for the land uses in effect today. Policies from the

Commented [JC6]: Technical change to more accurately reflect the status of current plans.

⁷ The plans currently in effect are the West Hill Community Plan, White Center Community Action Plan, Fall City Subarea Plan, and the Vashon-Maury Island Community Service Area Subarea Plan.

Attachment A to Proposed Ordinance 2018-~~XXX~~0153

97 community plans were retained as part of the Comprehensive Plan to recognize the unique characteristics of
98 each community and to provide historical context. This chapter will be updated, where appropriate, to reflect the
99 new Community Service Area subarea plans as they are adopted.

100
101 **Chapter 12: Implementation, Amendments and Evaluation**

102 The Comprehensive Plan policies, development regulations and Countywide Planning Policy framework have
103 been adopted to achieve the growth management objectives of King County and the region. This chapter
104 describes the county's process for amending the Comprehensive Plan and outlines and distinguishes the annual
105 cycle, two-year cycle, and the ~~((four))~~eight ~~((-))~~-year-cycle amendments. The chapter identifies a series of major
106 Workplan actions that will be undertaken between the major update cycles to implement or refine provisions
107 within the Plan. This chapter further explains the relationship between planning and zoning.

Commented [JC7]: Reflects creation of the Two-Year update option

108
109 ***In Chapter 2 Urban Communities, on page 2-32, amend policy as follows:***

110
111 **U-183** King County should actively pursue designating urban separators in the
112 unincorporated area and work with the cities to establish permanent urban
113 separators within the ~~((unincorporated))~~incorporated area that link with and
114 enhance King County's urban separator corridors.

115
116 ***In Chapter 3 Rural Areas and Natural Resource Lands, starting on page 3-35, amend
117 text as follows:***

118
119 There are three existing industrial areas in the Rural Area containing multiple industrial uses on several sites.
120 One is located within the southwest portion of the Town of Vashon. The second is a designated industrial area
121 adjacent to the Rural Neighborhood Commercial Center of Preston. The Preston Industrial Area recognizes an
122 existing concentration of industrial uses that contributes to the economic diversity of the Rural Area, but
123 expansion of this industrial area beyond the identified boundaries is not permitted (see ~~((Countywide Planning))~~
124 Policy CP-~~((942))~~547). The third industrial area is located along State Route 169 on lands that have been and
125 continue to be used as for industrial purposes and have a designation as a King County Historic Site.

126
127 ***In Chapter 3 Rural Areas and Natural Resource Lands, starting on page 3-72, amend
128 policy as follows:***

129
130 **R-683** King County may update the Mineral Resources Map to identify additional
131 Potential Mineral Resource Sites only during the ~~((four))~~eight-year
132 Comprehensive Plan amendment cycle, or during a two-year amendment

Attachment A to Proposed Ordinance 2018-~~XXX~~015b

eyeupdate if included in the scope of the motion authorizing the two-year update.

Commented [JC8]: Reflects creation of the Two-Year update option

In Chapter 3 Rural Areas and Natural Resource Lands, starting on page 3-58, amend policy as follows:

R-650a The Snoqualmie Valley Agricultural Production District is the first Agricultural Production District to undergo a watershed planning effort called for in R-650. King County shall implement the recommendations of the Snoqualmie Fish, Farm and Flood Advisory Committee. The recommendations of the task forces and other actions identified in the final Advisory Committee Report and Recommendations will form the basis for a watershed planning approach to balance fish, farm and flood interests across the Snoqualmie Valley Agricultural Production District and an agreement on protecting a defined number of acres of agricultural land. The Advisory Committee, or a successor committee, will monitor progress of the task forces and will reconvene to evaluate the watershed planning approach to balancing interests prior to the next Comprehensive Plan Update. The policy issues and recommendations outlined in the Snoqualmie Fish, Farm, Flood Advisory Committee Report and Recommendations are largely specific to the Snoqualmie Valley and are not intended to be applied broadly in other Agricultural Production Districts. Future Fish, Farm, Flood efforts focused in other Agricultural Production Districts will need to go through their own processes to identify barriers to success for all stakeholders in these geographic areas. R-649 continues to apply to the Snoqualmie Valley Agricultural Production District until the watershed planning effort outlined in the Fish, Farm and Flood recommendations is complete. A policy reflecting the outcome of this effort shall be included in the next ~~((four))~~ eight-year cycle Comprehensive Plan Update.

In Chapter 8 Transportation, starting on page 8-7, amend text as follows:

The Strategic Plan for Road Services defines the vision and mission for the King County Department of Transportation's Road Services Division. The Strategic Plan for Road Services provides detailed direction for the response to the many complex challenges, including two trends that have had significant impacts on the county's road services. One is that annexations, consistent with the goals of the Growth Management Act, have reduced the urban unincorporated area and therefore the tax base that supports the unincorporated road system has shrunk significantly. By ~~((2020))~~2023, when the next major Comprehensive Plan update is ~~((developed))~~ completed, Road Services Division's responsibilities will likely focus almost entirely on the Rural Area and Natural Resource Lands. A second trend is the decline in County road funding, described in greater detail in

Commented [JC9]: Technical correction

172 Section IV. The Strategic Plan for Road Services guides the Road Services Division as it is faced with the
173 consequences of a smaller service area and reduced funding and seeks to manage the unincorporated King
174 County road system through focused investment of available resources to facilitate the movement of people,
175 goods and services, and respond to emergencies.

176
177 *In Chapter 10 Community Service Area Subarea Planning, starting on page 10-15,*
178 *amend text as follows:*

179
180 The mission of the Rural Economic Strategies Plan is to advance the long-term economic viability of the Rural
181 Area and Natural Resource Lands, with an emphasis on farming, forestry, and other rural businesses consistent
182 with the unique character of rural King County. The mission is accomplished by initiating and implementing
183 specific strategies and actions to support and enhance rural economic viability. Rural businesses generally fall
184 into six rural economic clusters and each cluster is supported by specific strategies and actions to strengthen
185 and/or enhance it. The clusters are: Agriculture, Forestry, Equestrian, Home-Based Businesses (i.e., those home
186 occupations that are allowed on lands designated Agriculture, Forestry and Rural Area), Recreation and
187 Tourism, Commercial and Industrial Rural Neighborhood Commercial Centers, Rural Towns, and Cities in the
188 Rural Area. Consistent with CP-((942))539, found in Chapter 11, Community Service Area Subarea Planning,
189 no expansion of industrial land use or zoning is allowed within the Rural Town of Fall City.

190
191
192 *In Chapter 11 Community Service Area Subarea Planning, starting on page 11-2,*
193 *amend text as follows:*

194

195 **A. Planning Framework and Geography**

196 Beginning with the 2016 Comprehensive Plan the geographical boundaries of the County's seven Community
197 Service Areas will be used as the framework for subarea plans created and amended from that point forward.

198 Subarea plans will be developed for the six ~~Rural Area~~ rural Community Service Areas, and for the five
199 remaining large urban unincorporated potential annexation areas. The focus of subarea plans will be on land use
200 issues in these subarea geographies.

201

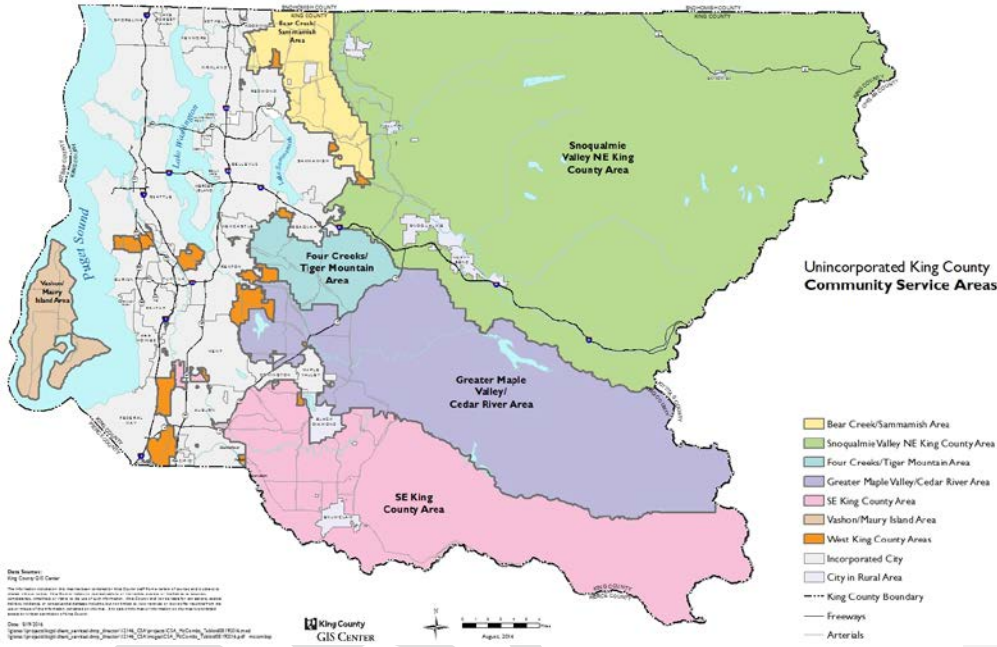
202 There are a number of key benefits to defining subarea planning boundaries to be coterminous with the
203 Community Service Area boundaries. This structure organizes the County's unincorporated planning area into
204 fewer and more manageable territories so that updates of the plans can occur within a shorter time horizon.
205 Using the Community Service Area boundaries also aligns land use planning with other county services and
206 programs thereby increasing consistency between planning and public service delivery. Finally, since the last
207 round of subarea planning in 1994 there have been numerous major annexations and incorporations which mean

Commented [JC10]: Technical change: "Rural Area" is not accurate, as it does not include Natural Resource Lands. Subarea plans would include resource lands, so "rural" is the appropriate term here.

Attachment A to Proposed Ordinance 2018-~~XXX015~~

208 some subareas are now largely within the jurisdiction of cities and thus the County now has just a regional,
 209 rather than local, planning role in those areas.

210
 211 **Figure: Community Service Areas Map**



212
 213
 214
 215 The following table illustrates how the Community Service Area geography aligns with the former Community
 216 Planning Area geography; this is provided to identify how the existing policies are re-assigned into the new
 217 geographic structure.

