

1 Management Act, chapter 36.70A RCW, the 1994 King County Comprehensive Plan is
2 adopted and declared to be the ((e))Comprehensive ((p))Plan for King County until amended,
3 repealed((;)) or superseded. The Comprehensive Plan shall be the principal planning
4 document for the orderly physical development of the county and shall be used to guide
5 subarea plans, functional plans, provision of public facilities and services, review of proposed
6 incorporations and annexations, development regulations and land development decisions.

7 B. The amendments to the 1994 King County Comprehensive Plan contained in
8 Appendix A to Ordinance 12061 (King County Comprehensive Plan 1995 amendments) are
9 hereby adopted.

10 C. The amendments to the 1994 King County Comprehensive Plan contained in
11 Attachment A to Ordinance 12170 are hereby adopted to comply with the Central Puget
12 Sound Growth Management Hearings Board Decision and Order in Vashon-Maury Island,
13 et. al. v. King County, Case No. 95-3-0008.

14 D. The Vashon Town Plan, contained in Attachment 1 to Ordinance 12395 is
15 adopted as a subarea plan of the King County Comprehensive Plan and, as such, constitutes
16 official county policy for the geographic area of unincorporated King County defined
17 therein and amending the 1994 King County Comprehensive Plan Land Use Map.

18 E. The amendments to the 1994 King County Comprehensive Plan contained in
19 Appendix A to Ordinance 12501 are hereby adopted to comply with the Order of the
20 Central Puget Sound Growth Management Hearings Board in Case No. 96-3-0013 as
21 amendments to the King County Comprehensive Plan.

1 F. The amendments to the 1994 King County Comprehensive Plan contained in
2 Appendix A to Ordinance 12531 (King County Comprehensive Plan 1996 amendments)
3 are hereby adopted as amendments to the King County Comprehensive Plan.

4 G. The Black Diamond urban growth area contained in Appendix A to Ordinance
5 12533 is hereby adopted as an amendment to the King County Comprehensive Plan.

6 H. The 1994 King County Comprehensive Plan and Comprehensive Plan Land
7 Use Map are amended to include the area shown in Appendix A of Ordinance 12535 as
8 rural city urban growth area. The language from Section 1D of Ordinance 12535 shall be
9 placed on Comprehensive Plan Land Use Map page #32 with a reference marker on the
10 area affected by Ordinance 12535.

11 I. The amendments to the 1994 King County Comprehensive Plan contained in
12 Appendix A to Ordinance 12536 (1997 Transportation Needs Report) are hereby adopted
13 as amendments to the King County Comprehensive Plan.

14 J. The amendments to the 1994 King County Comprehensive Plan contained in
15 Appendix A to Ordinance 12927 (King County Comprehensive Plan 1997 amendments) are
16 hereby adopted as amendments to the King County Comprehensive Plan.

17 K. The amendments to the 1994 King County Comprehensive Plan contained in the
18 1998 Transportation Needs Report, contained in Appendices A and B to Ordinance 12931
19 and in the supporting text, are hereby adopted as amendments to the King County
20 Comprehensive Plan.

21 L. The amendments to the 1994 King County Comprehensive Plan contained in
22 Appendix A to Ordinance 13273 (King County Comprehensive Plan 1998 amendments) are
23 hereby adopted as amendments to the King County Comprehensive Plan.

1 M. The 1999 Transportation Needs Report contained in Attachment A to Ordinance
2 13339 is hereby adopted as an amendment to the 1994 King County Comprehensive Plan,
3 Technical Appendix C, and the amendments to the 1994 King County Comprehensive Plan
4 contained in Attachment B to Ordinance 13339 are hereby adopted as amendments to the
5 King County Comprehensive Plan.

6 N. The amendments to the 1994 King County Comprehensive Plan contained in
7 Attachment A to this ordinance (King County Comprehensive Plan 1999 amendments) are
8 hereby adopted as amendments to the King County Comprehensive Plan.

9 **SECTION 2. Severability.** Should any section, subsection, paragraph, sentence,
10 clause or phrase of this ordinance be declared unconstitutional or invalid for any reason, such
11 decisions shall not affect the validity of the remaining portion of this ordinance.

