

~~((Attachment A to Ordinance 18427, as amended by Ordinance 18623,
Ordinance 18810, Ordinance 19034, Ordinance 19146, and Ordinance
19555~~

~~Adopted December 5, 2016~~

~~Updated December 4, 2017~~

~~Updated October 29, 2018~~

~~Updated February 14, 2020~~

~~Updated July 24, 2020~~

~~Updated December 6, 2022~~

~~2016 King County Comprehensive Plan~~



King County

Office of Performance
Strategy and Budget))

An aerial photograph of a city skyline, likely Seattle, with a prominent snow-capped mountain (Mount Rainier) in the background. The city buildings are illuminated by the warm light of a sunset or sunrise. The sky transitions from a deep blue at the top to a soft orange near the horizon.

2024 King County

Comprehensive Plan

Ordinance XXXXX, Attachment A

Adopted TBD



King County



King County

December 2016

Dear King County Resident:

After more than two years of outreach, research and engagement with community members and stakeholders, the King County Council and King County Executive are pleased to present the adopted 2016 King County Comprehensive Plan.

The 2016 update is a major 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:

Equity and Social Justice. The 2016 Comprehensive Plan includes strong, specific language about how consideration of Equity and Social Justice will shape County actions, how we will move forward with affordable housing and human services goals, how we will work to ensure that undesirable land uses do not overburden historically underserved communities, and how all residents of King County will benefit from careful application of Equity and Social Justice principles when the County sites facilities, operates programs, or launches new initiatives.

Climate Change and Environmental Protection. The 2016 Comprehensive Plan incorporates key goals and policies from the County's 2015 Strategic Climate Action Plan. It demonstrates the County's commitment to climate action, with new policies on environmental and climate justice; more specific references to our efforts to reduce County greenhouse gas emissions through new technologies, such as all electric battery buses; commitments to ongoing preservation of valuable open spaces; and development of a Green Building handbook and building codes.

Local Government Responsibilities. At its core, the Comprehensive Plan is a description of King County's role in the unincorporated areas. The 2016 Comprehensive Plan highlights this role and provides additional clarity about the County's responsibility as a local service provider to unincorporated residents through enhancements to policies and text throughout all chapters. At the same time, the adopted Comprehensive Plan describes the County's role as a regional service provider and a leader and convener on regional issues of concern.

Housing and Human Services. The 2016 Comprehensive Plan reflects the importance of serving those most in need by organizing policies related to affordable housing and human services into a new chapter. Language in the adopted Plan strengthens and clarifies these policies to reflect the County's commitment to help people who are experiencing homelessness, those at risk of displacement, and those in need of mental health and behavioral health services. The Plan also adds a new policy that calls for a regional approach to increasing the availability of affordable housing.

Local and Regional Planning. The adopted 2016 Comprehensive Plan complies with the State Growth Management Act and illustrates the County's continued commitment to protect rural lands from expansion of the urban growth area. The Comprehensive Plan also launches a new subarea planning program that will create more detailed, stakeholder-informed local plans across the entire unincorporated area.

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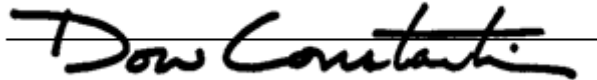
Natural Resource Lands. The adopted 2016 Comprehensive Plan reaffirms King County’s commitment to protecting our valuable forest and agricultural lands in accordance with the State Growth Management Act. The Comprehensive Plan links the production of local food and the proliferation of farmers markets to continued protection for our Agriculture Production Districts, which have remained in place for more than forty years. New policies in this update also encourage the use of Best Management Practices and sustainable farming activities to help protect the environment.

2015 marked the 25th anniversary of the passage of the Growth Management Act. This landmark legislation created a new planning approach in Washington State that sought to address the harmful impacts of uncoordinated and unplanned growth. The Growth Management Act requires jurisdictions to designate an urban growth area within which growth would be encouraged and outside of which growth could occur only if it was not urban in nature. It also requires the adoption of regulations to assure the conservation of agricultural, forest, and mineral resource lands of long term significance as well as regulations to protect environmentally critical areas including wetlands, aquifer recharge areas, fish and wildlife habitat corridors, frequently flooded areas, and geologically hazardous areas. By almost any measure, King County has been successful in realizing these broad goals. Since adoption of the first Comprehensive Plan in 1994, the vast majority of housing growth countywide—96 percent—has occurred in urban areas. And, through incorporations and annexations, more than 60 percent of the unincorporated urban area that existed in 1994 is now within cities, which continues to fulfill the goal of transitioning counties to serve as providers of rural and regional services. In Rural Areas and Natural Resource Lands, the County has preserved working farms and forests through a balanced strategy that includes regulations, incentives, and technical assistance, and this has led to a sustainable rate of development.

Looking forward, the State, local jurisdictions, and regional partners will soon be reviewing the required timelines for comprehensive plan updates and how that relates to timing of growth forecasts, Buildable Lands Reports, updates to the multicounty planning policies and growth allocations, and updates to countywide planning policies and growth targets. The County will be involved in this work and will determine how it affects our own Comprehensive Plan update schedule to ensure alignment with the broader growth management framework timelines. Review of the King County Comprehensive Plan update process will also evaluate scheduling major updates in odd calendar years, in consideration of the County’s biennial budget cycle.⁺

The adoption of the 2016 Comprehensive Plan marks yet another step of King County’s ongoing success at balancing economic vitality and healthy neighborhoods with careful stewardship of our farms, forests, and open spaces. Together, we can ensure that that our region continues to manage growth effectively while protecting thriving rural and resource lands, and remain in compliance with the Growth Management Act.

Sincerely,

Rod Dembowski
Chair, Transportation, Economy and Environment
Committee
King County Council

Dow Constantine
King County Executive

⁺The work to review the Comprehensive Plan update schedule was completed in 2018 and 2020, through Ordinance 18810 and Ordinance 19146.)

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GLOSSARY

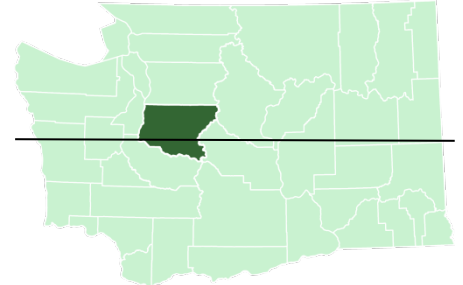
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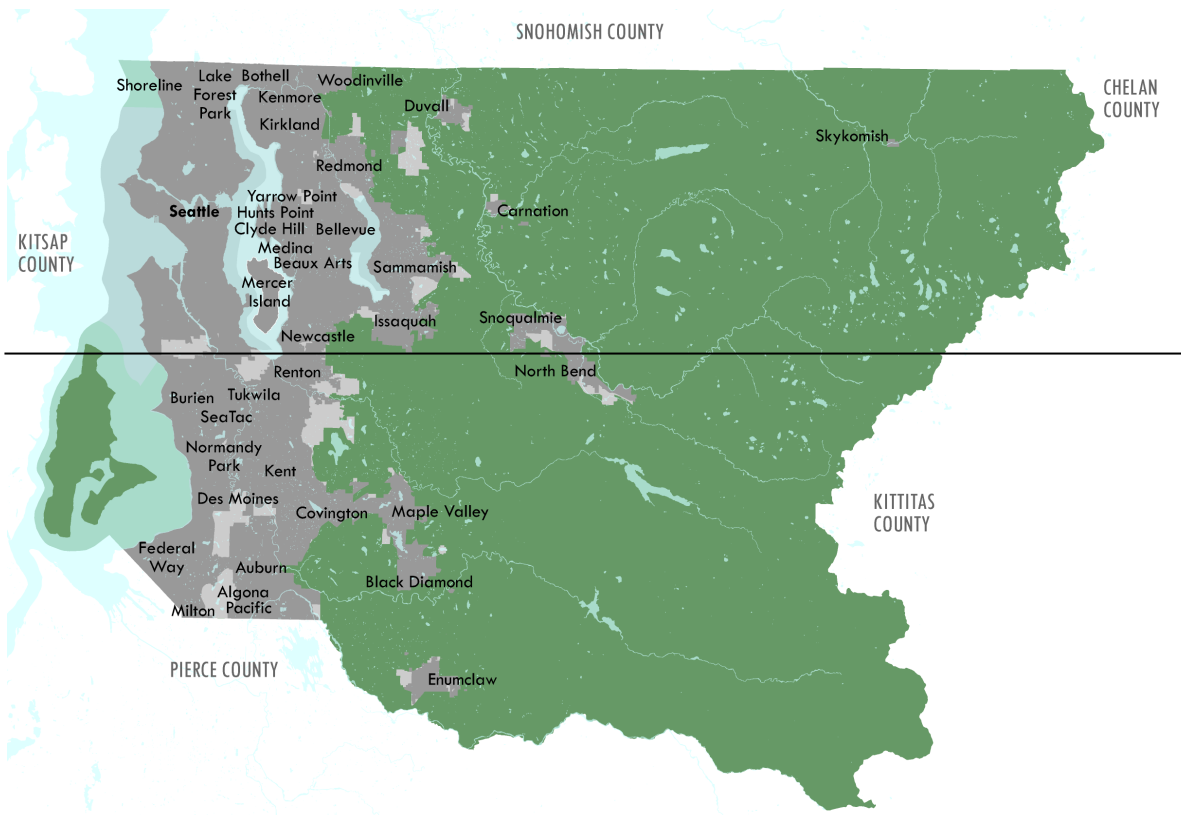
((EXECUTIVE SUMMARY

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In 2015, King County was the most populous county in Washington State and the 13th most populous county in the nation. Between 2015 and 2031, King County is targeted to grow by 252,000 residents.



The King County Comprehensive Plan is fundamental for directing and managing this anticipated growth. It contains policies guiding development and land use in unincorporated areas of the County, as well as service provision throughout the County and the region. Since the 1994 update, the Comprehensive Plan has worked in accordance with the Washington State Growth Management Act to protect resources and enhance quality of life. The Plan does this by emphasizing the protection of Critical Areas and Natural Resource Lands, protecting Rural Areas and rural character, and designating an Urban Growth Area where density and services should be concentrated. In addition, the Plan guides the County's work with its cities through the Countywide and Multicounty Planning Policies in central Puget Sound.



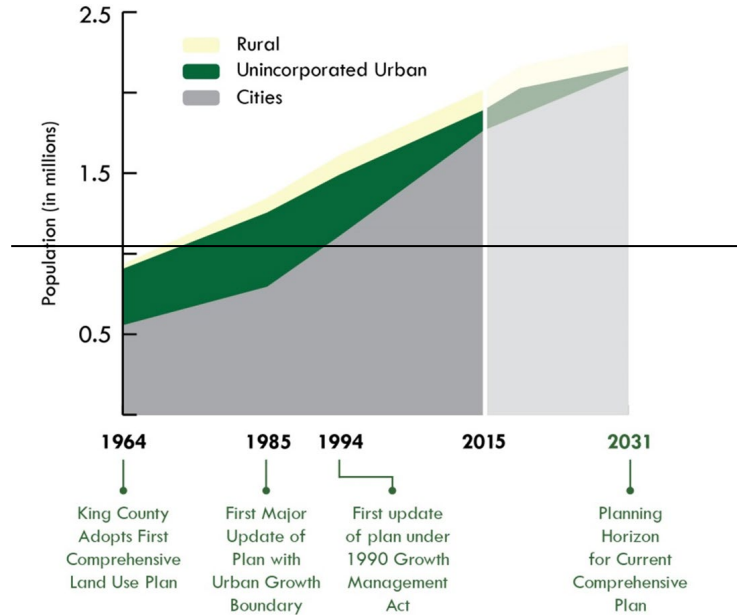
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About King County

Demographics

According to most recent available data (2015), King County has an estimated population of **2.05 million people**. Approximately **94%** of King County's residents live in urban areas and **6%** in unincorporated Rural Areas and Natural Resource Lands.

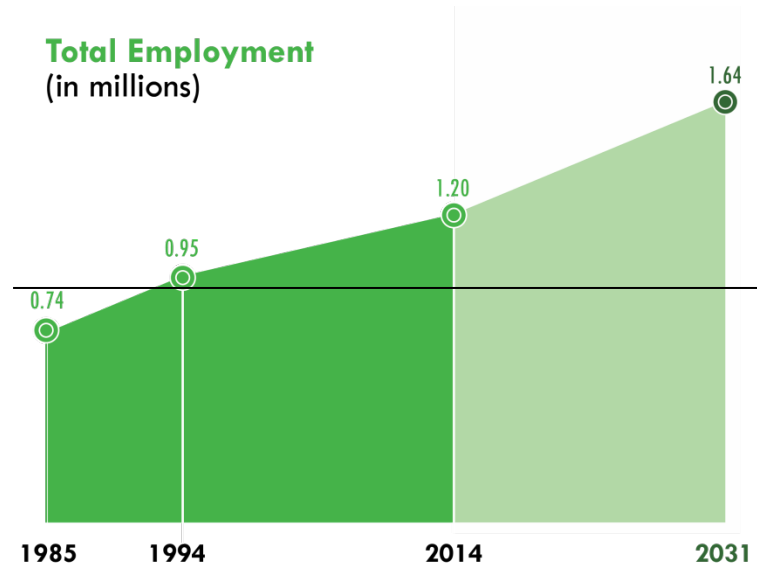
Over the past 20 years, King County has experienced a substantial 25% growth in its population. By 2031, King County is **expected to grow to a population of 2.3 million, adding just over 250,000 residents** to its overall population. Based on the Guiding Principles of the Comprehensive Plan, **95%** of this growth is targeted to be absorbed by cities and **5%** in unincorporated King County.



Economy

The substantial population growth that King County has experienced in recent years can largely be attributed to the area's thriving economy, which has fostered a massive influx of individuals adding to the County's overall workforce. King County comprises the majority of the Seattle-Bellevue-Tacoma metropolitan statistical area and consists of **approximately 70,000 businesses providing nearly 1.2 million jobs**.

The vast majority of King County's workforce is employed in the service sector, such as in the trade-transportation utilities, professional-businesses services, and education-health services industries. Overall, King County **accounts for 50.3% of Washington's total payroll**.

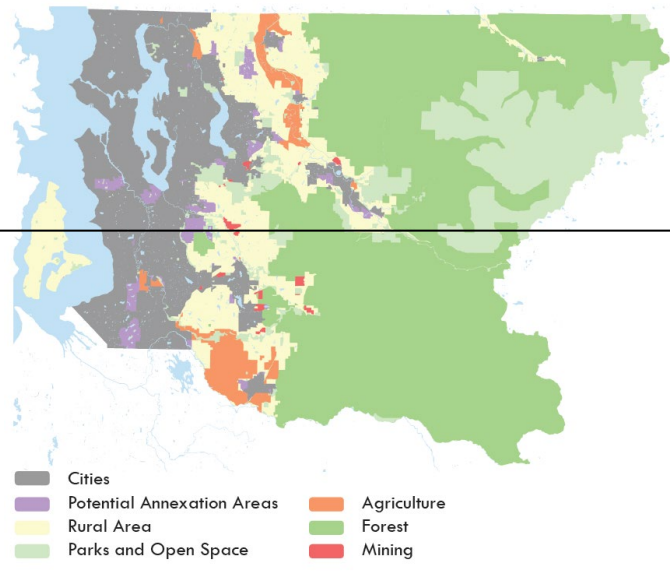


Geography



King County is characterized by beautiful scenery and geographic diversity, stretching from the Puget Sound in the west to the Cascade Crest in the east. There are 39 cities in the county, ranging in size from the 205-person town of Skykomish to the bustling metropolis of Seattle, with a population greater than 660,000. In addition, King County has a variety of working farm and forestlands, as well as a vast open space network. Numerous water bodies, including rivers, lakes, and streams, provide a key resources and create valuable land assets and unique ecosystems along coastlines and river corridors.

Land Use



King County's total land area is 2,130 square miles, accounting for 3% of all land in Washington State. Through careful zoning and development regulations, King County manages its land use in a manner that ensures a high quality of life for its residents. Growth management in King County is largely implemented by directing development toward the Urban Growth Area, while protecting existing Rural Areas, open spaces, and Natural Resource Land. This map offers a general snapshot of land use across the county, which shows a higher concentration of urban land uses located towards the western Puget Sound area and more rural and resource uses located in the central and eastern parts of the county.

Guiding Principles

Moving Towards a Sustainable King County

King County’s Comprehensive Plan has long been based on a vision of the county as a livable area with healthy, thriving and dense urban communities; ample open space, forest and farm lands preserved for long term use; a vibrant economy inclusive of numerous sectors; and a transportation system providing a variety of options. In addition, the Plan reflects the 14 goals of the Growth Management Act and the goals of the King County Strategic Plan. In 2015, King County adopted an update to its Strategic Plan, which aims to promote: **mobility; health and human services; economic vitality; safety and justice; accessible, affordable housing; a healthy environment; and efficient, accountable regional and local government.** The following principles, first adopted in the 2012 Comprehensive Plan, are updated to reflect these long term goals and priorities.

1. Creating Sustainable Neighborhoods



Strive to promote sustainable neighborhoods and communities. Seek to ensure that the benefits and impacts of the county’s activities are equitably distributed among all segments of the population.

4. Providing a Variety of Transportation Choices



Continue to promote an efficient multimodal transportation system that provides residents with a range of transportation choices that respond to community needs and reduce impacts on the natural environment.

2. Preserving & Maintaining Open Space and Natural Resource Lands



Pursue opportunities to preserve and maintain remaining high propriety forest, agriculture and other open space lands.

5. Addressing Health, Equity and Social and Environmental Justice



Seek to reduce health inequities and proactively address issues of equity, social and environmental justice when evaluating and implementing its land use policies, programs and practices.

3. Directing Development Towards Existing Communities



Continue to support the reduction of sprawl by focusing growth and future development in the Urban Growth Area, consistent with adopted growth targets.

6. Achieving Environmental Sustainability



Protect, restore and enhance the county’s natural resources and environment, encourage sustainable agriculture and forestry, reduce climate pollution and prepare for the effects of climate change, including consideration of the inequities and disparities that may be caused by climate change.

41 Major Update

42 The 2016 update is a major review of the Comprehensive Plan and, this year marks the 25th anniversary of the passage
43 of the Growth Management Act. This landmark legislation requires jurisdictions to designate an urban growth area,
44 within which growth would be encouraged, and adopt regulations to conserve resource land and environmentally
45 sensitive areas. By almost any measure, King County has been successful in realizing the broad goals of the Growth
46 Management Act. However, success has not been easy and, looking forward, the Comprehensive Plan needs to
47 respond to new challenges, such as equitable access to opportunity, reducing carbon pollution and responding to
48 climate impacts, addressing housing affordability and strengthening mobility. To address these, **the following**
49 **updates are included in the 2016 Comprehensive Plan.**
50

Land Use Policy Amendments

- **Annexation policies revised to be more city focused.** Creates incentives for annexation by promoting joint planning, encouraging use of city regulations and negotiating on transferable development rights in Potential Annexation Areas (PAAs) where there is an Interlocal Agreement, and revisiting PAA map and Countywide Planning Policies with cities. Amendments in *Chapter 2*.
- **Rural Area policies strengthened to avoid incompatible uses.** Avoiding placement of primarily urban-serving facilities in the Rural Area and Natural Resource Lands (consistent with the Growth Management Act), and removal of the mining site conversion demonstration program. Amendments in *Chapters 2, 3, 9 and 12*.
- **Transfer of Development Rights policies enhanced for PAAs.** TDRs can be negotiated in PAAs with annexing cities, and directing amenity funding into unincorporated urban areas receiving TDRs. Amendments in *Chapters 2 and 3*.

Equity and Health Policy Amendments

- **Establishes a new chapter on Housing and Human Services.** The new *Chapter 4* consolidates and updates existing policies, and reflects new initiatives. It calls for new community development tools such as food innovation districts and residential local improvement districts, and commits to explore increasing housing density and affordable housing near businesses and transit.
- **Increases emphasis on Equity and Social Justice.** This includes further integration of Equity and Social Justice principles in policies *throughout the plan*.
- **Reflects current Public Health related programs**— topics include smoke-free housing, healthy food retail, urban agriculture, the **Local Food Initiative** and farm-supportive programs. Amendments in *Chapters 2 and 3*.

Environmental Policy Amendments

- **Increased focus on Climate Change** in *multiple chapters*. Integration of relevant policies from the Strategic Climate Action Plan and the King County Cities Climate Collaboration.
- **Stormwater Management Program policies updated.** Reflects the County's new municipal stormwater permit requirements, low-impact development, sub-basin planning, infrastructure maintenance and retrofits and infrastructure mapping. Amendments in *Chapters 5 and 9*.
- **New policies on Crude Oil Transport by Rail**— these define the County's role and interests in this emerging policy issue. Amendments in *Chapter 9*.
- **Various environmental topics updated**— topics include noxious weeds, beaver exclusion and removal, enhanced landslide hazard policies, encouraging Green Building, and supporting a market-based price on carbon pollution. Amendments in *Chapters 3, 5, 7 and 9*.

Subarea Planning Program

- **Initiation of a new Community Service Area Subarea Planning Program.** Starting in 2016, this process will use the Community Service Areas as the planning geography. Amendments in *Chapter 11*.

General Amendments

- Changes to make the plan more **user friendly** such as this Executive Summary, a more navigable Table of Contents, and a new **Workplan** section in *Chapter 12* that identifies major work items that start after adoption in 2016.
- Other updates *throughout the plan* including revised data, refined definitions, minor formatting enhancements, and updated references to partnerships and implementation plans.

51 These amendments, along with others included in the following chapters, are intended to help the
52 Comprehensive Plan remain responsive to the County's growth management challenges of today... and
53 tomorrow.

Plan Elements

Chapters of the Comprehensive Plan

Chapter 1

Regional Growth Management Planning

King County’s growth management policies and regulations are consistent and work in coordination with the Growth Management Act, Multicounty and Countywide Planning Policies, and other technical plans.

Chapter 2

Urban Communities

With the majority of King County residents living and working in the urban area, this chapter includes policies that guide urban development with the goal of creating healthy, sustainable communities.

Chapter 3

Rural Areas and Natural Resource Lands

King County’s Rural Area and Natural Resource Lands are crucial for sustaining quality of life for county residents into the future. This chapter focuses on protecting these assets from urban development, promoting sustainable economic development and supporting rural communities.

Chapter 4

Housing and Human Services

The availability of adequate and affordable housing has become one of the most pressing issues facing King County today. This chapter contains policies regarding the provision of housing and services for all residents.

Chapter 5

Environment

King County’s natural environment comprises various unique and valuable assets. This chapter contains King County’s approach to environmental protection, conservation, restoration and sustainability.

Chapter 6

Shorelines

Shorelines require particular focus and management given both their immense value and fragility. This chapter contains King County’s Shoreline Master Program, which aims to protect and conserve this unique natural resource.

Chapter 7

Parks, Open Space & Cultural Resources

This chapter addresses King County’s approach to conserving and maintaining its expansive open space system, which includes numerous local and regional parks, and trails, and its cultural resources and historic properties.

Chapter 8

Transportation

Recognizing that availability of safe, accessible and efficient transportation options has significant implications for the quality of life of all county residents, this chapter addresses how King County will distribute investments equitably.

Chapter 9

Services, Facilities & Utilities

The provision of services, facilities and utilities should be concentrated in areas of density and at levels that can support existing and future demand. This chapter addresses how such crucial infrastructure should be developed.

Chapter 10

Economic Development

In its commitment to foster a prosperous, diverse and sustainable economy, the County recognizes that it must support actions and programs promote the success of both businesses and the workforce.

Chapter 11

Community Service Area Subarea Planning

This chapter includes policies that recognize the unique land use characteristics of particular unincorporated communities, provides significant historical context and describes the new subarea planning program.

Chapter 12

Implementation, Amendments & Evaluation

This chapter describes how the policies should be implemented and monitored, major actions that will occur to implement the plan, the procedure for updating the plan and the role of zoning in the planning process.

Appendices

Integral to the vision and goals of the Comprehensive Plan are the detailed inventories, forecasts, financial plans and Urban Growth Area analysis required by the Growth Management Act. A set of technical appendices are adopted as part of the plan to meet Growth Management Act requirements.

Regulations

The King County Comprehensive Plan is implemented through adopted regulations, including the King County zoning Code and other Code titles. All development must meet the requirements of the Code.))



TRIBAL LAND ACKNOWLEDGEMENT

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King County is a part of a larger area that has been the traditional aboriginal territory of the Coast Salish peoples, who continue to live around the Salish Sea in what is now Washington State and the Canadian province of British Columbia. These sovereign tribal nations enrich the region through environmental stewardship, cultural heritage, and economic development. In planning for growth over the coming decades, the King County Comprehensive Plan seeks to respect and acknowledge the tribes' legacy and present-day contributions through the creation of livable, equitable, and sustainable communities for current and future generations.



CHAPTER 1

REGIONAL GROWTH

MANAGEMENT

PLANNING

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King County has some of the most beautiful scenery in the country, some of the most productive farmlands, and one of the most vibrant economies. The 2016 King County Comprehensive Plan establishes a vision that preserves this incredible diversity while continuing to acknowledge that residents want options as to where they live, work and play.

The Comprehensive Plan responds to requirements in state growth management planning laws that require jurisdictions to guide growth and development throughout the unincorporated areas of the county and establishes King County's position on major issues such as transportation, annexations, regional water supply and environmental protection.))