Community Service Area	Includes parts of the following former Community Planning Areas
Bear Creek / Sammamish Area	Bear Creek, Northshore, East Sammamish
Four Creeks / Tiger Mountain Area	Tahoma Raven Heights, Snoqualmie
Greater Maple Valley / Cedar River Area	Tahoma Raven Heights, Soos Creek, East King County, Snoqualmie
SE King County Area	Enumclaw, Tahoma Raven Heights, East King County, Soos Creek
Snoqualmie Valley / NE King County Area	Snoqualmie, East King County, East Sammamish

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Vashon / Maury Island	Vashon
West King County Areas (<i>unincorp. urban</i>)	Portions of 10 Community Planning Areas

219
220 While there are differences among the Community Service Areas in terms of their boundaries, range of land
221 uses, annexation issues, and more, using this accepted geography will ensure the entire unincorporated portion
222 of the county receives some level of planning on a regular cycle. This includes a regular assessment of the
223 Community Service Area's goals, population changes, new development, employment targets and similar
224 demographic and socioeconomic indicators. These assessments are called Community Service Area Subarea
225 Plans. To address the unique issues in each geography, Community Service Area subarea plans may also have
226 more refined, ~~((cross discipline, and localized))~~ land use focuses on rural town centers, urban neighborhoods, or
227 corridor approaches.

228
229 ~~(((The high level review along with more detailed land use planning will be guided by a series of criteria such as~~
230 ~~community interest, social equity, funding, and new development.))~~ Equity and social justice principles will play
231 a particularly key role during subarea plan public engagement activities. People of color, low-income residents,
232 and populations with limited English proficiency will be informed and offered equitable and culturally-
233 appropriate opportunities to participate in its planning process. ((The anticipated length of each detailed subarea
234 plan will be based on the extent and complexity of the work described in each scope.)) The anticipated duration
235 of each subarea planning process will be two years, which includes time for community engagement, plan
236 development, and Council review and adoption.

Commented [JC11]: Technical correction: 2018 transmittal included the same paragraph twice but made different changes in each; striker keeps the paragraph with changes as intended by the Exec.

237
238 The high level review along with more detailed land use planning will be guided by a series of criteria such as
239 community interest, social equity, funding, and new development. Equity and social justice principles will play
240 a particularly key role during subarea plan public engagement activities. People of color, low-income residents,
241 and populations with limited English proficiency will be informed and offered equitable and culturally-
242 appropriate opportunities to participate in its planning process. ~~(((The anticipated length of each detailed subarea~~
243 ~~plan will be based on the extent and complexity of the work described in each scope.))~~

Commented [JC12]: Moved last sentence to below re: more appropriate location in plan

244
245 **B. Planning Schedule**

246 Below is the schedule for subarea planning using the Community Service Area geography. Reviewing all
247 ~~((seven))~~ six Rural Area rural Community Service Area subareas and five large urban Potential Annexation Areas
248 over the course of an ((eight)) approximately thirteen year period (while pausing the subarea planning process
249 during the Eight-Year update of the Comprehensive Plan) at both the broad, policy level and at the local,
250 community level with detailed planning will facilitate a more equitable planning process. The plan sequencing
251 was determined by subarea plans already underway, the ability to partner with other jurisdictions, anticipated
252 land use changes within a Community Service Area, and striving for a countywide geographic balance in
253 alternating years. The anticipated duration of each subarea planning process will be two years, which includes
254 time for community engagement, plan development, and Council review and adoption.

Commented [JC13]: Technical change: "Rural Area" is not accurate, as it does not include Natural Resource Lands. Subarea plans would include resource lands, so "rural" is the appropriate term here.

Commented [JC14]: Moved from above re: more appropriate location in plan

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255
256 ((

Year	Community Service Area	Other Planning
2016	Vashon-Maury Island CSA	Major Comp. Plan Update
2017	West King County CSA – Skyway-West Hill, and North Highline	
2018	Snoqualmie Valley/Northeast King County CSA	
2019	Greater Maple Valley/Cedar River CSA	
2020	West King County CSA - Fairwood	Major Comp. Plan Update
2024	Bear Creek/ Sammamish CSA	
2022	Southeast King County CSA	
2023	Four Creeks/Tiger Mountain CSA	

257))
258

Schedule of Community Service Area & Major Potential Annexation Area Subarea Plans

Planning Year	Adoption Year	Geography	Other Planning
2018-19	2019-20	Skyway West Hill PAA	
2019-20	2020-21	North Highline PAA	Potential Two-Year Comp. Plan Update
2020-21	2021-22	Snoqualmie Valley/NE King CSA	
2021-22	2022-23	<i>No Subarea Plan</i>	Eight-Year Comp. Plan Update
2022-23	2023-24	Greater Maple Valley/Cedar CSA	
2023-24	2024-25	Fairwood PAA	Potential Two-Year Comp. Plan Update
2024-25	2025-26	Bear Creek/ Sammamish CSA	
2025-26	2026-27	Southeast King County CSA	Potential Two-Year Comp. Plan Update
2026-27	2027-28	Four Creeks/Tiger Mountain CSA	
2027-28	2028-29	East Renton PAA	Potential Two-Year Comp. Plan Update
2028-29	2029-30	Federal Way PAA	
2029-30	2030-31	<i>No Subarea Plan</i>	Eight-Year Comp. Plan Update

Commented [JC15]: Technical edits throughout chart to provide more clarity

259
260 *Note: The ~~p~~Planning Year is a 12-month, July to June process. ~~starts in July and plan adoption is intended to occur in June~~
261 ~~two years later~~The adoption year is a 12-month, July to June process.*

Commented [JC16]: Technical edits to provide additional clarity

262
263 Department of Permitting and Environmental Review staff will update and coordinate with the Councilmember
264 office(s) representing the applicable geography throughout each subarea plan development and community

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265 [outreach process](#). This coordination will include the Department making a Public Review Draft of each
 266 subarea plan available to the public and the Council for comment prior to finalizing the plan for transmittal.

267
 268 For each of the Community Service Area subarea planning processes, the subarea plans included in Motion
 269 14351, which adopted the scope of work for the 2016 King County Comprehensive Plan, shall be included. This
 270 includes the following adopted scopes of work:

Commented [JC17]: Taken from similar language re: working with CM offices during subarea plan development in Chapter 12 in Workplan Action 1 - clarified to reflect DPER as subarea planning lead. Adding here for additional emphasis.

Commented [JC18]: Formalizing the inclusion of Public Review drafts as an element of the Executive's plan development process – which is referenced in Motion 15142 (report on restructure of the subarea planning process) but was not included in the Comp Plan itself

Study in Motion 14351	Community Service Area
<p>Snoqualmie Pass Subarea Plan:</p> <p>Initiate a subarea plan for Snoqualmie Pass rural town and ski area. The subarea plan should be developed in collaboration with Kittitas County, evaluate and address the current and future housing and economic development needs of this growing community, and include outreach with the local community in its development.</p>	<p>Snoqualmie Valley/Northeast King County CSA</p>
<p>(Vashon Subarea Plan:</p> <p>Initiate an update to the Vashon Town Plan, and incorporate the updated subarea plan into the Comprehensive plan. The updated subarea plan should include zoning and regulations that: address community and business needs, improve economic vitality and quality of life of its residents, and have included the outreach with the local community in their development.</p>	<p>West King County CSA – Vashon-Maury Island CSA))</p>
<p>Highline Subarea Plan:</p> <p>Initiate an update to the Highline Community Plan, and incorporate the updated subarea plan into the Comprehensive Plan. The updated subarea plan should include zoning and regulations that: address the historic wide gaps in equity of infrastructure investments and services; facilitate the revitalization of its neighborhoods, local economy, and quality of life of its residents; and have included outreach with the local community in their development.</p>	<p>West King County CSA – North Highline</p>
<p>Cedar Hills/Maple Valley Subarea Plan:</p> <p>Initiate a subarea plan for the "Cedar Hills/Maple Valley" area. Review land use designations and implementing zoning on parcels 2823069009, 2923069019, 2923069080, 2923069082, 2923069083, 2923069084, 3223069001, 3223069003, 3223069068, 3323069027, 3323069030, and 3323069042 and the surrounding area, which has long-standing industrial and resource material processing uses. Study and make recommendations on the potential long-term land uses for this area, including coordination with the County's planning on future closure of the adjacent Cedar Hills landfill. Include evaluation of options for land uses other than mining, including residential uses, non-residential uses; whether a four-to-one</p>	<p>Four Creeks/Tiger Mountain CSA</p>

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proposal is appropriate for this area; and outreach with the local community in its development.	
--	--

271
272 The schedule above ensures that subarea plan goals and objectives are up-to-date and relevant based on current
273 and future needs. ~~((The approach ensures that geographically logical areas are studied, resulting in a better
274 understanding of cumulative impacts. The approach also allows the opportunity for routine updates of subarea
275 trends and demographics to ensure that recommendations are current, relevant, and viable.))~~ Within this larger
276 structure, if a property owner has an interest in a land use change outside of this planning cycle, they are able to
277 use the existing land use processes. Property owners can submit for a Site Specific Land Use Amendment or
278 Zone Reclassification, per King County Code 20.18.050 and 20.20 respectively. If a significant land use issue
279 arises in a ~~((CSA))~~ Community Service Area outside of the planning cycle, the cycle may be adjusted.

280
281 In consideration of the restructure of the subarea planning program adopted in 2018, the County will evaluate
282 initiating a performance audit of the program once the restructure has been implemented. Additionally,
283 following the completion of the first thirteen-year subarea planning cycle, the subarea planning schedule for
284 developing and adopting updates to the subarea plans moving forward will be reviewed as part of the 2031 major
285 Comprehensive Plan update. This review will include evaluation of whether the subarea plan update schedule
286 and process can be condensed from its current thirteen-year planning cycle.

Commented [JC19]: Added to show intent for a performance audit of subarea planning program.

In order to actually achieve this, the Council will eventually have to:
1. work with the auditor to add this to their fall 2020 work plan and/or adopting proviso to the auditor's 2019-20 budget

287

288 **C. Background**

289 Between 1973 and 1994 King County prepared community plans for 12 subareas of unincorporated King
290 County. The first generation of community plans, substantially completed by 1984, were used to implement the
291 county's 1964 Comprehensive Plan, and consisted of detailed land use policies, area zoning, and lists of capital
292 projects (primarily roads and parks) for each planning area. The second generation of community plans, from
293 1985 to 1994, implemented many concepts of the 1985 King County Comprehensive Plan (for example
294 low-density zoning for Rural Areas, Natural Resource Lands and environmentally sensitive areas, higher urban
295 residential densities, and development guidelines for major urban activity centers such as Kenmore) that were
296 carried over to the 1994 King County Comprehensive Plan.

