

September 12, 2018
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 18602, Section 5, Proviso P2, requires the executive to transmit a
8 plan to restructure the Community Service Area subarea planning program, a motion to
9 approve the plan, and an ordinance that implements changes recommended by the plan to
10 the King County Comprehensive Plan and the King County Code.

11 B. The 2017-2018 Biennial Budget Ordinance, Ordinance 18409, Section 88, as
12 amended by Ordinance 18602, Section 47, Proviso P3, requires the executive to transmit
13 a plan to restructure the Community Service Area subarea planning program, a motion to
14 approve the plan, and an ordinance that implements changes recommended by the plan to
15 the King County Comprehensive Plan and the King County Code.

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 adopt one plan every year with the exception of the year in which a major update to the
20 King County Comprehensive Plan is completed.

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).

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.

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. The 2016 King Comprehensive Plan was amended in 2017 by Ordinance
38 18623 adopting the Vashon-Maury Island Community Service Area Subarea Plan.

39 J. The amendment to the Vashon-Maury Island Community Service Area
40 Subarea Plan in Attachment B to this ordinance shifts the transmittal date from December
41 31, 2018 to June 30, 2022 for Workplan Action 1, which involves the review of the

42 property-specific development conditions and special district overlays on Vashon-Maury
43 Island.

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

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

52 SECTION 2. A. Attachments A and B to this ordinance are hereby adopted as
53 amendments to the 2016 King County Comprehensive Plan, as adopted by Ordinance
54 18427 and as amended in 2017 by Ordinance 18623.

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

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

61 "Area zoning and land use study" means a study that reviews the land use
62 designations and zoning classifications for a specified set of properties. "Area zoning
63 and land use studies" are focused on a broader set of policies than a subarea study, and do
64 not look at the larger range of issues that a subarea plan would include. "Area zoning and

65 land use studies" consider specific potential changes to land use or zoning, or both, and
66 analyze such requests based on surrounding land use and zoning, current infrastructure
67 and potential future needs, and consistency with the King County Comprehensive Plan,
68 countywide planning policies and the Growth Management Act, chapter 36.70A RCW.

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

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

77 SECTION 5. Ordinance 263, Article 1 (part), as amended, and K.C.C. 20.08.060
78 are hereby amended to read as follows:

79 "Subarea plan" means a detailed local land use plan ~~((which))~~ that implements, is
80 consistent with and is an element of the ~~((e))~~ Comprehensive ~~((p))~~ Plan, containing
81 specific policies, guidelines and criteria adopted by the council to guide development and
82 capital improvement decisions within specific subareas of the county. ~~((The s))~~ Subareas
83 ~~((of the county shall consist of))~~ are distinct communities, specific geographic areas or
84 other types of districts having unified interests or similar characteristics within the
85 county. Subarea plans may include~~((:))~~ community plans, ~~((which have been prepared~~
86 ~~for large unincorporated areas; potential annexation area plans, which have been prepared~~
87 ~~for urban areas that are designated for future annexation to a city;))~~ community service

88 area subarea plans, neighborhood plans, (~~which have been prepared for small~~
89 ~~unincorporated areas;~~) basin plans and plans addressing multiple areas having common
90 interests. The relationship between the 1994 King County Comprehensive Plan and
91 subarea plans is established by K.C.C. 20.12.015.

92 NEW SECTION. SECTION 6. There is hereby added to K.C.C. chapter 20.08 a
93 new section to read as follows:

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

102 SECTION 7. Ordinance 263, Article 2, Section 1, as amended, and K.C.C.
103 20.12.010 are hereby amended to read as follows:

104 A. Under the King County Charter, the state Constitution and the Washington
105 state Growth Management Act, chapter 36.70A RCW, King County adopted the 1994
106 King County Comprehensive Plan via Ordinance 11575 and declared it to be the
107 Comprehensive Plan for King County until amended, repealed or superseded. The
108 Comprehensive Plan has been reviewed and amended multiple times since its adoption in
109 1994. Amendments to the 1994 Comprehensive Plan to-date are currently reflected in the
110 2016 King County Comprehensive Plan, as adopted in Ordinance 18427 and as amended

111 by Ordinance 18623 and this ordinance. The Comprehensive Plan shall be the principal
112 planning document for the orderly physical development of the county and shall be used
113 to guide subarea plans, functional plans, provision of public facilities and services,
114 review of proposed incorporations and annexations, development regulations and land
115 development decisions.

116 SECTION 8. Ordinance 12061, Section 4, as amended, and K.C.C. 20.12.325 are
117 hereby amended to read as follows:

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

123 SECTION 9. Ordinance 13147, Section 19, and K.C.C. 20.18.030 are hereby
124 amended to read as follows:

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

- 130 1. Emergencies;
- 131 2. An appeal of the plan filed with the Central Puget Sound Growth
132 Management Hearings Board or with the court;
- 133 3. The initial adoption of a subarea plan, which may amend the urban growth

134 area boundary only to redesignate land within a joint planning area;

135 4. An amendment of the capital facilities element of the Comprehensive Plan

136 that occurs in conjunction with the adoption of the county budget under K.C.C.

137 4A.100.010; or

138 5. The adoption or amendment of a shoreline master program under chapter

139 90.58 RCW.

140 B. Every year the Comprehensive Plan may be amended to address technical
141 updates and corrections, to adopt or amend community service area subarea plans and to

142 consider amendments that do not require substantive changes to policy language ((~~;~~

143 ~~changes to the priority areas map,~~) or do not require changes to the urban growth area

144 boundary, except as permitted in subsection B.9. and 11. of this section. ((~~This~~)) The

145 review may be referred to as the annual ((~~eyele~~)) update. The Comprehensive Plan,

146 including subarea plans, may be amended in the annual ((~~eyele~~)) update only to consider

147 the following:

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

149 2. The annual capital improvement plan;

150 3. The transportation needs report;

151 4. School capital facility plans;

152 5. Changes required by existing Comprehensive Plan policies;

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

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

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

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

- 157 9. Redesignation proposals under the four-to-one program as provided for in
158 this chapter;
- 159 10. Amendments necessary for the conservation of threatened and endangered
160 species;
- 161 11. Site-specific land use map amendments that do not require substantive
162 change to ~~((e))~~Comprehensive ~~((p))~~Plan policy language and that do not alter the urban
163 growth area boundary, except to correct mapping errors;
- 164 12. Amendments resulting from subarea studies required by ~~((e))~~Comprehensive
165 ~~((p))~~Plan policy that do not require substantive change to ~~((e))~~Comprehensive ~~((p))~~Plan
166 policy language and that do not alter the urban growth area boundary, except to correct
167 mapping errors;
- 168 13. Changes required to implement a study regarding the provision of
169 wastewater services to a Rural Town. The amendments shall be limited to policy
170 amendments and adjustment to the boundaries of the Rural Town as needed to implement
171 the preferred option identified in the study; ~~((o))~~
- 172 14. Adoption of, amendments to or updates of community service area subarea
173 plans;
- 174 15. Amendments to the Comprehensive Plan update schedule that respond to
175 adopted ordinances and improve alignment with the timing requirements in the
176 Washington state Growth Management Act, RCW chapter 36.70A, and alignment with
177 multicounty and countywide planning activities; or
- 178 16. Amendments to the Comprehensive Plan workplan.
- 179 C. Every ~~((fourth))~~ eighth year beginning in ~~((2000))~~ 2023, the county shall

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

189 D.1. Beginning in 2025 and every two years thereafter, except for during the
190 eight-year update, ~~((I))if ~~((the county determines that the purposes of the Comprehensive~~~~
191 ~~Plan are not being achieved as evidenced by official population growth forecasts,~~
192 ~~benchmarks, trends and other relevant data))~~ there is a scope of work adopted by motion
193 to perform a limited update to the Comprehensive Plan to address time-sensitive issues
194 prior to the next eight-year update, substantive changes to the Comprehensive Plan and
195 amendments to the urban growth area boundary may also be considered ~~((on even~~
196 calendar years. ~~This determination shall be authorized by motion.))~~. The review may be
197 referred to as the two-year update.

198 2. The motion shall specify the scope of the ~~((even))~~ two-year ~~((amendment))~~
199 update, establish a timeline for the executive's development of the two-year update and
200 transmittal to the council and for the council's review and adoption of the two-year
201 update, and identify that the resources necessary to accomplish the work are available.
202 ~~((An analysis of the motion's fiscal impact))~~ A fiscal note for the scope of the two-year

203 update shall be provided to the council (~~(before to adoption)~~) by the executive within
204 fifteen business days of introduction of the proposed motion. If (~~(F)~~)the executive
205 (~~(shall)~~) determines (~~(if)~~) an additional (~~(funds are)~~) appropriation is necessary to
206 complete the (~~(even)~~) two-year (~~(amendment)~~) update, (~~(and)~~) the executive may transmit
207 an ordinance requesting the additional appropriation (~~(of supplemental funds)~~).