12 **SECTION 3. Direction to the clerk.** The clerk is given direction to edit and revise
13 this ordinance, including Attachment A, to the extent deemed necessary or desirable by the
14 clerk and without changing the meaning of any such law, in the following respects only:

- 15 A. Make capitalization uniform with that followed generally by the state.
- 16 B. Make chapter or section division and subdivision designations uniform with that
17 followed in the code.
- 18 C. Substitute for the term "this ordinance," where necessary, the term "section,"
19 "part," "code," "chapter," or "title," or reference to specific section or chapter numbers, as the
20 case may require.
- 21 D. Substitute for reference to a section of "this ordinance," the proper code section
22 number reference.

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E. Strike out figures where merely a repetition of written words and substitute, where deemed advisable for uniformity, written words for figures.

F. Rearrange any misplaced statutory material, incorporate any omitted statutory material as well as correct manifest errors in spelling, and manifest clerical or typographical errors, or errors by way of additions or omissions.

G. Correct manifest errors in references, by chapter or section number, to other code.

H. Correct manifest errors or omissions in numbering or renumbering sections of the code.

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I. Divide long sections into two or more sections, and rearrange the order of sections to conform to such logical arrangement of subject matter as may most generally be followed in the code when to do so will not change the meaning or effect of such sections.

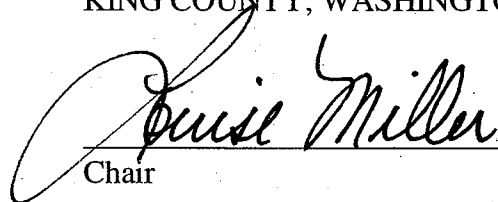
J. Change the wording of section captions, if any, and provide captions to new chapters and sections.

K. Strike provisions manifestly obsolete.

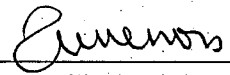
INTRODUCED AND READ for the first time this 15th day of March, 1999.

PASSED by a vote of 7 to 5 this 22 day of November, 1999.

KING COUNTY COUNCIL
KING COUNTY, WASHINGTON


Chair

ATTEST:


Clerk of the Council

APPROVED this 20 day of November, 1999.


King County Executive

Attachments: A. 1999 Amendment to the 1994 King County Comprehensive Plan
B. Amendment Ch. 9, passed November 22, 1999

18872

Attachment A

To

Proposed Ordinance 99-133

**As recommended
by the Growth Management Committee
October 5, 1999**

**1999 Amendments to the
1994 KING COUNTY COMPREHENSIVE PLAN**

13672

1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

CHAPTER ONE
PLAN VISION

NO CHANGE

13672 1

1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

CHAPTER TWO
URBAN LAND USE

NO CHANGE

13672

1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

CHAPTER THREE
RURAL LAND USE

13672

GMC Recommended

Chap. 3.1

October 5, 1999

1994 King County Comprehensive Plan - Chapter 3 - Rural Land Use

AMENDMENT TO THE 1994 KING COUNTY COMPREHENSIVE PLAN - CHAPTER 3,
RURAL LAND USE

Amend policy R-207 as follows:

R-207 ~~((A residential density of one home per 2.5 acres shall recognize areas of existing))~~
The RA 2.5 zone has generally been applied to rural areas with an existing pattern of lots below five acres in size that were created prior to the adoption of the 1994 Comprehensive Plan. These ((existing substandard)) smaller lots may ((still)) be developed individually or combined, provided that applicable standards for sewage disposal, environmental protection, water supply, roads and rural fire protection can be met. A subdivision at a density greater than one home per five acres shall ((not)) only be permitted through the Transfer of Development Credits from property in the designated Rural Farm and Forest Districts. The site receiving the density must be ((unless the property is zoned RA 2.5 and is surrounded on at least three sides by existing lots of less than five acre in size or existing lots that are at least five acres in size and are developed for schools, libraries or commercial facilities. Existing lots shall mean lots which were subdivided by formal plat or short plat prior to December 31, 1994. In some circumstances very small substandard lots may be required to be combined to create a usable building site to meet health and safety standards. No new zoning beyond that existing on the effective date of adoption of the 1994 King County Comprehensive Plan at a density of one home per 2.5 acres shall be applied in the Rural Area.)) approved as a Transfer of Development Credits receiving site in accordance with Policy R-217.