297
298 Under King County's pre-Growth Management Act planning system, if a community plan conflicted with the
299 comprehensive plan, the community plan governed. Under the Growth Management Act, the comprehensive
300 plan prevails over "subarea" plans (RCW 36.70A.080(2)). The 1994 King County Comprehensive Plan spelled
301 out the relationship between the comprehensive plan and community plans and directed the county to review
302 community plans and repeal or revise them to eliminate conflicts. The county has reviewed the community
303 plans adopted between 1973 and 1994 and determined that, while most community plans' policies are redundant
304 (or, in a few cases, in conflict with the 1994 Comprehensive Plan), some are area-specific or issue-specific and
305 should be readopted as part of the comprehensive plan.

306

Commented [JC20]: Added to direct future evaluation of consolidating future updates of subarea plans into a shorter schedule

307 Although the majority of the community plans ~~((except for Fall City, West Hill and White Center))~~ are no
308 longer in effect as separately adopted plans,¹ in many cases the published plan documents contain valuable
309 historical information about King County's communities and other information that provides background for the
310 policies listed below and for the portions of the local pre-Growth Management Act area zoning that remain in
311 effect. The following sections of this chapter will be updated, as appropriate, to reflect the new Community
312 Service Area subarea plans as they are adopted.

Commented [JC21]: Technical change to more accurately reflect the status of current plans.

314 ***In Chapter 11 Community Service Area Subarea Planning, starting on page 11-39,***
315 ***amend policy as follows:***

317 VII. West King County Area

318
319 As noted on the Community Service Areas map at the beginning of this chapter, the West King County Area is
320 comprised of approximately ~~((twelve))~~five separate major unincorporated areas within the Urban Growth
321 Boundary; these are all Potential Annexation Areas for several cities, including Federal Way, Seattle(~~(,))~~ and
322 Renton(~~(, Kent, Redmond and Sammamish))~~). In addition, there are over *one hundred* other smaller areas that are
323 affiliated with or adjacent to ~~Kent, Auburn, Issaquah, Sammamish, Redmond, Kenmore~~ and others.

324
325 King County's approach is that all of these areas annex into the affiliated cities or, for those areas not affiliated,
326 the most logical adjacent city. As subarea planning occurs, adjacent cities will be encouraged to participate.
327 Policies guiding these areas are found both in Chapter 2: Urban Communities in the Potential Annexation Area
328 section as well as in other annexation policies found in chapters throughout the Comprehensive Plan. For the
329 areas at the edge of the urban growth boundary, policies in other parts of this chapter may be relevant since the
330 historical Community Plans often included these edge communities. This is further described below.

332 Background

333 The estimated population in this CSA in 2014 was approximately 113,000. The West King County CSA
334 consists of separate unincorporated areas that were once part of larger areas with their own community
335 plans. Today's fragmented pattern of unincorporated urban areas is the result of incorporations and
336 piecemeal annexations since the community planning process began in the mid-1980s.

337
338 The West Hill Community Plan and White Center Community Plan, applying to portions of the original
339 Highline Community Plan, were the last plans adopted by King County (West Hill in 1993, White Center

¹ [The plans currently in effect are the West Hill Community Plan, White Center Community Action Plan, Fall City Subarea Plan, and the Vashon-Maury Island Community Service Area Subarea Plan.](#)

340 in 1994). They were prepared in conformance with the Growth Management Act (GMA) and are already
341 incorporated as part of the 1994 King County Comprehensive Plan.

342

343 **A. East Federal Way Potential Annexation Area**

344 Work on the Federal Way Community Plan and/or amendments occurred from 1972 to 1975, 1977 to 1980, and
345 1984 to 1986. Federal Way was part of the first generation of community plans in the county that were adopted
346 separately from their implementing area zoning. After these experiences, the county decided to adopt both
347 together to avoid going through essentially the same decisions twice for each community. The City of Federal
348 Way incorporated in 1990, removing most of the planning area from the county's jurisdiction. None of the
349 Federal Way Community Plan or its amendments are readopted.

350

351 **B. Fairwood and East Renton Potential Annexation Areas**

352 Fairwood and East Renton are adjacent to the City of Renton and are within the city's potential annexation area.
353 Over the past decade, small portions (typically at the subdivision scale) have annexed to the city in a piecemeal
354 fashion. The Fairwood area has approximately 23,000 residents. The Fairwood area was completely within the
355 historical Soos Creek Planning Area, which is now part of both the Greater Maple Valley/Cedar River and the
356 West King County Community Service Areas. This means that the general annexation policies in the
357 comprehensive plan, as well as the Greater Maple Valley/Cedar River area policies are relevant to this area.

358

359 The East Renton area has approximately 6,500 residents. The East Renton area was completely part of the
360 historical Newcastle Planning Area, which is now part of both the Four Creeks/Tiger Mountain and West King
361 County Community Service areas. This means that the general annexation policies in the comprehensive plan, as
362 well as the Four Creeks/Tiger Mountain area policies are relevant to this area.

363

364 **C. North Highline and White Center Potential Annexation Areas**

365 Highline has one of the longest histories of any community planning area. Between its original adoption in 1976
366 as the "SeaTac Communities Plan" and adoption of the 1994 King County Comprehensive Plan, the Highline
367 Community Plan has been updated or amended 13 times, and has been partially or wholly replaced by plans for
368 smaller areas within Highline (e.g., West Hill, Burien Activity Center, White Center Community Action Plan,
369 and SeaTac). The City of SeaTac incorporated in 1990, the City of Burien incorporated in 1993, and numerous
370 portions of the planning area have been annexed by Tukwila and Des Moines. Although the planning area as a
371 whole has grown slowly since 1970, the incorporations and annexations have resulted in a significant decrease in
372 the unincorporated area population. Because the majority of the area has now transitioned into cities, none of
373 the Highline Community Plan is readopted with the exception of West Hill and White Center, which were
374 adopted in 1994 as part of the comprehensive plan but published separately.

375

376 The White Center Plan was adopted by King County in 1994, and as such was prepared in conformance with the
377 Growth Management Act and incorporated as part of the 1994 King County Comprehensive Plan.
378

379 **D. West Hill – Skyway Potential Annexation Area**

380 The West Hill Plan was adopted by King County in 1993, and as such was prepared in conformance with the
381 Growth Management Act and incorporated as part of the 1994 King County Comprehensive Plan.
382

383 In 2014, the County adopted Motion 14221, which called for a comprehensive update to the West Hill
384 Community Plan. Around this same time, the County was also providing technical assistance to a community-
385 led effort to update some elements of the Community Plan. This community-led effort resulted in the
386 development of a local Action Plan, which was proposed to be an addendum to the existing Community Plan.
387 Since then, the County reinitiated its Subarea Planning Program – and, as a result, the County now has resources
388 available to comprehensively review the Community Plan, consistent with Motion 14221. The County will work
389 with the community to review the proposed Action Plan and to update the Community Plan within the context
390 of the new Subarea Planning Program. ~~((Aa))~~A process to update to the Community Plan will be initiated in
391 approximately July 2018, with adoption anticipated in June 2020~~((transmitted by the Executive to the Council
392 by March 1, 2018 and will be considered by the Council as part of the 2018 Comprehensive Plan update)).~~
393

394 ***In Chapter 12 Implementation, Amendments and Review, starting on page 12-1,
395 amend text as follows:***
396

The Comprehensive Plan policies, development regulations and countywide policy framework have been adopted to achieve the county and region's growth management objectives. This chapter describes the tools, processes and procedures used to implement, amend and review the Comprehensive Plan.

The chapter explains the relationship between planning and zoning, lists the incentives programs, identifies actions that will be undertaken between major updates to implement or refine provisions within the Comprehensive Plan, and outlines and distinguishes between annual update cycles, ~~two-year update cycles, and ((four))eight((-))-~~ year cycle amendments.

Commented [JC22]: Added to reflect creation of Two-Year update option

397
398

399 **In Chapter 12 Implementation, Amendments and Review, starting on page 12-4,**
400 **amend text and policy as follows:**

401
402 The Comprehensive Plan amendment process includes an annual cycle, a two-year cycle, and ~~((a-four))an~~
403 eight-year cycle. The annual cycle generally is limited to those amendments that propose technical changes and
404 initial adoption of or amendments to subarea plans. The ~~((four-year))~~Eight-Year cycle is designed to address
405 amendments that propose substantive changes. The two-year cycle is an optional process that allows for
406 consideration of a smaller range of substantive changes, but only if initiated by motion. This amendment
407 process, based on a defined cycle, provides the measure of certainty and predictability necessary to allow for new
408 land use initiatives to work. By allowing annual eyeupdate and two-year eyeupdate amendments, the process
409 provides sufficient flexibility to account for technical adjustments or changed circumstances. The process
410 requires early and continuous public involvement and necessitates meaningful public dialogue.

Commented [JC23]: Edits to reflect creation of Two-Year update option

411
412 King County has established a docket process to facilitate public involvement and participation in the
413 Comprehensive Plan amendment process in accordance with RCW 36.70A.470. Parties interested in proposing
414 changes to existing Comprehensive Plan policies, development regulations, land use designations, zoning, or
415 other components of the Comprehensive Plan can obtain and complete a docket form outlining the proposed
416 amendment. Docket forms are available via the King County website.

417
418 **I-201 The amendment process shall provide continuing review and evaluation of**
419 **Comprehensive Plan policies and development regulations.**

420
421 **I-202 Through the amendment process, King County Comprehensive Plan policies and**
422 **supporting development regulations shall be subject to review, evaluation, and**
423 **amendment according to an annual cycle, a two-year cycle, and ~~((a-four)) an~~**
424 **eight-year cycle in accordance with RCW 36.70A.130 (1) and (2).**

Commented [JC24]: Edits to reflect creation of Two-Year update option

425
426 **I-203 Except as otherwise provided in this policy, the annual cycle shall not consider**
427 **proposed amendments to the King County Comprehensive Plan that require**
428 **substantive changes to Comprehensive Plan policies and development**
429 **regulations or that alter the Urban Growth Area Boundary. Substantive**
430 **amendments may be considered in the annual amendment cycle only if to**
431 **consider the following:**
432 **a. A proposal for a Four-to-One project that changes the Urban Growth**
433 **Area Boundary;**
434 **b. An amendment regarding the provision of wastewater services to a Rural**
435 **Town. Such amendments shall be limited to policy amendments and**
436 **adjustments to the boundaries of the Rural Town as needed to**
437 **implement a preferred option identified in a Rural Town wastewater**
438 **treatment study;**

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- c. Amendments necessary for the protection and recovery of threatened and endangered species; ~~((or))~~
- d. Adoption of amendment to, or updates of Community Service Area and Potential Annexation Area subarea plans;
- e. Amendments to the workplan; or
- d.f. Amendments to update the Comprehensive Plan schedule to respond to adopted ordinances to improve alignment with the Growth Management Act, multicounty and countywide planning activities.