208 3. Before initiation of the first eight-year update in 2023, substantive changes to
209 the Comprehensive Plan and amendments to the urban growth area boundary may be
210 considered. The amendments shall be considered in the 2020 Comprehensive Plan
211 update and shall be subject to the two-year update process and requirements. The
212 executive shall transmit to the council by the first business day of January 2019 a
213 proposed motion specifying the scope of work for the proposed amendments consistent
214 with K.C.C. 20.18.030.D.1. The council shall have until the last business day of
215 February 2019, to adopt the motion, either as transmitted or amended. In the absence of
216 council approval by the last business day of February 2019, the executive shall proceed to
217 implement the scope as proposed. If the motion is approved the last business day of
218 February 2019, the scope shall proceed as established by the approved motion. The
219 executive shall transmit to the council any proposed amendments for the 2020
220 Comprehensive Plan update the by the last business day of September 2019. The council
221 shall have until the last business day of June 2020 to adopt the 2020 Comprehensive Plan
222 update.

223 (~~(D-)~~) E. The executive shall seek public comment on the (~~(e)~~)Comprehensive
224 (~~(p)~~)Plan and any proposed (~~(e)~~)Comprehensive (~~(p)~~)Plan amendments in accordance
225 with the procedures in K.C.C. 20.18.160 before making a recommendation, which shall

226 include publishing a public review draft of the proposed Comprehensive Plan
227 amendments, in addition to conducting the public review and comment procedures
228 required by SEPA. The public shall be afforded at least one official opportunity to record
229 public comment before the transmittal of a recommendation by the executive to the
230 council. County-sponsored councils and commissions may submit written position
231 statements that shall be considered by the executive before transmittal and by the council
232 before adoption, if they are received in a timely manner. The executive's
233 recommendations for changes to policies, text and maps shall include the elements listed
234 in Comprehensive Plan policy I-207 and analysis of their financial costs and public
235 benefits, any of which may be included in environmental review documents. Proposed
236 amendments to the Comprehensive Plan shall be accompanied by any development
237 regulations or amendments to development regulations, including area zoning, necessary
238 to implement the proposed amendments.

239 SECTION 10. Ordinance 13147, Section 20, and K.C.C. 20.18.040 are hereby
240 amended to read as follows:

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

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

248 1. Amendments that do not require substantive change to ~~(e)~~Comprehensive

249 ((p))Plan policy language and that do not alter the urban growth area boundary, except to
250 correct mapping errors; and

251 2. Four-to-one-proposals.

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

256 1. Amendments that could be considered in the annual ~~((review-cycle))~~ update;

257 2. Amendments that require substantive change to Comprehensive Plan policy
258 language; and

259 3. Amendments to the urban growth area boundary.

260 SECTION 11. Ordinance 3688, Section 813, and K.C.C. 20.18.056 are hereby
261 amended to read as follows:

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

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

266 SECTION 12. Ordinance 13147, Section 22, and K.C.C. 20.18.060 are hereby
267 amended to read as follows:

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

272 following:

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

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

279 B. The council shall have until (~~April 30~~) September 15 to approve the motion.
280 In the absence of council approval, the executive shall proceed to implement the work
281 program as proposed. If the motion is approved, the work program shall proceed as
282 established by the approved motion.

283 C. Beginning in (~~2000~~) 2022 and every (~~fourth~~) eighth year thereafter, the
284 executive shall transmit to the council by the (~~first~~) last business day of (~~March~~) June
285 a proposed ordinance amending the Comprehensive Plan, except that the capital
286 improvement program and the ordinances adopting updates to the transportation needs
287 report and the school capital facility plans shall be transmitted no later than the biennial
288 budget transmittal and shall be adopted in conjunction with the budget. However, in
289 those years when there is only a midbiennium review of the budget, the ordinances
290 adopting the capital improvement plan and the school capital facility plans shall be
291 transmitted by October 1 and adopted no later than the midbiennium review under K.C.C.
292 4A.100.010. All transmittals shall be accompanied by a public participation note,
293 identifying the methods used by the executive to ensure early and continuous public
294 participation in the preparation of amendments. The council shall have until June 30 of

295 the following year to adopt the amendments to the Comprehensive Plan, in accordance
296 with RCW 36.70A.130.

297 SECTION 13. Ordinance 13147, Section 23, and K.C.C. 20.18.070 are hereby
298 amended to read as follows:

299 A. The executive shall transmit to the council any proposed amendments for the
300 annual ~~((cycle))~~ update by the ~~((first))~~ last business day of ~~((March))~~ June, except that the
301 capital improvement program and the ordinances adopting updates to the transportation
302 needs report and the school capital facility plans shall be transmitted no later than the
303 biennial budget transmittal and shall be adopted in conjunction with the budget.
304 However, in those years when there is only a midbiennium review of the budget, the
305 ordinances adopting the capital improvement plan and the school capital facility plans
306 shall be transmitted by October 1, and adopted no later than the midbiennium review
307 under K.C.C. 4A.100.010.

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

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

315 SECTION 14. Ordinance 13147, Section 24, and K.C.C. 20.18.080 are hereby
316 amended to read as follows:

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

318 B. The schedule for adoption of or comprehensive updates to Community Service
319 Area subarea plans is established in the Comprehensive Plan. Adoption of amendments
320 to existing Community Service Area subarea plans may occur during annual updates, as
321 allowed in K.C.C. 20.18.030.

322 C. Adoption of comprehensive updates of existing, non-Community Service Area
323 ~~((S))~~subarea plans may ((be)) occur during annual updates, as allowed in K.C.C.
324 20.18.030, if initiated by motion ((or by council action which preceded the adoption of
325 ~~Ordinance 13147)).~~ If initiated by motion, the motion shall specify the scope of the plan,
326 identify the completion date, and identify that the resources necessary to accomplish the
327 work are available. The executive ~~((will))~~ shall determine if an additional ~~((funds are))~~
328 appropriation is necessary to complete the subarea plan, and may transmit an ordinance
329 requesting the additional appropriation ((of supplemental funds)). Amendments to or
330 comprehensive updates not initiated by motion of existing, non-Community Service Area
331 subarea plans shall be considered in the same manner as amendments to the
332 ~~((e))~~Comprehensive ((p))Plan and shall be classified ((pursuant to)) in accordance with
333 ~~K.C.C. ((20.18.040, except that comprehensive updates of subarea plans may be initiated~~
334 ~~by motion and the resulting amendments may be considered in the annual cycle))~~
335 20.18.030.

336 SECTION 15. Ordinance 13147, Section 30, and K.C.C. 20.18.140 are hereby
337 amended to read as follows:

338 A. In accordance with RCW 36.70A.470, a docket containing written comments
339 on suggested plan or development regulation amendments shall be coordinated by the
340 department. The docket is the means either to suggest a change or to identify a

341 deficiency, or both, in the Comprehensive Plan or development regulation. For the
342 purposes of this section, "deficiency" refers to the absence of required or potentially
343 desirable contents of the Comprehensive Plan or development regulation and does not
344 refer to whether a development regulation addressed a project's probable specific adverse
345 environmental impacts that could be mitigated in the project review process. Any
346 interested party, including applicants, citizens and government agencies, may submit
347 items to the docket.

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

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

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

358 3. By the (~~first~~) last business day of (~~December~~) April, the department shall
359 issue an executive response to all docketed comments. Responses shall include a
360 classification of the recommended changes as appropriate for (~~either~~) the annual update,
361 two-year update or (~~four~~) eight-year (~~cycle~~) update, and an executive recommendation
362 indicating whether or not the docketed items are to be included in the next (~~year's~~)
363 executive-recommended (~~e~~)Comprehensive (~~p~~)Plan update. If the docketed changes

364 will not be included in the next executive transmittal, the department shall indicate the
365 reasons why, and shall inform the proponent that they may petition the council during the
366 legislative review process.

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

374 5. Upon receipt of the docket report, the council shall include all proponents of
375 docketed requests in the mailing list for agendas to all committee meetings in which the
376 Comprehensive Plan will be reviewed during the next available update. At the beginning
377 of the committee review process, the council shall develop a committee review schedule
378 with dates for committee meetings and any other opportunities for public testimony and
379 for proponents to petition the council to consider docket changes that were not
380 recommended by the executive and shall attach the review schedule to the agenda
381 whenever the Comprehensive Plan is to be reviewed.

382 6 Docketed comments relating to development regulations shall be reviewed by
383 the appropriate county agency. Those requiring a Comprehensive Plan amendment shall
384 be forwarded to the department and considered for an amendment to the Comprehensive
385 Plan. Those not requiring a Comprehensive Plan amendment shall be considered by the
386 responsible county agency for amendments to the development regulations.

387 7. The docket report shall be made available through the Internet. The
388 department shall endeavor to make the docket report available within one week of
389 transmittal to the council.