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I. About King County

~~((King County Geography))~~

King County, covering 2,130 square miles, ~~((is the size of the state of Delaware, but much more geographically diverse. It))~~ extends from Puget Sound in the west to 8,000-foot Mt. Daniel at the Cascade crest to the east. ~~((King County's various landforms include saltwater coastline, river floodplains, plateaus, slopes and mountains, punctuated with lakes and salmon streams. Lake Washington, covering 35 square miles, and Lake Sammamish with 8 square miles are the two largest bodies of fresh water. Vashon-Maury Island in Puget Sound and Mercer Island in Lake Washington provide different island environments.~~

~~King County Jurisdictions~~

~~In 1994, when King County's first Comprehensive Plan under the Growth Management Act was adopted, the county had 34 cities with 1,116,000 people. More than a third of annual new residential development was occurring in unincorporated areas. Since December 1994, five new cities have incorporated and numerous annexations have occurred, shifting more than 220,000 people into city limits. As of 2015, there are))~~ With more than 2,320,000 people, it is the largest county in Washington State and the 12th largest in the nation. Within King County, 39 cities cover 418 square miles, or 20 percent of the county's total land area. The cities range in population ((ranging in)) size from Seattle, with more than ((660,000)) 762,500 people, to Skykomish and Beaux Arts, with fewer than 350 each. ((King County's 39 cities now cover 418 square miles, or 20% of the county's total land area:)) Unincorporated King County ~~((, the territory outside any city, now))~~ has ~~((about 253,000))~~ a population of 248,160 ((people)), or ((13%)) 11 percent of the ((county's population)) total population of King County.

~~((King County Demographics~~

~~In 2015, with more than 2,050,000 people, King County is the largest county in Washington State and the 13th largest in the nation. King County exhibits growing diversity: more than one-third of the population is now persons-of-color . As of 2010, 65% of the population is non-Hispanic white, 15% Asian or Pacific Islander, 7.7% African-American, 1% Native American and 8.9% Latino (2010 census data:))~~ Most of King County's residents are of working age, with the largest share of residents (17 percent) being 30 to 39 years old. Approximately 20 percent (449,242) of King County's population is 17 years old or younger. Unincorporated King County residents are older on average than King County residents. As of 2020, 54 percent of King County's population is non-Hispanic White, 20 percent Asian, seven percent Black or African American, one percent Native American, one percent Native Hawaiian or Pacific Islander, and nine percent Hispanic or Latino/a/x. Unincorporated King County has proportionately more White residents and American Indian/ Alaska Native residents than King County as a whole.

The Washington State Office of Financial Management projects King County's population to grow 24.6 percent from 2,317,700 residents in 2022 to 2,887,137 in 2044. Unincorporated King County's population is projected to grow more slowly at a rate of 7.3 percent, from 248,160 residents in 2022 to 266,301 in 2044. To meet the housing needs of current and future residents, King County is required by the Growth Management Act and the Countywide Planning Policies to plan for and accommodate housing that meets the needs of moderate-, low-, very low-, and extremely low-income households, as well as emergency housing, emergency shelters, and permanent

58 ~~supportive housing. The total number of new housing units needed in urban~~
59 ~~unincorporated King County by 2044 is 5,412. Additionally, 1,034 new emergency~~
60 ~~housing beds are needed by 2044 to meet temporary housing needs.~~

61 ~~((King County Housing Needs~~

62 ~~The number of housing units in King County is growing faster than its population. The~~
63 ~~2010 Census counted more than 851,000 houses, apartment and condominium units,~~
64 ~~and mobile homes. The number of housing units has increased by 159,000 units (23%)~~
65 ~~since 1994. Household size has stabilized after declining in the 1970s and 1980s and is~~
66 ~~now estimated at 2.39 persons per household – the same as in 2000. A slight decline~~
67 ~~in household size is anticipated in coming years to about 2.26 in 2031.))The County~~
68 ~~adopted development regulation changes with the 2024 Comprehensive Plan to create~~
69 ~~sufficient zoning capacity to accommodate these housing needs and types.~~

71 ~~((King County Economy~~

72 ~~King County is truly the economic engine of Washington State with more than 1.2~~
73 ~~million workers employed at nearly 80,000 business firms, excluding sole~~
74 ~~proprietorships. King County's \$87 billion payroll is 52% of Washington State's \$167~~
75 ~~billion payroll and three-fourths of the four-county region's payroll.~~

77 ~~King County has a cyclical economy, with booms and recessions. Since 2000, the region~~
78 ~~has had two major recessions, a boom, and recovery. The result is that as of 2010 the~~
79 ~~number of jobs was the same as it was in 2000: about 1.1 million. Since 2010, job~~
80 ~~growth has been substantial. Manufacturing employment remains important, but, since~~
81 ~~2006, growth has been in the trade, business services and information sectors. The~~
82 ~~economy has diversified from its traditional aerospace and resource bases to high tech,~~
83 ~~services and trade, both local and international. Given the county's complement of~~
84 ~~healthy, innovative businesses and its industrial diversification, its future unemployment~~
85 ~~rates should be lower than in the state and the nation.))~~

86 II. King County Planning Framework

87 ~~Prompted by residents concerned about sprawl, King County adopted its first~~
88 ~~comprehensive land use plan in 1964. Two decades later, the 1985 comprehensive~~
89 ~~land use plan was the first to identify an urban growth boundary line to limit urban~~
90 ~~growth to areas with the infrastructure needed for facilities and services. It also~~
91 ~~established policies to protect the Rural Area, conserve the natural environment, and~~
92 ~~designate resource lands for long-term agriculture and forest production.~~

94 ~~King County's first Comprehensive Plan under the Washington State Growth~~
95 ~~Management Act was adopted in 1994. The Growth Management Act directs the state's~~
96 ~~most populous and fastest-growing counties and their cities to prepare comprehensive~~
97 ~~land use plans that anticipate growth over a 20((-))-year horizon and provide for it in a~~
98 ~~managed manner.~~

100 ~~There is a hierarchy of growth management planning in the county with consistency~~
101 ~~between the levels. Some issues, such as the establishment of the Urban Growth Area,~~
102 ~~are best decided at the countywide level, while others, such as the amount of~~
103 ~~commercial space needed in a neighborhood, are best determined at the subarea plan~~
104 ~~level. At a broader scale, the Growth Management Act requires the development of~~
105 ~~Multicounty Planning Policies by ((the counties of)) King, Kitsap, Pierce, and Snohomish~~
106 ~~Counties, as well as the development of Countywide Planning Policies by King County~~
107 ~~and ((its)) the 39 cities and towns in King County. These ((documents are to be used~~

108 ~~solely~~) policies are used for establishing a countywide framework from which county
109 and city comprehensive plans are developed and adopted.

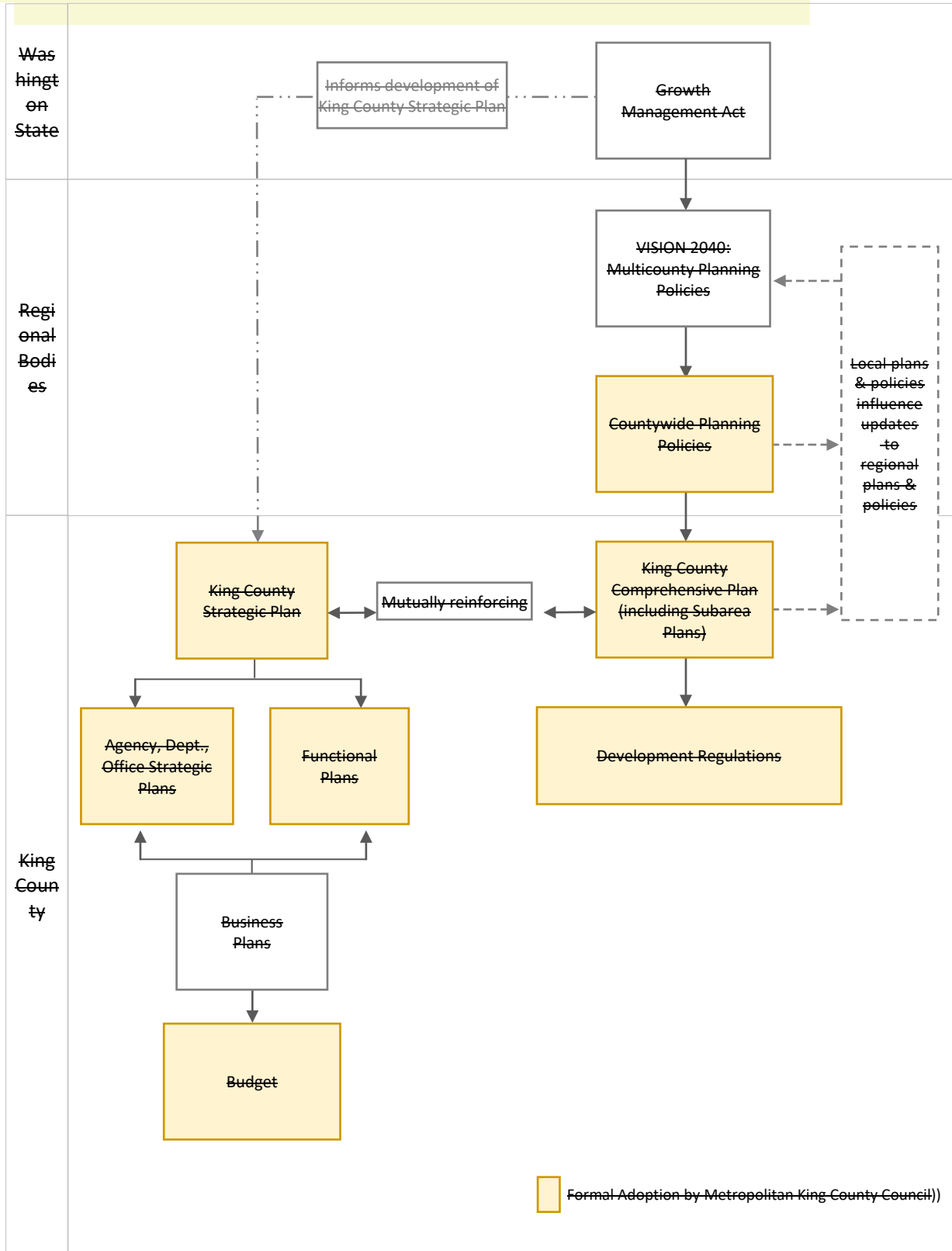
110 A. Planning Framework Hierarchy

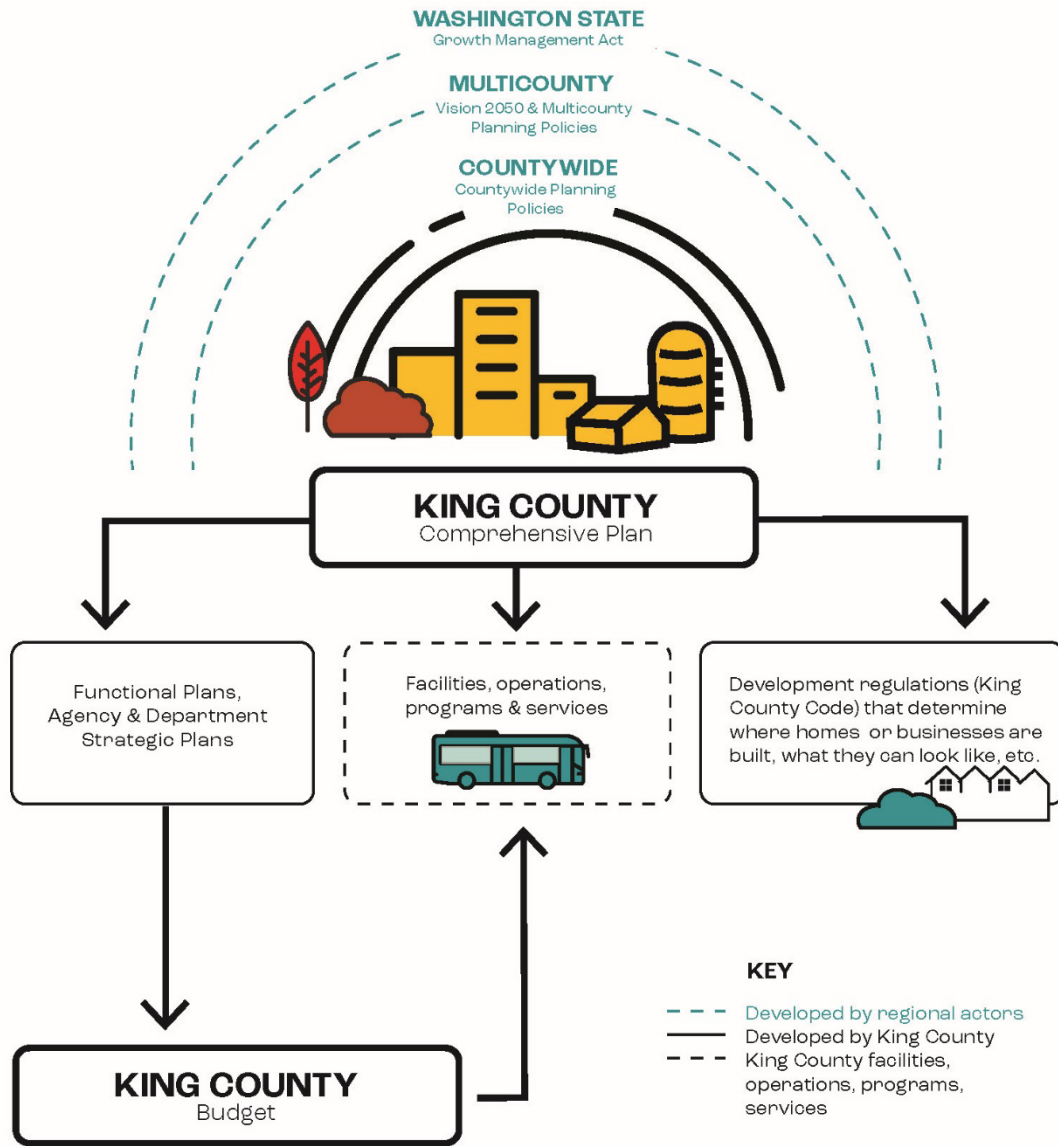
111 ~~((These))~~ The planning processes and structures discussed in this section respond to
112 Growth Management Act, Multicounty Planning Policy, and Countywide Planning Policy
113 requirements and goals and reflect local circumstances and priorities. This complex
114 framework is illustrated in the following graphic.

115
116

117
118
119

((Figure: Planning Hierarchy Relationship to Growth Management Planning





120
121
122
123

RP-101 King County's planning should implement the County's equity and racial and social justice principles to improve residents' access to the determinants of equity.

124 **((A.))B. Public Participation in Planning**

125 At the core of King County's planning is the goal of ((providing)) advancing equitable
 126 outcomes that support a high quality of life for all residents. This can only be achieved
 127 by actively ((soliciting public participation)) and equitably engaging the public to help
 128 shape ((its)) County plans, including strategic, comprehensive, functional, and subarea

129 plans, and ~~((use))~~ by using these planning processes to strengthen communities and
130 improve access to the Determinants of Equity.¹

131
132 Previous planning processes have excluded and harmed those who are Black,
133 Indigenous, and other People of Color; immigrants; refugees; and households at or
134 below 80 percent of area median income. King County is working to ensure that the
135 perspectives of these historically underrepresented groups and those who have been
136 disproportionally harmed by previous planning efforts are engaged by the County and
137 centered throughout planning processes.

138
139 Additionally, while the Growth Management Act requires the coordination of local
140 plans, Indian tribes have historically not been included because of their independent
141 sovereign status and unique rights to self-governance. However, King County also
142 recognizes that the lands addressed by the Comprehensive Plan are those that are the
143 traditional territory of the Coast Salish peoples that have lived here since time
144 immemorial. Recognizing this, King County will coordinate with Indian tribes as part of
145 the County's planning processes and will seek opportunities to work together to
146 advance key issues, such as environmental stewardship, treaty fishing rights, and
147 protecting cultural heritage.

148
149 **((RP-101)) RP-102** King County shall strive to provide a high quality of life for
150 all of its residents by working with cities, special purpose districts, and
151 residents to develop attractive, safe, and accessible communities at
152 appropriate urban and rural service levels; ~~((retain))~~ retaining rural
153 character and rural neighborhoods; planning for and accommodating
154 housing affordable to all income levels; ((support)) supporting
155 economic development; ((promote)) promoting equity and racial and
156 social justice; ((preserve and maintain)) preserving and maintaining
157 resource and open space lands; ((preserve)) preserving the natural
158 environment; and ((protect)) protecting significant cultural and historic
159 resources.

160
161 **((RP-102)) RP-103** In its planning processes, including the development,
162 update, and implementation of King County plans, ((King)) the County
163 shall use equitable engagement strategies to actively solicit public
164 participation from a wide variety of sources, particularly from
165 populations historically underrepresented or excluded from planning
166 processes ((in its planning processes, including the development,
167 update, and implementation of its plans)).

168
169 **((RP-103)) RP-104** King County shall ~~((seek comment from))~~ coordinate with
170 Indian tribes during its planning processes in a manner that respects
171 their sovereign status, promotes tribal self-determination and self-
172 governance, and honors past and present agreements.

173

¹ Defined in King County Code 2.10.210.

174 ~~((R-102))~~ **RP-105** King County ~~((will continue to support))~~ shall work with its
175 rural constituencies to sustain and enhance the diversity and richness of
176 ~~((its rural communities and their distinct character by working with its~~
177 ~~rural constituencies through its Community Service Areas program to~~
178 ~~sustain and enhance the rural character of))~~ the Rural Area and Natural
179 Resource Lands.

180 ~~((B.))~~ C. Multicounty Planning

181 The Puget Sound Regional Council is a regional planning agency with specific
182 responsibilities under federal and state law for transportation planning, economic
183 development, and growth management. ~~((In April 2008, t))~~ The general assembly of the
184 Puget Sound Regional Council ~~((adopted VISION 2040 containing))~~ adopts a
185 ~~((numeric))~~ Regional Growth Strategy and the Multicounty Planning Policies ~~((as an~~
186 ~~update to the earlier Vision 2020 regional plan))~~, which are most recently reflected in
187 VISION 2050 ("VISION"). Multicounty Planning Policies address those issues that benefit
188 from greater consistency across jurisdictions and those that are of a ~~((countywide or))~~
189 regional nature.

191 VISION ~~((2040))~~ is a regional strategy to accommodate the population and job growth
192 expected by ~~((2040))~~ 2050 in the four-county Puget Sound region. As an integrated,
193 long-range vision for maintaining a healthy region, promoting economic vitality, a
194 healthy environment, and well~~((-))~~being of people and communities, VISION ~~((2040))~~
195 provides clear direction to regional, county, and local governments on topics such as
196 setting priorities for transportation investment, stimulating economic development,
197 planning for open space, making ~~((city and town))~~ local jurisdictions' centers more
198 suitable for transit and walking, and improving transportation safety and mobility.
199 ~~((VISION 2040 promotes a triple-bottom-line approach to decision-making that seeks to~~
200 ~~promote social, economic and environmental benefits in all projects, programs and~~
201 ~~plans.))~~

202
203 As part of VISION ~~((2040))~~, the Regional Growth Strategy looks at how the region can
204 distribute ~~((forecast))~~ forecasted growth, primarily within the designated urban growth
205 area. The strategy is a description of a preferred pattern of urbanization that has been
206 designed to minimize environmental impacts, support economic prosperity, promote
207 adequate and affordable housing, improve mobility, and make efficient use of existing
208 infrastructure. The strategy provides regional guidance for counties~~((;))~~ and cities ~~((and~~
209 ~~towns))~~ to use as they develop ~~((new))~~ local population and employment growth targets
210 and update local comprehensive plans.

211
212 ~~((RP-104))~~ **RP-106** King County's planning ~~((should))~~ shall include
213 multicounty, countywide, and subarea levels of planning. Working
214 with planning partners, such as Indian tribes, residents, special purpose
215 districts, and cities ~~((as planning partners))~~, the ~~((c))~~ County shall strive
216 to balance the differing needs identified across or within plans at these
217 ((geographic)) levels.

218 ~~((C.))~~ D. Countywide Planning

219 State law requires that planning be coordinated on a countywide level, and that ~~((the))~~
220 King ~~((c))~~ County itself adopt a comprehensive plan to regulate those areas for which it
221 has direct responsibility. The Countywide Planning Policies are required by the state
222 Growth Management Act and provide a countywide framework to coordinate local
223 comprehensive plans and implement VISION ~~((2040))~~. King County and all cities ~~((and~~
224 ~~towns of))~~ in King County are responsible for ensuring that their respective

225 comprehensive plans are consistent with and implement the Countywide Planning
226 Policies.
227

228 The ~~((Growth Management Planning Council is the))~~ formal body charged with
229 developing the Countywide Planning Policies ~~((and then sending a recommendation to~~
230 ~~the King County Council for its review and approval. The Growth Management Planning~~
231 ~~Council)) is the Growth Management Planning Council, which is a representative body~~
232 consisting of elected officials from King County, Seattle, Bellevue, the Sound Cities
233 Association, and ~~((the City of Bellevue))~~ special purpose districts.⁽²⁾ Recommended
234 Countywide Planning Policies are sent to King County for its review and approval and
235 then provided to the cities for ratification.
236

237 ~~((The Countywide Planning Policies were first adopted by King County and ratified by~~
238 ~~the cities within the county in 1992. In response to VISION 2040, the county and the~~
239 ~~cities within the county approved a major overhaul and update to the Countywide~~
240 ~~Planning Policies in 2013. These revised)) The Countywide Planning Policies implement~~
241 ~~((the regional and countywide vision)) VISION by providing a countywide framework to~~
242 plan for job growth and new development, including housing, commercial, institutional,
243 and other non-residential uses. The Countywide Planning Policies provide broad
244 direction to individual jurisdictions' comprehensive plans, including the King County
245 Comprehensive Plan. The goals of the policies include: promoting a compact and
246 centers-focused growth pattern that uses land and infrastructure efficiently, protecting
247 the Rural Area and Natural Resource Lands, providing affordable housing throughout
248 the county, and coordinating the protection and restoration of the natural environment
249 in King County.⁽³⁾
250

251 **~~((RP-105)) RP-107~~ King County ~~((should)) shall work with the Growth~~**
252 **~~Management Planning Council to adopt Countywide Planning Policies~~**
253 **~~that support ((annual ratifications to)) allocated housing and~~**
254 **~~employment growth targets for cities and the county, approve~~**
255 **~~designations of countywide centers, and address other countywide~~**
256 **~~planning topics.~~**
257

258 **~~((RP-106)) RP-108~~ ~~((Except for Four-to-One proposals,)) King County shall not~~**
259 **~~amend the Urban Growth Area prior to the Growth Management~~**
260 **~~Planning Council ((taking action)) making a recommendation on the~~**
261 **~~proposed amendment to the Urban Growth Area.~~**
262

263 **~~((RP-107)) RP-109~~ King County shall not forward to the Growth Management**
264 **~~Planning Council for its recommendation any proposed amendment to~~**
265 **~~the Urban Growth Area unless the proposal ((was)) is:~~**
266 **a. Included in the scoping motion for a King County Comprehensive**
267 **Plan update;**
268 **b ~~((An)) Subject to an area zoning and land use study ((of the~~**
269 **~~proposal)) that was included in the public review draft of a~~**
270 **~~proposed King County Comprehensive Plan update; or~~**
271 **c. Subjected to the hearing examiner process for site specific map**
272 **amendments as ~~((contemplated)) established by the King County~~**
273 **Code.**
274

⁽²⁾As amended by Ordinance 17687.
⁽³⁾As amended by Ordinance 17687.)

275 ~~((RP-108))~~ **RP-110** King County shall implement the Countywide Planning
276 Policies through its Comprehensive Plan and ~~((through))~~ Potential
277 Annexation Area, pre-annexation, and other interlocal agreements with
278 ~~((its))~~ cities.

279 ~~((D. Sub-Regional))~~ E. Subregional Planning and
280 Partnerships

281 King County engages with partners in subareas of the county in ~~((sub-regional))~~
282 subregional planning programs and partnerships that are related to the Comprehensive
283 Plan. These activities are guided by the policies in the Comprehensive Plan as well as
284 the other components of the overall King County ~~((P))~~ planning ~~((F))~~ framework noted in
285 this chapter. ~~((Some key activities are noted below:))~~

- 287 ~~((RP-109))~~ **RP-111** King County should establish and/or participate in regional
288 and subregional partnerships to advance the objectives of the
289 Comprehensive Plan ~~((, such as:~~
290 a. ~~The King County Cities Climate Collaboration (the "K4C") to~~
291 ~~confront climate change;~~
292 b. ~~The Puget Sound Regional Council's Regional Transit Oriented~~
293 ~~Development Program to advance transit-oriented development~~
294 ~~around transit stations and hubs;~~
295 c. ~~The Eastside Rail Corridor Regional Advisory Council, or successor~~
296 ~~groups, to support a vision that includes dual use (recreation trail~~
297 ~~and public transportation) and multiple objectives, consistent with~~
298 ~~its federal railbanked status; and~~
299 d. ~~The Regional Code Collaboration to collaborate on development of~~
300 ~~and updates to green building codes.~~

302 ~~These programs are described in greater detail, and where appropriate additional~~
303 ~~policies added, in the relevant subsequent chapters of the Comprehensive Plan.))~~

305 **RP-112** When large, mixed-use developments with more than 50 dwelling
306 units are proposed in cities adjacent to the Rural Area or Natural
307 Resource Lands King County shall, upon notification from the city,
308 coordinate with the permitting city during the development review
309 process to avoid and mitigate impacts on county services and facilities,
310 water resources, and the surrounding Rural Area and Natural Resource
311 Lands.

313 ~~((The cities in King County's rural area))~~ Cities in the Rural Area are incorporated areas
314 substantially surrounded by the Rural Area and whose local governments are involved in
315 the region's planning processes on ~~((an equal legal basis with the suburban cities,~~
316 ~~Bellevue and Seattle))~~ the same basis as any other city in the County. Cities in the Rural
317 Area have established Potential Annexation Areas to accommodate growth. The
318 ~~((e))~~ Cities in the Rural Area are Black Diamond, Carnation, Duvall, Enumclaw, North
319 Bend, Skykomish, and Snoqualmie.