Commented [JC25]: Allows amendments to subarea plans on an annual basis

Commented [AE26]: Allows amendments to the workplan with an annual update

Commented [AE27]: Allows amendments to the Comp Plan schedule with an annual update

I-204

The ~~((four))~~eight-year cycle shall consider proposed amendments that could be considered in the annual cycle and also those outside the scope of the annual cycle, proposed amendments relating to substantive changes to Comprehensive Plan policies and development regulations, and proposals to alter the Urban Growth Area Boundary in accordance with applicable provisions of Countywide Planning Policies. A smaller-range of substantive changes to policies and amendments to the Urban Growth Area boundary may also be considered once every two years, but only if authorized by motion and included in the scope of a "Two-Year-Cycle" update.

Commented [JC28]: Edits to reflect creation of Two-Year update option

In Chapter 12 Implementation, Amendments and Review, starting on page 12-6, amend text and policy as follows:

458
459
460

III. Review and Evaluation

461

In accordance with the Growth Management Act, King County and its cities will work together to employ an established review and evaluation program ~~((through the King County Benchmark Program))~~, as provided by the King County Countywide Planning Policies. The purpose of the program ~~((is))~~ will be to determine whether the county and its cities are achieving urban densities within urban growth areas by comparing growth and development assumptions, targets, and objectives contained in the Countywide Planning Policies and the county and city comprehensive plans with actual growth and development in the county and cities.

Commented [JC29]: The Benchmark Program no longer exists. The GMPC still needs to "work together to employ an established review and evaluation program". The language is updated to reflect this current status.

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In partnership with the King County Growth Report, the King County Buildable Lands Report and supplementary monitoring of the King County Comprehensive Plan, the ~~((King County Benchmark Program collects and reviews))~~ County and its cities will review information relating to and including, but not limited to, the following:

Commented [JC30]: The Benchmark Program no longer exists. The GMPC still needs to "work together to employ an established review and evaluation program". The language is updated to reflect this current status.

473
474
475

- Urban densities;
- Remaining land capacity;
- Growth and development assumptions, targets, and objectives;

- 476 • Residential, commercial, and industrial development;
- 477 • Transportation;
- 478 • Affordable housing;
- 479 • Economic development; and
- 480 • Environmental quality.

481
482 As outlined in the Workplan section of this chapter, in preparation for the ~~((2020))2023~~ Comprehensive Plan
483 update, King County intends to develop a new performance measures program to replace the current Benchmark
484 Program.

Commented [JC31]: Deleted as this work has already been completed via the new Performance Measures Program that was created in 2017 via Motion 15014.

485
486 **In Chapter 12 Implementation, Amendments and Review, starting on page 12-11,**
487 **amend text as follows:**

488 489 **VI. 2016 Comprehensive Plan Workplan**

490 A new feature of the 2016 Comprehensive Plan is this Workplan section. While Workplan tasks have
491 accompanied the Comprehensive Plan as part of the adoption process by the County Council, these tasks
492 were historically included with the Ordinance rather than inside of the Comprehensive Plan. In the 2016
493 Comprehensive Plan, these tasks will be included in the body of the document. Workplan tasks work in
494 conjunction with the other tools discussed in this chapter, such as regulations, incentive programs, and
495 other core regional planning and implementation activities. Each Workplan item includes a summary
496 description, general timeline and anticipated outcomes. In the 2018 update to the 2016 King County
497 Comprehensive Plan, as part of the restructure adopted in Ordinance XXXXX (Proposed Ordinance 2018-
498 0153) and Motion 15142, the County modified the structure of the King County Comprehensive Plan
499 review cycle, to include a comprehensive update every eight years, as well as potential annual and Two-
500 Year updates. As part of this review, Workplan items were amended to reflect this restructure, and to add
501 direction for future updates to the Comprehensive Plan, including a 2020 update.

502
503 When transmitting to the Council the required report, study, ordinance, and/or motion in any of the items
504 outlined below, the transmittal shall be in the form of a paper original and an electronic copy filed with the
505 clerk of the Council, who shall retain the original and provide an electronic copy to all Councilmembers,
506 the Council chief of staff, the policy staff director and the lead staff for the ~~((transportation, economy and~~
507 environment)) planning, rural service and environment committee, or its successor.

Commented [AE32]: Adding language to describe reasoning behind changes to the workplan.

508
509 **Action 1: ((Initiation))Implementation of the Community Service Area Subarea Planning Program.** Under
510 the direction of the Department of Permitting and Environmental Review, King County ~~((is launching))~~ [has](#)
511 [launched](#) a new regular subarea planning program. While this is described in greater detail in Chapter 11:
512 Community Service Area Subarea Planning, launching and implementing this effort will be a major activity
513 following the adoption of the Comprehensive Plan.

- 514 • *Timeline:* Ongoing; the Executive will propose a subarea plan for each area approximately once every
515 ~~((seven))~~[thirteen](#) years based on planning schedule in Chapter 11.
- 516 • *Outcomes:* A proposed subarea plan for each Community Service Area for Council consideration and
517 possible adoption. Each subarea plan shall be transmitted by the Executive to the Council in the form
518 of an ordinance that adopts the subarea plan, ~~((no later than March 1 of the year following the~~
519 ~~Community Service Area's planning period))~~ at a time consistent with [the King County Code Chapter](#)
520 [20.18](#) [A Public Review Draft of each subarea plan shall be made available to the public and the](#)
521 [Council for comment prior to finalizing the plan for transmittal](#).
- 522 • *Lead:* Department of Permitting and Environmental Review, in coordination and collaboration with the
523 Office of Performance Strategy and Budget. ~~((Executive staff))~~ [The Department of Permitting and](#)
524 [Environmental Review](#) shall update and coordinate with the Councilmember office(s) representing the
525 applicable study area throughout the community planning process.

527 **Action 2: Develop a Performance Measures Program for the Comprehensive Plan.** The purpose
528 of the program is to develop longer-term indicators to provide insight into whether the goals of the
529 Comprehensive Plan are being achieved or if revisions are needed. Given the longer-term nature of the issues
530 addressed in the Comprehensive Plan, this program will be implemented on ~~((a four))~~[an eight](#)-year cycle.
531 Reports are to be released in the year prior to the initiation of the ~~((four-year))~~[Eight-Year](#) update in order to
532 guide the scoping process for the update. Additionally, to the extent practicable for each dataset, indicators will
533 be reported at the level most consistent with the major geographies in the Growth Management Act and
534 Comprehensive Plan – incorporated cities, unincorporated urban areas, Rural Areas, and Natural Resource
535 Lands.

- 536 • *Timeline:* The motion adopting the program framework shall be transmitted by June 1, 2017. A ~~((2018))~~
537 [2021](#) Comprehensive Plan Performance Measures Report released by ~~((December 1, 2018))~~[March 1,](#)
538 [2021](#), will inform the ~~((2019))~~[2021](#) Scope of Work for the ~~((2020))~~[2023](#) Comprehensive Plan update.
- 539 • *Outcomes:* The 2017 framework for the program shall be transmitted by the Executive to the Council by
540 June 1, 2017, in the form of a motion that adopts the framework. The ~~((2018))~~[2021](#) Comprehensive
541 Plan Performance Measures Report shall be completed as directed by the 2017 framework motion
542 adopted by the Council. The Executive shall file with the Council the ~~((2018))~~[2021](#) Comprehensive
543 Plan Performance Measures Report. The ~~((2019))~~[2021](#) Scope of Work for the ~~((2020))~~[2023](#)
544 Comprehensive Plan Update shall be informed by the ~~((2018))~~[2021](#) Performance Measures Report. The

Commented [JC33]: Providing more clarity about where in the code the timelines are provided

Commented [JC34]: Formalizing the inclusion of Public Review drafts as an element of the Executive's plan development process – which is referenced in Motion 15142 (report on restructure of the subarea planning process) but was not included in the Comp Plan itself

Commented [JC35]: Existing language re: working with CM offices during subarea plan development – clarified to reflect DPER as subarea planning lead

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545 Executive's transmitted (~~2020~~)2023 Comprehensive Plan shall include updated references to the new
546 Performance Measures Program.

- 547 • *Lead:* Office of Performance Strategy and Budget. Executive staff shall work with the Council's
548 Comprehensive Plan lead staff in development of the 2017 framework for the program.

549
550

551 **Action 3: Implement a Transfer of Development Rights Unincorporated Urban Receiving Area Amenity**

552 **Funding Pilot Project.** The County's Transfer of Development Rights Program has been very effective in
553 implementing Growth Management Act goals to reduce sprawl and permanently protect open space. This
554 Workplan item is to conduct a pilot project to determine the process for providing amenities to unincorporated
555 urban Transfer of Development Rights receiving area communities. The focus of the pilot project will be the East
556 Renton Plateau – an area of urban unincorporated King County that has received a substantial number of
557 Transferrable of Development Rights. The East Renton Plateau Transfer of Development Rights Receiving Area
558 Pilot Project will: develop a process for engaging the community to determine the type of amenities the
559 community desires; assess the type and amounts of funding available for providing amenities; and establish an
560 amount of amenity funding to be provided for each Transferrable of Development Rights (both past and future
561 Transferrable of Development Rights).

- 562 • *Timeline:* 2017-2018; (18-month process). The Transfer of Development Rights Amenity Funding Pilot
563 Project Report on the results of the pilot project shall be transmitted to the Council by June 1, 2018, so
564 as to inform the King County 2019-2020 Biennial Budget.

- 565 • *Outcomes:* The Executive shall file with the Council the Transfer of Development Rights Amenity
566 Funding Pilot Project Report recommending process and funding levels relative to Transferrable of
567 Development Rights used in development projects. The report shall include identification of any
568 necessary recommended amendments to the Comprehensive Plan and King County Code. The
569 Executive shall transmit to the Council any recommended amendments to the Comprehensive Plan and
570 King County Code as part of the (~~2020~~)2023 Comprehensive Plan "Two-Year" update. [The
571 Executive will work with the Council to determine whether the amendments are appropriate for
572 inclusion in an Annual Comprehensive Plan Amendment prior to the Eight Year update.](#)

- 573 • *Leads:* Department of Natural Resources and Parks. Executive staff shall update and coordinate with
574 the Councilmember office(s) representing the pilot project community throughout the process.

575

576 **Action 4: Transfer of Development Rights Program Review.** The County's Transfer of Development
577 Rights Program has been very successful in protecting Rural Area and Natural Resource Lands by transferring
578 development potential into cities and unincorporated urban areas. Typically the Transfer of Development Rights
579 Program advances two primary policy objectives: conserving Rural Area and Natural Resource Lands, as well as
580 focusing new growth in urban areas.