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

398 SECTION 16. Ordinance 14047, Section 9, and K.C.C. 20.18.170 are hereby
399 amended to read as follows:

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

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

409 C. A term conservation easement shall be placed on the open space at the time

410 the four to one proposal is approved by the council. Upon final plat approval, the open
411 space shall be permanently dedicated in fee simple to King County.

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

414 SECTION 17. In accordance with K.C.C. 20.12.200, the executive shall submit
415 this ordinance to the state Department of Ecology for its approval of the standards in
416 sections 10 and 11 of this ordinance, as provided in RCW 90.58.090.

417 SECTION 18. Sections 10 and 11 of this ordinance take effect within the
418 shoreline jurisdiction fourteen days after the Department of Ecology provides written
419 notice of final action stating that the proposal is approved, in accordance with RCW
420 90.58.909. The executive shall provide the written notice of final action to the clerk of
421 the council.

422 SECTION 19. Severability. If any provision of this ordinance or its application to
423 any person or circumstance is held invalid, the remainder of the ordinance or the
424 application of the provision to other persons or circumstances is not affected."

425

426 Delete Attachment A, 2018 Amendments to the 2016 King County Comprehensive Plan,
427 dated March 1, 2018, and insert Attachment A, 2018 Amendments to the 2016 King
428 County Comprehensive Plan, dated September 12, 2018. The clerk of the council is
429 instructed to engross changes from any adopted amendments and correct any scrivener's
430 errors. Line numbers have been added to the attachment for ease of reference; the clerk
431 of the council is instructed to remove line numbers in the attachment on the final version
432 of this legislation adopted by the council before presentation to the executive. The clerk

433 of the council is also instructed to update the header to reflect the enactment number
434 upon final adoption. Upon final adoption, Council staff is instructed incorporate adopted
435 changes into the 2016 King County Comprehensive Plan, update the table of contents as
436 necessary, and provide an electronic copy to the executive.

437

438 Delete Attachment B, 2018 Amendment to the Vashon-Maury Island Community Service
439 Area Subarea Plan, dated March 1, 2018, and insert Attachment B, 2018 Amendment to
440 the Vashon-Maury Island Community Service Area Subarea Plan, dated September 12,
441 2018. The clerk of the council is instructed to engross changes from any adopted
442 amendments and correct any scrivener's errors. Line numbers have been added to the
443 attachment for ease of reference. The clerk of the council is instructed to remove line
444 numbers in the attachment on the final version of this legislation adopted by the council
445 before presentation to the executive. The clerk of the council is also instructed to update
446 the header to reflect the enactment number upon final adoption. Upon final adoption,
447 Council staff is instructed incorporate adopted changes into the Vashon-Maury Island
448 Community Service Area Subarea Plan, update the table of contents as necessary, and
449 provide an electronic copy to the executive.

450

451 **EFFECT: The draft chair's striking amendment would make the following**
452 **substantive changes to the Executive's transmittal:**

453

454 **Proposed Ordinance:**

455

456 1. Adds a Finding regarding the change in docket requests over time and the goal of
457 the restructure program to improve responsiveness for unincorporated
458 communities.

459 2. Adds a definition for "area zoning and land use study."

- 460 3. Adds a definition for “public review draft”, and codifies the requirement to issue a
461 public review draft for each KCCP update (annual updates, subarea plans, and
462 eight-year updates).
463 4. Modifies the definition of “subarea plan” to reflect other types of subarea plans
464 (such as community plans, neighborhood plans, and basin plans) which the
465 County has historically completed, some of which remain active.
466 5. Modifies the definition of “subarea study” to reflect the language in the KCCP.
467 6. Adds language that community service area subarea plans can be amended as part
468 of an annual KCCP update.
469 7. Adds language that the KCCP workplan can be substantively amended as part of
470 an annual KCCP update.
471 8. Establishes a two-year update option, starting in 2025 (after the next eight-year
472 update in 2023). This would allow substantive changes to the KCCP every two
473 years. This option would require a motion to be passed by the Council with a
474 scope of work and timelines for the Executive to develop and transmit and the
475 Council to review and adopt the two-year update, would address time-sensitive
476 issues, could include substantive changes to the KCCP, and could include urban
477 growth area boundary changes.
478 9. Authorizes a 2020 Comprehensive Plan update. As part of this:
479 a. The Executive would transmit a scoping motion by the first business day
480 of January 2019.
481 b. The Council would review the scoping motion, and have until the last
482 business day of February 2019 to review/amend/adopt the scoping motion.
483 c. The 2020 update would be transmitted to the Council by the last business
484 day in September 2019.
485 d. The Council would have until the last business day of June 2020 to adopt
486 the 2020 update.
487 10. Modifies the deadline for the scoping motion initiating an eight-year update, from
488 September 1, to September 15 the year before the eight-year update is transmitted
489 to the Council.
490 11. As part of the annual docket report that is transmitted to the Council, requires the
491 Executive to include the original application materials and the Executive’s
492 response to the proponents.
493

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

- 496 12. Establishes the two-year update option (same as in PO).
497 13. Adds language requiring DPER to coordinate with the Councilmember offices
498 that represent that CSA during subarea plan development and community
499 outreach.
500 14. Requires DPER issue a Public Review Draft of each subarea plan prior to
501 transmittal.
502 15. Adds language requiring a performance audit of the subarea planning program
503 restructure during the 2021-2022 biennium.
504 16. Adds language requiring a re-review of the subarea planning schedule after the
505 first set of plans are completed, as part of the 2031 eight-year update.

- 506 17. Adds language that community service area subarea plans can be amended as part
507 of an annual KCCP update (same as in PO).
- 508 18. Adds language that amendments to the KCCP workplan can be amended as part
509 of an annual KCCP update (same as PO).
- 510 19. For Workplan Action 1: CSA subarea planning program:
- 511 a. Requires a public review draft to be made available prior to transmittal to
512 Council.
- 513 b. Requires DPER (rather than Executive staff) to update and coordinate with
514 the Councilmember office representing that CSA or PAA area.
- 515 20. For Workplan Action 3: TDR Amenity Funding Pilot:
- 516 a. Requires changes to the KCCP and Code to be transmitted as part of the
517 2020 Comprehensive Plan update.
- 518 21. For Workplan Action 4: TDR Program Review:
- 519 a. Requires changes to the KCCP and Code to be transmitted as part of the
520 2020 Comprehensive Plan update.
- 521 22. For Workplan Action 6: Alternative Housing Demonstration Project:
- 522 a. Requires demonstration project to be transmitted by June 30, 2019.
- 523 b. Requires final report and KCCP and Code amendments to be transmitted
524 by December 31, 2021.
- 525 23. For Workplan Action 8: Cottage Housing:
- 526 a. Requires changes to the KCCP and Code to be transmitted as part of the
527 2020 Comprehensive Plan update.
- 528 b. Adds requirement to include an evaluation of proximity of garages to
529 dwelling units, dwelling units of varying square footages.
- 530 24. For Workplan Action 12: Plat Ingress/Egress Requirements:
- 531 a. Adds requirement to include an evaluation of distance between to entry
532 points, access for emergency vehicles, and sufficient roadway width.
- 533 b. Requires the Code and Road Standards amendments to be transmitted by
534 June 30, 2019.
- 535 25. 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 Comprehensive Plan
538 update.
- 539 b. Adds requirement to coordinate with local watershed improvement
540 districts.
- 541 26. Adds new Workplan Action 14: 2020 Comprehensive Plan Update. This
542 language gives more information regarding the 2020 update described in the PO.
- 543 27. Adds new Workplan Action 14: Annual DLS Briefing at PRE. This would direct
544 the Department of Local Services (currently under review as part of PO 2018-
545 0312), if created, to brief the Planning, Rural Service and Environment (PRE)
546 Committee, or its successor, on its evaluation of processes, procedures and
547 policies and areas for improvement in delivery of unincorporated area services.
- 548 28. Adds new Workplan Action 16: Streamlining the Comprehensive Plan. This
549 would direct the Executive to review and propose modifications to the KCCP and
550 Code with the goal “to make the Comprehensive Plan and relevant sections in
551 King County Code Title 20 more reader-friendly and accessible to a wider

552 audience, redundancies and excess detail should be minimized.” This would
553 require changes to be transmitted as part of the 2023 eight-year update.

554 29. For Workplan Action 17: PAA Annexations:

- 555 a. Adds a requirement to evaluate tax revenue impacts resulting from
- 556 annexations, annexation of roadways within PAAs, and annexation of
- 557 orphan roads.
- 558 b. Extends the deadline to December 31, 2019.