Effect: This amendment clarifies that no new RA-2.5 acre zoning will be applied in the Rural Area, restricts the subdivision of properties zoned RA 2.5 to a density of one home per five acres except through the Transfer of Development Credits, eliminates the "three-sides" provisions to realize higher density in the RA 2.5 zone, and provides consistency with KCCP policy R-217 as amended in 1998.

Rationale: The proposed amendment will make the policy consistent with policy R-217 as amended in 1998 and K.C.C. 21A .36, Transfer of Residential Density Credits.

13672

1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

CHAPTER FOUR
ECONOMIC DEVELOPMENT

NO CHANGE

NO CHANGE

**CHAPTER FIVE
HOUSING**

**1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN**

13672

13672 J

1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

CHAPTER SIX
NATURAL RESOURCE LANDS

GMC Recommended**Chap. 6.1**

October 5, 1999

1994 King County Comprehensive Plan - Chapter 6 - Natural Resource Lands

AMENDMENT TO THE 1994 KING COUNTY COMPREHENSIVE PLAN - CHAPTER 6,
NATURAL RESOURCE LANDS.

Amend Policy RL-110 as follows:

RL-110 Designated Forest (~~and Agricultural~~) Production District lands should only be annexed by cities if continued resource-based uses or other compatible uses are ensured through inter-local agreements. Designated Agricultural Production District lands shall not be annexed by cities.

Effect: The proposed amendment, along with Amendment #6.2, clarifies the importance of Agricultural Production Districts in King County and states that the continued protection of these lands is to remain under the County's jurisdiction.

Rationale: King County has two Agricultural Production Districts in or near urban areas, the Lower Green River Valley and Sammamish Valley. The development rights from many, but not all, of the parcels in these two Districts have been purchased through the Farmlands Preservation Program.

The Lower Green River Agricultural Production District is completely surrounded by Urban designated lands and as such is under immense pressure for development and annexation. Amending policy RL-110 further reinforces the County's commitment to preserving valuable farmlands and also recognizes the Lower Green Agricultural Production district as an urban separator in this part of the urban King County.

Note: See also Amendment #6.2

GMC Recommended

13672
Chap. 6.2

October 5, 1999

1994 King County Comprehensive Plan - Chapter 6 - Natural Resource Lands

AMENDMENT TO THE 1994 KING COUNTY COMPREHENSIVE PLAN - CHAPTER 6, NATURAL RESOURCE LANDS.

Add new Policy RL-302A and preceding text as follows:

Two Agricultural Production Districts in or near urban areas, the Lower Green River Valley and Sammamish Valley, were designated in the 1985 Comprehensive Plan, and those designations have been retained here. The development rights from many, but not all, of the parcels in these two Districts have been purchased through the Farmlands Preservation Program. The Lower Green APD is completely surrounded by Urban designated land and as such, functions as both prime agricultural land and urban separator. See Technical Appendix H for information on the Lower Green River Agricultural Production Districts.

RL-302A The Lower Green River Agricultural Production District is a regionally designated resource that is to remain in unincorporated King County. Preservation of the Lower Green River Agricultural Production District will provide an urban separator as surrounding Urban areas are annexed and developed. King County may contract with other jurisdictions to provide some local services to this area as appropriate.

Effect: The proposed policy along with Amendment #6.1 clarifies the importance of Agricultural Production Districts in King County and the continued protection of these lands is to remain under the County's jurisdiction.

Rationale: The Lower Green River Agricultural Production District is completely surrounded by Urban designated lands and as such is under immense pressure for development and annexation. The development rights from many of these parcels have been purchased through the Farmlands Preservation Program. Including the policy in the Comprehensive Plan further reinforces County's commitment to preserving valuable farmlands and recognizes the Lower Green Agricultural Production district as an urban separator in this part of the urban King County.