581

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582 This Workplan item will do the following:

583 A. Prepare a Transfer of Development Rights Program Review Study that addresses:

584 1) Tax revenue impacts of the Transfer of Development Rights Program for both sending and
585 receiving sites.

586 2) Analysis of potential Transfer of Development Rights Program changes that build on existing
587 program objectives while considering other policy objectives, such as making investments in
588 economically disadvantaged areas, promoting housing affordability, incentivizing green
589 building, and providing for Transit Oriented Development. The analysis should take into
590 consideration the economic feasibility of and market interest in these other policy objectives, as
591 well as opportunities for providing amenities to communities that receive Transfer of
592 Development Rights. This analysis will be achieved through implementation of a pilot project
593 that utilizes such incentives and provides amenities to the community receiving increased
594 density associated with the Transfer of Development Rights. If possible, the pilot project should
595 be undertaken in Skyway-West Hill and help implement the Skyway-West Hill Action Plan.

596 3) Consider possible performance criteria.

597 B. Produce an annual report to the Council on the Transfer of Development Rights Program and
598 associated bank activity.
599

600 • *Timeline:* The annual report to the Council shall commence with a report due on December 1, 2017. The
601 Transfer of Development Rights Program Review Study, and an ordinance making Comprehensive Plan
602 and/or King County Code changes if applicable, shall be filed with the Council by ~~((December 1, 2018))~~
603 [June 30, 2019 as part of the 2020 Comprehensive Plan "Two-Year" update.](#)

604 • *Outcomes:* The Executive shall file with the Council the Transfer of Development Rights Program Review
605 Study and the annual report. The Study shall outline policy and implementation options, if applicable. If
606 Comprehensive Plan and/or King County Code changes are recommended, an ordinance implementing
607 those changes shall also be transmitted to the Council with the Study. ~~- The Executive will work with the~~
608 [Council to determine whether the amendments are appropriate for inclusion in an Annual Comprehensive](#)
609 [Plan Amendment prior to the Eight Year update.](#)

610 • *Leads:* Department of Natural Resources and Parks, Office of Performance Strategy and Budget.
611 Executive staff shall update and coordinate with the Councilmember office(s) representing the pilot
612 project community throughout the process.
613

614 **Action 5: Review 2016 King County Comprehensive Plan Implementation Needs.** The 2016 Comprehensive
615 Plan includes new policy direction that may need updates in the King County Code in order to be implemented
616 before the ~~((2020))~~ 2023 Comprehensive Plan update. The County will utilize an interbranch team to review the
617 2016 Comprehensive Plan and any necessary code updates. This analysis will result in a report that identifies the

Commented [JC37]: This work has been completed and an updated deadline has been inserted above

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618 areas of the code in need of updating and subsequent legislation to address the areas of inconsistencies. The
619 legislation will also include code changes to K.C.C. 16.82.150 and 16.82.152, and associated references, to
620 reflect court rulings and current case law.

- 621 • *Timeline:* An Implementation Report shall be filed with the Council by July 31, 2017. The Report will
622 inform a code update ordinance(s), which shall be transmitted to the Council no later than December 31,
623 2019.
- 624 • *Outcomes:* The interbranch team shall prepare, and the Executive shall file with the Council, the 2016
625 Comprehensive Plan Implementation Report and the code update ordinance(s).
- 626 • *Leads:* Interbranch team comprised of staff from at least the: King County Council, Office of Performance
627 Strategy and Budget, Department of Permitting and Environmental Review, and Prosecuting Attorney's
628 Office.
629

630 **Action 6: Alternative Housing Demonstration Project.** There is considerable interest to explore temporary
631 and permanent alternative housing models to address the issues of homelessness and affordable housing in the
632 Puget Sound region. King County is currently exploring microhousing pilot projects across the region that can
633 inform a larger demonstration project under King County Code on alternative housing models in unincorporated
634 King County. Based on what the County learns from the experience of pilots across the region, the County
635 should pursue a larger demonstration project that looks at a broader range of temporary and permanent
636 alternative housing models under its land use authority.
637

638 This work plan item will utilize an interbranch team to analyze the potential for a demonstration project under
639 K.C.C. chapter 21A.55 for one or more temporary or permanent alternative housing projects, such as single
640 and/or multi-family microhousing (i.e., very small units clustered around a shared kitchen and other similar
641 models) or tiny houses, modular construction, live/work units, and co-housing projects. A demonstration
642 project will allow the County to test development regulations and other regulatory barriers related to alternative
643 housing models before adopting or amending permanent regulations. Such regulations could include
644 amendments to or establishment of regulations related to permitted uses or temporary uses, building and fire
645 codes, water and sewer supply requirements, setbacks, landscaping screening, location requirements, light and
646 glare requirements, public notice, and mitigation of impacts to the surrounding area. This work plan item should
647 also analyze potential funding sources and funding barriers for projects that may or may not require public
648 funding, including funds managed by the King County Housing and Community Development Division of the
649 Department of Community and Human Services.

- 650 • *Timeline:* Two phases. Phase One – Issuance of a request for proposals to identify a project or projects in
651 unincorporated King County that will participate in an Alternative Housing Demonstration Project.
652 While a project or projects are being chosen, a Demonstration Project ordinance package that pilots
653 necessary regulatory flexibilities will be developed for approval by the Council. Such a Demonstration
654 Project shall be transmitted to Council by ~~(December 31, 2018)~~ June 30, 2019. Phase II – An Alternative

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655 Housing Demonstration Project Report, including proposed regulations and/or amendments to
656 implement the recommendations of the report shall be transmitted to the Council for consideration by
657 December 31, ~~((2020))~~ 2021.

658 • *Outcomes:* The interbranch team shall prepare, and the Executive shall file with the Council, the
659 Alternative Housing Demonstration Project Report, which shall include analysis of the issues learned in
660 the Demonstration Project(s), and identification of recommended amendments to the Comprehensive
661 Plan and King County Code. The Executive shall also file with the Council an ordinance adopting
662 updates to the Comprehensive Plan and/or King County Code as recommended in the Report. ~~The~~
663 ~~Executive will work with the Council to determine whether the amendments are appropriate for inclusion~~
664 ~~in an Annual Comprehensive Plan Amendment prior to the Eight Year update.~~

665 • *Leads:* The King County Council will convene an interbranch team comprised of staff from at least: King
666 County Council, Department of Community and Human Services, Department of Permitting and
667 Environmental Review, Public Health, and Office of Performance Strategy and Budget.
668

669 **Action 7: Agricultural Related Uses Zoning Code Updates.** As part of the transmitted 2016 Comprehensive
670 Plan, the Executive included recommended code changes related to agricultural uses in unincorporated King
671 County. In order to give the Council additional time to consider these proposed changes and to address the
672 identified policy issues, the transmitted code changes will not be adopted in 2016. Instead, the code changes will
673 be further developed through this work plan item.
674

675 The Council identified several policy issues through review of the code changes as part of the 2016
676 Comprehensive Plan update. Through use of an interbranch team, this work plan item aims to resolve these
677 policy issues, draft a new ordinance, and complete outreach to affected stakeholders such as the King County
678 Agriculture Commission, ag-related business owners, and/or Community Service Areas. If the results of the
679 winery study, currently being reviewed by the Executive, are not complete in time to incorporate into the 2016
680 Comprehensive Plan, then this work plan item should also address the recommendations of that study.

681 • *Timeline:* Six to nine month process. An Agricultural Related Uses Zoning Code Updates Report and
682 proposed regulations to implement the recommendations in report shall be transmitted to the Council for
683 consideration by September 30, 2017.

684 • *Outcomes:* The interbranch team shall prepare, and the Executive shall file with the Council, the
685 Agricultural Related Uses Zoning Code Updates Report, which shall include identification of
686 recommended amendments to the King County Code. The Executive shall also file with the Council an
687 ordinance adopting updates to the King County Code as recommended in the Report.

688 • *Leads:* The King County Council will convene an interbranch team comprised of at least King County
689 Council staff, the Department of Permitting and Environmental Review, the Department of Natural
690 Resources and Parks, and the Office of Performance Strategy and Budget.
691

Commented [JC38]: This work has been completed and an updated deadline has been inserted above

692 **Action 8: Cottage Housing Regulations Review.** Cottage housing is a method of development that
693 allows for multiple detached single-family dwelling units to be located on a commonly owned parcel. In
694 unincorporated King County, cottage housing is currently only permitted in the R-4 through R-8 urban
695 residential zones, subject to certain conditions in the King County Code, such as in K.C.C. 21A.08.030 and
696 21A.12.030, which includes being only allowed on lots one acre in size or smaller. This work plan item will
697 review Comprehensive Plan policies and development code regulations for the potential for expanded
698 allowances for cottage housing in unincorporated King County, including in Rural Areas, and recommend
699 policy and code changes as appropriate. The review will include evaluation of encouraging: close proximity of
700 garages to the associated housing unit; and development of units with a wide variety of square footages, so as to
701 address various needs and a diversity of residents.

702 • *Timeline:* A Cottage Housing Regulations Report ~~((and any proposed policy or code changes to~~
703 ~~implement the recommendations in the report))~~ shall be transmitted to the Council ~~((for consideration))~~ by
704 December 31, 2018. Any proposed policy or code changes to implement the recommendations in the
705 report shall be transmitted to the Council for consideration by June 30, 2019 as part of the 2020
706 Comprehensive Plan “Two-Year” update.

707 • *Outcomes:* The Executive shall file with the Council the Cottage Housing Regulations Report, which shall
708 include identification of any recommended amendments to the King County Code and/or
709 Comprehensive Plan. The Executive shall also file with the Council an ordinance adopting updates to the
710 King County Code and/or the Comprehensive Plan, if recommended in the Report. The Executive will
711 work with the Council to determine whether the amendments are appropriate for inclusion in an Annual
712 Comprehensive Plan Amendment prior to the Eight Year update.

713 • *Leads:* The Department of Permitting and Environmental Review and the Office of Performance Strategy
714 and Budget.
715

716 **Action 9: Carbon Neutral King County Plan.** The 2016 Comprehensive Plan includes a new policy F-215b
717 which directs the County to “strive to provide services and build and operate public buildings and infrastructure
718 that are carbon neutral.” To support implementation of this policy, this work plan item directs the Executive to
719 develop an Implementation Plan for making King County government carbon neutral. The Implementation
720 Plan shall address existing and new County buildings, as well as all County operations and services, and shall
721 identify the actions, costs and schedule for achieving carbon neutral status. This Implementation Plan will help
722 inform the 2020 update of the Strategic Climate Action Plan, through which existing county targets for carbon
723 neutrality and greenhouse gas emissions reduction will be updated consistent with the F-215b and the
724 Implementation Plan.