559
560 **Attachment B – Amendments to Vashon-Maury Island Subarea Plan:**

561 None

562
563
564 **The draft chair’s striking amendment would also make technical and clarifying**
565 **changes to the Executive’s transmittal, including:**

566
567 **Proposed Ordinance:**

- 568
- 569 30. Technical corrections to references to other Ordinances.
- 570 31. Clarifying edits to findings regarding when subarea plans will be adopted by the
- 571 Council.
- 572 32. Modifications to the terminology, so that annual, two-year and eight-year updates
- 573 are consistently used throughout the Code.
- 574 33. Corrects date change for Vashon-Maury Island Workplan Action 1, to reflect
- 575 Executive’s intent that this would be transmitted in June 2022.
- 576 34. Clarifies that the amendments to the Vashon-Maury Island subarea plan are
- 577 included and attached to the KCCP.
- 578 35. Adds language that community service area subarea plans can be adopted as part
- 579 of an annual KCCP update.
- 580 36. Clarifies when site-specific land use map and shoreline master program map
- 581 amendments may be considered (during an annual, two-year or eight-year
- 582 update).
- 583 37. Clarifies when shoreline environment designations can be amended (during an
- 584 annual, two-year or eight-year update).
- 585 38. Re-ordered the language regarding the CSA subarea planning schedule
- 586 39. Modified the language regarding when the Executive determines that additional
- 587 appropriation is needed to complete a subarea plan.
- 588 40. Modifies the requirements for the annual docket report to reflect the two-year
- 589 update option.
- 590 41. Modifies the requirements for four-to-one proposals to reflect the two-year update
- 591 option.
- 592 42. Makes code reviser edits.
- 593 43. Adds in sections directing the Executive to send two sections to the Department
- 594 of Ecology for their approval of changes to the Shoreline Master Program.
- 595 44. Adds severability language.

596
597 **Attachment A – Amendments to 2016 KCCP:**

- 598
599 45. Clarifies terminology around subarea plans and the planned process and schedule
600 for developing and adopting these plans.
601 46. Clarifies that subarea studies assess feasibility of zoning reclassifications, not
602 only upzones.
603 47. Modifies the language regarding what is allowed with an annual update.
604 48. Adds references to two-year update throughout, in policy and lead-in text.
605 49. Modifies Policy I-203 to reflect changes made in the PO for what is allowed with
606 an annual update.
607 50. Removes outdated reference to Benchmark Program and language regarding
608 creation of a performance measures program.
609 51. Adds language to the lead-in text for the Workplan to describe reasoning behind
610 changes to the Workplan.
611 52. Adds definitions of Area Zoning and Land Use Study, Public Review Draft and
612 Subarea Study and changes to Subarea Plan definitions to reflect those in the PO.
613

614 **Attachment B – Amendments to Vashon-Maury Island Subarea Plan:**
615

- 616 53. Clarifies the deadline for the VMI Workplan Action 1: P-suffix condition, to
617 reflect Executive’s intent that this be transmitted in 2022.
618

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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.

September 12, 2018

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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:

Community Service Area Subarea plans, ~~((including))~~ as well as other 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 large-scale subarea land use plans for rural and urban unincorporated communities in King County). 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

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

63
64 In addition to subarea plans and area zoning and land use studies, King County's land use planning also includes
65 other planning processes. These include Comprehensive Plan policy directed subarea studies, such as the
66 establishment of new community business centers, adjusting Rural Town boundaries, or assessing the feasibility
67 of ~~((upzoning))~~ zoning reclassifications in urban unincorporated areas. Subarea studies are focused on specific
68 areas of the County, but do not look at the range of issues that a subarea plan would include. In some cases, an
69 area zoning and land use study may suffice to meet the requirements of the policies. In addition, there are Site
70 Specific Land Use Amendments⁵ and Zone Reclassifications,⁶ which are site specific processes that involve
71 County staff review and recommendations, a public hearing and recommendation by a Hearing Examiner and a
72 decision by County Council. These must be consistent with the Comprehensive Plan or be proposed with
73 amendments during the Plan update process.

74
75 *In Chapter 1 Regional Growth Management Planning, on page 1-11, amend text as*
76 *follows:*

77
78 The Growth Management Act allows local comprehensive plan amendments to be considered once each year. In
79 King County, those annual amendments allow ~~((technical))~~ limited changes only, except for once every
80 ~~((four))~~ eight years. Then, during the "~~((Four))~~ Eight-Year Cycle review process," substantive changes to policies(~~(~~
81 ~~land use designations))~~ and amendments to the Urban Growth Area boundary can be proposed and adopted. A
82 smaller-range of substantive changes to policies and amendments to the Urban Growth Area boundary may also
83 be considered once every two years, but only if authorized by motion and included in the scope of a "Two-Year"
84 update. These provisions are detailed in King County Code Title 20.18. Additional information and policies are
85 found in Chapter 12, Implementation, Amendments and Evaluation.

86
87 *In Chapter 1 Regional Growth Management Planning, starting on page 1-23, amend*
88 *text as follows:*

89
90 **Chapter 11: Community Service Area Subarea Planning**

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

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.

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

99

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

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

107

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

109

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

114

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

117

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

125

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

128

129 **R-683** King County may update the Mineral Resources Map to identify additional
130 Potential Mineral Resource Sites only during the ~~((four))~~eight-year

131 Comprehensive Plan amendment cycle, or during a two-year update if included in
132 the scope of the motion authorizing the two-year update.

133

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

136

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

159

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

161

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

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

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

177
178 The mission of the Rural Economic Strategies Plan is to advance the long-term economic viability of the Rural
179 Area and Natural Resource Lands, with an emphasis on farming, forestry, and other rural businesses consistent
180 with the unique character of rural King County. The mission is accomplished by initiating and implementing
181 specific strategies and actions to support and enhance rural economic viability. Rural businesses generally fall
182 into six rural economic clusters and each cluster is supported by specific strategies and actions to strengthen
183 and/or enhance it. The clusters are: Agriculture, Forestry, Equestrian, Home-Based Businesses (i.e., those home
184 occupations that are allowed on lands designated Agriculture, Forestry and Rural Area), Recreation and
185 Tourism, Commercial and Industrial Rural Neighborhood Commercial Centers, Rural Towns, and Cities in the
186 Rural Area. Consistent with CP-(942)539, found in Chapter 11, Community Service Area Subarea Planning,
187 no expansion of industrial land use or zoning is allowed within the Rural Town of Fall City.
188
189

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

193 **A. Planning Framework and Geography**

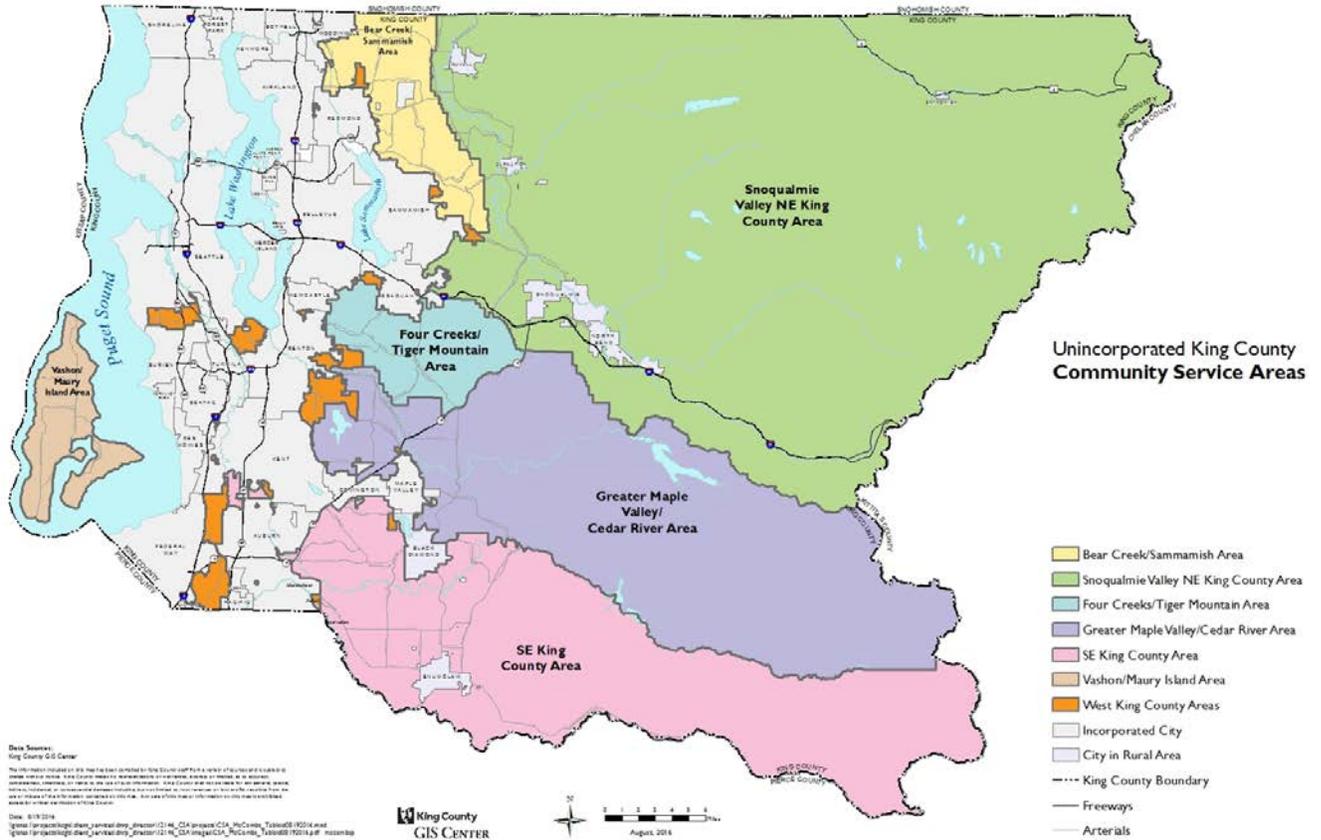
194 Beginning with the 2016 Comprehensive Plan the geographical boundaries of the County's seven Community
195 Service Areas will be used as the framework for subarea plans created and amended from that point forward.
196 Subarea plans will be developed for the six rural Community Service Areas, and for the five remaining large
197 urban unincorporated potential annexation areas. The focus of subarea plans will be on land use issues in these
198 subarea geographies.
199