321 ~~((The Growth Management Act stipulates that Cities in the Rural Area and their Potential~~
322 ~~Annexation Areas are to be treated as part of the Urban Growth Area. The Countywide~~
323 ~~Planning Policies also provide for urban land uses and densities and urban services in~~
324 ~~those locations.))~~ Excessive growth in Cities in the Rural Area ~~((and in Rural Towns)),~~
325 however, may create pressure for extending urban services (for example, sewers) across
326 the Rural Area or Resource Lands, ~~((may))~~ increase conversion pressure on nearby
327 Resource Lands, and adversely affect rural character. ~~((Therefore, King County views~~

328 Cities in the Rural Area as qualitatively different from the Urban Growth Area as a whole,
329 even though they may provide significant opportunities for residential or employment
330 growth within their boundaries.

331
332 King County has worked with the Cities in the Rural Area to establish Potential
333 Annexation Areas to accommodate growth. These areas are shown as part of the Urban
334 Growth Area on the Comprehensive Plan Land Use Map at the end of Chapter 1,
335 Regional Growth Management Planning. Additionally, the county is working with these
336 cities on individual economic development strategies and options, as well as regional
337 economic and tourism opportunities.

338

339 **~~R-510)) RP-113 ((The Cities in the Rural Area and their Potential Annexation Areas~~**
340 **~~are part of the overall Urban Growth Area for purposes of planning land~~**
341 **~~uses and facility needs.))~~ King County should work with Cities in the**
342 **~~Rural Area and coordinate through partnerships, such as the Growth~~**
343 **~~Management Planning Council, to:~~**

- 344 **~~a. ((e))Encourage the provision of affordable housing((, to));~~**
345 **~~b. ((m))Minimize the impacts of new development on the surrounding~~**
346 **~~Rural Area((s)) and Natural Resource Lands;~~**
347 **~~c. Avoid the conversion of rural lands into commercial uses and the~~**
348 **~~creation of pressure to extend or expand urban services,~~**
349 **~~infrastructure, and facilities, such as roads or sewer, across or into~~**
350 **~~the Rural Area and Natural Resource Lands; and~~**
351 **~~d. ((to p))Plan for growth consistent with long-term protection of~~**
352 **~~significant historic resources((,)) and the surrounding Rural Area~~**
353 **~~and Natural Resource Lands.~~**

354 ~~((E.)) E. Comprehensive Planning~~

355 ~~((The 2016 update is the fifth major review of the King County Comprehensive Plan.))~~ In
356 accordance with ~~the~~ Growth Management Act, ~~((it)) the Comprehensive Plan~~ is
357 designed to manage growth so that development is directed to ~~((designated))~~ urban
358 areas and away from the Rural Area and Natural Resource Lands. The Growth
359 Management Act also requires King County to designate and protect critical areas and
360 commercially significant forestry, agriculture, and mining areas. The Growth
361 Management Act requires a comprehensive plan to adhere to a set of ~~((fourteen))~~ goals
362 and to include ~~((the following))~~ mandatory plan elements~~((,))~~, ~~such as~~ land use, housing,
363 capital facilities, utilities, rural, shorelines, and transportation elements. The ~~((King~~
364 ~~County))~~ Comprehensive Plan provides a legal framework for managing growth and
365 making decisions about land use in unincorporated King County. ~~((Public and private~~
366 ~~agencies, property owners, developers, community groups and King County staff use~~
367 ~~the Comprehensive Plan in several ways.))~~

368
369 The Comprehensive Plan ~~((provides guidance to))~~ guides ~~((e))~~ County officials ~~((for~~
370 ~~decisions))~~ on proposals such as zoning changes and developments~~((, It also gives the~~
371 ~~public direction on the county's position on))~~, proposed changes in ~~((land use or~~
372 ~~zoning,))~~ environmental regulations, or broader policy issues. ~~((The Plan))~~ It also serves
373 as a framework for other plans and regulations such as subarea plans and the King
374 County Code that govern the location and density of land uses in unincorporated King
375 County. The Comprehensive Plan provides a basis for decisions about public spending
376 on facilities and services. Finally, ~~((the Plan))~~ it presents other agencies, such as cities
377 and special purpose districts, with King County's position on large-scale matters such as
378 annexation, use of resource lands, environmental protection, service provision, and
379 others.

380

381 **~~((RP-110)) RP-114~~ King County's planning should strengthen communities by**
382 **addressing all the elements, resources, and needs that make a**
383 **community whole, ((including:)) such as housing affordable to all**
384 **income levels, economic growth and the built environment,**
385 **environmental sustainability, regional and local mobility, health and**
386 **human potential, and justice and safety.**

388 **~~((RP-111)) RP-115~~ King County shall integrate mandated responses to the**
389 **listings under the Endangered Species Act into future planning,**
390 **economic development efforts, and resource management programs to**
391 **achieve, where consistent with the Endangered Species Act, a balance**
392 **between environmental, social, and economic goals and objectives.**
393 **King County shall collaborate with others to conserve species and their**
394 **habitats in order to prevent future listings under the Endangered**
395 **Species Act.**

397 **~~((RP-112) King County shall incorporate approaches to reduce greenhouse gas~~**
398 **~~emissions and prepare for the impacts of climate change into its land~~**
399 **~~use and transportation planning, economic development efforts, and~~**
400 **~~natural resource management.~~**

402 **~~RP-113)) RP-116~~ The ~~((Comprehensive Plan))~~ Land Use Map is adopted as
403 **part of ~~((this)) the Comprehensive Plan. ~~((it)) The Land Use Map shall~~~~**
404 **depict~~((s))~~ the ~~((Urban Growth Area;))~~ Urban Growth Area**
405 **~~((B))~~boundary~~((;))~~; land use designations for unincorporated urban**
406 **areas, the Rural Area, and Natural Resource Lands; and other ~~((land~~**
407 **uses)) appropriate information. The Land Use Map shall be maintained**
408 **in the King County Geographic Information System, and the Land Use**
409 **Map at the end of this chapter generally represents the official**
410 **~~((Comprehensive Plan Land Use M))~~map.****

412 **~~((Property Rights: The Growth Management Act requires cities and counties to balance~~**
413 **~~a variety of goals in the implementation of growth management. One of the goals of~~**
414 **~~Growth Management Act is to provide for the protection of private property rights in~~**
415 **~~relation to the comprehensive planning process of the county. In support of this goal,~~**
416 **~~King County undertakes a review process designed to assess its regulatory and~~**
417 **~~administrative actions to avoid unconstitutional takings of private property.~~**

418 **~~RP-114)) RP-117~~ King County shall ~~((continue its process of reviewing~~**
420 **~~county regulatory and administrative actions so as to)) avoid~~**
421 **unconstitutional takings of private property in planning, programming,**
422 **and operations.**

423 **~~((H. — Comprehensive Plan Review and Amendment))~~**

424 The Growth Management Act allows updates to comprehensive plans once each year.
425 In King County, the annual update allows limited changes. The ~~((eight)) County's 10-~~
426 ~~year update, which aligns the timing with Growth Management Act periodic review and~~
427 ~~update requirements, allows substantive changes to policies and amendments to the~~
428 ~~Urban Growth Area boundary ~~((to be proposed and adopted))~~. A smaller~~((=))~~ range of~~
429 ~~substantive changes to policies and amendments to the Urban Growth Area boundary~~
430 ~~may also be considered at the midpoint of the ~~((eight)) 10-year update schedule, ~~((but~~~~
431 ~~only)) if authorized by motion. These provisions are detailed in Chapter 12,~~
432 ~~Implementation, Amendments, and Evaluation, and King County Code ~~((Title)) Chapter~~~~
433 ~~20.18. ~~((Additional information and policies are found in Chapter 12, Implementation,~~~~
434 ~~Amendments and Evaluation.~~~~

436 As part of) Prior to its review of the Comprehensive Plan, King County, together with
437 ((its)) cities, ((published)) adopts the ((2007)) King County Urban Growth Capacity
438 Report (previously known as the Buildable Lands Report). ((and updated it in 2014.
439 Ratified in 2015, t))The report fulfills the requirements of the Growth Management Act
440 for the ((c))County and ((its)) cities to evaluate patterns of development every ((eight)) 10
441 years to determine whether there is sufficient suitable land to accommodate the
442 projected countywide population. The ((Buildable Lands)) Urban Growth Capacity
443 Report ((represents a midcourse check on)) is one of the methods to evaluate the
444 achievement of Growth Management Act goals. The focus of the evaluation is on the
445 designated urban areas of King County and growth targets for those areas as
446 established in the Countywide Planning Policies.

447
448 ((Based on data from 2006 through 2011, the 2014 Buildable Lands Report evaluated
449 the actual housing constructed, densities of new residential development, and the
450 amount of actual land developed for commercial and industrial uses within the Urban
451 Growth Area. Based on that data, it projected that there is a sufficient amount of land
452 within the Urban Growth Area to accommodate housing, commercial and industrial uses
453 through 2031 and beyond. Additional discussion and policies can be found in Chapter
454 12, Implementation, Amendments and Evaluation.

455
456 **Docket Request Process:))** Another key element of the Comprehensive Plan review
457 and update process is the Docket ((R))request ((P))process. As required by the Growth
458 Management Act, King County maintains an annual docket for recording comments on
459 suggested changes to the King County Comprehensive Plan and associated
460 development regulations from any interested person, such as permit applicants,
461 residents, and staff of other jurisdictions or agencies. The process and requirements are
462 detailed in ((the)) King County Code ((at)) Chapter 20.18((-140)). The County reviews all
463 requests, communicates with docket submitters, ((and)) makes County Executive
464 recommendations to the County Council ((by the first day of December. The docket
465 report includes an Executive recommendation for each item)), and provides information
466 on requests and recommendations to the public.

467 ((F.)) G. Subarea Planning

468 ((Community Service Area)) Subarea plans, ((as well as other community plans and basin
469 plans)) such as but not limited to the Subarea Plans in Chapter 11, Subarea Planning,
470 focus the policy direction of the Comprehensive Plan to a smaller geographic area,
471 ((See Chapter 11 Community Service Area Subarea Planning, for information on large-
472 scale subarea land use plans for rural and urban unincorporated areas in King County).
473 Smaller-scale studies, known as area zoning and land use studies, per King County
474 Code,⁴ are focused on adoption or amendment of land use and zoning maps on an area
475 wide basis rather than the broad range of topics that are addressed in a full subarea
476 plan. Examples of subarea plans and area zoning studies include the Duwamish
477 Coalition Project, White Center Action Plan, Fall City Subarea Plan, the East Redmond
478 Subarea Plan, and planning efforts within a watershed or basin. Development of
479 subarea plans are guided by the following policy as well as other applicable policies of
480 the Comprehensive Plan and provisions in the King County Code.⁵

481
482 The passage of Ordinance 17319 and 17415 in 2011 replaced the Unincorporated Area
483 Councils with the Community Service Area geography. As described more fully in

((⁴Per King County Code 20.08.030-Area Zoning))

((⁵Per King County Code 20.08.060-Subarea plan))

484 Chapter 11, Community Service Area Subarea Planning, this geography will be used as
485 the guiding structure for subarea planning starting in 2015.
486

487 ~~To the extent practicable, subarea plans in unincorporated King County should be~~
488 ~~developed in close coordination between the community and county staff that may have~~
489 ~~a lead or partial role in implementing the plans to ensure clearer expectations on how~~
490 ~~and whether community recommendations in a subarea plan are feasible for~~
491 ~~implementation and within what type of timeframe. This type of coordination, supported~~
492 ~~by the financial analysis noted in the following policy, is critical to all subarea and~~
493 ~~functional plans in order to evaluate the resources required and the time frame~~
494 ~~necessary for full implementation. Plan alternatives and costs should be clearly~~
495 ~~understood and plans should be financially achievable.~~

496
497 ~~In addition to subarea plans and area zoning and land use studies, King County's land~~
498 ~~use planning also includes other planning processes. These include Comprehensive~~
499 ~~Plan policy directed subarea studies, such as the establishment of new community~~
500 ~~business centers, adjusting Rural Town boundaries, or assessing the feasibility of zoning~~
501 ~~reclassifications in urban unincorporated areas. Subarea studies are focused on specific~~
502 ~~areas of the County, but do not look at the range of issues that a subarea plan would~~
503 ~~include. In some cases, an area zoning and land use study may suffice to meet the~~
504 ~~requirements of the policies. In addition, there are Site Specific Land Use Amendments⁶~~
505 ~~and Zone Reclassifications,⁷ which are site specific processes that involve County staff~~
506 ~~review and recommendations, a public hearing and recommendation by a Hearing~~
507 ~~Examiner and a decision by County Council. These must be consistent with the~~
508 ~~Comprehensive Plan or be proposed with a Plan update.~~

509 **G.) H. Functional Planning**

510 ~~Functional plans are detailed plans for facilities and services ((and also include)), as well~~
511 ~~as action plans and programs for other governmental activities. Some functional plans~~
512 ~~are operational or programmatic and guide daily management decisions. Others~~
513 ~~include specific details of facility design and location. Functional ((P))plans ((that guide~~
514 ~~specific siting of facilities)) help implement and must be consistent with the~~
515 ~~Comprehensive Plan. ((Functional plans are prepared by King County, independent~~
516 ~~special purpose districts or other public and private agencies:)) Examples of functional~~
517 ~~plans ((in King County)) include((: the Strategic Climate Action Plan, Juvenile Justice~~
518 ~~Operational Master Plan, Open Space Plan, Regional Wastewater Services Plan,~~
519 ~~Strategic Plan for Road Services, and Strategic Plan for Public Transportation)) the King~~
520 ~~County Open Space Plan and King County Flood Hazard Management Plan.~~

521
522 ~~((Capital improvements are important components of functional plans. Capital facilities~~
523 ~~and spending on improvements and new facilities are closely linked to availability of~~
524 ~~funds. Functional plans must identify costs and services of needed facilities and~~
525 ~~distinguish between improvements needed for new growth verses those needed to~~
526 ~~support existing public health and welfare needs.~~

((⁶Per King County Code 20.08.170-Site Specific Land Use Amendments))

((⁷Per King County Code 20.08.160-Reclassification))

- 528 **RP-117)) RP-118** **Functional plans for facilities and services ((should)):**
529 a. **Shall ((B))**be consistent with the Comprehensive Plan and subarea
530 **((and-neighborhood))** plans;
531 b. **((Define-required)) Shall be consistent with** service levels that are
532 appropriate for the Urban Growth Area, Rural Area, and Natural
533 Resource Lands;
534 c. **May ((P))**provide standards for location, design, and operation of
535 public facilities and services;
536 d. **Should ((S))**specify adequate, stable, and equitable methods of pay
537 for public facilities and services;
538 e. **May ((B))**be the basis for scheduling needed facilities and services
539 through capital improvement programs; and
540 f. **Should ((P))**plan for maintenance of existing facilities.

541
542 ~~((RP-118) Existing functional plans that have not been adopted as part of this~~
543 ~~Comprehensive Plan shall remain in effect and continue as official~~
544 ~~county policy until reviewed and revised to be consistent with the~~
545 ~~Comprehensive Plan, or until repealed or replaced. In case of conflict~~
546 ~~or inconsistency between applicable policies in existing community~~
547 ~~and functional plans and the Comprehensive Plan, the Comprehensive~~
548 ~~Plan shall govern.~~

549
550 ~~RP-119 King County shall prepare functional plans to identify countywide~~
551 ~~facility and service needs and define ways to fund these consistent with~~
552 ~~the King County Comprehensive Plan. Independent special purpose~~
553 ~~districts and other public agencies also prepare functional plans that~~
554 ~~should be considered by King County.)~~

555 I. Other Planning

556 There are also other plans not adopted as part of the Comprehensive Plan, such as
557 implementation plans and strategic plans, that King County relies on to help implement
558 and inform the Comprehensive Plan. These plans are typically focused on a specific
559 policy area, able to provide more detailed planning, and updated on a more frequent
560 basis than the Comprehensive Plan. Given this, sometimes those plans are updated to
561 be consistent with Comprehensive Plan updates, and sometimes the Comprehensive
562 Plan is updated to help advance new initiatives and desired outcomes originating from
563 those other planning efforts. Examples of these plans include the Strategic Climate
564 Action Plan, the Strategic Plan for Road Services, the King County Metro Strategic Plan
565 for Public Transportation, and the King County International Airport Strategic Plan. The
566 County also uses issue-specific studies and reports to inform and help implement
567 Comprehensive Plan updates, such as area zoning and land use studies, outcomes of
568 Comprehensive Plan Work Plan action items (see Chapter 12, Implementation,
569 Amendments, and Evaluation), and responses to King County budget provisos.

570 ~~((I. Managing Performance~~

571 ~~As part of a growing national movement at all levels of government, King County is~~
572 ~~embracing performance measurement and management. Performance measurement is~~
573 ~~measuring and reporting performance data while performance management is using~~
574 ~~performance information to inform management decisions. Successful organizations~~
575 ~~rely on performance management to inform leadership about how well they are~~
576 ~~reaching their goals and where improvements can be made. With adoption of the King~~
577 ~~County Strategic Plan (discussed below), King County committed to the development of~~
578 ~~a unified and meaningful measurement framework to manage performance at all levels~~
579 ~~of government.~~

580
581 The policies in the King County Strategic Plan ensure that appropriate monitoring of the
582 Countywide Planning Policies and Comprehensive Plan will contribute to this
583 measurement framework. King County is carrying out performance management to:

- 584 • Ensure county goals are being met;
- 585 • Improve county services, where necessary;
- 586 • Serve as both a local and a regional government;
- 587 • Increase transparency with the public;
- 588 • Increase use of data for more informed public discussion and decision-making;
- 589 • Increase accountability at all levels of government; and
- 590 • Increase attention to effective performance measurement as called for in the
591 King County Strategic Plan.

593 **RP-120** ~~King County will measure and assess agency performance and the~~
594 ~~achievement of Countywide Planning Policies and Comprehensive Plan~~
595 ~~goals.~~
596

597 **RP-121** ~~Using best management practices, King County shall develop~~
598 ~~assessment and review tools to ensure that health, equity, social and~~
599 ~~environmental justice impacts are considered in the development,~~
600 ~~implementation and funding of county projects and programs.~~
601

602 Additional information and provisions related to monitoring can be found in Chapter
603 12, Implementation, Amendments and Evaluation.

604 ~~J. King County Strategic Plan~~

605 In 2010, the King County Council adopted the "King County Strategic Plan, 2010-2014:
606 Working Together for One King County" through Ordinance 16897. The Strategic Plan
607 was developed to serve as the framework for countywide priority setting, business
608 planning, budget development, resource allocation, and leadership and managerial
609 accountability. The Strategic Plan represented a significant countywide effort that
610 obligated all departments and agencies to work together as a single county
611 government.

612
613 In 2015, the King County Council passed Motion 14317, which adopted new goals and
614 initiated an update of the Strategic Plan. Motion 14317 outlines goals and guiding
615 principles that address topics in the Growth Management Act and other locally-defined
616 priorities. These are as follows:

618 *King County's Goals*

- 619 • ~~Mobility: Deliver a seamless network of transportation options to get people where~~
620 ~~they need to go, when they need to get there.~~
- 621 • ~~Health and Human Services: Improve the health and well-being of all people in the~~
622 ~~community.~~
- 623 • ~~Economic Vitality: Increase access to family wage job opportunities throughout the~~
624 ~~county.~~
- 625 • ~~Safety and Justice: Provide for a safe and just community through proactive law~~
626 ~~enforcement and an accessible and fair justice system, while implementing~~
627 ~~alternatives to divert people from the criminal justice system.~~
- 628 • ~~Accessible, Affordable Housing: Increase access to quality housing that is~~

- 629 affordable to all.
- 630 ~~• Healthy Environment: Preserve open space and rural character while addressing~~
- 631 ~~climate change.~~
- 632 ~~• Efficient, Accountable Regional and Local Government: Ensure that County~~
- 633 ~~government operates efficiently and effectively and is accountable to the public.~~
- 634

635 *Guiding Principles that Direct our Efforts*

- 636 ~~• Equitable and Fair: Address the root causes of inequities to provide for equal~~
- 637 ~~access to opportunities for all.~~
- 638 ~~• Financially Sustainable: Align funding, policy and operational goals of King County~~
- 639 ~~government.~~
- 640 ~~• Regionally Collaborative: Engage with partners, stakeholders, and public and~~
- 641 ~~private organizations to achieve goals.~~
- 642 ~~• Quality Local Government: Provide effective, efficient local governance and~~
- 643 ~~services to unincorporated areas.~~
- 644

645 ~~**RP-122 Planning in King County shall be consistent with the King County**~~

646 ~~**Strategic Plan by:**~~

647 ~~**a. Encouraging vibrant, economically thriving and sustainable**~~

648 ~~**communities;**~~

649 ~~**b. Enhancing the county’s natural resources and the environment;**~~

650 ~~**c. Supporting safe communities; and**~~

651 ~~**d. Providing equitable opportunities for all individuals.))**~~

652 J. Four-to-One Program

653 ~~((While urban separators complement the regional open space system by helping to~~

654 ~~define urban communities, t))The King County Four-to-One Program provides an~~

655 ~~opportunity to add land to the regional open space system through the dedication of~~

656 ~~permanent ((open space)) natural areas. The Four-to-One Program has been~~

657 ~~recognized as an innovative land use technique under the Growth Management Act⁽⁶⁾~~

658 ~~and for King County, the purpose of the program is to create a contiguous band of~~

659 ~~((open space)) natural areas, running ((north and south)) along the ((main)) Urban~~

660 ~~Growth Area ((B)) boundary. Since its inception in 1994, just over ((1,300)) 360 acres~~

661 ~~have been added to the Urban Growth Area while nearly ((4,500)) 1,300 acres of~~

662 ~~permanent ((open space)) natural areas have been conserved through the Four-to-One~~

663 ~~Program. Changes to the Urban Growth Area through this program are processed as~~

664 ~~((E)) and ((H)) use ((A)) amendments to the King County Comprehensive Plan((, subject to~~

665 ~~the provisions in King County Code chapter 20.18)).~~

666

667 ~~**((U-185)) RP-119 Through the Four-to-One Program, King County shall**~~

668 ~~**((actively pursue dedication of open space along)) dedicate natural**~~

669 ~~**areas adjacent to the original Urban Growth Area ((line)) boundary,**~~

670 ~~**which was adopted in the 1994 King County Comprehensive Plan.**~~

671 ~~**Through this program, ((one acre of)) Rural Area zoned land may be**~~

672 ~~**added to the Urban Growth Area in exchange for ((a)) dedication ((to**~~

673 ~~**King County)) of at least four ((acres)) times the size of permanent**~~

674 ~~**((open space)) natural area. ((Land added to the Urban Growth Area**~~

675 ~~**for drainage facilities that are designed as mitigation to have a natural**~~

~~((6) 36.70A.070 (5)(b) and .090 Revised Code of Washington))~~

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~~looking visual appearance in support of its development, does not require dedication of permanent open space.))~~

RP-120 **The Four-to-One Program shall not result in more than a total of 4,000 acres being added to the Urban Growth Area.**

~~((U-189))~~ RP-121 **Land added to the Urban Growth Area under the Four-to-One Program shall:**

a. Be limited to residential development and have a minimum density of ((four)) ~~eight~~ dwellings per acre; ((and shall be physically contiguous to the original Urban Growth Area, unless there are limitations due to the presence of critical areas, and shall be able to be served by sewers and other efficient urban services and facilities; provided that such sewer and other urban services and facilities shall be provided directly from the urban area and shall not cross the open space or Rural Area or Natural Resource Lands.))

b. Locate ((~~the~~)) drainage facilities ((to support the urban development shall be located)) and roads within the urban portion of the development((:)); and

c. ((In some cases, lands must m))Meet affordable housing requirements. ((under this program.

The total area added to the Urban Growth Area as a result of this policy shall not exceed 4,000 acres.

~~U-186))~~ RP-122 **King County shall evaluate Four-to-One proposals for both quality of ((open space)) the natural area and feasibility of urban development and annexation. The highest quality proposals shall be recommended for adoption as amendments to the Urban Growth Area. ((Lands preserved as open space shall retain their Rural Area designations and should generally be configured in such a way as to connect with open space on adjacent properties.**

~~U-187~~ **King County shall use the following criteria for evaluating open space in Four-to-One proposals:**

- ~~a. Quality of fish and wildlife habitat areas;~~**
- ~~b. Connections to regional open space systems;~~**
- ~~c. Protection of wetlands, stream corridors, ground-water and water bodies;~~**
- ~~d. Unique natural, biological, cultural, historical, or archeological features;~~**
- ~~e. Size of proposed open space dedication and connection to other open space dedications along the Urban Growth Area line; and~~**
- ~~f. The land proposed as open space shall remain undeveloped, except for those uses allowed in U-188.))~~**

RP-123 **Lands preserved under the Four-to-One Program shall:**

a. Be reserved as natural areas, or for passive recreation, farming, or forestry. Trails or active recreation may be allowed if located on a small portion of the natural area and are compatible with the site's habitat values and functions;

b. Retain their Rural Area designations; and

c. Generally be configured in such a way as to connect with open space on adjacent properties.