725 • *Timeline:* A Carbon Neutral King County Implementation Plan and a motion adopting the
726 Implementation Plan shall be transmitted to the Council for consideration by February 28, 2019. A
727 Progress Report on development of the Implementation Plan shall be transmitted to the Council by
728 December 31, 2017.

Commented [JC39]: Providing additional elements for this review.

Commented [JC40]: This work has been completed and an updated deadline has been inserted above

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729 • *Outcomes:* The Executive shall file with the Council for review and potential approval the Carbon Neutral
730 King County Implementation Plan and a motion adopting the Implementation Plan.

731 • *Leads:* Department of Natural Resources and Parks.
732

733 **Action 10: Green Building Handbook Review.** The 2016 Comprehensive Plan includes policy direction in
734 Policies U-133, R-336a, F-215a, and ED-501a that encourages green building practices in private development.
735 To support these implementation of these policies, and consistent with direction in the 2015 Strategic Climate
736 Action Plan, the County will soon be in the process of reviewing potential green building code requirements
737 and/or encouraged standards for private development for possible adoption. In the meantime, the County
738 intends to continue to use the Department of Permitting and Environmental Review's existing "Green Building
739 Handbook" to help encourage private green building development, which is referenced in the 2016
740 Comprehensive Plan. This work plan item directs the Executive to transmit to the Council the Green Building
741 Handbook for review and potential approval.

742 • *Timeline:* The Green Building Handbook and a motion approving the Handbook shall be transmitted to
743 the Council for consideration by March 1, 2017.

744 • *Outcomes:* The Executive shall file with the Council for review and potential approval the Green Building
745 Handbook and a motion adopting the Handbook.

746 • *Leads:* The Department of Permitting and Environmental Review.
747

748 **Action 11: Bicycle Network Planning Report.** The Puget Sound Regional Council has identified a regional
749 bicycle network, for both the existing network and the associated gaps and needs, in its Active Transportation
750 Plan, which is an element of *Transportation 2040*. King County also identifies local bicycle network needs
751 throughout its planning, such as in the Transportation Needs Report and the Regional Trail Needs Report.
752

753 This Workplan item directs the King County Department of Transportation, in coordination with the
754 Department of Natural Resources and Parks and the Department of Permitting and Environmental Review, to
755 evaluate and report on how to enhance the bicycle network within unincorporated King County and address
756 identified regional and local bicycle infrastructure needs (such as standards for bicycle lanes, tracks and trails;
757 plans and financing for capital improvements; bicycle racks and parking; air filling stations; etc.). This report
758 will include:

- 759 a. Evaluation of existing King County planning efforts and possible areas for improvement, such as
760 addressing bicycle facility provisions in:
- 761 o roadway designs and standards, including lighting standards,
 - 762 o plat approvals,
 - 763 o commercial developments,
 - 764 o parks & trails planning, and
 - 765 o transit planning and access to transit.

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- 766 b. Evaluation of bicycle and/or active transportation plan elements of other jurisdictions, including
- 767 the City of Seattle, for opportunities to connect to King County planning and active transportation
- 768 facilities.
- 769 c. Working with stakeholders for identification of needs and areas for possible improvements.
- 770 • *Timeline:* The Bicycle Network Planning Report and a motion approving the report shall be transmitted to
- 771 the Council for consideration by December 31, 2017.
- 772 • *Outcomes:* The Executive shall file with the Council for review and potential approval the Bicycle Network
- 773 Planning Report and a motion adopting the Report.
- 774
- 775 • *Lead:* Department of Transportation.
- 776

777 **Action 12: Update Plat Ingress/Egress Requirements.** State law gives King County the responsibility to

778 adopt regulations and procedures for approval of subdivisions and plats. The Department of Permitting and

779 Environmental Review reviews ingress and egress to subdivisions and plats during the preliminary subdivision

780 approval process using the Department of Transportation Roads Division’s “King County Road Design and

781 Construction Standards – 2007” (Roads Standards). In recent years, subdivision layouts have included one

782 entry/exit (or ingress/egress) point and a looped road network within the subdivision.

783

784 Utilizing one entry/exit point can cause access issues if the roadway were to be physically impeded (such as due

785 to: a fire, debris, flooding, ice, snow, etc.). This configuration may also cause traffic backups while waiting for

786 the ability to turn in to or out of the development. Sometimes, this one access point may also be located too

787 close to other intersecting roadways to the roadway that the development intersects; this can contribute to traffic

788 back-ups.

789

790 This Workplan item directs the Executive to transmit legislation to update the code, (such as K.C.C. Title 21A),

791 and the King County Department of Transportation Roads Standards to address these access issues. This code

792 update will include: requiring two entry/exit points for plats and subdivisions over a certain size; [requiring](#)

793 [sufficient distance between the two entry/exit points so as to not impact traffic flows; addressing access for](#)

794 [emergency vehicles, including requiring adequate roadway width to accommodate emergency vehicles;](#) and

795 increasing the distance between adjacent intersecting streets. The transmittal letter for the ordinance(s) shall

796 indicate the rationale for the chosen size threshold for when the County will require two entry/exit points.

- 797 • *Timeline:* The proposed amendments to the King County Code and the King County Roads Standards
- 798 shall be transmitted to the Council for consideration by December 31, 2018.
- 799 • *Outcomes:* The Executive shall file with the Council an ordinance(s) adopting updates to the King County
- 800 Code and the King County Roads Standards.
- 801 • *Lead:* Department of Transportation and Department of Permitting and Environmental Review.
- 802

Commented [JC41]: Providing additional elements for the review

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803 **Action 13: Water Availability and Permitting Study.** The recent Washington State Supreme Court decision in
804 *Whatcom County v. Western Washington Growth Management Hearings Board (aka, Hirst)* held that counties have a
805 responsibility under the Growth Management Act to make determinations of water availability through the
806 Comprehensive Plan and facilitate establishing water adequacy by permit applicants before issuance of
807 development permits. *Hirst* also ruled that counties cannot defer to the State to make these determinations. This
808 case overruled a court of appeals decision which supported deference to the State. The Supreme Court ruling
809 will require the County to develop a system for review of water availability in King County, with a particular
810 focus on future development that would use permit exempt wells as their source of potable water. This system
811 will be implemented through amendments to the King County Comprehensive Plan and development
812 regulations. The County will engage in a Water Availability and Permitting Study to address these and related
813 issues. This study will analyze methods to accommodate current zoning given possible water availability issues
814 and will look at innovative ways to accommodate future development in any areas with insufficient water by
815 using mitigation measures (e.g. water banks). This study will not include analysis of current water availability.
816

- 817 • *Timeline:* Eighteen month process. Initial report will be transmitted to the Council by December 1, 2017;
818 final report, with necessary amendments, will be transmitted to the Council by ~~((July 1))~~ December 31,
819 2018. This report may inform the scope of work for the ~~((next major))~~ 2020 Comprehensive Plan “Two-
820 Year” update.
- 821 • *Outcomes:* Modifications, as needed, to the Comprehensive Plan, King County Code and County
822 practices related to ensuring availability of water within the Comprehensive Plan and determining the
823 adequacy of water during the development permit process. The Executive will work with the Council
824 to determine whether the amendments are appropriate for inclusion in an Annual Comprehensive Plan
825 Amendment prior to the Eight-Year update.
- 826 • *Leads:* Performance, Strategy and Budget. Work with the Department of Permitting and Environmental
827 Review, Department of Natural Resources and Parks, Department of Public Health, Prosecuting
828 Attorney's Office, and King County Council. Involvement of state agencies, public, local watershed
829 improvement districts, and non-governmental organizations.

Commented [JC42]: This work has been completed and an updated deadline has been inserted above

831 Action 14: Technology Access Study. The 2016 Comprehensive Plan includes policy direction to encourage
832 expansion of the service area for telecommunication and cable services. The policies include coordination
833 between service providers and the County and a goal of greater accessibility. An increased availability of
834 telecommunications and cable services throughout underserved areas of the county are a means to mitigate
835 transportation impacts of growth, greenhouse gas emissions, and safety during natural disasters. The Office of
836 Cable Communications works with service providers and residents of the unincorporated area to resolve disputes
837 and seek access for those currently outside of the service areas. The County will engage in a Technology Access
838 Study to determine the current gaps in telecommunication and cable service areas. This Workplan item also
839 directs the Office of Cable Communications and other relevant Divisions within King County Information
840 Technology to develop recommendations to expand service in areas with limited access. This study will include:
841 a. identification of communities and geographies (including natural areas) that lack infrastructure

Commented [JC43]: New Workplan item re: access to technology

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- 842 [for and/or access to high-speed internet access and/or cellular phone network coverage;](#)
- 843 [b. for areas that currently have infrastructure and/or access of the aforementioned technologies,](#)
- 844 [evaluation of reliability of service in those areas;](#)
- 845 [c. evaluation of installing signage in areas without cellular phone network coverage, such as](#)
- 846 [signage at trailheads that notify the public that coverage may not be available for some or all](#)
- 847 [cellular services;](#)
- 848 [d. evaluation of King County's Institutional Network \(I-Net \) fiber optic network, its users, and](#)
- 849 [its potential role in expanding technology services to communities with limited technology](#)
- 850 [access;](#)
- 851 [e. identification of options and recommendations for actions the County can take to encourage](#)
- 852 [and/or facilitate infrastructure, access, and reliability; and](#)
- 853 [f. a schedule for implementing the recommendations and actions.](#)
- 854 • [Timeline: A Technology Access Report shall be transmitted to the Council by December 31, 2019.](#)
 - 855 • [Outcomes: The Executive shall file with the Council the Technology Services Report, which shall include](#)
 - 856 [the results of the study as outlined above.](#)
 - 857 • [Leads: Office of Cable Communications.](#)
- 858
- 859
- 860
- 861 [Action 15: 2020 Comprehensive Plan "Two-Year" Update. In 2018, the County restructured its](#)
- 862 [comprehensive planning program and associated Comprehensive Plan update cycles. This restructure includes](#)
- 863 [moving to an eight-year major-plan-update-eyele, whereby substantive plan changes and amendments to the](#)
- 864 [Urban Growth Area boundary may only be comprehensively reviewed once every eight years. As part of the](#)
- 865 [transition to this new planning cycle and given that the next major plan update will not be completed until 2023,](#)
- 866 [there is a need to make substantive changes in the interim. This interim update will be a Two-Year eyele-update](#)
- 867 [as allowed by K.C.C. 20.18.030.D. The scope of the update proposed in the motion shall include any changes as](#)
- 868 [called for by applicable Workplan Action items, as well as any policy changes or land use proposals that should](#)
- 869 [be considered prior to the 2023 update, review and inclusion of changes related to docket proposals that were](#)
- 870 [recommended to be reviewed as part of the next "major" update, aligning the language in the Comprehensive](#)
- 871 [Plan and Title 20 regarding what is allowed during annual, two-year and eight-year updates, and reviewing and](#)
- 872 [updating the terminology to consistently describe the various updates.](#)
- 873 • [Timeline: A motion authorizing the 2020 "Two-Year" eyele-update shall be transmitted to the Council](#)
 - 874 [for consideration by October 1, 2018. The Council shall have until ~~November 30~~December 3, 2018 to](#)
 - 875 [adopt the motion. The 2020 "Two-Year" eyele-update shall be transmitted to the Council for](#)
 - 876 [consideration by June 30, 2019.](#)
 - 877 • [Outcomes: The Executive shall file with the Council a motion authorizing the 2020 "Two-Year" eyele](#)
 - 878 [update. ~~The Council shall have until November 30~~December 3, 2018 to adopt the motion, either as](#)

Commented [JC44]: New Workplan item re: an interim Comp Plan update prior to the next major update scheduled for 2023.