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

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

208

209 **Figure: Community Service Areas Map**



210

211

212

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

216

Community Service Area	<i>Includes parts of the following former Community Planning Areas</i>
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

217
 218 While there are differences among the Community Service Areas in terms of their boundaries, range of land
 219 uses, annexation issues, and more, using this accepted geography will ensure the entire unincorporated portion
 220 of the county receives some level of planning on a regular cycle. This includes a regular assessment of the
 221 Community Service Area's goals, population changes, new development, employment targets and similar
 222 demographic and socioeconomic indicators. These assessments are called Community Service Area Subarea
 223 Plans. To address the unique issues in each geography, Community Service Area subarea plans may also have
 224 more refined, (~~cross-discipline, and localized~~) land use focuses on rural town centers, urban neighborhoods, or
 225 corridor approaches.

226
 227 The high level review along with more detailed land use planning will be guided by a series of criteria such as
 228 community interest, social equity, funding, and new development. Equity and social justice principles will play
 229 a particularly key role during subarea plan public engagement activities. People of color, low-income residents,
 230 and populations with limited English proficiency will be informed and offered equitable and culturally-
 231 appropriate opportunities to participate in its planning process. (~~The anticipated length of each detailed subarea~~
 232 ~~plan will be based on the extent and complexity of the work described in each scope.~~)

233
 234 **B. Planning Schedule**

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

244
 245 ((

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	

246))

247 **Schedule of Community Service Area Subarea Plans**

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

248

249 *Note: The planning year is a 12-month, July to June process. The adoption year is a 12-month, July to June process.*

250

251 Department of Permitting and Environmental Review staff will update and coordinate with the Councilmember
 252 office(s) representing the applicable geography throughout each subarea plan development and community
 253 outreach process. This coordination will include the Department making a Public Review Draft of each
 254 subarea plan available to the public and the Council for comment prior to finalizing the plan for transmittal.

255

256 For each of the Community Service Area subarea planning processes, the subarea plans included in Motion
 257 14351, which adopted the scope of work for the 2016 King County Comprehensive Plan, shall be included. This
 258 includes the following adopted scopes of work:

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: 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 proposal is appropriate for this area; and outreach with the local community in its development.</p>	<p>Four Creeks/Tiger Mountain CSA</p>

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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

264 structure, if a property owner has an interest in a land use change outside of this planning cycle, they are able to
265 use the existing land use processes. Property owners can submit for a Site Specific Land Use Amendment or
266 Zone Reclassification, per King County Code 20.18.050 and 20.20 respectively. If a significant land use issue
267 arises in a ~~((CSA))~~Community Service Area outside of the planning cycle, the cycle may be adjusted.

268
269 In consideration of the restructure of the subarea planning program adopted in 2018, the County will evaluate
270 initiating a performance audit of the program once the restructure has been implemented, by adding a
271 requirement to the King County Auditor's work plan during the 2021-2022 biennium. Additionally, following
272 the completion of the first thirteen-year subarea planning cycle, the subarea planning schedule for developing
273 and adopting updates to the subarea plans moving forward will be reviewed as part of the 2031 major
274 Comprehensive Plan update. This review will include evaluation of whether the subarea plan update schedule
275 and process can be condensed from its current thirteen-year planning cycle.

277 **C. Background**

278 Between 1973 and 1994 King County prepared community plans for 12 subareas of unincorporated King
279 County. The first generation of community plans, substantially completed by 1984, were used to implement the
280 county's 1964 Comprehensive Plan, and consisted of detailed land use policies, area zoning, and lists of capital
281 projects (primarily roads and parks) for each planning area. The second generation of community plans, from
282 1985 to 1994, implemented many concepts of the 1985 King County Comprehensive Plan (for example
283 low-density zoning for Rural Areas, Natural Resource Lands and environmentally sensitive areas, higher urban
284 residential densities, and development guidelines for major urban activity centers such as Kenmore) that were
285 carried over to the 1994 King County Comprehensive Plan.

286
287 Under King County's pre-Growth Management Act planning system, if a community plan conflicted with the
288 comprehensive plan, the community plan governed. Under the Growth Management Act, the comprehensive
289 plan prevails over "subarea" plans (RCW 36.70A.080(2)). The 1994 King County Comprehensive Plan spelled
290 out the relationship between the comprehensive plan and community plans and directed the county to review
291 community plans and repeal or revise them to eliminate conflicts. The county has reviewed the community
292 plans adopted between 1973 and 1994 and determined that, while most community plans' policies are redundant
293 (or, in a few cases, in conflict with the 1994 Comprehensive Plan), some are area-specific or issue-specific and
294 should be readopted as part of the comprehensive plan.

295
296 Although the majority of the community plans ~~((except for West Hill and White Center))~~ are no longer in effect
297 as separately adopted plans,¹ in many cases the published plan documents contain valuable historical
298 information about King County's communities and other information that provides background for the policies

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.

299 listed below and for the portions of the local pre-Growth Management Act area zoning that remain in effect.
300 The following sections of this chapter will be updated, as appropriate, to reflect the new Community Service
301 Area subarea plans as they are adopted.

302

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

305

306 **VII. West King County Area**

307

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

313

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

320

321 **Background**

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

326

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

331

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

333 Work on the Federal Way Community Plan and/or amendments occurred from 1972 to 1975, 1977 to 1980, and
334 1984 to 1986. Federal Way was part of the first generation of community plans in the county that were adopted

335 separately from their implementing area zoning. After these experiences, the county decided to adopt both
336 together to avoid going through essentially the same decisions twice for each community. The City of Federal
337 Way incorporated in 1990, removing most of the planning area from the county's jurisdiction. None of the
338 Federal Way Community Plan or its amendments are readopted.
339

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

341 Fairwood and East Renton are adjacent to the City of Renton and are within the city's potential annexation area.
342 Over the past decade, small portions (typically at the subdivision scale) have annexed to the city in a piecemeal
343 fashion. The Fairwood area has approximately 23,000 residents. The Fairwood area was completely within the
344 historical Soos Creek Planning Area, which is now part of both the Greater Maple Valley/Cedar River and the
345 West King County Community Service Areas. This means that the general annexation policies in the
346 comprehensive plan, as well as the Greater Maple Valley/Cedar River area policies are relevant to this area.
347

348 The East Renton area has approximately 6,500 residents. The East Renton area was completely part of the
349 historical Newcastle Planning Area, which is now part of both the Four Creeks/Tiger Mountain and West King
350 County Community Service areas. This means that the general annexation policies in the comprehensive plan, as
351 well as the Four Creeks/Tiger Mountain area policies are relevant to this area.
352

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

354 Highline has one of the longest histories of any community planning area. Between its original adoption in 1976
355 as the "SeaTac Communities Plan" and adoption of the 1994 King County Comprehensive Plan, the Highline
356 Community Plan has been updated or amended 13 times, and has been partially or wholly replaced by plans for
357 smaller areas within Highline (e.g., West Hill, Burien Activity Center, White Center Community Action Plan,
358 and SeaTac). The City of SeaTac incorporated in 1990, the City of Burien incorporated in 1993, and numerous
359 portions of the planning area have been annexed by Tukwila and Des Moines. Although the planning area as a
360 whole has grown slowly since 1970, the incorporations and annexations have resulted in a significant decrease in
361 the unincorporated area population. Because the majority of the area has now transitioned into cities, none of
362 the Highline Community Plan is readopted with the exception of West Hill and White Center, which were
363 adopted in 1994 as part of the comprehensive plan but published separately.
364

365 The White Center Plan was adopted by King County in 1994, and as such was prepared in conformance with the
366 Growth Management Act and incorporated as part of the 1994 King County Comprehensive Plan.
367

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

369 The West Hill Plan was adopted by King County in 1993, and as such was prepared in conformance with the
370 Growth Management Act and incorporated as part of the 1994 King County Comprehensive Plan.
371

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

382
383 ***In Chapter 12 Implementation, Amendments and Review, starting on page 12-1,***
384 ***amend text as follows:***

385
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.