Note: See also Amendment #6.1

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1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

CHAPTER SEVEN
NATURAL ENVIRONMENT

NO CHANGE

13672

1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

CHAPTER EIGHT
FACILITIES AND SERVICES

NO CHANGE

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1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

CHAPTER NINE
TRANSPORTATION

NO CHANGE

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1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

CHAPTER TEN
PARKS, RECREATION, AND OPEN
SPACE

NO CHANGE

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1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

CHAPTER ELEVEN
CULTURAL RESOURCES

NO CHANGE

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1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

CHAPTER TWELVE
ENERGY AND
TELECOMMUNICATIONS

NO CHANGE

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1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

CHAPTER THIRTEEN
PLANNING AND IMPLEMENTATION

NO CHANGE

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1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

GLOSSARY

NO CHANGE

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1999 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

LAND USE MAP
and
ZONING MAP

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LU-1

GMC Recommended

October 5, 1999

1994 King County Comprehensive Plan - Land Use Map

AMENDMENT TO THE 1994 KING COUNTY COMPREHENSIVE PLAN - LAND USE MAP.

4 TO 1 PROPOSAL REVERSION – MARSHALL/OATFIELD

Amend Map #18, Section 17, Township 25, Range 6 as follows: Redesignate 12.4 acres from Urban Residential (4-12du/ac) to Rural Residential (1du/2.5-10 ac) on the following properties:

1725069052 (portion)

1725069021 (portion)

1725069070 (portion)

Amend all other KCCP and Technical Appendix maps which include the Urban Growth Area to be consistent with this change.

Effect: The Marshall/Oatfield 4 to 1 Proposal was approved by the King County Council in 1995. The property owners have requested in writing that their properties be removed from the 4 to 1 Program and redesignated to rural land use and rural zoning. Approval of this amendment will rescind the 4 to 1 Program designation for this property. Redesignation of 12.4 acres of land from urban to rural will result in a reversion to the rural land use that was adopted in the 1994 King County Comprehensive Plan. There will be no requirement for open space dedication or affordable housing on the subject properties.

The following was approved by King County Council in 1995:

- 1) a 4:1 ratio of open space to urban land;
- 2) 12.4 acres of land re-designated from rural to urban and R-6-P zoning; and
- 3) the remaining 49.6 acres of rural land to be conveyed to King County as permanent open space following final plat approval of the urban land.

Approval of this amendment will revert the urban portion of the property back to its previous rural land use designation and no open space lands will be conveyed to King County. The Urban Growth Boundary will revert back to the 1994 Boundary for this portion of the line.

13672

Z-1

GMC Recommended

October 5, 1999

1994 King County Comprehensive Plan - Zoning Atlas

AMENDMENT TO THE 1994 KING COUNTY COMPREHENSIVE PLAN - ZONING ATLAS

4 TO 1 PROPOSAL REVERSION – MARSHALL/OATFIELD

Amend Map #18, Section 17, Township 25, Range 6 as follows:

Reclassify 12.4 acres from R-6-P to RA-10-P on the following properties:

1725069052 (portion)

1725069021 (portion)

1725069070 (portion)

Effect: The Marshall/Oatfield 4 to 1 proposal was approved by the King County Council in 1995. Approval of this amendment will rescind the 4 to 1 Program designation for this property. Reclassification of 12.4 acres of land from R-6-P to RA-10P zoning will result in reversion to the zoning that was adopted in the 1994 King County Comprehensive Plan. There will be no requirement for open space dedication.

The following was approved by King County Council in 1995:

- 1) a 4:1 ratio of open space to urban land;
- 2) 12.4 acres of land re-designated from rural to urban and R-6P zoning; and
- 3) the remaining 49.6 acres of rural land to be conveyed to King County as permanent open space following final plat approval of the urban land.

Approval of this amendment will revert the urban portion of the property back to its previous rural zoning and no open space lands will be conveyed to King County. The Urban Growth Boundary will revert back to the 1994 Boundary for this portion of the line.

13672

1998 AMENDMENT
to the
1994 KING COUNTY
COMPREHENSIVE PLAN

ZONING CODE AMENDMENTS

NO CHANGE

November 22, 1999

Introduced By:


Rob McKenna

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AMENDMENT TO THE 1994 KING COUNTY COMPREHENSIVE PLAN -
CHAPTER 9, TRANSPORTATION

Beginning on page 25 (Chapter 9 – Transportation), replace all references to the 1999 Transportation Needs Report (including project information) with references and project information from the 2000 Transportation Needs Report (see attachment).