Commented [JC45]: Same 2 month timeframe as the scoping motion for major updates

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879 transmitted or amended. In the absence of Council approval by ~~November 30~~December 3, 2018, the
880 Executive shall proceed to implement the scope as proposed. If the motion is approved by ~~November~~
881 ~~30~~December 3, 2018, the scope shall proceed as established by the approved motion. ~~The Executive~~
882 shall then file with the Council the proposed 2020 ~~Two-Year~~ Comprehensive Plan “Two-Year” update
883 by June 30, 2019.

- 884 • Leads: Office of Performance, Strategy and Budget, in coordination and collaboration with the
885 Department of Permitting and Environmental Review.

887 **Action 16: Review of Local Services Policies.** In order to better serve the residents of unincorporated King
888 County, the Executive anticipates transmitting legislation in 2018 to establish a new Department of Local
889 Services by January 1, 2019, per Motion 15125. If approved by the Council, it is anticipated that the Department
890 will be evaluating processes, procedures, and policies to identify areas of improvement in the delivery of
891 unincorporated services. As part of this evaluation, it is desired that the Department review the elements of the
892 Comprehensive Plan that relate to unincorporated areas and services. This review will include identification of
893 recommended changes to the Comprehensive Plan that are desired in order to better serve the needs of
894 unincorporated residents. Given that the next Eight-Year Comprehensive Plan update will not be completed
895 until 2023, this review will be conducted as part of the 2020 Comprehensive Plan “Two-Year” update described
896 in Action 15 of this Workplan.

- 897 • Timeline: A Local Services Policies Report and any proposed policy to implement the
898 recommendations in the report shall be transmitted to the Council for consideration by June 30, 2019 as
899 part of the 2020 Comprehensive Plan “Two-Year” update.
- 900 • Outcomes: The Executive shall file with the Council the Local Services Policies Report, which shall
901 include any recommended text or policy changes to the Comprehensive Plan. The Executive shall also
902 file with the Council an ordinance adopting any changes to the Comprehensive Plan recommended in
903 the report as part of the Executive’s proposed 2020 ~~Two-Year~~ Comprehensive Plan “Two-Year”
904 update. The motion authorizing the Two-Year update shall include in its scope the consideration of the
905 recommended local services changes.
- 906 • Leads: Department of Local Services.

908 **Action 17: Streamlining the Comprehensive Plan.** Public participation, as expressed in Policy RP-103, is to be
909 actively sought out throughout the development, amendment, and implementation of the Comprehensive Plan.
910 The Plan, and various iterations before final adoption, are posted online in order to be accessible to the public,
911 and active outreach efforts during plan updates seek to reach a wide range of County residents. However, such a
912 lengthy document with many complex regulatory requirements can be difficult to navigate and understand. To
913 make the Comprehensive Plan and relevant sections in King County Code Title 20 more reader-friendly and
914 accessible to a wider audience, redundancies and excess detail should be minimized. This workplan item will
915 initiate the process of streamlining the 2016 Comprehensive Plan and portions of King County Code Title 20
916 over the next several years, with the goal of becoming shorter, easier to understand, and more accessible to the
917 general public. This review will include: removal of text or policies that are redundant and/or repetitive within

Commented [JC46]: Same language as code for the scoping motion for major updates

Commented [JC47]: New Workplan item re: new Department of Local Services

Commented [JC48]: New Workplan Action re: direction for next major Comp Plan update scheduled for 2023

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918 [the plan; removal of text or policies that are redundant to other existing plans and policy documents; removal of](#)
919 [outdated text or policies; removal of text or policies that are at a level of detail that is more appropriate for](#)
920 [functional plans, implementation plans, development regulations, etc.; increasing readability and conciseness;](#)
921 [clarifying the process for amending the plan; and making the document and sections of the Code more](#)
922 [streamlined, user friendly, and accessible for the public.](#)

923

- [Timeline: A streamlined version of the Comprehensive Plan and relevant sections of King County Code](#)
924 [Title 20, including but not limited to KCC 20.08, 20.12, 20.18, and 20.88, shall be transmitted to the](#)
925 [Council for consideration by June 30, 2022. In order to demonstrate progress of plan review and to](#)
926 [help facilitate interbranch collaboration on proposed changes prior to transmitting the Executive's](#)
927 [proposed streamlined language, the Executive will provide batches of draft changes to the](#)
928 [Comprehensive Plan's 13 elements \(12 chapters and the glossary\) and draft changes to the relevant](#)
929 [sections of the King County Code to the Council's Comprehensive Planning lead staff. The batches of](#)
930 [draft changes will be provided within the following timelines:](#)

931

- o [Batch 1: relevant sections of KCC Title 20 and four elements in 2019.](#)

932

- o [Batch 2: four elements in 2020, and](#)

933

- o [Batch 3: five elements in 2021.](#)

934

- [Outcomes: The Executive shall file with the Council an ordinance adopting a streamlined version of the](#)
935 [Comprehensive Plan and associated code changes as part of the Executive's proposed 2023 Eight-Year](#)
936 [Comprehensive Plan update. Draft versions of the proposed changes will be provided to the Council's](#)
937 [Comprehensive Planning lead staff in advance of transmittal.](#)

938

- [Leads: Office of Performance, Strategy and Budget, in coordination with the Council's Comprehensive](#)
939 [Planning lead staff.](#)

941 [Action 18: Unincorporated Area Services Sustainability Plan. In order to better serve the residents of](#)
942 [unincorporated King County, the Executive anticipates transmitting legislation in 2018 to establish a new](#)
943 [Department of Local Services by January 1, 2019, per Motion 15125. If approved by the Council, it is](#)
944 [anticipated that the Department will be evaluating processes, procedures, and policies to identify areas of](#)
945 [improvement in the delivery of unincorporated services. As part of this evaluation, it is desired that the](#)
946 [Department develop a sustainability plan for unincorporated areas. The purpose of this plan is to reflect the](#)
947 [County's role as the local service provider for its unincorporated areas and identify methods to ensure the](#)
948 [County has the financial resources to be able to provide the necessary and adequate local services to these areas.](#)
949 [The plan will include consideration of zoning and land use designation changes to support tax revenue](#)
950 [generation, such as increased neighborhood business and/or industrial areas. The plan will also include a](#)
951 [timeline for meeting key milestones and outcomes, as well as performance measures.](#)

952

- [Timeline: An Unincorporated Area Services Sustainability Plan and any proposed policy or code](#)
953 [changes to implement the recommendations in the report shall be transmitted to the Council for](#)
954 [consideration by June 30, 2019 as part of the 2020 Comprehensive Plan "Two-Year" update.](#)

Commented [JC49]: Transmittal date for the 2023 major update

Commented [JC50]: New Workplan item re: providing services to unincorporated areas

Commented [JC51]: For interim/midpoint 2020 Comp Plan update

Attachment A to Proposed Ordinance 2018-~~XXX~~0153

- [Outcomes: The Executive shall file with the Council the Unincorporated Area Services Sustainability Plan, which shall include identification of any recommended amendments to the King County Code and/or Comprehensive Plan. The Executive shall also file with the Council an ordinance adopting updates to the King County Code and/or the Comprehensive Plan, if recommended in the Report.](#)
- [Leads: Department of Local Services \(if established\) and Office of Performance, Strategy and Budget.](#)

Actions Related to the Growth Management Planning Council

The Growth Management Planning Council (GMPC) is a separate formal body consisting of elected officials from King County, Seattle, Bellevue, other cities and towns in King County, special purpose districts, and the Port of Seattle. The GMPC developed the Countywide Planning Policies, providing a countywide vision and serving as a framework for each jurisdiction to develop its own comprehensive plan, which must be consistent with the overall vision for the future of King County. The GMPC is chaired by the King County Executive; five King County Councilmembers serve as members. Recommendations from the GMPC are transmitted to the full King County Council for review and consideration.

The GMPC develops its own independent work program every year; this section of the 2016 Comprehensive Plan Workplan identifies issues the County will bring forward to the GMPC for review, consideration and recommendations. King County will submit these Workplan items to the GMPC for consideration at its first meeting of 2017, with a goal of completing the GMPC review and recommendations by December 31, 2018. With due consideration regarding the outcomes of the work of the Growth Management Planning Council, the Executive will work with the Council to determine whether the amendments are appropriate for inclusion in an Annual ~~or Two-Year~~ Comprehensive Plan Amendment prior to the next Eight-Year update.

Commented [JC52]: Adding Two-Year update option

Action ~~((14))~~ 19: Develop a Countywide Plan to Move Remaining Unincorporated Urban Potential Annexation Areas Toward Annexation. The GMPC has authority to propose amendments to the Countywide Planning Policies, and a unique defined role related to recommending approval or denial of Urban Growth Area expansions. In order to move remaining unincorporated areas, which vary in size and complexity, towards annexation, the GMPC would reconsider the Potential Annexation Areas map and the "Joint Planning and Annexation" section of the Countywide Planning Policies. This effort would include an evaluation of how to address Potential Annexation Areas that have been previously unsuccessful in annexation and/or where annexation does not appear feasible in the near future. The report shall include review of tax revenue impacts to the County resulting from annexations, evaluation of requirements regarding annexation of roadways within Potential Annexation Areas, and identification of current orphaned roads and potential methods to transfer ownership to cities.