386
387

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

390
 391 The Comprehensive Plan amendment process includes an annual cycle, a two-year cycle, and ~~((a four))~~an
 392 eight-year cycle. The annual cycle generally is limited to those amendments that propose technical changes and
 393 adoption of or amendments to CSA subarea plans. The ~~((four-year))~~eight-year cycle is designed to address
 394 amendments that propose substantive changes. The two-year cycle is an optional process that allows for
 395 consideration of a smaller range of substantive changes, but only if initiated by motion. This amendment
 396 process, based on a defined cycle, provides the measure of certainty and predictability necessary to allow for new
 397 land use initiatives to work. By allowing annual update and two-year update amendments, the process provides
 398 sufficient flexibility to account for technical adjustments or changed circumstances. The process requires early
 399 and continuous public involvement and necessitates meaningful public dialogue.

400
 401 King County has established a docket process to facilitate public involvement and participation in the
 402 Comprehensive Plan amendment process in accordance with RCW 36.70A.470. Parties interested in proposing
 403 changes to existing Comprehensive Plan policies, development regulations, land use designations, zoning, or
 404 other components of the Comprehensive Plan can obtain and complete a docket form outlining the proposed
 405 amendment. Docket forms are available via the King County website.

406
 407 **I-201 The amendment process shall provide continuing review and evaluation of**
 408 **Comprehensive Plan policies and development regulations.**

409
 410 **I-202 Through the amendment process, King County Comprehensive Plan policies and**
 411 **supporting development regulations shall be subject to review, evaluation, and**
 412 **amendment according to an annual cycle, a two-year cycle, and ~~((a four))~~ an**
 413 **eight-year cycle in accordance with RCW 36.70A.130 (1) and (2).**

414
 415 **I-203 Except as otherwise provided in this policy, the annual cycle shall not consider**
 416 **proposed amendments to the King County Comprehensive Plan that require**
 417 **substantive changes to Comprehensive Plan policies and development**
 418 **regulations or that alter the Urban Growth Area Boundary. Substantive**
 419 **amendments may be considered in the annual amendment cycle only if to**
 420 **consider the following:**
 421 **a. A proposal for a Four-to-One project that changes the Urban Growth**
 422 **Area Boundary;**
 423 **b. An amendment regarding the provision of wastewater services to a Rural**
 424 **Town. Such amendments shall be limited to policy amendments and**
 425 **adjustments to the boundaries of the Rural Town as needed to**
 426 **implement a preferred option identified in a Rural Town wastewater**
 427 **treatment study;**

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

436
437 I-204 The ~~((four))~~eight-year cycle shall consider proposed amendments that could be
438 considered in the annual cycle and also those outside the scope of the annual
439 cycle, proposed amendments relating to substantive changes to Comprehensive
440 Plan policies and development regulations, and proposals to alter the Urban
441 Growth Area Boundary in accordance with applicable provisions of Countywide
442 Planning Policies. A smaller-range of substantive changes to policies and
443 amendments to the Urban Growth Area boundary may also be considered once
444 every two years, but only if authorized by motion and included in the scope of a
445 “Two-Year” update.
446

447 *In Chapter 12 Implementation, Amendments and Review, starting on page 12-6,*
448 *amend text and policy as follows:*
449

450 III. Review and Evaluation

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

457
458 In partnership with the King County Growth Report, the King County Buildable Lands Report and
459 supplementary monitoring of the King County Comprehensive Plan, the ~~((King County Benchmark Program~~
460 ~~collects and reviews))~~ County and its cities will review information relating to and including, but not limited to,
461 the following:

- 462 • Urban densities;
463 • Remaining land capacity;
464 • Growth and development assumptions, targets, and objectives;

- 465 • Residential, commercial, and industrial development;
- 466 • Transportation;
- 467 • Affordable housing;
- 468 • Economic development; and
- 469 • Environmental quality.

470

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

474

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

477

478 **VI. 2016 Comprehensive Plan Workplan**

479 A new feature of the 2016 Comprehensive Plan is this Workplan section. While Workplan tasks have
480 accompanied the Comprehensive Plan as part of the adoption process by the County Council, these tasks
481 were historically included with the Ordinance rather than inside of the Comprehensive Plan. In the 2016
482 Comprehensive Plan, these tasks will be included in the body of the document. Workplan tasks work in
483 conjunction with the other tools discussed in this chapter, such as regulations, incentive programs, and
484 other core regional planning and implementation activities. Each Workplan item includes a summary
485 description, general timeline and anticipated outcomes. In the 2018 update to the 2016 King County
486 Comprehensive Plan, as part of the restructure adopted in Ordinance XXXXX (Proposed Ordinance 2018-
487 0153) and Motion 15142, the County modified the structure of the King County Comprehensive Plan
488 review cycle, to include a comprehensive update every eight years, as well as potential annual and Two-
489 Year updates. As part of this review, Workplan items were amended to reflect this restructure, and to add
490 direction for future updates to the Comprehensive Plan, including a 2020 update.

491

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

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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)) has launched 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 King County Code Chapter 20.18. A Public Review Draft of each subarea plan shall be made available to the public and the Council for comment prior to finalizing the plan for transmittal.
- *Lead:* Department of Permitting and Environmental Review, in coordination and collaboration with the Office of Performance Strategy and Budget. ((Executive staff)) The Department of Permitting and Environmental Review 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

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

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

538
539

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

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

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

- 554 • *Outcomes:* The Executive shall file with the Council the Transfer of Development Rights Amenity
555 Funding Pilot Project Report recommending process and funding levels relative to Transferrable of
556 Development Rights used in development projects. The report shall include identification of any
557 necessary recommended amendments to the Comprehensive Plan and King County Code. The
558 Executive shall transmit to the Council any recommended amendments to the Comprehensive Plan and
559 King County Code as part of the 2020 Comprehensive Plan update.

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

562

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

568

569 This Workplan item will do the following:

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

- 571 1) Tax revenue impacts of the Transfer of Development Rights Program for both sending and
572 receiving sites.
- 573 2) Analysis of potential Transfer of Development Rights Program changes that build on existing
574 program objectives while considering other policy objectives, such as making investments in
575 economically disadvantaged areas, promoting housing affordability, incentivizing green
576 building, and providing for Transit Oriented Development. The analysis should take into
577 consideration the economic feasibility of and market interest in these other policy objectives, as
578 well as opportunities for providing amenities to communities that receive Transfer of
579 Development Rights. This analysis will be achieved through implementation of a pilot project
580 that utilizes such incentives and provides amenities to the community receiving increased
581 density associated with the Transfer of Development Rights. If possible, the pilot project should
582 be undertaken in Skyway-West Hill and help implement the Skyway-West Hill Action Plan.

583 3) Consider possible performance criteria.

584 B. Produce an annual report to the Council on the Transfer of Development Rights Program and
585 associated bank activity.

586

587 • *Timeline:* The annual report to the Council shall commence with a report due on December 1, 2017. The
588 Transfer of Development Rights Program Review Study, and an ordinance making Comprehensive Plan
589 and/or King County Code changes if applicable, shall be filed with the Council by (~~December 1, 2018~~)
590 September 28, 2019 as part of the 2020 Comprehensive Plan update.

591 • *Outcomes:* The Executive shall file with the Council the Transfer of Development Rights Program Review
592 Study and the annual report. The Study shall outline policy and implementation options, if applicable. If
593 Comprehensive Plan and/or King County Code changes are recommended, an ordinance implementing
594 those changes shall also be transmitted to the Council with the Study.

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

598

599 **Action 5: Review 2016 King County Comprehensive Plan Implementation Needs.** The 2016 Comprehensive
600 Plan includes new policy direction that may need updates in the King County Code in order to be implemented
601 before the (~~2020~~) 2023 Comprehensive Plan update. The County will utilize an interbranch team to review the
602 2016 Comprehensive Plan and any necessary code updates. This analysis will result in a report that identifies the
603 areas of the code in need of updating and subsequent legislation to address the areas of inconsistencies. The
604 legislation will also include code changes to K.C.C. 16.82.150 and 16.82.152, and associated references, to
605 reflect court rulings and current case law.

606 • *Timeline:* An Implementation Report shall be filed with the Council by July 31, 2017. The Report will

607 inform a code update ordinance(s), which shall be transmitted to the Council no later than December 31,
608 2019.

- 609 • *Outcomes:* The interbranch team shall prepare, and the Executive shall file with the Council, the 2016
610 Comprehensive Plan Implementation Report and the code update ordinance(s).
- 611 • *Leads:* Interbranch team comprised of staff from at least the: King County Council, Office of Performance
612 Strategy and Budget, Department of Permitting and Environmental Review, and Prosecuting Attorney's
613 Office.