Effect: Annual technical amendment to insert project information from the 2000 Transportation Needs Report into the Transportation Chapter of the King County Comprehensive Plan.

09/23/1999

99 school fees ord
(BH)
bar 09/17/99

Introduced By: Larry Phillips
Brian Derdowski

Proposed No.: 1999-0556

ORDINANCE NO. **13673**

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AN ORDINANCE relating to school impact fees; adopting the Capital Facilities Plans of the Tahoma, Federal Way, Riverview, Issaquah, Snoqualmie Valley, Highline, Lake Washington, Kent, Northshore, Enumclaw, Fife and Auburn school districts as subelements of the capital facilities element of the King County Comprehensive Plan for purposes of implementing the school impact fee program; establishing school impact fees to be collected by King County on behalf of the districts; and amending Ordinance 10122, Section 3, as amended, and K.C.C. 20.12.460, Ordinance 10470, Section 2, as amended, and K.C.C. 20.12.461, Ordinance 10472, Section 2, as amended, and K.C.C. 20.12.462, Ordinance 10633, Section 2, as amended, and K.C.C. 20.12.463, Ordinance 10722, Section 2, as amended, and K.C.C. 20.12.464, Ordinance 10722, Section 3, as amended, and K.C.C. 20.12.465, Ordinance 10790, Section 2, as amended, and K.C.C. 20.12.466, Ordinance 10982, Section 2, as amended, and K.C.C. 20.12.467, Ordinance 11148, Section 2, as amended, and K.C.C. 20.12.468, Ordinance 12063, Section 11, as amended, and K.C.C. 20.12.469, Ordinance 12532, Section 12, as amended, and K.C.C. 20.12.470, Ordinance 13338, Section 13, and K.C.C. 20.12.471 and Ordinance 10122, Section 2, as amended, and K.C.C. 27.44.010.

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BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

SECTION 1. Authority. This ordinance is adopted to implement King County

Comprehensive Plan policies, Washington State Growth Management Act and King County Ordinance 10162, with respect to Tahoma School District, Federal Way School District, Riverview School District, Issaquah School District, Snoqualmie Valley School District, Highline School District, Lake Washington School District, Kent School District, Northshore School District, Enumclaw School District and Fife School District. This ordinance is necessary to address identified impacts of development on the districts in

1 order to protect the public health, safety and welfare, and to implement King County's
2 authority to impose school impact fees pursuant to RCW 82.02.050 through 82.02.080.

3 SECTION 2. Ordinance 10122, Section 3, as amended, and K.C.C. 20.12.460 are
4 each hereby amended to read as follows:

5 **Tahoma School District Capital Facilities Plan.** The Tahoma School District No.
6 409 Capital Facilities Plan ((1998-99 to 2003-04)) 1999-2000 to 2004-2005, dated ((May
7 1, 1998)) June 15, 1999, which is included in Attachment A to ((Ordinance 13338)) this
8 ordinance and incorporated herein by reference, is adopted as a subelement of the capital
9 facilities element of the King County Comprehensive Plan.

10 SECTION 3. Ordinance 10470, Section 2, as amended, and K.C.C. 20.12.461 are
11 each hereby amended to read as follows:

12 **Federal Way School District Capital Facilities Plan.** The Federal Way ((School
13 District No. 210 1997/98)) Public Schools 1998-99 Capital Facilities Plan, ((dated May
14 11, 1998)) undated, which is included in Attachment B to ((Ordinance 13338)) this
15 ordinance and is incorporated herein by reference, is adopted as a subelement of the
16 capital facilities element of the King County Comprehensive Plan.

17 SECTION 4. Ordinance 10472, Section 2, as amended, and K.C.C. 20.12.462 are
18 each hereby amended to read as follows:

19 **Riverview School District Capital Facilities Plan.** The Riverview School District
20 No. 407 Final Capital Facilities Plan, dated ((April 1, 1998 adopted April 14, 1998,
21 revised May 28, 1998)) June 23, 1999, which is included in Attachment C to ((Ordinance
22 13338)) this ordinance and is incorporated herein by reference, is adopted as a subelement
23 of the capital facilities element of the King County Comprehensive Plan.