Commented [JC53]: Providing additional direction for the review

Action ~~((15))~~ 20: Review the Four-to-One Program. The County's Four-to-One Program has been very effective in implementing Growth Management Act goals to reduce sprawl and encourage retention of open space. This is done through discretionary actions by the County Council, following a proposal being submitted by a landowner(s) to the County. Over time, there have been proposals that vary from the existing parameters of

Attachment A to Proposed Ordinance 2018-XXX015b

994 the program; these have included possible conversion of urban zoning for lands not contiguous to the original
995 1994 Urban Growth Area, allowing the open space to be non-contiguous to the urban extension, use of transfer
996 of development rights, providing increased open space credit for preserved lands with high ecological value (such
997 as lands that could provide for high value floodplain restoration, riparian habitat, or working resource lands),
998 and consideration of smaller parcels or parcels with multiple ownerships. Allowing these changes have the
999 potential for increasing the use of the tool, with attendant risks and benefits. The Growth Management Planning
1000 Council would review the Four-to-One program and determine whether changes to the existing program should
1001 be implemented that will strengthen the program and improve implementation of the Comprehensive Plan,
1002 including evaluation of the proposals listed above.

1003

1004 **Action ((16)) 21: Buildable Lands Program Methodology Review.** As required by the Growth Management
1005 Act, King County and the 39 cities participate in the Buildable Lands Program to evaluate their capacity to
1006 accommodate forecasted growth of housing units and jobs. The program, administered by the Washington State
1007 Department of Commerce, requires certain counties to determine whether the county and its cities are achieving
1008 urban densities within urban growth areas by comparing assumptions and targets regarding growth and
1009 development with actual growth and development in the county and cities. Since issuance of the first Buildable
1010 Lands Report in 2002, jurisdictions and stakeholders have expressed the potential for possible refinements of the
1011 methodology used by King County and the cities. The Growth Management Planning Council would work with
1012 stakeholders to review the methodology, including testing the accuracy of the Buildable Lands Report model and
1013 results, for potential refinements.

1014

1015 *In the Glossary, on page G-2, following the definition for "Applicant" add text as follows:*

1016

1017 **Area Zoning and Land Use Study**

1018 *An area zoning and land use study is a study that reviews the land use designations and zoning classification for*
1019 *a specified set of properties. Area zoning and land use studies are focused on a narrower set of properties and*
1020 *policies than a subarea study, and do not look at the larger range of issues that a subarea plan would include.*

1021 *Area zoning and land use studies consider specific potential changes to land use or zoning, or both, and analyze*
1022 *such requests based on surrounding land use and zoning, infrastructure needs, and consistency with the King*
1023 *County Comprehensive Plan, countywide planning policies, and the growth management act.*

1024

1025 *In the Glossary, starting on page G-4, amend text as follows:*

1026

1027 **Community Service Area Subarea Plan**

1028 With King County's initiation of the subarea planning program, the new plans will be called Community Service
1029 Area Plans. These will ((be a long-range, multi-discipline, integrated tools that)) apply the countywide goals of
1030 the Comprehensive Plan to ((a)) smaller geographic areas. Each one of King County's ((seven)) six Rural

1031

Commented [AE54]: Add a new definition for Area Zoning and Land Use Study.

Attachment A to Proposed Ordinance 2018-~~XXX~~0153

1032 Arearural CSAs and each of the five large Potential Annexation Areas has or is scheduled to have its own CSA
1033 Plan. CSA Plans focus on land use issues in the smaller geographies, as well as community identified
1034 implementation activities while recognizing the parameters of County funding and revenue sources((are
1035 comprised of two primary components: a CSA Plan Profile and a CSA Subarea Plan. A CSA Plan Profile applies
1036 to an entire CSA geography and includes broad goals and policies, CSA demographics, major land uses and
1037 trends, and socioeconomic indicators. A CSA Subarea Plan is typically prepared for a targeted area of a CSA
1038 such as a rural town center, urban neighborhood or corridor. They contain a more detailed plan or analysis than
1039 a CSA Plan Profile and often address the intersection of land use, transportation, housing, and/or the
1040 environment)). These plans implement and are consistent with the Comprehensive Plan's policies((~~and~~) and
1041 development regulations (~~and Land Use Map~~)).

Commented [JC55]: Technical change: "Rural Area" is not accurate, as it does not include Natural Resource Lands. Subarea plans would include resource lands, so "rural" is the appropriate term here.

1045 In the Glossary, on page G-20, following the definition for "Public Benefit Rating
1046 System (PBRs)" add text as follows:

1048 **Public Review Draft**

1049 A Public Review Draft is a draft of executive proposed Comprehensive Plan amendments, including proposed
1050 Community Service Area subarea plans, made available to the public for review and comment. A Public Review
1051 Drafts is published prior to transmittal of proposed Comprehensive Plan amendments to the council so as to
1052 provide the public an opportunity to record comments before the executive finalizes the recommended
1053 amendments.

1055 In the Glossary, on page G-26, amend text as follows:

1057 **Subarea ((Planning)) Plans**

1058 ((This level of planning brings the policy direction of the comprehensive plan to a smaller geographic area.
1059 Subarea plans are meant to provide detailed land use plans for local geographic areas. These plans are meant to
1060 implement the King County Comprehensive Plan and be consistent with the County's Comprehensive Plan's
1061 policies, development regulations, and Land Use Map.)) A subarea plans is detailed local land use plan that
1062 implements, is consistent with, and is an element of the Comprehensive Plan containing specific policies, guidelines
1063 and criteria adopted by the council to guide development and capital improvement decisions within specific subareas
1064 of the county. Subareas are distinct communities, specific geographic areas or other types of districts having unified
1065 interests or similar characteristics within the county. Subarea plans may include: community plans, community service
1066 area and potential annexation area subarea plans, neighborhood plans, basin plans, and plans addressing multiple areas
1067 having common interests. The relationship between the 1994 King County Comprehensive Plan and subarea plans is
1068 established by K.C.C. 20.12.015.

Commented [JC56]: Requiring subarea plans be consistent with the Comp Plan's land use map is not accurate, as reviewing and possibly making changes to land use designations is a key component of subarea plans under the restructure.

Commented [JC57]: Updating existing definition to be consistent with code definition changes in the Proposed Ordinance and to make a distinction between the CSA Subarea Plan definition above.

Attachment A to Proposed Ordinance 2018-~~XXX015~~

1070 Subarea Study

1071 A subarea study is a study that is required by a policy in the Comprehensive Plan to evaluate a proposed land use
1072 change, such as the establishment of new community business centers, adjusting Rural Town boundaries, or assessing
1073 the feasibility of zoning reclassifications in urban unincorporated areas. Subarea studies are focused on specific areas
1074 of the County, but do not look at the larger range of issues that a subarea plan would include. Subarea studies are
1075 separate from area zoning and land use studies defined in K.C.C 20.08.030. The Comprehensive Plan policies and
1076 accompanying text shall guide the scope and content of the subarea study.

Commented [JC58]: Adding new "subarea study" definition to be consistent with existing "subarea study" in Chapter 1 of the Comp Plan and with new code definition in the Proposed Ordinance

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King County

**2018 Amendment to the
Vashon-Maury Island Community Service Area
Subarea Plan**

DRAFT

[Office of Performance, Strategy and Budget](#)

[March 4-June 26, 2018](#)

26
27 *In Chapter 11 Implementation, starting on page 89, amend text of workplan as*
28 *follows:*

29

30 **VMI CSA Workplan Action 1: P-suffix Conditions**

31 During community outreach and development of the subarea plan, the need to update property
32 specific, or p-suffix, development conditions on Vashon-Maury Island arose. Conditions VS-
33 P2B and VS-P29, which apply to specific parcels within the Vashon Rural Town, were
34 reviewed during plan development and the Executive's transmitted 2017 subarea plan
35 included proposed changes to these two conditions. Council review of the proposed changes
36 to the conditions identified several policy issues in need of further review and potential
37 refinement. Additionally, the Council identified the need to comprehensively review all of
38 the existing p-suffix conditions on Vashon-Maury Island. As a result, the transmitted changes
39 to VS-P28 and VS-P29 will not be adopted in 2017.

40

41 Instead, this Workplan action item directs an Interbranch Team to comprehensively review,
42 and propose updates as appropriate, all p-suffix conditions and special district overlays for
43 Vashon-Maury Island. This review will include: 1) review of the legislative history and
44 current status of each existing p-suffix condition and special district overlay and evaluation of
45 its consistency with the Vashon-Maury island subarea plan as adopted by the County, as well
46 as other adopted laws, rules and policies, 2) evaluation of any changes needed to
47 accommodate farmer's markets within the Rural Town, and 3) updates to conditions for
48 marijuana uses to reflect consistency with other unincorporated areas of King County and
49 taking into consideration the marijuana industry studies underway by the Executive required
50 by Ordinance 18326. The review of the p-suffix conditions and special district overlays, and
51 any proposed changes shall include community outreach to be completed by the Executive.
52 This outreach shall specifically include notification the property owners impacted by the
53 current p-suffix conditions and special district overlays and any proposed changes – both to
54 the property owners of conditioned parcels and adjacent property owners.

55

Attachment B to Proposed Ordinance 2018-~~XXX015~~5

- 56 • *Timeline:* A Vashon-Maury Island P-Suffix Conditions Report and proposed
57 ordinance to implement the recommendations in report shall be transmitted to the
58 Council for consideration by (~~December 31, 2018~~)June 30, 2021.
59
- 60 • *Outcomes:* The Interbranch Team shall develop and the Executive shall file with the
61 Council the Vashon-Maury Island P-Suffix Conditions Report, which shall include
62 identification of recommended amendments to the p-suffix conditions and special
63 district overlays. The Executive shall also file with the Council an ordinance adopting
64 updates to the p-suffix conditions and special district overlays as recommended in the
65 Report.
66
- 67 • *Lead:* The Department of Permitting and Environmental Review shall lead an
68 Interbranch Team including the Office of Performance, Strategy and Budget, Council
69 staff, and the Prosecuting Attorney's office. Other departments may need to participate
70 depending on the requirement of the p-suffix condition and special district overlay
71 requirements. Executive staff shall update and coordinate with the Councilmember
72 office(s) representing Vashon-Maury Island throughout the community planning
73 process.
74

Commented [JC1]: Transmittal included "June 30, 2021" as the new proposed deadline. However, "2022" was the year intended by the Executive, as this will allow the work called for in this item to occur while other subarea plan development is paused. Edit here reflects that intent.

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