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~~((U-188) King County shall preserve the open space acquired through the Four-to-One Program primarily as natural areas, passive recreation sites or resource lands for farming or forestry. King County may allow the following additional uses only if located on a small portion of the open space, provided that these uses are found to be compatible with the site's natural open space values and functions such as those listed in the preceding policy:~~

- ~~a. Trails;~~
- ~~b. Compensatory mitigation of wetland losses on the urban designated portion of the project, consistent with the King County Comprehensive Plan and the Critical Area Ordinance; and~~
- ~~c. Active recreation uses not to exceed five percent of the total open space area. Support services and facilities for the active recreation uses may locate within the active recreation area only, and shall not exceed five percent of the active recreation area. An active recreation area shall not be used to satisfy the active recreation requirements for the urban designated portion of the project as required by King County Code Title 21A.~~

~~U-190)) RP-124 ((King County shall amend the Urban Growth Area)) Amendments to add Rural Area lands to the Urban Growth Area ((consistent with Policy U-185 during the)) through the Four-to-One Program may be made as part of an annual, midpoint, or 10-year Comprehensive Plan ((amendment process)) update. ((Open space dedication shall occur at final formal plat recording:)) If the applicant decides not to pursue urban development or fails to record the final plat prior to expiration of preliminary plat approval, the urban properties shall be restored to a Rural Area land use designation and associated zoning during the next ((review of)) update to the King County Comprehensive Plan.~~

~~RP-125 For Four-to-One proposals adjacent to an incorporated area, development proposals and/or activities shall not be allowed until the land added to the Urban Growth Area is annexed into a city. A tri-party agreement with the property owner, city, and King County shall be required, to be transmitted and adopted concurrent with the Four-to-One proposal.~~

767 III. King County Guiding Principles

768 The Comprehensive Plan is based on the principles of creating sustainable
769 neighborhoods, preserving open space, farmland, and rural communities, directing
770 development toward existing communities, addressing climate change, and providing a
771 variety of transportation choices. These guiding principles are consistent with the
772 ((Washington State)) Growth Management Act and guide funding decisions, creation
773 and operation of programs and projects, and how the County interacts with local, state,
774 and federal agencies. The impact of implementing these principles has been to:

- 775 • create higher urban densities by directing ((96%)) 99 percent of the growth into
776 the urban core((s)) of the region (Urban Growth Area),
- 777 • preserve irreplaceable resource lands, parks, and critical areas,
- 778 • improve mobility by making transit service more accessible,
- 779 • sustain a vibrant economy,
- 780 • serve in the capacity of both a local and a regional government, and
- 781 • improve water quality and manage stormwater runoff((;
- 782 • ~~improve air quality and particulate emissions, and~~

783 • reduce per-capita greenhouse gas emissions)).

784 Guiding Principles

785 A. Creating Sustainable Neighborhoods

786 Neighborhoods are the backbone of any community. Creating sustainable
787 neighborhoods may mean using incentives, programs, or regulations to help create
788 new neighborhoods(;) and support existing neighborhoods. Encouraging mixed land
789 use and making access to jobs, shopping, and schools easier establishes the
790 cohesiveness of a neighborhood. Having opportunities for physical activity and
791 providing for people, if they choose, to age in place and remain in their neighborhood
792 as their lifestyle changes or they face changing physical capabilities establishes the
793 stability of a neighborhood. All of these factors contribute to creating a sustainable
794 neighborhood.

795
796 Sustainable neighborhoods are important areas where housing affordable to all income
797 levels can and should be located. Sustainability of a neighborhood also relates to the
798 impact the neighborhood has on the environment. Incorporation of sustainable
799 development practices into the design, construction, and maintenance of the
800 neighborhood can reduce greenhouse gas emissions, reduce pollution, reduce the use
801 of natural resources, reduce energy and other maintenance costs, and enhance
802 property values.

803
804 **RP-201 ((In its policies and regulations,)) King County shall ((strive to)) promote**
805 **sustainable, healthy, thriving, and equitable neighborhoods and**
806 **communities. ((King County shall seek to ensure that the benefits and**
807 **impacts of the county's activities are equitably distributed among all**
808 **segments of the population.)) King County shall ensure that the**
809 **benefits and impacts of County actions support this vision.**

810 B. Preserving and Maintaining Open Space and 811 Natural Resource Lands

812 The people of King County have long recognized that open space ((lands are)) is
813 essential to what makes this county unique. ((Since the inception of the Countywide
814 Planning Policies, p)) Preserving open space, including enhancing working resource
815 lands such as farmlands and forests, ((has been)) continues to be a priority of the County
816 and ((its 39)) the cities, as reflected in the Countywide Planning Policies. It is also a
817 cornerstone of the Growth Management Act.

818
819 The Growth Management Act requires the County and ((its)) the cities in King County to
820 form linkages between and within population centers with lands useful for recreation,
821 trails, wildlife habitat, and connection of critical areas. To fulfill that mandate, King
822 County operates a regional and local open space system consisting of parks, trails,
823 natural areas, working resource lands, and flood hazard management lands. These
824 open spaces provide multiple benefits and functions, including visual variety and relief
825 from developed areas, protection of environmental and ecological processes, provision
826 of wildlife habitat, promotion of mental and physical health, and creation of
827 opportunities for outdoor recreation. However, preserving open space requires careful
828 planning and management to ensure compatibility and long-term viability of these
829 benefits and functions.

830

831 **RP-202 King County shall pursue opportunities to preserve and maintain**
832 **remaining high-priority forest, agriculture, and other open space lands.**

833 C. Directing Development Toward Existing 834 Communities

835 Beginning in the 1940s, a sprawling pattern of low-density development emerged in
836 King County. This sprawl resulted in the accelerated conversion of forests and farms to
837 subdivisions and made it increasingly expensive to provide water, schools, sewer
838 connections, streets, and other services. In addition, zoning codes tended to separate
839 the differing types of land uses, with jobs and stores in one location, homes in another,
840 and schools and parks in yet another.

841 The separate land uses were served by a roadway system of wide streets(;) with
842 infrequent crosswalks, designed to accommodate cars, (~~but~~) not people. This pattern
843 did not support using transit, bicycling, or walking to meet daily transportation needs,
844 (~~thus~~) leading to an overburdening of the roadway system and a loss of regional and
845 personal mobility. Low-density patterns that emerged relied on driving alone for many
846 trips, contributing to persistent air pollution problems and increasing greenhouse gas
847 emissions.
848

849 Reducing sprawl by focusing development into existing urban areas is one of the
850 statutory goals of the (~~state's~~) Growth Management Act. To achieve that goal, in the
851 1990s, King County and the cities worked to (~~steering~~) steer growth to already
852 developed communities (both within urban areas and, at much smaller scales, in the
853 Rural Area(~~s~~) and Natural Resource Lands, in a system of central places) with existing
854 infrastructure and services can result in (1) protecting the Rural Area(~~s~~), (2) conserving
855 natural resources, and (3) providing more economical and equitable services and
856 facilities. Work to maintain those growth patterns and limit new sprawl from happening
857 continues today, as it is critical to supporting efficient and sustainable communities and
858 protecting rural character, the environment, and natural resources.
859

860 (~~This broader approach does not mean that all new urban development will be~~
861 ~~high-density. In many cases, existing moderate-density locations, especially~~
862 ~~single-family neighborhoods, will not significantly change. Rather, King County will work~~
863 ~~to better integrate the locations where people work, shop, live, and play in a manner~~
864 ~~that uses public and private resources more efficiently.))
865~~

866 **RP-203 King County shall continue to (~~support the reduction of~~) limit sprawl**
867 **by focusing growth and future development in the Urban Growth Area,**
868 **consistent with adopted growth targets.**
869

870 D. Providing a Variety of Transportation Choices

871 Transportation is critically important to King County and the surrounding region,
872 facilitating access to jobs, education, services, recreation, and housing. King County
873 plays a central role in the region's transportation sector, supporting a variety of
874 (~~motorized and nonmotorized~~) travel modes, involving ground, air, and marine
875 transportation. The (~~c~~)County has direct responsibility for (1) the unincorporated area
876 road network, (2) public transit services and facilities throughout the county, and (3)
877 operation of the King County International Airport (~~and (4) operation of passenger-only~~
878 ~~ferry service to Vashon Island and West Seattle. King County's services and facilities~~
879 ~~affect not only the local bus passenger but the jumbo airliner loaded with cargo and~~
880 ~~bound for destinations overseas.))~~

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The ability to access various transportation modes has a profound effect on quality of life for ~~((this county's))~~ county residents and the vitality of ~~((its))~~ the economy. The ~~((c))~~County's transportation system must be designed, operated, and maintained in a manner that (1) provides access to mobility options for a wide range of users, including historically ~~((disadvantaged))~~ underinvested populations, (2) contributes to safe communities, (3) reduces impacts on the county's natural resources and environment, and (4) fosters a vibrant community.

RP-204 King County shall continue to promote an efficient multimodal transportation system that provides residents with a range of transportation choices that respond to community needs and reduce impacts on the natural environment.

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E. Addressing Health, Equity, Displacement, and Racial, Social, and Environmental Justice

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Despite broad economic and social gains in society and ~~((in))~~ this country in recent history, inequities exist and continue to persist for significant segments of the population—particularly for ~~((communities of color))~~ Black, Indigenous, or other People of Color and people living ~~((in poverty))~~ with low or no incomes—across the continuum of measures of social and economic health and wellbeing. In some cases, inequities are worsening over time. King County is not immune to ~~((national trends and statistics))~~ these inequalities, despite its location in the relatively prosperous Puget Sound area. ~~((In the United States and in King County, children and adults who live at the bottom of the social and economic ladder face life threatening and debilitating conditions, and lack access to opportunities, far more often than those in the middle, who in turn are more at risk than those at the top.))~~

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On average, Black, Indigenous, or other ~~((p))~~People of ~~((c))~~Color and ~~((people living in poverty))~~ households at or below 80 percent of area median income have ~~((lower levels of))~~ less access to quality education; are more likely to be unemployed or underemployed; are more likely to pay too much of their income for housing costs and other necessities; and are more likely to experience adverse health outcomes, such as obesity, diabetes, or asthma, that can have the effect of reducing life expectancy. These challenges affect specific communities and, in turn, the entire region, resulting in a number of adverse socioeconomic consequences, including, for example, unfilled high-skilled jobs, higher levels of homelessness, and higher health care costs.

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~~((Promoting economic opportunity for areas with fewer assets is a key goal of the Growth Management Act. In 2010, King County adopted Ordinance 16948, which defined and established))~~ King County Code Chapter 2.10 establishes ~~((the "Fair and Just" principle in the County's Strategic Plan. This transformed the work on equity and social justice from an initiative to))~~ an integrated effort that intentionally applies ~~((this))~~ the "Fair and Just" principle to all work ~~((in order))~~ to achieve equitable opportunities for all people and communities. A key component of this ~~((ordinance was defining))~~ work is the "Determinants of Equity," which are the social, economic, geographic, political, and physical environment conditions in which people in the county are born, grow, live, work, and age that lead to a just and thriving society. Access to these determinants of equity is necessary to have equity for all people regardless of race, class, gender, or language spoken. Inequities are created when structural barriers exist that prevent individuals and communities from accessing these conditions and reaching their full potential.

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((Figure: Determinants of Equity))



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Credit: Office of Equity and Racial and Social Justice

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There is a clear relationship between the majority of the Determinants of Equity and the long-range planning role of the King County Comprehensive Plan. Land use patterns and transportation investments play key roles in making communities healthier, more connected, and more equitable. Well-planned neighborhoods have features such as connected street networks, nearby shopping, walking paths, and transit service. Access to healthy and culturally relevant food and the protection of agricultural lands affect the rate of obesity, food insecurity, and malnutrition. These amenities reduce dependence on cars, increase opportunities to be physically active, decrease the likelihood ((to be)) of being overweight, improve air quality, ((and)) create opportunities for residents to access jobs((?)) and services, and ((other key destinations that)) provide a path toward a higher quality of life.

~~((As noted previously, t))~~The Comprehensive Plan plays multiple roles related to land use planning - a countywide collaborative role in how growth is accommodated in the county and region, and a local land use regulatory role for how growth occurs in unincorporated areas. This dual role is important to recognize given the geographic

953 distribution of communities that are the focus of the County's ((E))equity and racial and
954 ((S))social ((J))justice work.

955
956 King County is committed to working to reduce inequities and address concerns of
957 social justice by incorporating the values of the ((c))County's ((E))equity and racial and
958 ((S))social ((J))justice work into the daily practice of developing policies and programs,
959 ((making)) informing funding decisions and delivering services. Further, King County
960 ((will)) continues to identify and address the conditions at the root of disparities, engage
961 communities to have a strong voice in shaping their future, and raise and sustain the
962 visibility of ((E))equity and racial and ((S))social ((J))justice. The goal is to start by
963 focusing on prevention and addressing the fundamental causes of the inequities ((in
964 order)) to have a greater overall impact.

965
966 ((In order to)) To achieve this, the County uses ((the E))equity ((t))impact ((R))reviews
967 ((Foot)) as a process to identify, evaluate, and communicate the potential equity impact -
968 both positive and negative - of a proposed policy, program, or service. The ((E))equity
969 ((t))impact ((R))review ((Foot)) process merges empirical (quantitative) data and
970 community engagement findings (qualitative data) to inform planning, decision-making,
971 and implementation of actions ((which)) that affect equity in King County. Quantitative
972 ((D))data are developed and compiled through a number of efforts, ((and published in a
973 number of sources, including King County's January 2015 report, The Determinants of
974 Equity; the King County Performance Dashboard; the public-private Communities
975 Count initiative; and the Public Health Community Health Indicators Project. Data from
976 these sources and others should be)) disaggregated when possible, combined with
977 qualitative data from communities, and analyzed carefully to ensure that equity impacts
978 are rigorously and holistically considered and advanced in the design and
979 implementation of a proposed action (plan, policy, and program development; service
980 delivery; operations modification; capital programs and projects(;;)) etc.).

981
982 **RP-205 King County ((will)) shall, when implementing and evaluating its land**
983 **use policies, programs, investments, and practices, ((seek to reduce**
984 **health inequities)) identify and proactively address issues of equity(;;);**
985 **racial, social, and environmental justice; disparate health outcomes;**
986 **and displacement ((when evaluating and implementing its land use**
987 **policies, programs, and practices)).**

988 **F. ((Achieving Environmental Sustainability))**
989 **Enhancing Natural Resources and the**
990 **Environment**

991 King County can influence environmental sustainability through its land use and
992 transportation policies and plans, investments in capital projects and facilities, economic
993 development initiatives, and day-to-day operations. To be effective, sustainability
994 actions need to be taken at many scales: in unincorporated land use regulations, in
995 coordination with neighboring local governments, and across county departments(;
996 and through the day-to-day actions of individual employees)).

997
998 ((The county's approach to mitigation of and adaption to the effects of climate change
999 have evolved over the last four years. Responding to climate change is an important
1000 element of the broader concept of environmental sustainability. This means meeting the
1001 needs of the current generation without compromising the capacity of the environment
1002 to support future generations:))

1003

1004 **RP-206 King County ((will)) shall protect, restore, and enhance its natural**
1005 **resources and environment(,;) and encourage sustainable agriculture**
1006 **and forestry(,; ~~reduce climate pollution and prepare for the effects of~~**
1007 **~~climate change, including consideration of the inequities and~~**
1008 **~~disparities that may be caused by climate change)).~~**

1009 G. Preparing for and Responding to Climate
1010 Change

1011 Climate change is a paramount challenge with fundamental and far-reaching
1012 consequences, a "threat multiplier" that exacerbates inequities and intensifies
1013 natural hazards - such as flooding, landslides, wildfires, and extreme heat - that put
1014 the County's residents, economy, and environment at risk. The following principles
1015 for climate action formalize the County's commitment to lead on climate action,
1016 while also integrating and highlighting principles that guide County climate action:

- 1017
- 1018 ● Act with urgency and intention;
- 1019 ● Lead with racial justice and equity;
- 1020 ● Respond to community needs and priorities;
- 1021 ● Use and develop a comprehensive and data- and science-driven approach;
- 1022 ● Seek systemic solutions;
- 1023 ● Build partnerships;
- 1024 ● Lead through local action;
- 1025 ● Prioritize health and co-benefits; and
- 1026 ● Be transparent and accountable.
- 1027

1028 **RP-207 King County shall reduce greenhouse gas emissions, advance climate**
1029 **equity, and prepare for and respond to climate change impacts.**

1030 ~~((IV. Summary of the King County~~
1031 ~~Comprehensive Plan~~

1032 ~~The Comprehensive Plan contains twelve chapters that address all of the requirements~~
1033 ~~of the Growth Management Act, Countywide Planning Policies and Multicounty~~
1034 ~~Planning Policies. They are as follows:~~

1035

1036 **Chapter 1: Regional Growth Management Planning**

1037 ~~The vision and goals of this Plan are based on the 14 planning goals specified in the~~
1038 ~~Washington State Growth Management Act, the Countywide Planning Policies, the~~
1039 ~~region's VISION 2040 and the values voiced by the residents of King County. The official~~
1040 ~~King County Land Use Map is included in this chapter.~~

1041

1042 **Chapter 2: Urban Communities**

1043 ~~The Urban Communities chapter focuses on the importance of creating and sustaining~~
1044 ~~livable communities. A major tenet of the Growth Management Act is to focus growth in~~
1045 ~~the urban areas. The policies in this chapter facilitate urban development where~~
1046 ~~infrastructure and facilities exist or can be readily provided.~~

1047

1048 **Chapter 3: Rural Areas and Natural Resource Lands**

1049 ~~Protecting Rural Areas, Natural Resource Lands and rural communities in King County is~~
1050 ~~a major focus of the Comprehensive Plan in compliance with both the Growth~~
1051 ~~Management Act and the King County Strategic Plan. This chapter delineates the~~

1052 county's approach to conserving Rural Areas and Natural Resource Lands, supporting
1053 rural communities and their heritage, and supporting the agriculture, forestry, and
1054 mining economies. Integral to these efforts are incentive tools such as the Transfer of
1055 Development Rights program that ensure the protection of environmental quality and
1056 wildlife habitat, while respecting economic values and property rights.
1057

1058 **Chapter 4: Housing and Human Services**

1059 The availability of adequate and affordable housing has become one of the most
1060 pressing issues facing King County today. Similarly, partnering with other organizations
1061 and jurisdictions to deliver human services is a critical component for creating
1062 sustainable communities and supporting environmental justice. In the 2016
1063 Comprehensive Plan update, policies on these topics were consolidated into a new
1064 chapter.
1065

1066 **Chapter 5: Environment**

1067 King County includes a rich and valuable array of land and water resources ranging from
1068 lowland lakes, rivers, and wetlands in highly urbanized areas, to saltwater shorelines, to
1069 nearly pristine landscapes in the foothills of the Cascades. This chapter establishes
1070 policies to ensure future protection of the environment and its contribution to the
1071 quality of life in King County. King County's programs for protecting its environment
1072 include some of the most progressive in the country. The policies in this chapter will
1073 help to ensure that the environment is protected and sustained, and that the healthy
1074 environment goal of the Strategic Plan is achieved.
1075

1076 King County seeks to combat climate change through actions to reduce greenhouse
1077 gas emissions and make the natural and built environment more resilient in the face of a
1078 changing climate. King County policies and programs support habitats for native plant
1079 and animal species, including those listed as threatened under the Endangered Species
1080 Act. The Environment Chapter includes policies guiding King County's actions to
1081 protect critical areas, improve water quality, and manage invasive species. The county
1082 uses a combination of habitat restoration, incentives, education, technical assistance,
1083 and regulations to protect the natural environment. This chapter also reflects the role of
1084 the Puget Sound Partnership in coordinating environmental management, including
1085 providing leadership for a coordinated and comprehensive environmental monitoring
1086 program across Puget Sound.
1087

1088 **Chapter 6: Shorelines**

1089 King County adopted its first Shoreline Master Program in 1977. In November, 2010,
1090 King County approved an update to the Shoreline Master Program. This update
1091 incorporated the shoreline policies in the Comprehensive Plan for the first time and was
1092 approved by the Department of Ecology in 2014.
1093

1094 **Chapter 7: Parks, Open Space and Cultural Resources**

1095 Protecting and enhancing King County's environment and quality of life through the
1096 stewardship and enhancement of its open space system of parks, trails, natural areas
1097 and working resource lands along with its valued cultural resources continues to be the
1098 central focus of this chapter. Furthering the regional trail system will be guided by the
1099 Regional Trails Needs Report (Technical Appendix C2).
1100

1101 **Chapter 8: Transportation**

1102 This chapter sets the policy framework that guides efficient provision of vital
1103 transportation infrastructure and services that support a vibrant economy, thriving
1104 communities, and the county's participation in critical regional transportation issues. The
1105 chapter reflects the goals of the King County Strategic Plan and the priorities
1106 established in the strategic plans for public transportation, airport and road services. It

1107 also reflects the county's continuing transition to becoming a road service provider for a
1108 primarily rural road system, and speaks to the challenges of providing transportation
1109 services and infrastructure in a time of growing need and severely constrained financial
1110 resources.

1111
1112 The chapter promotes an integrated, multimodal transportation system that provides
1113 mobility options for a wide range of users, including historically disadvantaged
1114 populations. It also emphasizes safety, options for healthful transportation choices, and
1115 support for greenhouse gas emissions reduction goals. Additional policy focus is
1116 provided on maintaining and preserving existing services and infrastructure,
1117 implementing clear service priorities and guidelines, using transportation resources
1118 wisely and efficiently, and developing sustainable funding sources to support the level
1119 of services needed by communities.

1120
1121 **Chapter 9: Services, Facilities and Utilities**
1122 This chapter guides service provision in King County, while recognizing the different
1123 service levels within the Urban Growth Area and the Rural Area and Natural Resource
1124 Lands. The Growth Management Act requires coordinated planning so that the services
1125 required by new residents and their homes and businesses are available as growth
1126 occurs. This chapter addresses a wide range of facilities and services provided by the
1127 county consistent with specific operational plans, such as the Flood Hazard
1128 Management Plan and the Strategic Climate Action Plan, and recognizes that the county
1129 is both a regional and a local service provider. The chapter also clarifies the County's
1130 intent regarding water supply planning.

1131
1132 **Chapter 10: Economic Development**
1133 This chapter supports the county's long-term commitment to a prosperous, diverse, and
1134 sustainable economy by promoting public programs and actions that create the
1135 foundation for a successful economy whether within the Urban Growth Area, the Rural
1136 Area or on Natural Resource Lands. A successful economy is one in which the private,
1137 nonprofit, and public sectors can thrive and create jobs compatible with the
1138 environment and community and land use expectations. King County understands that
1139 a successful and diverse economy contributes to a strong and stable tax base and a high
1140 quality of life for all residents. This chapter recognizes businesses and the workforce as
1141 customers of an economic development system and supports actions and programs
1142 that promote the strength and health of both groups.

1143
1144 **Chapter 11: Community Service Area Subarea Planning**
1145 This chapter uses King County's seven Community Service Areas as the framework for
1146 its renewed subarea planning program that offers long-range planning services to
1147 unincorporated communities. The majority of King County's community plans are no
1148 longer in effect as separately adopted plans. In many cases, however, the plans contain
1149 valuable historical information about King County's communities and often provide
1150 background for the land uses in effect today. Policies from the community plans were
1151 retained as part of the Comprehensive Plan to recognize the unique characteristics of
1152 each community and to provide historical context. This chapter will be updated, where
1153 appropriate, to reflect the new Community Service Area subarea plans as they are
1154 adopted.

1155
1156 **Chapter 12: Implementation, Amendments and Evaluation**
1157 The Comprehensive Plan policies, development regulations and Countywide Planning
1158 Policy framework have been adopted to achieve the growth management objectives of
1159 King County and the region. This chapter describes the County's process for updating
1160 the Comprehensive Plan and outlines and distinguishes the annual, midpoint, and the
1161 eight-year-cycle updates. The chapter identifies a series of major Workplan actions that

1162 will be undertaken between the eight-year updates to implement or refine provisions
1163 within the Plan. This chapter further explains the relationship between planning and
1164 zoning.

V. Technical Appendices

1165
1166 Integral to the vision and goals of the Comprehensive Plan are the detailed inventories,
1167 forecasts, finance plans and Urban Growth Area analysis required by the Growth
1168 Management Act. Four technical appendices (Volume 1) are adopted as part of the plan
1169 to implement these Growth Management Act requirements (RCW 36.70A.070,
1170 36.70A.110, 36.70A.130). Technical Appendices A, B, C, and D were updated in 2008,
1171 2012, 2016, and 2020.