614

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

622

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

- 635 • *Timeline:* Two phases. Phase One – Issuance of a request for proposals to identify a project or projects in
636 unincorporated King County that will participate in an Alternative Housing Demonstration Project.
637 While a project or projects are being chosen, a Demonstration Project ordinance package that pilots
638 necessary regulatory flexibilities will be developed for approval by the Council. Such a Demonstration
639 Project shall be transmitted to Council by (~~December 31, 2018~~) June 29, 2019. Phase II – An Alternative
640 Housing Demonstration Project Report, including proposed regulations and/or amendments to
641 implement the recommendations of the report shall be transmitted to the Council for consideration by
642 December 31, (~~2020~~) 2021.

- 643 • *Outcomes:* The interbranch team shall prepare, and the Executive shall file with the Council, the

644 Alternative Housing Demonstration Project Report, which shall include analysis of the issues learned in
645 the Demonstration Project(s), and identification of recommended amendments to the Comprehensive
646 Plan and King County Code. The Executive shall also file with the Council an ordinance adopting
647 updates to the Comprehensive Plan and/or King County Code as recommended in the Report.

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

651

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

657

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

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

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

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

674

675 **Action 8: Cottage Housing Regulations Review.** Cottage housing is a method of development that
676 allows for multiple detached single-family dwelling units to be located on a commonly owned parcel. In
677 unincorporated King County, cottage housing is currently only permitted in the R-4 through R-8 urban
678 residential zones, subject to certain conditions in the King County Code, such as in K.C.C. 21A.08.030 and
679 21A.12.030, which includes being only allowed on lots one acre in size or smaller. This work plan item will
680 review Comprehensive Plan policies and development code regulations for the potential for expanded

681 allowances for cottage housing in unincorporated King County, including in Rural Areas, and recommend
682 policy and code changes as appropriate. The review will include evaluation of encouraging: close proximity of
683 garages to the associated housing unit; and development of units with a wide variety of square footages, so as to
684 address various needs and a diversity of residents.

- 685 • ~~Timeline:~~ A Cottage Housing Regulations Report (~~and any proposed policy or code changes to~~
686 ~~implement the recommendations in the report~~) shall be transmitted to the Council (~~for consideration~~) by
687 December 31, 2018. Any proposed policy or code changes to implement the recommendations in the
688 report shall be transmitted to the Council for consideration by September 28, 2019 as part of the 2020
689 Comprehensive Plan update.
- 690 • *Outcomes:* The Executive shall file with the Council the Cottage Housing Regulations Report, which shall
691 include identification of any recommended amendments to the King County Code and/or
692 Comprehensive Plan. The Executive shall also file with the Council an ordinance adopting updates to the
693 King County Code and/or the Comprehensive Plan, if recommended in the Report.
- 694 • *Leads:* The Department of Permitting and Environmental Review and the Office of Performance Strategy
695 and Budget.

696

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

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

713

714 **Action 10: Green Building Handbook Review.** The 2016 Comprehensive Plan includes policy direction in
715 Policies U-133, R-336a, F-215a, and ED-501a that encourages green building practices in private development.
716 To support these implementation of these policies, and consistent with direction in the 2015 Strategic Climate

717 Action Plan, the County will soon be in the process of reviewing potential green building code requirements
718 and/or encouraged standards for private development for possible adoption. In the meantime, the County
719 intends to continue to use the Department of Permitting and Environmental Review’s existing “Green Building
720 Handbook” to help encourage private green building development, which is referenced in the 2016
721 Comprehensive Plan. This work plan item directs the Executive to transmit to the Council the Green Building
722 Handbook for review and potential approval.

- 723 • *Timeline:* The Green Building Handbook and a motion approving the Handbook shall be transmitted to
724 the Council for consideration by March 1, 2017.
- 725 • *Outcomes:* The Executive shall file with the Council for review and potential approval the Green Building
726 Handbook and a motion adopting the Handbook.
- 727 • *Leads:* The Department of Permitting and Environmental Review.
728

729 **Action 11: Bicycle Network Planning Report.** The Puget Sound Regional Council has identified a regional
730 bicycle network, for both the existing network and the associated gaps and needs, in its Active Transportation
731 Plan, which is an element of *Transportation 2040*. King County also identifies local bicycle network needs
732 throughout its planning, such as in the Transportation Needs Report and the Regional Trail Needs Report.
733

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

- 740 a. Evaluation of existing King County planning efforts and possible areas for improvement, such as
741 addressing bicycle facility provisions in:
 - 742 o roadway designs and standards, including lighting standards,
 - 743 o plat approvals,
 - 744 o commercial developments,
 - 745 o parks & trails planning, and
 - 746 o transit planning and access to transit.
 - 747 b. Evaluation of bicycle and/or active transportation plan elements of other jurisdictions, including
748 the City of Seattle, for opportunities to connect to King County planning and active transportation
749 facilities.
 - 750 c. Working with stakeholders for identification of needs and areas for possible improvements.
- 751 • *Timeline:* The Bicycle Network Planning Report and a motion approving the report shall be transmitted to
752 the Council for consideration by December 31, 2017.

753 • *Outcomes:* The Executive shall file with the Council for review and potential approval the Bicycle Network
754 Planning Report and a motion adopting the Report.

755

756 • *Lead:* Department of Transportation.

757

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

764

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

770

771 This Workplan item directs the Executive to transmit legislation to update the code, (such as K.C.C. Title 21A),
772 and the King County Department of Transportation Roads Standards to address these access issues. This code
773 update will include: requiring two entry/exit points for plats and subdivisions over a certain size; requiring
774 sufficient distance between the two entry/exit points so as to not impact traffic flows; addressing access for
775 emergency vehicles, including requiring adequate roadway width to accommodate emergency vehicles; and
776 increasing the distance between adjacent intersecting streets. The transmittal letter for the ordinance(s) shall
777 indicate the rationale for the chosen size threshold for when the County will require two entry/exit points.

778 • *Timeline:* The proposed amendments to the King County Code and the King County Roads Standards
779 shall be transmitted to the Council for consideration by (~~December 31, 2018~~) June 30, 2019.

780 • *Outcomes:* The Executive shall file with the Council an ordinance(s) adopting updates to the King County
781 Code and the King County Roads Standards.

782 • *Lead:* Department of Transportation and Department of Permitting and Environmental Review.

783

784 **Action 13: Water Availability and Permitting Study.** The recent Washington State Supreme Court decision in
785 *Whatcom County v. Western Washington Growth Management Hearings Board (aka, Hirst)* held that counties have a
786 responsibility under the Growth Management Act to make determinations of water availability through the
787 Comprehensive Plan and facilitate establishing water adequacy by permit applicants before issuance of
788 development permits. *Hirst* also ruled that counties cannot defer to the State to make these determinations. This
789 case overruled a court of appeals decision which supported deference to the State. The Supreme Court ruling
790 will require the County to develop a system for review of water availability in King County, with a particular

791 focus on future development that would use permit exempt wells as their source of potable water. This system
792 will be implemented through amendments to the King County Comprehensive Plan and development
793 regulations. The County will engage in a Water Availability and Permitting Study to address these and related
794 issues. This study will analyze methods to accommodate current zoning given possible water availability issues
795 and will look at innovative ways to accommodate future development in any areas with insufficient water by
796 using mitigation measures (e.g. water banks). This study will not include analysis of current water availability.
797

- 798 • *Timeline:* Eighteen month process. Initial report will be transmitted to the Council by December 1, 2017;
799 final report, with necessary amendments, will be transmitted to the Council by ~~((July 1))~~ December 31,
800 2018. This report may inform the scope of work for the ~~((next major))~~ 2020 Comprehensive Plan
801 update.
- 802 • *Outcomes:* Modifications, as needed, to the Comprehensive Plan, King County Code and County
803 practices related to ensuring availability of water within the Comprehensive Plan and determining the
804 adequacy of water during the development permit process.
- 805 • *Leads:* Performance, Strategy and Budget. Work with the Department of Permitting and Environmental
806 Review, Department of Natural Resources and Parks, Department of Public Health, Prosecuting
807 Attorney's Office, and King County Council. Involvement of state agencies, public, local watershed
808 improvement districts, and non-governmental organizations.

809
810
811 **Action 14: 2020 Comprehensive Plan Update.** In 2018, the County restructured its comprehensive planning
812 program and associated Comprehensive Plan update cycles. This restructure includes moving to an eight-year
813 update cycle. As part of the transition to this new planning cycle and given that the next major plan update will
814 not be completed until 2023, there is a need to make substantive changes in the interim. The scope of the update
815 proposed by the executive in the motion shall include any changes as called for by applicable Workplan Action
816 items, any policy changes or land use proposals that should be considered prior to the 2023 update, review and
817 inclusion of changes related to docket proposals that were recommended to be reviewed as part of the next
818 “major” update, aligning the language in the Comprehensive Plan and Title 20 regarding what is allowed during
819 annual, midpoint and eight-year updates, and reviewing and updating the terminology to consistently describe
820 the various updates.