Volume 1

1172
1173
1174 Technical Appendix A. Capital Facilities and Services
1175 Technical Appendix B. Housing
1176 Technical Appendix C. Transportation
1177 C1. Transportation Needs Report
1178 C2. Regional Trail Needs Report
1179 Technical Appendix D. Growth Targets and the Urban Growth Area

1180
1181 Additional important information also supports the vision and goals of the
1182 Comprehensive Plan. Nine technical appendices (Volume 2) were prepared to provide
1183 supporting documentation to the 1994 plan:

Volume 2 (1994)

1184
1185
1186 Technical Appendix D. Growth Targets and the Urban Growth Area
1187 Technical Appendix E. Washington State Laws
1188 Technical Appendix F. History of Planning in King County
1189 Technical Appendix G. Economic Development
1190 Technical Appendix H. Natural Resource Lands
1191 Technical Appendix I. Natural Environment
1192 Technical Appendix J. Potential Annexation Areas
1193 Technical Appendix K. King County Functional and Community Plans
1194 Technical Appendix L. Public Involvement Summary

1195
1196 Information that supported amendments subsequent to 1994 is included as follows:

Volume 3

1197
1198
1199 Technical Appendix M. Public Participation Summary 2000

Volume 4

1200
1201
1202 Technical Appendix N. Public Participation Summary 2004

Volume 5

1203
1204
1205 Technical Appendix O. Public Participation Summary 2008

Volume 6

1206
1207
1208 Technical Appendix P. Public Participation Summary 2012
1209 Technical Appendix Q. School Siting Task Force Report

Volume 7

1210
1211
1212 Technical Appendix R. Public Participation Summary 2016
1213 Technical Appendix S. Public Participation Summary 2020

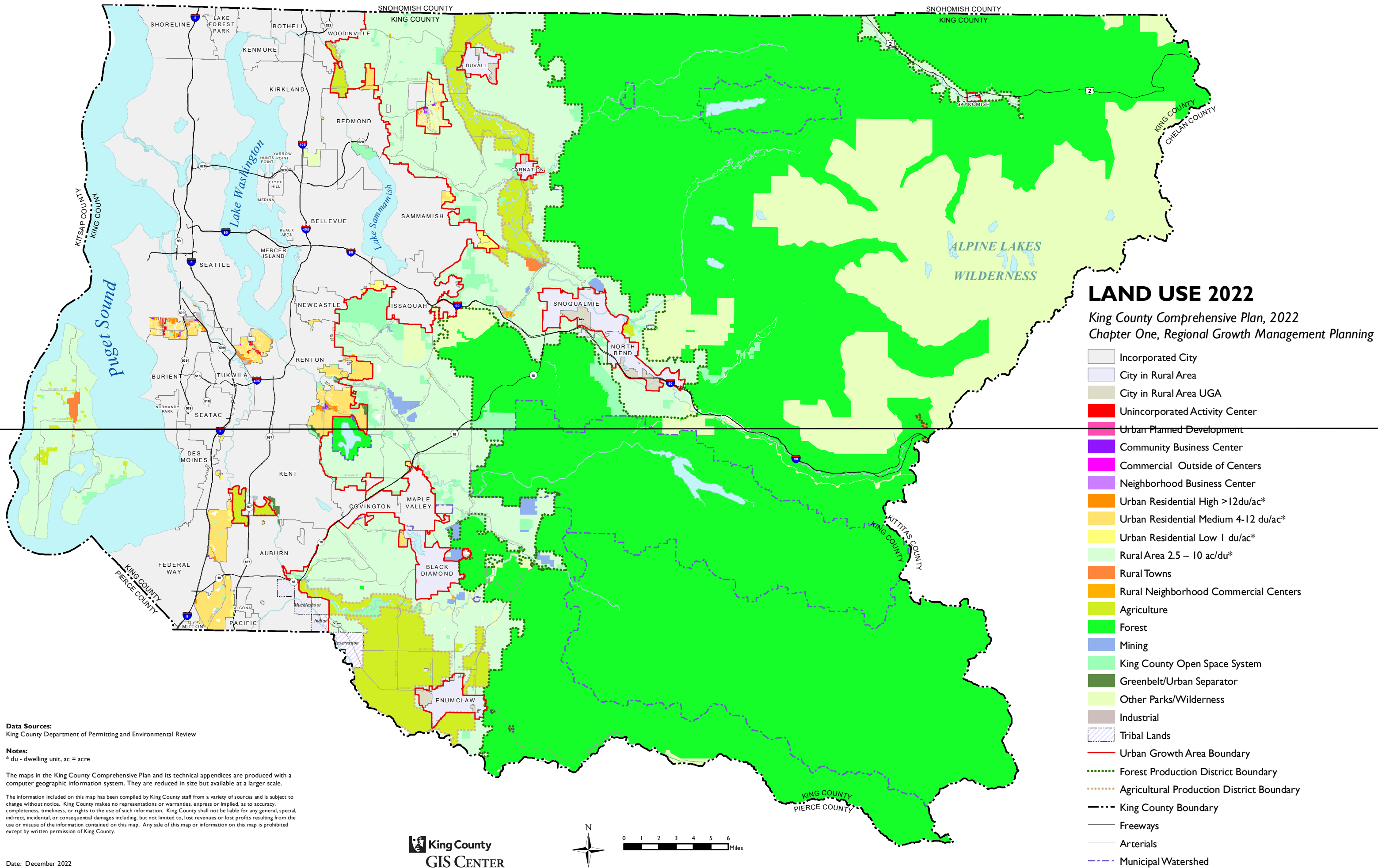
1214 **Volume 7**
1215 Technical Appendix R. — Public Participation Summary 2016

1216 ~~VI. The Regulations~~

1217 The King County Comprehensive Plan is implemented through regulations adopted as
1218 part of the King County Code. All development proposals in King County must meet the
1219 requirements of the Code. Additional information and policies are found in Chapter 12,
1220 Implementation, Amendments and Evaluation.
1221

1222 ~~VII. For More Information~~

1223 Please visit the website of the King County Department of Performance, Strategy and
1224 Budget at <http://www.kingcounty.gov/complan> for current information on planning in
1225 King County and to view electronic versions of the plan and related documents.))



LAND USE 2022
 King County Comprehensive Plan, 2022
 Chapter One, Regional Growth Management Planning

- Incorporated City
- City in Rural Area
- City in Rural Area UGA
- Unincorporated Activity Center
- Urban Planned Development
- Community Business Center
- Commercial Outside of Centers
- Neighborhood Business Center
- Urban Residential High >12du/ac*
- Urban Residential Medium 4-12 du/ac*
- Urban Residential Low 1 du/ac*
- Rural Area 2.5 – 10 ac/du*
- Rural Towns
- Rural Neighborhood Commercial Centers
- Agriculture
- Forest
- Mining
- King County Open Space System
- Greenbelt/Urban Separator
- Other Parks/Wilderness
- Industrial
- Tribal Lands
- Urban Growth Area Boundary
- Forest Production District Boundary
- Agricultural Production District Boundary
- King County Boundary
- Freeways
- Arterials
- Municipal Watershed

Data Sources:
 King County Department of Permitting and Environmental Review

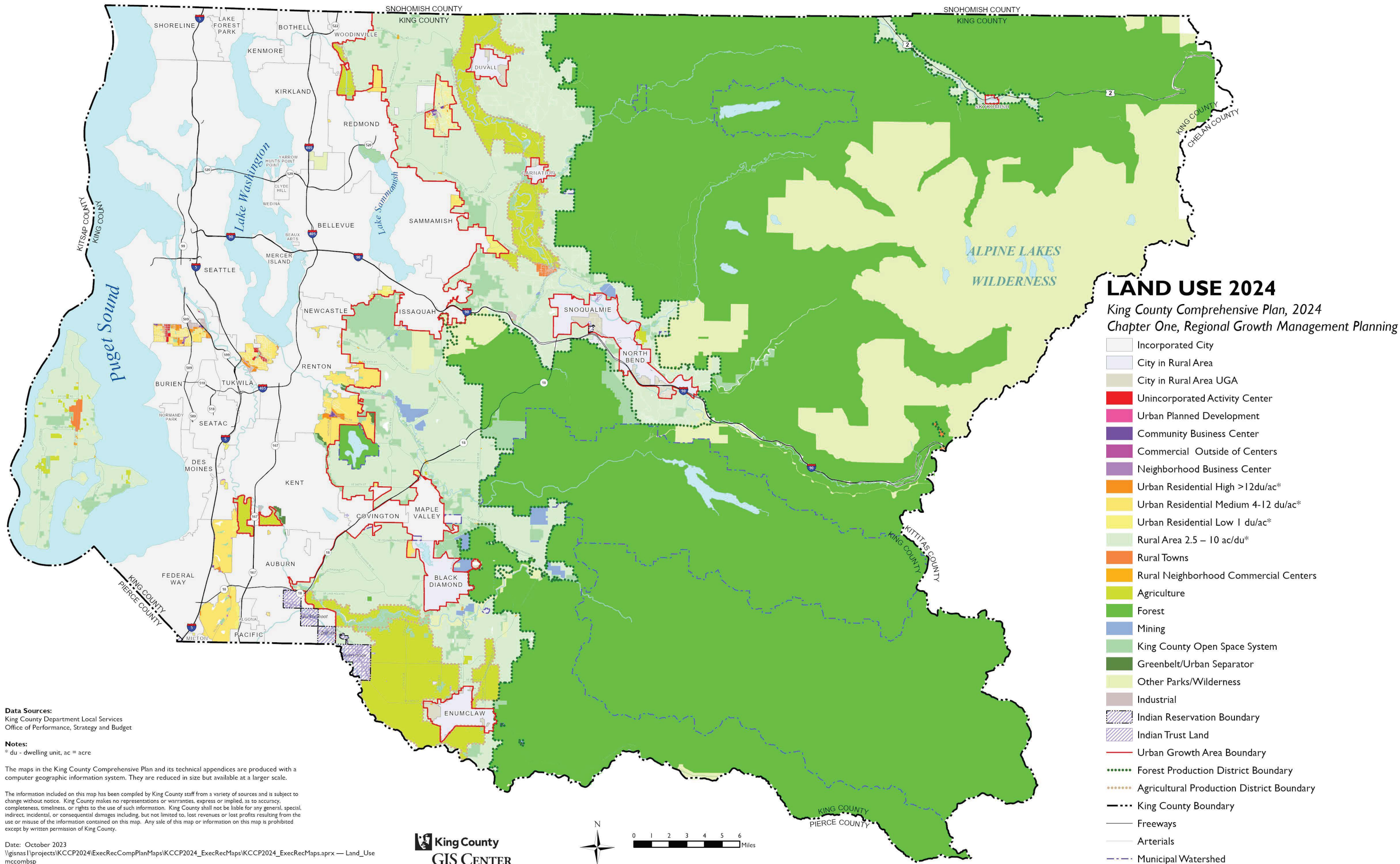
Notes:
 * du - dwelling unit, ac = acre

The maps in the King County Comprehensive Plan and its technical appendices are produced with a computer geographic information system. They are reduced in size but available at a larger scale.

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Date: December 2022





LAND USE 2024

King County Comprehensive Plan, 2024
Chapter One, Regional Growth Management Planning

- Incorporated City
- City in Rural Area
- City in Rural Area UGA
- Unincorporated Activity Center
- Urban Planned Development
- Community Business Center
- Commercial Outside of Centers
- Neighborhood Business Center
- Urban Residential High >12du/ac*
- Urban Residential Medium 4-12 du/ac*
- Urban Residential Low 1 du/ac*
- Rural Area 2.5 – 10 ac/du*
- Rural Towns
- Rural Neighborhood Commercial Centers
- Agriculture
- Forest
- Mining
- King County Open Space System
- Greenbelt/Urban Separator
- Other Parks/Wilderness
- Industrial
- Indian Reservation Boundary
- Indian Trust Land
- Urban Growth Area Boundary
- Forest Production District Boundary
- Agricultural Production District Boundary
- King County Boundary
- Freeways
- Arterials
- Municipal Watershed

Data Sources:
King County Department Local Services
Office of Performance, Strategy and Budget

Notes:
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Date: October 2023
\\gisnas\l\projects\KCCP2024\ExecRecCompPlanMaps\KCCP2024_ExecRecMaps\KCCP2024_ExecRecMaps.aprx — Land_Use
mccombp



A modern multi-story apartment building with a mix of grey and white siding and numerous windows. In the foreground, there is a paved walkway, a playground with colorful equipment, and several people, including children, engaged in outdoor activities. A tall black light pole stands on the left side of the frame.

CHAPTER 2

URBAN

COMMUNITIES

1 ((



2
3

The Urban Communities chapter brings together many of the major elements that combine to make a healthy and vibrant urban community whole: culture, recreation, business centers, jobs, and sustainability. By merging these elements of urban life into one chapter, King County emphasizes the importance each plays as part of a livable, sustainable and equitable community.

The chapter first defines the Urban Growth Area, where most growth has, will, and should continue to occur, and major land uses within it. The chapter then provides the framework to guide the development of new urban communities and redevelopment of existing communities within the unincorporated portion of the Urban Growth Area.

4
5
6
7
8
9

Related components in the plan include Chapter 4, Housing and Human Services, Chapter 7, Parks, Open Space and Cultural Resources, Chapter 8, Transportation and others.

10 It is the goal of King County to work toward a model sustainable community to balance
11 growth with natural resource protection while addressing climate change. Sustainable
12 development creates a balance between people, economy, and environment, balancing
13 using resources to meet current needs while ensuring future generations can benefit
14 from equivalent resources. Sustainable development seeks to achieve this goal by
15 addressing the impacts of the built environment in which the residents of King County
16 live and work. To highlight the importance of sustainable development and to
17 consolidate policies applicable to both Rural Areas and Natural Resource Lands as well
18 as urban communities, text and policies regarding sustainable development for public
19 projects can be found in Chapter 9, Services, Facilities and Utilities, Section II (Facilities
20 and Services), subpart D (Capital Facility Planning). Text and policies regarding
21 sustainable development in the private sector can be found in Chapter 10, Economic
22 Development, Section V (Sustainable Development in the Private Sector).
23

24 ~~A.)~~ I. The Urban Growth Area

25 The Growth Management Act requires the ~~((c))~~ County to designate an Urban Growth
26 Area where most growth and development forecasted for King County will be
27 accommodated. By designating an Urban Growth Area and focusing growth within it,
28 King County ~~((and other counties in the state will))~~ can:

- 29 • Limit sprawl~~((ing development))~~;
- 30 • Improve efficiencies and ~~((R))~~ reduce costs of service provision ~~((by encouraging
31 concentrated development))~~;
- 32 ~~((• Improve the efficiency of transportation and utilities;~~
- 33 ~~• Improve equitable access to human services;))~~
- 34 • Protect the Rural Area and Natural Resource Lands;
- 35 • Enhance the preservation of open space; and
- 36 • ~~((Mitigate the impacts of climate change and adapt to its effects))~~ Reduce
37 greenhouse gas emissions.

38
39 The Urban Growth Area for King County is designated on the official Land Use Map
40 ~~((adopted with this Comprehensive Plan)), which is generally depicted at the end of~~
41 Chapter 1, Regional Growth Management Planning. ~~((The original Countywide Planning~~
42 Policies provided the framework that the Metropolitan King County Council used when
43 adopting the Urban Growth Area as part of the 1994 Comprehensive Plan.[†])

44
45 The Urban Growth Area includes all cities within the county, including the Urban Growth
46 Area~~((s))~~ for Cities in the Rural Area, the cities' Potential ~~((a))~~ Annexation ~~((a))~~ Areas, and
47 other land within the unincorporated part of the county characterized by urban-type
48 growth~~((The Urban Growth Area also includes the Bear Creek Urban Planned~~
49 Developments)) such as the Redmond Ridge, Redmond Ridge East, and Trilogy
50 neighborhoods east of Redmond. ~~((See Chapter 3, Rural Areas and Natural Resource~~
51 Lands, for additional policy guidance on growth within the annexation areas of Cities in
52 the Rural Area.

53
54 King County's total Urban Growth Area covers 461 square miles, less than one-quarter
55 of the county's total land area of 2,130 square miles. Cities comprise most of the land
56 mass of the Urban Growth Area, at 418 square miles; the unincorporated portion of the

~~(([†]As amended by Ordinance 17687.))~~

Urban Growth Area is now about 43 square miles. A general representation of the official Land Use Map is located at the end of Chapter 1, Regional Growth Management Planning:))

The Urban Growth Area is where King County plans for and accommodates housing needs for unincorporated King County, consistent with housing need allocations in the Countywide Planning Policies; policies in Comprehensive Plan Chapter 4, Housing and Human Services; and analysis in Appendix B, Housing Needs Assessment.

~~((I. Urban Communities))~~

A critical challenge for King County ~~((and its residents))~~ is to ~~((create))~~ encourage urban communities that provide ~~((the sense of place and the range of choices people want for a quality urban life and experience, as well as to respond to the cultural and economic needs of diverse urban communities. Urban areas need more than physical infrastructure. They also need a broad range of amenities and human services that make them attractive and safe places to work and live, while protecting the physical environment and maintaining the region's quality of life. In short, they need to become and be sustained as healthy and equitable communities. The design goals of healthy communities include making it easier for people to live healthy lives by encouraging mixed))~~ a healthy, safe built environment for people from all backgrounds at all stages of life, as well as accommodate housing affordable to all income levels. Components of creating such a community include: cultivating a sense of place; responding to cultural and economic needs; supporting access to affordable and healthy food and housing; providing a broad range of amenities; and planning for a mix of land uses and greater land density to shorten distances between housing, workplaces, transit, schools, and recreation so people can choose to ~~((walk or bicycle))~~ use active transportation to more easily access ~~((to))~~ these destinations. The County can meet these goals through periodic review and updates to its development regulations and functional and long-range plans.

People are more likely to walk to their destination if the distance is less than one-half mile ("walking distance") or to bicycle if the distance is less than three miles ("bicycling distance"). Incorporating high comfort pedestrian and bicycle infrastructure for all ages and abilities, especially sidewalks and bicycle paths that are separated from ~~((automobile))~~ vehicle traffic, can increase the safety and frequency of bicycle, pedestrian, and transit trips. ~~((Healthy communities provide opportunities for people to be physically active and socially engaged as part of their daily routine and include access to open space and parks. People can, if they choose, age in place and remain in their community as their lifestyle changes or as they face changing physical capabilities. This contributes to a healthy community, as does ensuring access to affordable, healthy food, especially fruits and vegetables, and limiting access to unhealthy substances. An integral part of a healthy community is "healthy housing," which protects residents from exposure to harmful substances and environments, and reduces the risk of injury. These goals can be achieved, in part, through implementing building practices that promote health.~~

~~U-201a)) U-101 In all urban unincorporated areas, King County shall consider equity and racial and social justice in its planning, project development, and service delivery approach.~~

107 ~~((U-101))~~ **U-102** Development within the Urban Growth Area should create and
108 maintain safe, healthy, and diverse communities. These communities
109 should contain a range of affordable, healthy housing and employment
110 opportunities, as well as school and recreational facilities, and should
111 be designed to protect the natural environment and significant cultural
112 resources.

113
114 ~~((U-101a))~~ **U-103** The Urban Growth Area is considered long-term and can
115 only be amended consistent with the Countywide Planning Policies((;))
116 and the King County Comprehensive Plan ((policies)).
117

118 ~~((U-102))~~ **U-104** The Urban Growth Area ((designations)) shown on the official Land
119 Use Map includes enough land to provide the countywide capacity, as
120 required by the Growth Management Act, to accommodate
121 ((residential)) housing affordable to all income levels((;)) and
122 commercial and institutional growth expected ((over the period
123 ~~2006-2031~~)) between 2019 and 2044. These lands ((should)) include
124 only those lands that meet the following criteria:

125 a.1. Are characterized by urban development that can be
126 efficiently and cost effectively served by roads, water, sanitary
127 sewer and storm drainage, schools, and other urban governmental
128 services within the next 20 years;

129 ((b;)) 2. Do not extend beyond natural boundaries, such as
130 watersheds, ((which)) that impede provision of urban services;

131 ((c;)) 3. Respect topographical features that form a natural edge,
132 such as rivers and ridge lines;

133 ((d;)) 4. Are sufficiently free of environmental constraints to be
134 able to support urban growth without major environmental
135 impacts, unless such areas are designated as an urban separator by
136 interlocal agreement between jurisdictions;

137 ((e: Are included within the Bear Creek Urban Planned Development
138 sites; and

139 f;)) 5. Are not Rural Area or Natural Resource Lands; and
140 6. Are not within the 100-year floodplain of any river or river segment
141 that has a mean annual flow of 1,000 or more cubic feet per
142 second, as determined by the Washington State Department of
143 Ecology, unless otherwise exempted under Chapter 36.70A
144 Revised Code of Washington; or

145 b. Are included within the Redmond Ridge, Redmond Ridge East, and
146 Trilogy neighborhoods.
147

148 ~~((U-103))~~ **U-105** Parcels that are split by the Urban Growth Area boundary ((line))
149 should be reviewed for possible redesignation to either all urban area
150 or all Rural Area or Natural Resource Lands taking into consideration:

151 a. Whether the parcel is split to recognize ((environmentally sensitive
152 features)) critical areas;

153 b. The parcel's geographic features;

154 c. Whether the parcel will be added to an adjoining city's Potential
155 Annexation Area; and

156 d. The requirements of interlocal agreements, or the requirements of
157 King County plans.
158

159 ((Some cities that border the Urban Growth Area operate parks in the Rural Area. These
160 parks may have been acquired by the city through a direct purchase or through a
161 transfer agreement with King County. Cities can continue to operate parks in the Rural
162 Area consistent with rural development standards. In specific circumstances, cities can
163 request that these parks be redesignated to urban to allow future annexation by the city.
164

165 ~~U-104)) U-106 Rural area zoned properties that are currently a park immediately~~
166 ~~adjacent to a city ((and are planned or designated for park purposes by~~
167 ~~that city)) may be redesignated to urban when the city has committed~~
168 ~~to designate the property in perpetuity for park purposes ((in a form~~
169 ~~satisfactory to the King County Council for park purposes and:~~
170 ~~a. The property is no more than 30 acres in size and was acquired by~~
171 ~~the city prior to 1994;~~
172 ~~b. The property is no more than 30 acres in size and receives county~~
173 ~~support through a park or recreation facility transfer agreement~~
174 ~~between King County and a city; or~~
175 ~~c. The property is or was formerly a King County park and is being or~~
176 ~~has been transferred to a city)).~~

177
178 ~~((U-105 Existing or proposed churches in the Rural Area may be included within~~
179 ~~the Urban Growth Area when all of the following criteria are met:~~
180 ~~a. The church property must have an interior lot line as defined by~~
181 ~~King County Code 21A.06.730 that is adjacent to the original~~
182 ~~Urban Growth Area boundary as established by the 1994 King~~
183 ~~County Comprehensive Plan, excluding the Urban Growth Areas of~~
184 ~~Cities in the Rural Area and excluding Urban Growth Area~~
185 ~~boundaries established through the Four-to-One Program;~~
186 ~~b. The church property shall not be adjacent to an Agricultural~~
187 ~~Production District or the Forest Production District;~~
188 ~~c. Sewer service is required once the property is included in the~~
189 ~~Urban Growth Area;~~
190 ~~d. Direct vehicular access to a principal arterial road is required; and~~
191 ~~e. The church property shall be included in the Potential Annexation~~
192 ~~Area of the appropriate city at the same time it is included in the~~
193 ~~Urban Growth Area.~~

194 ~~2.)) A. Urban Growth Area Targets~~

195 The Growth Management Act requires the ((e))County and ((its)) cities to plan for future
196 housing and employment growth target ranges for each jurisdiction. ((In 1994, the
197 Growth Management Planning Council adopted household and job targets for each
198 jurisdiction to distribute the expected growth in the Countywide Planning Policies.

199
200 Growth target ranges represent regional agreement on jurisdictions' policy choices
201 regarding the amount of growth they intend to accommodate. King County and its
202 cities have also developed targets for employment to foster a local balance between
203 population and employment. The countywide and unincorporated King County's
204 housing growth target and employment targets are contained in the Countywide
205 Planning Policies. In 2008, VISION 2040 was adopted and established a Regional
206 Growth Strategy that provides guidance to countywide target setting. The Regional
207 Growth Strategy built upon King County's target setting process and now requires the
208 establishment of housing and employment targets.

209
210 In November 2009, consistent with the new guidance found in VISION 2040, a new set
211 of housing and job growth targets were established to guide growth for the period
212 2006-2031. Each urban jurisdiction including unincorporated King County was
213 assigned a growth target based on land capacity and other factors. The complete table
214 of city growth targets approved in December 2010, and updated for annexations
215 through 2016, is included in this chapter to provide the regional context for the
216 unincorporated area targets.)) Growth targets are adopted in the Countywide Planning
217 Policies for each city and unincorporated urban area in King County. The targets are
218 updated on timelines consistent with the state's 10-year comprehensive planning
219 periodic update schedule to incorporate current demographic data and to align with

220 the current Regional Growth Strategy adopted in VISION. Jurisdictions must then reflect
 221 the adopted targets in their local comprehensive plans.
 222

223 Table 2-1, King County Jurisdiction Growth Targets 2019-2044, portrays the housing
 224 and job growth targets for each jurisdiction as adopted in the Countywide Planning
 225 Policies. The table includes targets for Potential Annexation Areas with development
 226 capacity. Portions of growth targets for Potential Annexation Areas will transfer into
 227 cities at the time of annexation. Although they may be refined through future planning
 228 with affected communities and adjacent cities, these urban unincorporated targets are
 229 intended to be used as a guide for future planning of land uses and decisions on
 230 services and infrastructure.
 231

232 **Figure: Table 2-1: King County Jurisdiction Growth Targets 2019-2044**

<u>Jurisdiction</u>	<u>Net New Units and Jobs</u>	
	<u>2019-2044 Housing Target</u>	<u>2019-2044 Jobs Target</u>
Metropolitan Cities		
Bellevue	<u>35,000</u>	<u>70,000</u>
Seattle	<u>112,000</u>	<u>169,500</u>
Metropolitan Cities Subtotal	<u>147,000</u>	<u>239,500</u>
Core Cities		
Auburn	<u>12,000</u>	<u>19,520</u>
Bothell	<u>5,800</u>	<u>9,500</u>
Burien	<u>7,500</u>	<u>4,770</u>
Federal Way	<u>11,260</u>	<u>20,460</u>
Issaquah	<u>3,500</u>	<u>7,950</u>
Kent	<u>10,200</u>	<u>32,000</u>
Kirkland	<u>13,200</u>	<u>26,490</u>
Redmond	<u>20,000</u>	<u>24,000</u>
Renton	<u>17,000</u>	<u>31,780</u>
SeaTac	<u>5,900</u>	<u>14,810</u>
Tukwila	<u>6,500</u>	<u>15,890</u>
Core Cities Subtotal	<u>112,860</u>	<u>207,170</u>
High Capacity Transit Communities		
Des Moines	<u>3,800</u>	<u>2,380</u>
Federal Way PAA*	<u>1,020</u>	<u>720</u>
Kenmore	<u>3,070</u>	<u>3,200</u>
Lake Forest Park	<u>870</u>	<u>550</u>
Mercer Island	<u>1,239</u>	<u>1,300</u>
Newcastle	<u>1,480</u>	<u>500</u>
North Highline PAA*	<u>1,420</u>	<u>1,220</u>
Renton PAA* - East Renton	<u>170</u>	<u>0</u>
Renton PAA* - Fairwood	<u>840</u>	<u>100</u>
Renton PAA* - Skyway-West Hill	<u>670</u>	<u>600</u>
Shoreline	<u>13,330</u>	<u>10,000</u>

**((2016)) 2024 King County Comprehensive Plan - ((updated December 6, 2022)) Adopted TBD
Attachment A to Ordinance ((18427, as amended by Ordinances 18623, 18810, 19034, 19146,
and 19555)) xxxxx (Proposed Ordinance 2023-0440)**

Jurisdiction	Net New Units and Jobs	
	2019-2044 Housing Target	2019-2044 Jobs Target
<u>Woodinville</u>	<u>2,033</u>	<u>5,000</u>
High Capacity Transit Communities Subtotal	<u>29,942</u>	<u>25,570</u>
Cities and Towns		
<u>Algona</u>	<u>170</u>	<u>325</u>
<u>Beaux Arts</u>	<u>1</u>	<u>0</u>
<u>Black Diamond</u>	<u>2,900</u>	<u>680</u>
<u>Carnation</u>	<u>799</u>	<u>450</u>
<u>Clyde Hill</u>	<u>10</u>	<u>10</u>
<u>Covington</u>	<u>4,310</u>	<u>4,496</u>
<u>Duvall</u>	<u>890</u>	<u>990</u>
<u>Enumclaw</u>	<u>1,057</u>	<u>989</u>
<u>Hunts Point</u>	<u>1</u>	<u>0</u>
<u>Maple Valley</u>	<u>1,720</u>	<u>1,570</u>
<u>Medina</u>	<u>19</u>	<u>0</u>
<u>Milton</u>	<u>50</u>	<u>900</u>
<u>Normandy Park</u>	<u>153</u>	<u>35</u>
<u>North Bend</u>	<u>1,748</u>	<u>2,218</u>
<u>Pacific</u>	<u>135</u>	<u>75</u>
<u>Sammamish</u>	<u>2,100</u>	<u>728</u>
<u>Skykomish</u>	<u>10</u>	<u>0</u>
<u>Snoqualmie</u>	<u>1,500</u>	<u>4,425</u>
<u>Yarrow Point</u>	<u>10</u>	<u>0</u>
Cities and Towns Subtotal	<u>17,583</u>	<u>17,891</u>
Urban Unincorporated		
<u>Auburn PAA*</u>	<u>12</u>	<u>0</u>
<u>Bellevue PAA*</u>	<u>17</u>	<u>0</u>
<u>Black Diamond PAA*</u>	<u>328</u>	<u>0</u>
<u>Issaquah PAA*</u>	<u>35</u>	<u>0</u>
<u>Kent PAA*</u>	<u>3</u>	<u>300</u>
<u>Newcastle PAA*</u>	<u>1</u>	<u>0</u>
<u>Pacific PAA*</u>	<u>134</u>	<u>0</u>
<u>Redmond PAA*</u>	<u>120</u>	<u>0</u>
<u>Sammamish PAA*</u>	<u>194</u>	<u>0</u>
<u>Unaffiliated Urban Unincorporated</u>	<u>448</u>	<u>400</u>
Urban Unincorporated Subtotal	<u>1,292</u>	<u>700</u>
Urban Growth Area Total	<u>308,677</u>	<u>490,831</u>

**PAA means Potential Annexation Area*

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~~((U-106)) U-107~~ Most population and employment growth should locate in the contiguous Urban Growth Area in western King County (~~(, especially in cities and their Potential Annexation Areas)~~). Cities in the Rural Area should accommodate growth in accordance with adopted growth targets.