- 821 • *Timeline:* A motion authorizing the 2020 Comprehensive Plan update shall be transmitted to the
822 Council for consideration by January 2, 2019. The Council shall have until February 28, 2019 to adopt
823 the motion. The 2020 Comprehensive Plan update shall be transmitted to the Council for consideration
824 by September 28, 2019. The Council shall have until June 28, 2020 to adopt the 2020 Comprehensive
825 Plan update.
- 826 • *Outcomes:* The Executive shall file with the Council a motion authorizing the 2020 Comprehensive Plan
827 update. The Council shall have until February 28, 2019 to adopt the motion, either as transmitted or
828 amended. In the absence of Council approval by February 28, 2019, the Executive shall proceed to
829 implement the scope as proposed. If the motion is approved by February 28, 2019, the scope shall

830 proceed as established by the approved motion. The Executive shall then file with the Council the
831 proposed 2020 Comprehensive Plan update by September 28, 2019. The Council shall have until June
832 28, 2020 to adopt the 2020 Comprehensive Plan update.

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

835
836 **Action 15. Annual DLS Briefing at PRE.** In order to better serve the residents of unincorporated
837 King County, the Executive transmitted legislation in 2018 (Proposed Ordinance 2018-0312) to
838 establish a new Department of Local Services effective January 1, 2019, following guidance for the
839 creation of the Department adopted in Motion 15125. If approved by the Council, the Department will
840 be evaluating processes, procedures, and policies to identify areas of improvement in the delivery of
841 unincorporated services. In addition to this evaluation, the Department will report at least annually to
842 the Planning, Rural Services and Environment (PRE) Committee or its successor on key issues related
843 to unincorporated areas.

844 • Timeline: The Department will report to the PRE Committee or its successor at least annually.

845 • Outcomes: The Department of Local Services shall coordinate with the Regional Planning Unit
846 and other departments to inform the 2020 Comprehensive Plan Update, and will brief the PRE
847 Committee at least annually.

848 • Leads: Department of Local Services, in coordination with the Regional Planning Unit of
849 Office of Performance, Strategy and Budget.

850
851 **Action 16: Streamlining the Comprehensive Plan.** Public participation, as expressed in Policy RP-
852 103, is to be actively sought out throughout the development, amendment, and implementation of the
853 Comprehensive Plan. The Plan, and various iterations before final adoption, are posted online in order
854 to be accessible to the public, and active outreach efforts during plan updates seek to reach a wide
855 range of County residents. However, such a lengthy document with many complex regulatory
856 requirements can be difficult to navigate and understand. To make the Comprehensive Plan and
857 relevant sections in King County Code Title 20 more reader-friendly and accessible to a wider
858 audience, redundancies and excess detail should be minimized. This workplan item will initiate the
859 process of streamlining the 2016 Comprehensive Plan and portions of King County Code Title 20 over
860 the next several years, with the goal of becoming shorter, easier to understand, and more accessible to
861 the general public. This review will consider: removal of text or policies that are redundant and/or
862 repetitive within the plan; removal of text or policies that are redundant to other existing plans and
863 policy documents; removal of outdated text or policies; removal of text or policies that are at a level of
864 detail that is more appropriate for functional plans, implementation plans, development regulations,

865 etc.: increasing readability and conciseness; clarifying the process for amending the plan; and making
866 the document and sections of the Code more streamlined, user friendly, and accessible for the public.

- 867 • Timeline: A streamlined version of the Comprehensive Plan and relevant sections of King
868 County Code Title 20, including but not limited to KCC 20.08, 20.12, and 20.18 shall be
869 transmitted to the Council for consideration by June 30, 2022.
- 870 • Outcomes: The Executive shall file with the Council an ordinance adopting a streamlined
871 version of the Comprehensive Plan and associated code changes as part of the Executive's
872 proposed 2023 Eight-Year Comprehensive Plan update.
- 873 • Leads: Office of Performance, Strategy and Budget, in coordination and collaboration with the
874 Council's Comprehensive Planning lead staff and the Department of Permitting and
875 Environmental Review.

876

877

878 **Actions Related to the Growth Management Planning Council**

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

886

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

893

894 **Action ((14)) 17: Develop a Countywide Plan to Move Remaining Unincorporated Urban Potential**

895 **Annexation Areas Toward Annexation.** The GMPC has authority to propose amendments to the Countywide
896 Planning Policies, and a unique defined role related to recommending approval or denial of Urban Growth Area
897 expansions. In order to move remaining unincorporated areas, which vary in size and complexity, towards
898 annexation, the GMPC would reconsider the Potential Annexation Areas map and the "Joint Planning and
899 Annexation" section of the Countywide Planning Policies. This effort would include an evaluation of how to
900 address Potential Annexation Areas that have been previously unsuccessful in annexation and/or where
901 annexation does not appear feasible in the near future. The report shall include review of tax revenue impacts to

902 the County resulting from annexations, evaluation of requirements regarding annexation of roadways within
903 Potential Annexation Areas, and identification of current orphaned roads and potential methods to transfer
904 ownership to cities. Deadline: December 31, 2019.

905

906 **Action ((15)) 18: Review the Four-to-One Program.** The County's Four-to-One Program has been very
907 effective in implementing Growth Management Act goals to reduce sprawl and encourage retention of open
908 space. This is done through discretionary actions by the County Council, following a proposal being submitted
909 by a landowner(s) to the County. Over time, there have been proposals that vary from the existing parameters of
910 the program; these have included possible conversion of urban zoning for lands not contiguous to the original
911 1994 Urban Growth Area, allowing the open space to be non-contiguous to the urban extension, use of transfer
912 of development rights, providing increased open space credit for preserved lands with high ecological value (such
913 as lands that could provide for high value floodplain restoration, riparian habitat, or working resource lands),
914 and consideration of smaller parcels or parcels with multiple ownerships. Allowing these changes have the
915 potential for increasing the use of the tool, with attendant risks and benefits. The Growth Management Planning
916 Council would review the Four-to-One program and determine whether changes to the existing program should
917 be implemented that will strengthen the program and improve implementation of the Comprehensive Plan,
918 including evaluation of the proposals listed above.

919

920 **Action ((16)) 19: Buildable Lands Program Methodology Review.** As required by the Growth Management
921 Act, King County and the 39 cities participate in the Buildable Lands Program to evaluate their capacity to
922 accommodate forecasted growth of housing units and jobs. The program, administered by the Washington State
923 Department of Commerce, requires certain counties to determine whether the county and its cities are achieving
924 urban densities within urban growth areas by comparing assumptions and targets regarding growth and
925 development with actual growth and development in the county and cities. Since issuance of the first Buildable
926 Lands Report in 2002, jurisdictions and stakeholders have expressed the potential for possible refinements of the
927 methodology used by King County and the cities. The Growth Management Planning Council would work with
928 stakeholders to review the methodology, including testing the accuracy of the Buildable Lands Report model and
929 results, for potential refinements.

930

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

933

934 **Area Zoning and Land Use Study**

935 An area zoning and land use study is a study that reviews the land use designations and zoning classifications for
936 a specified set of properties. Area zoning and land use studies are focused on a broader set of policies than a
937 subarea study, and do not look at the larger range of issues that a subarea plan would include. Area zoning and
938 land use studies consider specific potential changes to land use or zoning, or both, and analyze such requests
939 based on surrounding land use and zoning, current infrastructure and potential future needs, and consistency
940 with the King County Comprehensive Plan, countywide planning policies, and the growth management act.

941

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

943

944 **Community Service Area Subarea Plan**

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

958

959 *In the Glossary, on page G-20, following the definition for “Public Benefit Rating*
960 *System (PBRS)” add text as follows:*

961

962 **Public Review Draft**

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

968

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

970

971 **Subarea ((Planning)) Plans**

972 ~~((This level of planning brings the policy direction of the comprehensive plan to a smaller geographic area.~~
973 Subarea plans are meant to provide detailed land use plans for local geographic areas. These plans are meant to
974 implement the King County Comprehensive Plan and be consistent with the County's Comprehensive Plan's
975 policies, development regulations, and Land Use Map.)) A subarea plan is a detailed local land use plan that
976 implements, is consistent with, and is an element of the Comprehensive Plan containing specific policies,
977 guidelines and criteria adopted by the council to guide development and capital improvement decisions within
978 specific subareas of the county. Subareas are distinct communities, specific geographic areas or other types of

979 districts having unified interests or similar characteristics within the county. Subarea plans may include:
980 community plans, community service area subarea plans, , neighborhood plans, basin plans, and plans
981 addressing multiple areas having common interests. The relationship between the 1994 King County
982 Comprehensive Plan and subarea plans is established by K.C.C. 20.12.015.

983

984 **Subarea Study**

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

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King County

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

September 12, 2018

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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.

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- *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, 2022.
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- *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.
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- *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.