~~((U-114)) U-108 ((Land use policies and regulations)) King County shall accommodate ((a)) assigned urban unincorporated area growth targets of ((approximately 11,140)) 5,412 housing units and ((approximately 6,810)) 3,340 jobs by ((2031)) 2044, ((established in the Countywide Planning Policies for the unincorporated portion of the Urban Growth Area)) and provide for housing needs for all incomes. The growth targets should be monitored and further refined over the planning period.~~

~~((U-115)) U-109~~ King County shall provide adequate land capacity ~~((for residential)) to accommodate housing affordable to all incomes, commercial, industrial, and other non-residential growth in the urban unincorporated area consistent with ((, As required under)) the Growth Management Act, ((, this land capacity shall be calculated on a countywide basis and shall include both redevelopment opportunities as well as opportunities for development on vacant lands.²~~

~~U-116~~ King County shall use housing and employment targets to implement the Comprehensive Plan in urban communities. The targets allocated to subareas of unincorporated King County will be monitored and may be refined through future planning that includes communities, affected cities and service providers.

The following Figure: King County Growth Targets Update: Revised Table DP-1-adjusted 2015, portrays housing and job growth targets for each jurisdiction. It has been updated to reflect annexations that occurred between 2010 and 2016 in the cities of Burien, Kent, Kirkland, Bellevue, Bothell, Sammamish and Tukwila. These cities annexed large areas of unincorporated King County, shifting those areas' Potential Annexation Area (PAA) targets into the respective cities. That adjustment of Potential Annexation Area targets into cities was acknowledged by the Growth Management Planning Council, adopted by the County Council, and ratified by the cities in 2012-2013 and adjusted again in 2015. The time horizon remains 2006-2031, and the targets for all other jurisdictions remain the same:

The table further provides guidance, in the Potential Annexation Area columns, for transfer of portions of growth targets into cities when annexation takes place in the future. Although they may be refined through future planning with affected communities and adjacent cities, these ranges are intended to be used as a guide for future planning of land uses and decisions on services and infrastructure:

Figure: King County Growth Targets Update: Revised Table DP-1-adjusted 2015

Regional Geography City / Subarea	Housing Target	PAA Housing Target	Employment Target	PAA Emp. Target
	Net New Units	Net New Units	Net New Jobs	Net New Jobs
	2006-2031	2006-2031	2006-2031	2006-2031
Metropolitan Cities				

⁽²⁾As amended by Ordinance 17687.)

**((2016)) 2024 King County Comprehensive Plan - ((updated December 6, 2022)) Adopted TBD
Attachment A to Ordinance ((18427, as amended by Ordinances 18623, 18810, 19034, 19146,
and 19555)) xxxxx (Proposed Ordinance 2023-0440)**

Regional Geography City / Subarea	Housing Target	PAA Housing Target	Employment Target	PAA Emp. Target
	Net New Units	Net New Units	Net New Jobs	Net New Jobs
	2006-2031	2006-2031	2006-2031	2006-2031
— Bellevue	17,290		53,000	
— Seattle	86,000		146,700	
Total	103,290		199,700	
Core Cities				
— Auburn	9,620		19,350	=
— Bothell	3,810	810	5,000	
— Burien	4,440		5,610	
— Federal Way	8,100	2,390	12,300	290
— Kent	9,270	90	13,280	210
— Kirkland	8,570	0	20,850	0
— Redmond	10,200	640	23,000	=
— Renton	14,835	3,895	29,000	470
— SeaTac	5,800		25,300	
— Tukwila	4,850	50	17,550	0
Total	79,495		170,590	
Larger Cities				
— Des Moines	3,000		5,000	
— Issaquah	5,750	110	20,000	
— Kenmore	3,500		3,000	
— Maple Valley**	1,800	1,060	2,000	
— Mercer Island	2,000		1,000	
— Sammamish	4,180	350	1,800	
— Shoreline	5,000		5,000	
— Woodinville	3,000		5,000	
Total	28,230		42,800	
Small Cities				
— Algona	190		210	
— Beaux Arts	3		3	
— Black Diamond	1,900		1,050	
— Carnation	330		370	
— Clyde Hill	10		=	
— Covington	1,470		1,320	
— Duvall	1,140		840	
— Enumclaw	1,425		735	
— Hunts Point	1		=	
— Lake Forest Park	475		210	
— Medina	19		=	

((2016)) 2024 King County Comprehensive Plan - ((updated December 6, 2022)) Adopted TBD Attachment A to Ordinance ((18427, as amended by Ordinances 18623, 18810, 19034, 19146, and 19555)) xxxxx (Proposed Ordinance 2023-0440)

Regional Geography City / Subarea	Housing Target	PAA Housing Target	Employment Target	PAA Emp. Target
	Net New Units	Net New Units	Net New Jobs	Net New Jobs
	2006-2031	2006-2031	2006-2031	2006-2031
— Milton	50	90	160	
— Newcastle	1,200		735	
— Normandy Park	120		65	
— North Bend	665		1,050	
— Pacific	285	135	370	
— Skykomish	10		=	
— Snoqualmie	1,615		1,050	
— Yarrow Point	14		=	
Total	10,922		8,168	
Urban Unincorporated				
— Potential Annexation Areas	8,760		970	
— North Highline	820		2,170	
— Bear Creek Urban Planned Dev	910		3,580	
— Unclaimed Urban Unincorp.	650		90	
Total	11,140		6,810	
King County UGA Total	233,077		428,068	

*— King County Growth Management Planning Council, adopted October 2009 and ratified by cities in 2010. These were re-adopted with the countywide planning policies in 2012 and ratified in 2013.

— Targets base year is 2006. PAA / city targets have been adjusted to reflect annexations through 2016.

** Target for Maple Valley PAA is contingent on approval of city-county joint plan for Summit Place.

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II.) B. Potential Annexation Areas

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((The annexation of urban unincorporated areas is good public policy. The State Growth Management Act and the regionally adopted Countywide Planning Policies stipulate that counties are the appropriate providers of regional services and of local services to the Rural Area and Natural Resource Lands. For their part, cities are the appropriate providers of local urban services to all areas within the designated Urban Growth Area Boundary. This logical split of government services is in part a reflection of the greater taxing authority afforded to cities by the state Legislature. Annexation is a means to achieve the desired governmental service and land use vision set forth in regional policy and state law so that residents of urban areas receive urban level services.))

King County's annexation efforts are ((particularly)) important given the impacts of historical patterns of annexation. Over time, higher tax revenue-generating areas - retail, industrial, and commercial centers and more affluent residential neighborhoods -

297 have incorporated or annexed first, while lower income, ethnically diverse communities
298 remained unincorporated. Given the County's limited taxing authority, promoting
299 annexation of these areas into cities, where a higher level of service can be provided, ((is
300 the best way to advance equity)) will foster more equitable and socially just outcomes
301 for residents in unincorporated urban areas.
302

303 Although it is the policy of the County to support and promote annexation, its formal
304 ability to do so is extremely limited. State laws provide the cities, county residents, and
305 property owners with the authority to initiate the annexation process. A successful
306 annexation initiative depends on establishing a collaborative and ongoing dialogue
307 between the three affected interest groups: residents, the County, and the affected city.
308 ((However, King County has a successful history of engaging in annexation discussions
309 with urban unincorporated area residents. Most recently, from 2008 to 2019, there have
310 been six major annexations:

- 311 • Lea Hill and Auburn West Hill into Auburn;
- 312 • Benson Hill into Renton;
- 313 • North Highline Area X into Burien;
- 314 • Panther Lake into Kent;
- 315 • Juanita-Finn Hill-Kingsgate into Kirkland; and
- 316 • Klahanie into Sammamish.

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318 ~~As a result of these and some smaller annexations, by 2016, King County's urban~~
319 ~~unincorporated population dropped by more than 110,000 persons from its 2007 level,~~
320 ~~to an estimated population of 119,900 (comparable to the population of Kent, the third~~
321 ~~largest city in the county:))~~
322

323 Much of the remaining urban unincorporated area is made up of geographically
324 isolated islands surrounded by cities or adjacent to the ((τ))Urban ((σ))Growth Area
325 boundary. Because these areas are scattered across the county, the provision of local
326 services is costly. ((Covering the cost of serving these areas reduces the amount of
327 revenue available for regional services and for local services in the Rural Area and
328 Natural Resource Lands. Therefore, King County has a strong fiscal interest in seeing
329 the remaining urban unincorporated areas annexed to cities within the next several
330 years:))
331

332 The policies in this section are intended to guide the ((ε))County's decision making on
333 annexation-related issues to ensure the needs of residents in the urban unincorporated
334 area are considered, the perspective of the future annexing city is considered, and that
335 a smooth transition from ((ε))County to city government occurs.
336

337 **~~((U-201)) U-110 ((In order to))~~ To meet the Growth Management Act and ((the**
338 **regionally adopted)) Countywide Planning Policies goal of becoming a**
339 **regional service provider for all county residents and a local service**
340 **provider in the Rural Area and Natural Resource Lands, King County**
341 **shall encourage annexation of the remaining urban unincorporated**
342 **area. The ((c))County may also act as a contract service provider where**
343 **mutually beneficial.**
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~~((U-202)) U-111 To help create an environment that is supportive of annexations, King County shall work with cities and with neighborhood groups, local business organizations, public service providers, and other ((stakeholders)) affected parties on annexation-related activities to move the remaining urban islands towards annexation by the city most appropriate to serve it. King County ((will)) shall also seek changes at the state level that would facilitate annexation of urban unincorporated areas.~~

~~((U-202a)) U-112 The County should seek state legislative authority to impose taxes in unincorporated urban areas consistent with the taxing authorities and rates of cities, and seek to impose rates consistent with ((the city)) cities to improve service delivery and infrastructure levels.~~

~~((U-203)) U-113 The Potential Annexation Areas Map adopted ((by the Growth Management Planning Council)) in the Countywide Planning Policies illustrates city-designated ((p))Potential ((a))Annexation ((a))Areas ((PAAs)), This may include contested areas (where more than one city claims a ((PAA)) Potential Annexation Area), and those few areas that are unclaimed by any city. For contested areas, the ((c))County should attempt to help resolve the matter, or to enter into an interlocal agreement with each city for the purpose of bringing the question of annexation before voters. For unclaimed areas, King County should work with adjacent cities and service providers to develop a mutually agreeable strategy and timeframe for annexation. ((For areas affiliated with a city for annexation, King County should proactively support annexations:~~

~~U-204)) U-114 King County shall support annexation proposals that are consistent with the Countywide Planning Policies and the Washington State Growth Management Act, when the area proposed for annexation is wholly within the annexing city's officially adopted ((PAA)) Potential Annexation Area, and when the area is not part of a contested area.~~

~~((U-205)) U-115 King County shall not support annexation proposals that would:~~

- ~~a. Result in illogical service areas;~~
- ~~b. Create unincorporated islands, unless the annexation is preceded by an interlocal agreement in which the city agrees to pursue annexation of the remaining island area in a timely manner;~~
- ~~c. Focus solely on areas that would provide a distinct economic gain for the annexing city at the exclusion of other proximate areas that should logically be included;~~
- ~~d. Move designated Agricultural and/or Forest Production District lands into the Urban Growth Area, except as allowed in Policies R-760, R-671, and R-762a; or~~
- ~~e. Apply zoning to maintain or create permanent, low-density residential areas, unless such areas are part of an urban separator or are environmentally constrained, rendering higher densities inappropriate.~~

~~((U-206)) U-116 King County shall favor annexation over incorporation as the preferred method of governance transition. King County ((will)) shall not support incorporations when the proposed incorporation ((area)) is financially infeasible.~~

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~~((U-207))~~ **U-117** King County shall work with cities to develop pre-annexation or annexation interlocal agreements to address the transition of services from the ((c))County to the annexing cities. The development of such agreements should include a public outreach process to include but not be limited to residents and property owners in the Potential Annexation Areas, as well as residents and property owners in the surrounding areas. Such agreements may address a range of considerations, including but not limited to:

- a. Establishing a financing partnership between the ((c))County, city, and other service providers to address needed infrastructure;
- b. Providing reciprocal notification of development proposals in Potential Annexation Areas, and opportunities to identify and/or provide mitigation associated with such development;
- c. Supporting the city's desire, to the extent possible, to be the designated sewer or water service provider within the Potential Annexation Area, where this can be done without harm to the integrity of existing systems and without significantly increasing rates;
- d. Assessing the feasibility and/or desirability of reverse contracting in order for the city to provide local services on the ((c))County's behalf prior to annexation, as well as the feasibility and/or desirability of the ((c))County continuing to provide some local services on a contract basis after annexation;
- e. Exploring the feasibility of modifying development, concurrency, and infrastructure design standards prior to annexation, when a specific and aggressive annexation timeline is being pursued;
- f. Assessing which ((c))County-owned properties and facilities should be transferred to city control, and the conditions under which such transfers should take place;
- g. Transitioning ((c))County employees to city employment where appropriate;
- h. Ensuring that land use plans for the annexation area are consistent with the Countywide Planning Policies with respect to: planning for urban densities and efficient land use patterns; provision of urban services, affordable housing, and transportation; the protection of critical areas; and the long-term protection of urban separators;
- i. Continuing equivalent protection of cultural resources, and county landmarks and historic resources listed on the King County Historic Resource Inventory;
- j. Maintaining existing equestrian facilities and establishing equestrian linkages; and
- k. Establishing a timeline for service transitions and for the annexation.

~~((King County will explore new options to affiliate unincorporated urban areas with cities, and to make the provision of services to such areas financially sustainable.~~

~~U-208))~~ **U-118** King County should engage in joint planning processes for the urban unincorporated areas with the area's designated annexation city. Alternatively, upon a commitment from the city to annex through an interlocal agreement, King County ((with)) shall engage in joint planning processes for the urban unincorporated areas in tandem with the annexing city. Such planning may consider land use tools such as:

- a. ~~((traditional—s))~~ Subarea plans ~~((,—subarea—studies))~~ or area ~~((rezoning))~~ zoning and land use studies;
- b. ~~((a))~~ Allowing additional commercial and high-density residential development through the application of new zoning;
- c. Transfers of Development Rights that add units to new development projects; and

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~~d. ((a))Application of collaborative and innovative development approaches, such as design standards.~~

~~((King County will work through the Growth Management Planning Council to develop a plan to move the remaining unincorporated urban Potential Annexation Areas towards annexation.~~

~~R-511)) U-119 Within Potential Annexation Areas of Cities in the Rural Area, ((the following uses)) residential development at a density of one home per five acres or less shall be ((permitted)) allowed until the area annexes to the city((:~~

- ~~a. Residential development at a density of one home per five acres or less with mandatory clustering, and~~
- ~~b. Nonresidential development such as commercial and industrial as determined through previous subarea plans)).~~

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~~((1.)) II. Growth in ((Urban)) Centers and the Promotion of Public Health for All~~

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~~((The Multicounty and Countywide Planning Policies guide the development of urban centers, which are principally located in cities, and should accommodate concentrations of housing and employment.)) Focusing growth into centers helps achieve the goals of a sustainable and equitable community. ((However, in its unincorporated urban area,)) King County has a ((small)) number of smaller-scale ((urban)) centers, which includes ((an)) unincorporated activity centers, community business centers, and neighborhood business centers. These are represented on the ((Urban)) Countywide and Local Centers map at the end of this chapter.~~

~~((Focusing development in urban areas can have a positive effect on public health while also addressing climate change. The percentage of King County residents who are overweight or obese has risen rapidly since the late 1980s. With obesity comes increased risk for diabetes, hypertension and heart disease. Evidence suggests one major reason for rising obesity is the lack of physical activity. Growth patterns in suburban areas, which discourage active transportation modes such as walking and bicycling and promote a reliance on private auto use, have contributed to this public health problem.))~~

~~Communities that feature a variety of land uses; access to healthy, affordable foods; higher housing density; sidewalks; bicycle infrastructure; and street connections to nearby services promote health and quality of life. Urban areas that are interesting and safe for pedestrians and bicyclists, and that provide many necessary services close to residential developments, can promote public health by increasing opportunities for physical activity during daily activities. ((Tobacco remains the leading cause of death for King County residents. Zoning regulations can be used to reduce concentrated exposure to alcohol, tobacco and marijuana by regulating the number of outlets that can sell these products and advertising that is in view of the general public. Tobacco use also creates environmental tobacco smoke, which contains more than 4,000 substances and has been classified by the Environmental Protection Agency as a Group A carcinogen. Tobacco-free area policies reduce this hazard.))~~

~~While creating communities that have a positive effect on public health, the ((e))County is also ((creating)) supporting the creation of communities that will have a positive effect on climate change. When people replace their ((auto)) vehicle trips with transit, walking, or biking, they are improving their health and reducing their carbon footprint at the same time. Communities that have integrated street networks, a mix of uses, and residential densities supportive of public transportation can reduce vehicle miles~~

514 traveled because ~~((auto))~~ vehicle trips are being replaced with more walking, biking,
515 and transit use.

516
517 ~~((U-107))~~ **U-201** King County should support ~~((land use and zoning))~~ actions that
518 promote public health ~~((by increasing opportunities for every resident~~
519 ~~to be more physically active))~~; address racially and geographically
520 disparate health outcomes; support safe and convenient daily physical
521 activity and social connectivity; protect from exposure to harmful
522 substances and environments; and increase access to opportunities~~((~~
523 ~~land use and zoning actions include))~~, through actions such as:
524 a. ~~((c))~~ Concentrating growth, infrastructure, and services into the
525 Urban Growth Area;
526 b. ~~((p))~~ Promoting ~~((urban))~~ the development of countywide and local
527 centers;
528 c. ~~((a))~~ Allowing mixed-use developments;
529 d. ~~((s))~~ Supporting access to healthy, affordable retail foods; ~~((and))~~
530 e. ~~((a))~~ Adding pedestrian and bicycle facilities and connections; and
531 f. Prioritizing affordable housing in high opportunity areas.

532
533 ~~((U-154))~~ **U-202** ~~((Design features of unincorporated activity centers))~~ New
534 development in centers should include the following:
535 a. Safe and attractive walkways, trails, and bicycle facilities for all
536 ages and abilities with access to ~~((each))~~ major destinations,
537 including schools, community ~~((centers))~~ facilities, and commercial
538 areas;
539 b. Buildings close to sidewalks ~~((to promote walking and access to~~
540 ~~transit))~~;
541 c. Compact design with close grouping of compatible uses;
542 d. Off-street structured parking ~~((in multistory structures))~~ located to
543 the side or rear of buildings or underground;
544 e. Public art;
545 f. Public spaces, such as plazas and building atriums;
546 g. Retention of attractive natural features, historic buildings, and
547 established character;
548 h. Aesthetic design and compatibility with adjacent uses through
549 setbacks, building orientation, and landscaping ~~((and traffic~~
550 ~~control))~~;
551 i. Screening of unsightly views, such as heavy machinery, outdoor
552 storage areas, loading docks, and parking areas from ~~((the view~~
553 ~~of))~~ adjacent uses and from arterials; ~~((and))~~
554 j. Signs ~~((should be regulated to reduce))~~ that contribute to the
555 character of the center while minimizing glare and other adverse
556 visual impacts on nearby residences; ~~((without limiting their~~
557 ~~potential contribution to the color and character of the center.))~~
558 k. Low-impact design features; and
559 l. Recreation space such as pocket parks.

560
561 ~~((U-108))~~ King County should support the development of Urban Centers to meet
562 the region's needs for housing, jobs, services, culture and recreation
563 and to promote healthy communities; improving access to these
564 services helps address social and economic needs of all residents,
565 including disadvantaged communities. Strategies may include
566 exploring opportunities for joint development or transit-oriented
567 development, siting civic uses in mixed-use areas, and leveraging or
568 utilizing existing county assets in urban centers.
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~~**U-109** King County should concentrate facilities and services within the Urban Growth Area to make it a desirable place to live and work, to increase the opportunities for walking and biking within the community, to more efficiently use existing infrastructure capacity and to reduce the long-term costs of infrastructure maintenance.~~

~~**U-109a** King County should encourage development, facilities and policies that lead to compact communities that transit can serve efficiently and effectively. As funding permits, King County should partner with jurisdictions and the private sector to spur development of compact communities and infrastructure investments that enhance alternatives to single occupant vehicles such as transit, safe walking paths and trails, bicycle facilities, car and van pools, and other modes.~~

~~**U-111)) U-203** Development standards for urban areas should emphasize ways to allow maximum ((permitted)) densities and uses of urban land while not compromising the function of critical ((environmental)) areas. ((Mitigating measures should serve multiple purposes, such as drainage control, groundwater recharge, stream protection, air quality improvement, open space preservation, cultural and historic resource protection and landscaping preservation. When technically feasible, s))Standards should be simple and measurable, so they can be implemented without lengthy review processes.~~

~~**((U-132a)) U-204** King County shall allow and support the development of ((innovative)) community gardens and urban agriculture throughout ((the public realm of)) residential and commercial areas.~~

While there are many benefits of focusing growth into centers, one impact of climate change is a greater likelihood ((that the frequency of hazardous)) of extreme heat in urban heat islands ((in urban areas will increase)). The term “heat island” refers to ((urban)) areas where air and surface temperatures ((that)) are higher than the nearby Rural Area((s)) and Natural Resource Lands due to development. Heat islands form as cities replace natural land cover with pavement, buildings, and other built infrastructure. Heat islands exacerbate heat-related illnesses, such as heat exhaustion or heat stroke. Dense urban areas with a lot of paved surfaces and limited shade can be up to 20°F hotter during extreme heat events, when compared to areas with more trees and less pavement. The higher the temperature, the higher the likelihood people will suffer from heat-related illnesses and not be able to cool themselves sufficiently. Homes without air conditioning in urban heat islands may also be more prone to overheating further exacerbating residents’ risk of heat-related illness. The heat island effect can be reduced by requiring cool roofs, cool pavements, tree canopy, and other vegetation. ((These tools are discussed in King County’s Green Building Handbook:

~~**U-112)) U-205** King County ((will)) shall work with cities, communities, residents, and developers to ((design communities and development projects that)) employ green infrastructure and other ((techniques)) approaches that help reduce heat islands ((throughout the community and the region)) and the health effects of extreme heat on residents, particularly in frontline communities and historically underserved neighborhoods with less tree canopy and open spaces.~~

622 ((King County is successfully promoting and supporting policies and programs that
623 focus on the health of students at school. However, the school environment is only one
624 aspect of the overall health of the student.)) The environment surrounding a school and
625 the routes a typical student travels to school or nearby school-related destinations ((also
626 must be considered, including)) can affect health outcomes of youths. Strategies to
627 improve these factors include managing density of retail uses that primarily sell alcohol,
628 tobacco ((and marijuana)), cannabis, and low-nutrition products; enhancing green space
629 sites; creating safe areas to walk and bicycle to school; providing for transit and related
630 facilities; and((:)) reducing exposure to environmental toxins and other types of unsafe
631 environments.

632
633 **~~((U-113)) U-206~~ King County shall promote children’s health by encouraging and**
634 **supporting land uses in the environment surrounding a school and on**
635 **travel routes to schools that complement and strengthen other formal**
636 **programs, such as Safe Routes to School.**

637 **~~((1:))~~ A. Unincorporated Activity Centers**

638 Unincorporated activity centers are the primary locations for commercial and industrial
639 development in urban unincorporated King County. White Center and Skyway are the
640 only designated unincorporated activity centers and meet the criteria for countywide
641 centers designation. King County intends to apply for this designation following
642 adoption of the 2024 Comprehensive Plan. ((The North Highline Community Service
643 Area Subarea Plan establishes the size of, and mix of uses allowed in, the White Center
644 Unincorporated Activity Center. The Skyway-West Hill Community Service Area Subarea
645 Plan establishes the size and mix of uses in the Skyway Unincorporated Activity Center.
646

647 **~~(U-151)) U-207~~ Within unincorporated activity centers, the following zoning is**
648 **appropriate: Urban Residential, with a density of ((twelve)) 12 to**
649 **((forty-eight)) 48 dwelling units per acre; Community Business;**
650 **Neighborhood Business; Office; and Industrial.**

651
652 **~~((U-150)) U-208~~ Unincorporated activity centers ((in urban areas)) should provide**
653 **employment, housing, shopping, services, and ((leisure-time)) other**
654 **amenities to meet the needs of the local economy. The mix of uses may**
655 **include:**
656 **a. Health, human service, and public safety facilities;**
657 **b. Retail stores and services;**
658 **c. Professional offices;**
659 **d. Business/office parks;**
660 **e. ((Multifamily)) Multiunit housing and mixed-use developments;**
661 **f. Heavy commercial and industrial uses, when there is direct freeway**
662 **or rail access;**
663 **g. Light manufacturing;**
664 **h. Parks and open space; and**
665 **i. Farmers Markets.**

666
667 **~~((U-152)) U-209~~ King County may designate new unincorporated activity centers or**
668 **expand existing unincorporated activity centers only through a subarea**
669 **planning process that should address:**
670 **a. The relationship and role of the ((entire)) center to its surrounding**
671 **uses, including adjacent cities and other nearby centers;**
672 **b. Availability of supporting public services;**
673 **c. ((The function of the center to other centers in the sub-region;**
674 **d:)) The need for additional commercial and industrial development;**
675 **~~((e:))~~ d. The size and boundaries of the center; and**
676 **~~((f:))~~ e. Zoning.**
677

678 ~~((U-153))~~ **U-210** The size, uses, and boundaries of unincorporated activity centers
679 should ~~((be consistent with the following criteria))~~:
680 a. ~~Be ((M))~~ more than ((forty)) 40 acres in size, excluding land needed
681 for surface water management or protection of ((environmentally))
682 critical areas;
683 b. Include ((R)) retail space based on the amount of residential
684 development planned for the surrounding area to provide for
685 community and local shopping needs; and
686 c. Limit ((R)) retail space ~~((should not exceed))~~ to a maximum of 60
687 acres and 600,000 square feet unless ((it is served by direct
688 freeway access by)) located on a principal or minor arterial that
689 connects directly to a freeway and the retail space is well served by
690 transit.
691

692 ~~((U-158))~~ ~~New major residential, commercial, and mixed-use developments in~~
693 ~~unincorporated activity centers should include low impact design~~
694 ~~features and should promote public health by increasing opportunities~~
695 ~~for physical activity in daily life. The development should include: safe~~
696 ~~walkways and bicycle facilities for all ages and abilities with access to~~
697 ~~commercial areas, schools, and community facilities; trails; and pocket~~
698 ~~parks.~~

699 ~~2.))~~ **B. Community Business Centers**

700 Community business centers are primarily retail developments designed to serve a
701 moderately-sized nearby market area ~~((of 15,000 to 40,000 people. Community~~
702 ~~business centers should be sited so they do not adversely affect other centers and are~~
703 ~~easily accessible by motor vehicles or public transportation, walking or bicycling.~~
704 ~~Community business centers should be designed to be compatible with adjacent~~
705 ~~residential uses, and should promote pedestrian and bicycle access)). As shown on the~~
706 ~~((Urban))~~ Countywide and Local Centers map at the end of this chapter, these centers
707 include Fairwood, Roxhill, Glendale, and Top Hat.
708

709 ~~((U-159))~~ **U-211** Community business centers in the urban areas should provide
710 primarily shopping and personal services for nearby residents. Offices
711 and ~~((multifamily housing))~~ mixed-use development are also
712 encouraged. Industrial and heavy commercial uses should be
713 ~~((excluded))~~ limited. Community business centers should include the
714 following mix of uses:
715 a. Retail stores and services;
716 b. Professional offices;
717 c. Community and human services;
718 d. ~~((Multifamily))~~ Multiunit housing as part of a mixed-use
719 development, with higher residential densities ((of at least 12 units
720 per acre when well served by)) near transit; and
721 e. Stands or small outlets that offer fresh, affordable fruit and produce
722 and locally produced value-added food products.
723

724 ~~((U-160))~~ **U-212** ~~((Designated community business centers are shown on the~~
725 ~~Comprehensive Plan Land Use Map:))~~ Expansion of existing or
726 designation of new community business centers shall be ~~((permitted))~~
727 allowed only through a subarea plan or area zoning and land use study.
728 ~~((Redevelopment and infill development of existing community~~
729 ~~business centers is encouraged.~~

730
731 ~~U-161))~~ **U-213** Within community business centers, the following zoning is
732 appropriate: Neighborhood Business, Community Business, and Office.

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- ~~((U-162)) U-214~~ The specific size and boundaries of community business centers should be ~~((consistent with the criteria listed below))~~:
- ~~a. ((More than)) Between 10 acres and ((up to)) 40 acres in size, excluding land needed for surface water management or protection of ((environmentally)) critical areas;~~
 - ~~b. Designed to provide shopping and services for a market population of 15,000 to 40,000 people;~~
 - ~~c. Located one to three miles from an unincorporated activity center or from another community business center. May be located less than two miles from a neighborhood business center when it is demonstrated the neighborhood business center will not be adversely affected; and~~
 - ~~d. ((Must be 1)) Located at the intersection of two principal or minor arterials.~~
- ~~((U-163))~~ ~~Design features of community business centers should include the following:~~
- ~~a. Safe and attractive walkways and bicycle facilities for all ages and abilities;~~
 - ~~b. Close grouping of stores;~~
 - ~~c. Off-street parking behind or to the side of buildings, or enclosed within buildings;~~
 - ~~d. Public art;~~
 - ~~e. Retention of attractive natural features, historic buildings and established character;~~
 - ~~f. Landscaping, which may include planters and street trees;~~
 - ~~g. Appropriate signage;~~
 - ~~h. Public seating areas; and~~
 - ~~i. Architectural features that provide variation between buildings or contiguous storefronts.~~

764 3.) C. Neighborhood Business Centers

765 Neighborhood business centers are shopping areas offering convenience goods and
766 services to local residents. Neighborhood business centers are intended to be small
767 and compatible with adjacent residential areas and often are used on the way to
768 another destination (for example, a fuel stop before or after commuting). Sometimes
769 they consist of only one use or business. Neighborhood business centers should be
770 designed to promote pedestrian and bicycle access.

771
772 As shown on the ~~((Urban))~~ Countywide and Local Centers map at the end of this
773 chapter, King County has seven of these centers, including Avondale Corner, Beverly
774 Park, Jovita, Lake Geneva, Martin Luther King Jr. Way ~~((/))~~ between 60th Ave ~~((=))~~ S and
775 64th Ave ~~((=))~~ S, Rainier Ave ~~((=))~~ S ~~((/))~~ between S ~~((=))~~ 114th St ~~((=))~~ and S ~~((=))~~ 117th St ~~((=))~~, and
776 Spider Lake.

- 777
778 ~~((U-164)) U-215~~ Neighborhood business centers in urban areas should include
779 primarily retail stores and offices designed to provide convenient
780 shopping and other services for nearby residents. Industrial and heavy
781 commercial uses should be ~~((excluded))~~ prohibited. Neighborhood
782 business centers should include the following mix of uses:
- 783 a. Retail stores and services;
 - 784 b. Professional offices;
 - 785 c. ~~((Multifamily))~~ Multiunit housing as part of a mixed-use
786 development ~~((with residential densities up to 12 units per acre
787 when convenient to a minor arterial. Higher densities are
788 appropriate when the center is a walkable community, convenient
789 to a principal arterial or well-served by transit))~~; and

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d. Farmers Markets.

~~((U-165)) U-216 ((Designated neighborhood business centers are shown on the Comprehensive Plan Land Use Map.)) Expansion of existing or the designation of new neighborhood business centers shall only be ((permitted)) allowed through a subarea plan or area zoning and land use study. ((Redevelopment and infill development of existing neighborhood business centers is encouraged.))~~

~~((U-166)) U-217 Within neighborhood business centers, the following zoning is appropriate: Neighborhood Business and Office.~~

~~((U-167)) U-218 The specific size and boundaries of neighborhood business centers should be ((consistent with the criteria listed below.)):~~

- ~~a. Ten acres or less in size, excluding land needed for surface water management or protection of ((environmentally sensitive features)) critical areas;~~
- ~~b. Designed to provide convenience shopping for a market population of 8,000 to 15,000 people;~~
- ~~c. Located within walking distance of transit corridors or transit activity centers; and~~
- ~~d. Located one to three miles from another neighborhood business center.~~

~~((U-168) Design features of neighborhood business centers should include the following:~~

- ~~a. Safe and attractive walkways and bicycle facilities for all ages and abilities;~~
- ~~b. Close grouping of stores;~~
- ~~c. Off-street parking behind or to the side of buildings, or enclosed within buildings;~~
- ~~d. Public art;~~
- ~~e. Retention of attractive natural features, historic buildings or established character;~~
- ~~f. Landscaping, which may include planters and street trees;~~
- ~~g. Appropriate signage;~~
- ~~h. Public seating areas; and~~
- ~~i. Architectural features that provide variation between buildings or contiguous storefronts.~~

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~~4.))D. Commercial Development Outside of Centers~~

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The Commercial Outside of Center ~~((C))~~ Land Use designation recognizes commercial uses predating the adoption of the ~~((e))~~ County's first Growth Management Act mandated Comprehensive Plan. These isolated unincorporated urban areas ~~((were and remain))~~ are located outside a designated ~~((urban center))~~ unincorporated activity center, community business center, or neighborhood business center ~~(()).~~ ~~The C~~ designation is also appropriate) and serve as a transitional designation within certain potential annexation areas. ~~((In these areas, the county will utilize the memorandum of understanding and applicable Comprehensive Plan policies to determine the appropriate zoning to implement this transitional designation.~~

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~~U-169)) U-219 Stand-alone commercial developments legally established outside designated centers in the unincorporated urban area ((may)) should be recognized with the ~~((C))~~ Commercial Outside of Center designation and appropriate commercial zoning, including any identified potential zoning classification. An action to implement a potential zoning~~

846 classification shall not require ~~((a detailed subarea))~~ **an area zoning and**
847 **land use study, if the current ((€)) Commercial Outside of Center**
848 **designation is to remain unchanged. When ((more detailed)) subarea**
849 **plans are prepared, these developments may be designated as centers**
850 **and allowed to grow if appropriate, or may be encouraged to**
851 **redevelop consistent with the residential density and design policies of**
852 **the Comprehensive Plan.**

853
854 ~~((U-170))~~ **U-220 The ((€)) Commercial Outside of Center designation ((may))**
855 **should be applied as a transitional designation in Potential Annexation**
856 **Areas identified in a signed memorandum of understanding between a**
857 **city and the ((c)) County for areas with a mix of urban uses and zoning**
858 **((in order)) to facilitate the joint planning effort directed by the**
859 **memorandum of understanding. Zoning to implement this transitional**
860 **designation should recognize the mix of existing and planned uses. No**
861 **zone changes to these properties to allow other nonresidential uses, or**
862 **zone changes to allow expansion of existing nonresidential uses onto**
863 **other properties, should occur unless or until a subarea plan or area**
864 **zoning and land use study ((with the city)) is completed in consultation**
865 **with the city.**

866 ~~((€))~~ **E. Commercial Land Use**

867 ~~((The Countywide Planning Policies call for a significant share of new jobs and housing~~
868 ~~to occur within cities and in urban centers, which are areas of concentrated employment~~
869 ~~and housing. The designated urban centers are to accommodate 15,000 jobs within a~~
870 ~~one-half-mile radius of a major transit stop, an average employment density of 50 jobs~~
871 ~~per gross acre and an average of 15 housing units per gross acre. All of the urban~~
872 ~~centers are designated by the Puget Sound Regional Council as Regional Growth~~
873 ~~Centers and all are located in cities.~~

874
875 ~~In addition to the urban centers, cities and unincorporated urban King County have~~
876 ~~existing intensive industrial, commercial and residential areas that will continue to grow~~
877 ~~and provide employment, services, shopping and housing opportunities, but not at the~~
878 ~~same level as urban centers. Three categories of centers are established for urban~~
879 ~~unincorporated areas of King County. Higher density, more-concentrated developed~~
880 ~~industrial and commercial areas are classified as unincorporated activity centers and are~~
881 ~~intended to be the primary location for this type of commercial development. Midrange~~
882 ~~centers are called community business centers and smaller, local centers are called~~
883 ~~neighborhood business centers. The locations of these centers are shown on the Urban~~
884 ~~Centers map at the end of this chapter. This Comprehensive Plan also recognizes~~
885 ~~existing commercial and industrial development that is outside of unincorporated~~
886 ~~activity centers, community business centers and neighborhood business centers.))~~

887
888 ~~((U-148))~~ **U-221 New commercial and office development shall locate in designated**
889 **unincorporated activity centers, community business centers, and**
890 **neighborhood business centers, and in areas designated commercial**
891 **outside of centers.**

892
893 ~~((U-147))~~ **U-222 Business((/)) and office park developments should be located in or**
894 **adjacent to an unincorporated activity center. They may serve as a**
895 **transition between office((/)) and retail areas and residential areas.**
896 **They should be designed to take advantage of on-site or nearby**
897 **structured parking and((/or bus)) transit service ((and passenger**
898 **facilities should be compatible with the objective of higher**
899 **employment densities)).**

901 ~~((Warehouse-style retail businesses, large retail complexes, stadiums, large churches~~
902 ~~and colleges are examples of land uses that serve as destinations from throughout the~~
903 ~~region. Such uses require a full range of urban services including transit, substantial~~
904 ~~parking, and access to arterials and freeways, and therefore should locate in the urban~~
905 ~~area where these services are available. In addition, these land uses have traffic and~~
906 ~~impervious surface impacts that are inappropriate for the Rural Area and Natural~~
907 ~~Resource Lands:))~~

908
909 ~~**((U-149)) U-223 New facilities and businesses that draw from throughout the**~~
910 ~~**region, such as large retail uses, large public assembly facilities, and**~~
911 ~~**((institutions of)) higher education institutions should locate in the**~~
912 ~~**Urban Growth Area.**~~

913 ~~((6.))~~ **F. Industrial Development**

914 Maintaining a strong industrial land supply is an important factor in maintaining the
915 county's economic base and providing family-wage jobs. The following policies assure
916 that industrial development is supported and is also compatible with adjacent land uses
917 while providing appropriate services for employees. In addition, King County is
918 committed to helping return contaminated sites to productive use.

919
920 ~~**((U-172)) U-224 Within the Urban Growth Area((, but outside unincorporated**~~
921 ~~**activity centers;)) properties with existing industrial uses shall be**~~
922 ~~**protected.**~~
923

924 **U-225** ~~The ((c))County ((may)) should use tools such as special district overlays~~
925 ~~to identify ((them)) existing industrial uses and address impacts for~~
926 ~~property owners and residents of surrounding neighborhoods.~~

927
928 ~~**((U-173)) U-226 Industrial development should have direct access from arterials or**~~
929 ~~**freeways. Access points should be combined and limited in number to**~~
930 ~~**allow smooth traffic flow on arterials. Access through residential areas**~~
931 ~~**should be avoided.**~~
932

933 ~~**((U-174)) U-227 Small amounts of retail and service uses in industrial areas may be**~~
934 ~~**allowed for convenience to employees and users.**~~

935
936 ~~**((U-175)) U-228 King County, in collaboration with cities and the development**~~
937 ~~**community, should ((create and fund a process to)) support clean up**~~
938 ~~**and reclaim polluted industrial areas ((in order)) to expand the land**~~
939 ~~**available for industrial development.**~~

940 ~~((4.))~~ **G. Mixed-Use Development**

941 Mixed-use development combines higher density residential units with retail or office
942 uses in the same building or within an integrated development on the same lot. Quality
943 mixed-use developments can provide convenient shopping and services to both
944 residents of the development and those who live nearby. They can help to build a
945 sense of community, as neighboring merchants and residents get to know each other.

946
947 ~~((Mixed-use is traditional in older downtowns and commercial areas, where offices and~~
948 ~~retail typically occupy the first floor and residences are upstairs.)) Mixed-use~~
949 ~~developments can help meet projected housing needs, promote public health, and~~
950 ~~help provide mitigation for climate change by providing opportunities for people to~~
951 ~~walk or bicycle to retail shopping and services ((, such as grocery stores with fresh fruits~~
952 ~~and vegetables and locally produced value-added food products, such as cheese,~~
953 ~~meats, and preserves)). It provides an opportunity to support ((disadvantaged))~~

954 historically underserved communities by clustering public services. If people can
955 replace some of their driving trips with walking, biking, or transit, then vehicle miles
956 traveled will decrease. Further, by placing shopping and services close to where
957 people live, even if some of the trips are made by ~~((auto))~~ vehicle, they will be shorter
958 than if the uses had been separated.

959
960 A food innovation district is an area of food-related activities supportive of healthy,
961 affordable local food. Food innovation districts may encompass food retail, anchor food
962 businesses, small food business incubation, food industry education and training,
963 markets and food hubs, urban agriculture, food programs and partnerships with urban
964 and rural food growers and cooperatives, and food aggregation and processing.

965
966 **((U-129)) U-229 King County ((supports)) should allow mixed-use developments in**
967 **community and neighborhood business centers, unincorporated**
968 **activity centers, and in areas designated commercial outside of centers.**

969
970 **((U-130)) U-230 ((Design features of m))Mixed-use developments should ((include**
971 **the following)) be designed to:**

- 972 a. **Integrate((ion of the retail and/or office)) uses ((and residential**
973 **units)) within the same building or ((on the same parcel)) property;**
974 b. **((Quality and appropriate ground level spaces built to**
975 **accommodate)) Provide retail and office uses on the ground floor;**
976 c. **((Off-street)) Place parking within, behind, or to the side of the**
977 **buildings((, or enclosed within buildings)); and**
978 d. **((Opportunities to have)) Provide safe, accessible pedestrian**
979 **connections and bicycle facilities ((within the development and to**
980 **adjacent residential developments)).**

981
982 **((U-131)) U-231 In a mixed-use development where residential and nonresidential**
983 **uses are proposed in separate structures and the residential uses are**
984 **proposed to be constructed prior to the nonresidential uses, permitting**
985 **and development reviews should be through a process that ensures an**
986 **integrated design.**

987
988 **((U-132)) U-232 In a mixed-use development, incentives such as increases in**
989 **residential density or floor area ratio should be used to encourage the**
990 **inclusion of well-designed and accessible public gathering spaces in**
991 **the site design.**

992
993 **((U-132b)) U-233 King County shall allow and support mixed-use food innovation**
994 **districts supportive of affordable, healthy local food.**

995 ~~((B-))~~ H. Residential Land Use

996 ~~((Housing is the major use of urban land in King County, occupying well over half of the~~
997 ~~county's developed land area. This plan supports the creation of a full range of housing~~
998 ~~choices for county residents.)) The Comprehensive Plan proposes ways to develop
999 housing densities so that urban land is used more efficiently, homes are more
1000 affordable, more housing choices are available, and densities are adequate to support
1001 effective and efficient transit services.
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~~((U-118)) U-234~~ **New residential development in the Urban Growth Area should occur where facilities and services can be provided at the lowest public cost and in a timely fashion. The Urban Growth Area ((should have)) shall include zoning that provides for a variety of housing types, sizes, and ((prices)) affordability levels, including ((mobile)) manufactured home parks, ((multifamily development)) apartments, middle housing, townhouses, and small-lot(,) single((-family)) detached residential development.**

~~((U-181)) U-235~~ **((Except for existing Fully Contained Community designations, n))No new Urban Planned Developments or Fully Contained Communities shall be designated or approved in King County.**

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1. Residential Densities

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~~((The density of eight homes per acre expressed below is a long-term goal and would be an average density of single-family and multifamily developments. Single-family homes will continue to account for most of the land area used for new development in the county. This plan proposes ways to develop single-family homes and densities so that urban land is used more efficiently, homes are more affordable, more housing choices are available and densities are adequate to support effective and efficient transit services. Housing at higher densities can promote public health by creating urban communities that support public transportation and nearby services and thereby increase opportunities for walking or biking.~~

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~~U-119)) U-236~~ **King County shall seek to achieve ((through future planning efforts, over the next 20 years, including collaborative efforts with cities,)) an average zoning density of at least eight ((homes)) dwelling units per acre in the ((Urban Growth Area)) urban unincorporated area. ((through a mix of densities and housing types. A lower density zone may be used to recognize existing subdivisions with little or no opportunity for infill or redevelopment.**

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~~U-123)) U-237~~ **King County should apply minimum density requirements to all unincorporated urban residential zones of four or more ((homes)) dwelling units per acre, except under limited circumstances such as the:**

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- a. Presence of significant physical constraints such as those noted in policy U-((120))238, or
- b. Implementation of standards applied to a property through a property-specific development condition(,) or special district overlay(, or subarea study)).

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~~((U-120)) U-238~~ **King County should apply the urban residential, low land use designation in limited circumstances ((in unincorporated urban areas in order)) to protect((:)) floodplains, critical aquifer recharge areas, high function wetlands and unstable slopes from degradation, and the link these ((environmental features)) critical areas have to a network of open space, fish and wildlife habitat, and urban separators. The residential density for this land ((so designated)) should be maintained at one unit per acre, and lands that are sending sites under the Transfer of Development Rights Program may transfer density at a rate of at least four units per acre.**

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~~((U-121)) U-239~~ **((New multifamily housing should be built to)) King County shall explore zoning regulations and provisions that increase housing density and affordability that is compatible with the character and scale ((and design)) of the existing communities((y or neighborhood)),**

1059 ~~((while contributing to an area-wide density and)) with a focus on~~
1060 ~~development patterns that support((s)) frequent transit and allow((s))~~
1061 ~~for a range of housing choices. ((Multifamily housing in unincorporated~~
1062 ~~urban areas should be sited as follows:~~
1063 ~~a. In or next to unincorporated activity centers or next to community~~
1064 ~~or neighborhood business centers;~~
1065 ~~b. In mixed-use developments in centers and activity areas; and~~
1066 ~~c. On small, scattered parcels integrated into existing urban~~
1067 ~~residential areas. Over time, zoning should encourage a larger~~
1068 ~~proportion of multifamily housing to be located on small scattered~~
1069 ~~sites rather than on larger sites.))~~

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1071 **U-240** ~~King County shall allow for the development of single detached residences~~
1072 ~~through the splitting of a single residential lot into two residential lots.~~

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1074 ~~((U-122) Land zoned for multifamily uses should be allowed to be converted to~~
1075 ~~nonresidential zone categories only after new multifamily sites are~~
1076 ~~identified and rezoned to replace the multifamily housing capacity lost~~
1077 ~~due to the conversion.~~

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1079 ~~U-122a King County should explore zoning policies and provisions and tools~~
1080 ~~that increase housing density and affordable housing opportunities~~
1081 ~~within unincorporated urban growth areas, with a focus on areas near~~
1082 ~~frequent transit and commercial areas.~~

1083 ~~E:)) 2. Urban Separators ((and the Four-To-One Program))~~

1084 The Countywide Planning Policies call for the ~~((e))~~ County and cities to implement urban
1085 separators. Different from the Rural Area and Natural Resource Lands, these are
1086 low-density areas within the Urban Growth Area that create open space corridors,
1087 provide a visual contrast to continuous development, and reinforce the unique identities
1088 of communities. Urban separators can play a significant role in preserving
1089 ~~((environmentally))~~ critical areas and in providing habitat for fish and wildlife. They also
1090 provide recreational benefits, such as parks and trails, and meet the Growth
1091 Management Act's requirement for greenbelts and open space in the Urban Growth
1092 Area. Urban Separators are ~~((mapped on the Land Use 2008 map in))~~ designated in the
1093 Countywide Planning Policies and are shown in the Land Use Map at the end of Chapter
1094 1, Regional Growth Management Planning.

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1096 ~~((U-182)) **U-241** Urban separators ~~((are corridors of land that define community or~~
1097 ~~municipal identities and boundaries, provide visual breaks in the urban~~
1098 ~~landscape, and link parks and open space within and outside the Urban~~
1099 ~~Growth Area. These urban corridors)) should include and link parks~~
1100 ~~and other lands that contain significant ~~((environmentally sensitive~~~~
1101 ~~features)) critical areas, provide fish and wildlife habitat or critical~~
1102 ~~resource protection, contain defining physical features, or contain~~
1103 ~~historic resources. The residential density for ~~((land so designated))~~~~
1104 ~~urban separators should be maintained at one unit per acre, and lands~~
1105 ~~that are sending sites under the Transfer of Development Rights~~
1106 ~~Program may transfer density at a rate of at least four units per acre.~~~~

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1108 ~~((U-183)) **U-242** King County should ~~((actively pursue designating urban separators~~
1109 ~~in the unincorporated area and)) work with the cities to establish and~~
1110 ~~maintain permanent urban separators within the incorporated area that~~
1111 ~~link with and enhance King County's urban separator corridors.~~~~

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1113 ~~((U-184)) **U-243** Designated urban separators should be preserved through park,~~
1114 ~~trail, and open space acquisitions; incentive programs such as the~~

1115 **Transfer of Development Rights Program; the Public Benefit Rating**
1116 **System Program; and ((regulatory measures)) regulations.**

1117 ~~((2. — Minimum Density~~

1118 ~~In accordance with the Countywide Planning Policies, King County has included a~~
1119 ~~minimum density requirement in its zoning regulations for all new urban residential~~
1120 ~~development with a zoned density of four or more homes per acre.~~

1121 **3. Increases of Zoning Density**

1122 ~~((While King County supports higher densities in unincorporated urban areas, increased~~
1123 ~~densities that would be incompatible with existing neighborhoods or cause significant~~
1124 ~~impacts on roads, services and the environment are discouraged.)) The following~~
1125 ~~policies will guide decisions on application of densities and proposed rezones.~~

1126 ~~((U-124)) **U-244 Requests for increases in density of unincorporated urban**~~
1127 ~~**residential property zoned for one dwelling unit per acre shall be**~~
1128 ~~**considered unless the property meets the criteria for low land use**~~
1129 ~~**designation ((in)) as set forth in Policy U-((120))238.**~~

1130 ~~((U-125)) **U-245 King County should only support proposed zoning ((changes))**~~
1131 ~~**reclassifications to increase density within the urban unincorporated**~~
1132 ~~**((urban)) area when consistent with the ((King County Comprehensive**~~
1133 ~~**Plan)) Land Use Map and when the following conditions are ((present))**~~
1134 ~~**met:**~~

- 1135 ~~a. ((The development will be)) **The proposed zoning reclassification is**~~
1136 ~~**compatible with the character and scale of the surrounding**~~
1137 ~~**neighborhood;**~~
- 1138 ~~b. ((Urban-p)) **Public facilities and services are adequate((;)) and**~~
1139 ~~**consistent with adopted levels of service and meet ((Growth**~~
1140 ~~**Management Act)) concurrency requirements((, including King**~~
1141 ~~**County transportation concurrency standards));**~~
- 1142 ~~c. **The proposed ((density change will not increase unmitigated**~~
1143 ~~**adverse impacts on environmentally)) zoning reclassification will**~~
1144 ~~**cause no net loss to critical areas; ((or))**~~
- 1145 ~~d. **The proposed zoning classification will not increase unmitigated**~~
1146 ~~**((adverse)) displacement impacts ((on)) to residents or businesses,**~~
1147 ~~**either on or adjacent to the site ((or in the vicinity of the proposed**~~
1148 ~~**development));**~~
- 1149 ~~((d.)) **e. The proposed ((density increase will be)) zoning**~~
1150 ~~**reclassification is consistent with or contributes to achieving the**~~
1151 ~~**goals and policies of ((this)) the ((c)) Comprehensive ((p)) Plan((, and**~~
1152 ~~**subarea plan or subarea study, if applicable, or));**~~
- 1153 ~~f. ((t)) **The ((development)) proposed zoning reclassification is within**~~
1154 ~~**((walking distance)) one-quarter mile of transit corridors or transit**~~
1155 ~~**activity centers((e)) and retail and commercial activities, and is**~~
1156 ~~**accessible to parks and ((other)) recreation opportunities; and**~~
- 1157 ~~((e.)) **g. An ((equity impact)) analysis has been completed that**~~
1158 ~~**identifies all potential equity impacts and displacement risk to**~~
1159 ~~**residents or businesses located on or adjacent to the site proposed**~~
1160 ~~**for zoning reclassification:**~~
 - 1161 ~~1. For ((area zoning or)) zoning reclassifications initiated by the~~
1162 ~~County, the analysis shall include, at a minimum, ((use of the~~
1163 ~~County's Equity Impact Review tool)) an equity impact review.~~
 - 1164 ~~2. For zoning reclassifications not initiated by the County, a~~
1165 ~~community meeting shall be held that meets the requirements~~
1166 ~~of ((K.C.C.)) King County Code 20.20.035 prior to submittal of~~
1167 ~~the application. Notice of the community meeting should be~~
1168 ~~provided, at a minimum, in the top six languages other than~~

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~~English ((identified by the tier map of limited-English-proficient persons maintained by the office of equity and social justice and the county demographer)) spoken in that community. As part of the zoning reclassification application, the applicant shall provide a summary of the feedback provided at the community meeting and a description of how that feedback was incorporated into the proposal.~~

~~((U-126)) **U-246** King County, when evaluating rezone requests, shall consult with the city whose Potential Annexation Area includes the property under review; if a pre-annexation agreement exists, King County shall work with the city to ensure compatibility with the city’s pre-annexation zoning for the area. King County shall also notify special purpose districts and local providers of urban utility services and should work with these service providers on issues raised by the proposal.~~

~~((As part of its voluntary program with the Federal Aviation Administration to reduce aircraft noise inside residences surrounding the King County International Airport, the County completed a Federal Aviation Administration Part 150 Noise and Land Use Compatibility Study. As part of the study, noise contours were developed and plotted as part of a Noise Mitigation Boundary. Over the past seven years and with available Federal Aviation Administration funding, the County completed a residential sound mitigation program within the Noise Mitigation Boundary. The program provided a variety of noise mitigation components, including insulation, windows, and ventilation to 609 homes surrounding the airport. The program was completed in 2015.~~

~~**U-127)) U-247** King County shall not support requests for residential density increases or conversion of non-residential property to residential uses on lands located within the outer boundaries of the Federal Aviation Administration approved Noise Mitigation Boundary as identified by Seattle-Tacoma International Airport and King County International Airport.~~

~~((Development in the Unincorporated Urban Growth Area at a greater density than permitted by the minimum zoning density, but equal to or less than the maximum zoning density allowed under the Residential Density Incentive Program, will be allowed in exchange for public amenities such as low-income housing, preservation of designated historic features or extra energy conservation measures, or through the transfer of development rights from other parts of the county.~~

~~**U-128** — Density incentives should encourage private developers to provide affordable housing, significant open space, trails and parks; use the Transfer of Development Rights Program, Low Impact Development and Green Building; locate development close to transit; participate in historic preservation; and include energy conservation measures.~~

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~~5-)) **4.** Urban Residential Neighborhood Design and Infill/Redevelopment~~

~~((King County unincorporated u))Urban unincorporated areas should be designed so that residents enjoy them both for their unique character and for the amenities they provide. These areas, through ((local)) subarea planning processes and permitting and design standards, should support development that is of the same quality as adjacent cities.~~

~~The high level of amenities and development include outdoor spaces that are usable, attractive, comfortable, and enjoyable. The design of urban streets, including features such as parking strips, street trees, alleys, and off-street parking all contribute to the~~

1227 character of urban neighborhoods. Careful site planning can incorporate
1228 neighborhood features, contribute to aesthetic value, minimize site disturbance,
1229 conserve energy, reduce urban heat, and, in some cases, reduce development costs.
1230 Neighborhood shopping, grocery stores with fresh fruits and vegetables, libraries,
1231 larger parks, and schools ~~((and public golf courses))~~ are examples of uses that provide
1232 amenities for nearby residents.

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1234 Small retail establishments integrated into residential development ~~((e.g.,))~~ such as a
1235 laundromat ~~((?))~~ can provide convenient services and help residents reduce
1236 ~~((automobile))~~ vehicle trips. ~~((Urban areas that are interesting and safe for pedestrians
1237 and bicyclists, and that provide many necessary services close to residential
1238 developments, can promote public health by increasing opportunities for physical
1239 activity during daily activities.~~

1241 ~~(U-133))~~ **U-248** King County shall encourage~~((s))~~ affordable, innovative, quality
1242 infill development and redevelopment in existing unincorporated
1243 urban areas that considers the size and scale of existing buildings and
1244 improves the overall character of existing communities. A variety of
1245 regulatory, incentive, and program strategies ~~((could))~~ should be
1246 considered, including:

- 1247 a. Special development standards for infill sites;
1248 b. Assembly and resale of sites to providers of affordable and healthy
1249 housing;
1250 c. ~~((Impact mitigation fee structures that favor infill developments;~~
1251 ~~d.))~~ Greater regulatory flexibility in allowing standards to be met using
1252 innovative techniques;
1253 ~~((e.))~~ d. Coordination with incentive programs of cities affiliated to
1254 annex the area;
1255 ~~((f.))~~ e. Green ~~((B))~~ building techniques that create sustainable
1256 development; and
1257 ~~((g.))~~ f. Joint public/private loan guarantee pools.

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1259 ~~((U-134))~~ **U-249** Single~~((family))~~ detached ~~((homes))~~ residences, accessory dwelling
1260 units, townhomes, duplexes, and ((apartments)) houseplexes shall be
1261 allowed in all urban residential zones~~((, provided that:~~

- 1262 a. ~~Apartments shall not be a in the R-1 zone unless 50% or more of the~~
1263 ~~site is environmentally constrained; and~~
1264 b. ~~Apartments in R-1, R-4, R-6 and R-8 shall not be developed at~~
1265 ~~densities in excess of 18 units per acre in the net buildable area)).~~

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1267 ~~((U-135))~~ **U-250** Urban residential neighborhood design should preserve historic
1268 structures, natural features, and neighborhood identity, while
1269 accommodating housing affordable to all income levels and providing
1270 privacy, community space, and safety and mobility for pedestrians and
1271 bicyclists of all ages and abilities.

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1273 ~~((U-136))~~ **U-251** Site planning tools, such as clustering, shall be ~~((permitted in~~
1274 ~~order))~~ allowed to ((allow)) accommodate preservation or utilization of
1275 unique natural features or critical areas within a development.

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1277 ~~((U-137))~~ ~~New urban residential developments should provide recreational~~
1278 ~~space, community facilities and neighborhood circulation for~~
1279 ~~pedestrians and bicyclists to increase opportunities for physical activity~~
1280 ~~and ensure access to transit facilities where they exist or are planned.~~

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1282 ~~(U-138))~~ **U-252** Residential developments should provide a variety of housing
1283 types and lot patterns through ~~((lot clustering,))~~ flexible setback
1284 requirements and mixed attached and detached housing.

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~~((U-139)) U-253 Nonresidential uses, such as schools, religious facilities, libraries, and small-scale retail and personal services, should be integrated into urban residential neighborhoods to support compact and walkable communities ((to create viable neighborhoods with reduced dependence on the automobile)). These uses should be sited, designed, and scaled to be compatible with existing residential character and should provide convenient and safe walking and bicycling connections to neighboring residences.~~

~~((U-139a)) U-254 King County shall support ((policy and system changes that)) increased access to affordable, healthy foods ((in neighborhoods)).~~

~~((U-139b)) U-255 King County should allow the creation of local improvement districts, where required to carry out important public functions that are not otherwise able to be carried out by existing local governments.~~

~~((Multifamily residential development is important to King County's housing supply because it uses land and energy efficiently and provides opportunities for affordable rental and ownership housing. Multifamily development is defined as one building that contains two or more separate dwelling units. Multifamily developments can be apartments, duplexes, townhouses, or other innovative housing types.~~

~~U-140) U-256 ((Multifamily residential)) **Multiunit and mixed-use development should provide common and private open space; variation in facades and other building design features that may include varying window treatments, building colors, and materials; and light fixtures that will give a residential scale and identity to ((multifamily)) multiunit development.**~~

~~((Generally, larger parcels of buildable vacant land in the Urban Growth Area have been preferred for development. Development of these large parcels, especially for attached units at higher densities, often provoked concerns about compatibility due to their scale and design.~~

~~As larger vacant lots become increasingly scarce, attention will turn more and more towards smaller vacant lots often located within built neighborhoods (i.e., infill) and to redevelopment. Residential development proposals on small lots and redevelopment often can be an unobtrusive and desirable means of increasing density and affordable housing within existing neighborhoods. Infill development and redevelopment are necessary to achieve growth management objectives such as maximizing the efficient use of land and increasing the variety of housing choices and prices.~~

~~U-141 King County should support infill and redevelopment proposals in unincorporated urban areas that serve to improve the overall character of existing communities or neighborhoods. New development should consider the scale and character of existing buildings.~~

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~~5. Commercial)) I. Site Improvement Standards and Public Services~~

~~((The following policy governs King County land use regulations and functional plans that contain improvement standards for the review of proposed rezones and commercial construction permits.~~

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~~U-171)) U-257 The design and construction quality of development in unincorporated urban areas should meet or exceed the quality in the area's designated annexation city. Residential, ((C))commercial, retail, and industrial developments in the unincorporated urban area should foster community, create enjoyable outdoor areas, and balance needs of ((automobile)) vehicle movement with pedestrian and bicycle mobility and safety. ((Commercial and industrial-d))Developments shall provide the following improvements:~~

- ~~a. Paved streets and alleys;~~
- ~~b. Sidewalks and internal walkways for all ages and abilities and bicycle facilities ((in commercial and retail areas));~~
- ~~c. Adequate parking for employees, business patrons, and ((business users)) residents;~~
- ~~d. Safe and comfortable access to transit centers and frequent transit corridors;~~
- ~~e. Landscaping along or within streets, sidewalks, and parking areas to provide an attractive appearance;~~
- ~~f. Street lighting and street trees;~~
- ~~((e-)) g. Adequate stormwater control, including curbs, gutters, and stormwater ((retention)) facilities;~~
- ~~((f-)) h. Public water supply;~~
- ~~((g-)) i. Public sewers;~~
- ~~((h-)) j. Controlled traffic access to arterials and intersections; and~~
- ~~((i-)) k. Where appropriate, ((in commercial areas,)) common facilities, such as shared streets, walkways, and waste disposal and recycling, with appropriate levels of landscaping.~~

~~((The design and construction quality of development in unincorporated urban areas should meet or exceed the quality in the area's designated annexation city.~~

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~~6. Residential Site Improvement Standards and Public Services~~

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~~The following policies govern King County land use regulations and functional plans that contain improvement standards for the review of proposed rezones, residential subdivisions, short subdivisions, multifamily buildings and construction permits.~~

~~U-142 Residential developments within the unincorporated urban area, including mobile home parks, shall provide the following improvements:~~

- ~~a. Paved streets (and alleys if appropriate), curbs and sidewalks, and internal walkways when appropriate;~~
- ~~b. Adequate parking and consideration of access to transit activity centers and transit corridors;~~
- ~~c. Street lighting and street trees;~~
- ~~d. Stormwater treatment and control;~~
- ~~e. Public water supply;~~
- ~~f. Public sewers; and~~
- ~~g. Landscaping around the perimeter and parking areas of multifamily developments.~~

~~The design and construction quality of development in unincorporated urban areas should meet or exceed the quality in the area's designated annexation city.~~

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~~U-143)) U-258 Common facilities with appropriate levels of landscaping, such as recreation space, internal walkways ((that provide convenient and safe inter- and intra-connectivity)), roads, parking (including secure bicycle parking), and solid waste and recycling areas, ((with appropriate levels of landscaping should be included in ((multifamily)) multiunit developments. Common ((A))areas ((of multifamily buildings that are~~

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open to the public)) (such as common hallways and elevators) shall be smoke-free and vapor-product free to the extent allowed by state and local regulations to avoid exposure to secondhand tobacco smoke and emissions from electronic smoking and vaping devices.

~~((Neighborhood recreation space and parks are important amenities for residents. The higher the density, the more essential such amenities become to a desirable living environment. If the site of a proposed development is large enough, a park site dedication or private park site can be required as a condition of a rezone, subdivision or site plan approval.~~

~~**U-144)) U-259 New residential developments should provide recreation space, community facilities, and neighborhood circulation for pedestrians and bicyclists access to transit where they exist or are planned. Recreation space shall be on-site and based on the size of the development(s shall be provided on-site)), except that in limited cases, fee payments for local ((level)) park and outdoor recreation needs may be accepted by King County.**~~

~~**((U-145 Recreation spaces located within a residential development, except those for elderly or other special needs populations, shall include a child's play area.**~~

~~**U-146)) U-260 Recreation spaces located in residential developments in the Urban Area should include amenities such as children's play areas, play equipment, open grassy areas, barbecues, benches, bicycle racks, trails, and picnic tables.**~~

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~~((D. Urban Planned Developments and Fully Contained Communities~~

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~~The Growth Management Act allows, within the designated Urban Growth Area, development of large land ownerships that may offer the public and the property owner opportunities to realize mutual benefits when such development is coordinated through the review process as an Urban Planned Development. Possible public benefits include greater preservation of public open space, proponent contributions to major capital improvement needs, diversity in housing types and affordability, and the establishment of the specific range and intensity of uses for the entire Urban Planned Development. A property owner and the public could benefit from the efficiency of combined hearings and land use decision making, as well as the establishment of comprehensive and consistently applied project-wide mitigations guiding the review of subsequent land use approvals.~~

~~**U-176 Sites for potential new Urban Planned Developments may be designated within the established Urban Growth Area to realize mutual benefits for the public and the property owner. Two Urban Planned Developments areas have been designated by the county: the Bear Creek Urban Planned Development area, comprised of the Redmond Ridge (formerly known as Northridge) Urban Planned Development; the Trilogy at Redmond Ridge (formerly known as Blakely Ridge) Urban Planned Development, and the Redmond Ridge East Urban Planned Development; and Cougar Mountain Village Urban Planned Development. Future Urban Planned Development sites in the Urban Growth Area shall be designated through a subarea planning process, or through a Comprehensive Plan amendment initiated by the property owner.**~~

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~~U-177 — The creation of Urban Planned Developments is intended to serve as a model for achieving a mix of uses, appropriate development patterns, and high quality design, as well as providing for public benefits that shall include:~~

- ~~a. Open space and critical areas protection;~~
- ~~b. Diversity in housing types and affordability;~~
- ~~c. Quality site design; and~~
- ~~d. Transit and nonmotorized transportation opportunities.~~

~~The Bear Creek Urban Planned Development area was first designated for urban development in 1989 in the Bear Creek Community Plan. The urban designation of this area under the Growth Management Act was established in the Countywide Planning Policies in 1992 and affirmed in 1994. The Bear Creek Urban Planned Development area was included in the Urban Growth Area designated in the 1994 King County Comprehensive Plan. Since the adoption of the 1994 Comprehensive Plan, both Redmond Ridge and Trilogy have been approved as Urban Planned Developments and King County has entered into development agreements governing the development of these sites. The legality of these development approvals was challenged and these legal challenges have been rejected. Therefore, these sites will be, and are being, developed at urban densities.~~

~~Through the adoption of the 2000 King County Comprehensive Plan update, King County reaffirmed its urban designation of the Bear Creek Urban Planned Development area. In addition to the reasons that led the County (and the region) to originally include this area within the County's Urban Growth Area, when the County adopted the 2000 update, it noted that: two sites within this area had been approved for urban development after the adoption of the original Growth Management Act Comprehensive Plan; significant infrastructure improvements had been made at these sites; and the ultimate development of these sites was proceeding in accordance with issued permit approvals. The existence of these urban improvements further supported a conclusion that this area is characterized by urban growth within the meaning of the Growth Management Act and was therefore appropriately included within the County's Urban Growth Area.~~

~~Since the county considered and adopted the 2000 update, significant development within the Bear Creek Urban Planned Development area has taken place. The Urban Planned Development permits approved by the county required the construction of infrastructure needed to support urban development of the Bear Creek Urban Planned Development area. Those infrastructure improvements have now been completed or are under construction. This includes sanitary sewer trunk lines and pump stations; water trunk lines, pump stations, and storage facilities; stormwater collection, detention, treatment and discharge facilities; other utilities; a park and open space system linked by trails; and required road improvements. In addition, King County has granted final plat approval for lots for more than 2,100 of the dwelling units approved by the Redmond Ridge and Trilogy Urban Planned Development permits and more than 1,600 of those dwelling units have been built, are under construction, or have been permitted. Furthermore, major community facilities and services such as the 18-hole golf course and clubhouse, the Redmond Ridge Community Center, and the retail center and grocery store have been completed or are under construction. All of these developments support the conclusion that the Redmond Ridge and Trilogy Urban Planned Development sites are now fully characterized by and irrevocably committed to urban growth, and the county therefore reaffirms its urban designation of the Bear Creek Urban Planned Development area.~~

~~The urban designation of the Bear Creek, now referred to as Redmond Ridge East, has an approved Urban Planned Development permit and a Fully Contained Community~~

1511 permit that authorized the urban development of Redmond Ridge East. Redmond
1512 Ridge East is served by the urban infrastructure that has already been constructed to
1513 serve the Redmond Ridge and Trilogy Urban Planned Development sites.
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1515 The county reaffirms its urban designation of the Redmond Ridge East for the following
1516 reasons: this site has always been treated by King County as part of the Bear Creek
1517 Urban Planned Development urban area; this site is adjacent to the urban development
1518 that has already occurred and that will continue to occur at Trilogy and Redmond Ridge;
1519 this site is located in relationship to the rest of the Bear Creek Urban Planned
1520 Development area so as to be appropriate for urban growth; and this site is an area that
1521 will be served by existing urban public facilities and services that have been provided in
1522 accordance with Trilogy and Redmond Ridge Urban Planned Development permit
1523 requirements.
1524

1525 The Growth Management Act allows counties to establish a process, as part of the
1526 Urban Growth Area designation, for reviewing proposals to authorize new Fully
1527 Contained Communities. Criteria for approval of Fully Contained Communities are
1528 contained in Revised Code of Washington (RCW) 36.70A.350. If a county establishes in
1529 its comprehensive plan a process for authorizing Fully Contained Communities, it must
1530 adopt procedures for approving Fully Contained Communities in its development
1531 regulations. King County has established a Fully Contained Community consisting of
1532 the Bear Creek Urban Planned Development area.
1533

1534 ~~**U-178** King County has established a Fully Contained Community. This one~~
1535 ~~area is designated through this Comprehensive Plan and is shown on~~
1536 ~~the Land Use Map as the urban planned community of the Bear Creek~~
1537 ~~Urban Planned Development area comprised of Trilogy at Redmond~~
1538 ~~Ridge, Redmond Ridge, and Redmond Ridge East Urban Planned~~
1539 ~~Development sites. Nothing in these policies shall affect the continued~~
1540 ~~validity of the approved Urban Planned Development permits for these~~
1541 ~~sites. This Fully Contained Community designation may be~~
1542 ~~implemented by separate or coordinated Fully Contained Community~~
1543 ~~permits.~~
1544

1545 ~~**U-179** The population, household, and employment growth targets and~~
1546 ~~allocations for the county's Urban Growth Area in this plan include the~~
1547 ~~Bear Creek Urban Planned Development area. Accordingly, the~~
1548 ~~requirements in Revised Code of Washington 36.70A.350(2) that the~~
1549 ~~county reserve a portion of the 20-year population projection for~~
1550 ~~allocation to new Fully Contained Communities has been satisfied.~~
1551

1552 ~~**U-180** The review and approval process for a Fully Contained Community~~
1553 ~~permit shall be the same as that for an Urban Planned Development~~
1554 ~~permit, except the following additional criteria shall be met, pursuant~~
1555 ~~to the provisions of RCW 36.70A.350:~~
1556 ~~a. New infrastructure (including transportation and utilities~~
1557 ~~infrastructure) is provided for and impact fees are established and~~
1558 ~~imposed on the Fully Contained Community consistent with the~~
1559 ~~requirements of RCW 82.02.050;~~
1560 ~~b. Transit-oriented site planning and traffic demand management~~
1561 ~~programs are implemented in the Fully Contained Community.~~
1562 ~~Pedestrian, bicycle, and high occupancy vehicle facilities are given~~
1563 ~~high priority in design and management of the Fully Contained~~
1564 ~~Community;~~
1565 ~~c. Buffers are provided between the Fully Contained Community and~~
1566 ~~adjacent non-Fully Contained Community areas. Perimeter buffers~~
1567 ~~located within the perimeter boundaries of the Fully Contained~~
1568 ~~Community delineated boundaries, consisting of either landscaped~~

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- ~~areas with native vegetation or natural areas, shall be provided and maintained to reduce impacts on adjacent lands;~~
- ~~d. A mix of uses is provided to offer jobs, housing, and services to the residents of the new Fully Contained Community. No particular percentage formula for the mix of uses should be required. Instead, the mix of uses for a Fully Contained Community should be evaluated on a case-by-case basis, in light of the geography, market demand area, demographics, transportation patterns, and other relevant factors affecting the proposed Fully Contained Community. Service uses in the Fully Contained Community may also serve residents outside the Fully Contained Community, where appropriate;~~
- ~~e. Affordable housing is provided within the new Fully Contained Community for a broad range of income levels, including housing affordable by households with income levels below and near the median income for King County;~~
- ~~f. Environmental protection has been addressed and provided for in the new Fully Contained Community, at levels at least equivalent to those imposed by adopted King County environmental regulations;~~
- ~~g. Development regulations are established to ensure urban growth will not occur in adjacent nonurban areas. Such regulations shall include but are not limited to: rural zoning of adjacent Rural Areas; Fully Contained Community permit conditions requiring sizing of Fully Contained Community water and sewer systems so as to ensure urban growth will not occur in adjacent nonurban areas; and/or Fully Contained Community permit conditions prohibiting connection by property owners in the adjacent Rural Area (except public school sites) to the Fully Contained Community sewer and water mains or lines;~~
- ~~h. Provision is made to mitigate impacts of the Fully Contained Community on designated agricultural lands, forest lands, and mineral resource lands; and~~
- ~~i. The plan for the new Fully Contained Community is consistent with the development regulations established for the protection of critical areas by King County pursuant to RCW 36.70A.170.~~

~~For purposes of evaluating a Fully Contained Community permit the following direction is provided: The term "fully contained" is not intended to prohibit all interaction between a Fully Contained Community and adjacent lands but to limit impacts on adjacent lands and contain them within the development site as much as possible. "Fully contained" should be achieved through the imposition of development conditions that limit impacts on adjacent and nearby lands and do not increase pressures on adjacent lands for urban development. "Fully contained" is not intended to mandate that all utilities and public services needed by an urban population both start and end within the property (since sewer, water, power, and roads, are of such a nature that the origin and/or outfall cannot reasonably exist within the property boundaries), but that the costs and provisions for those utilities and public services that are generated primarily by the Fully Contained Community (schools, police, parks, employment, retail needs) be reasonably accommodated within its boundaries and not increase pressure for more urban development on adjacent properties.~~

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~~F. Eastside Rail Corridor~~

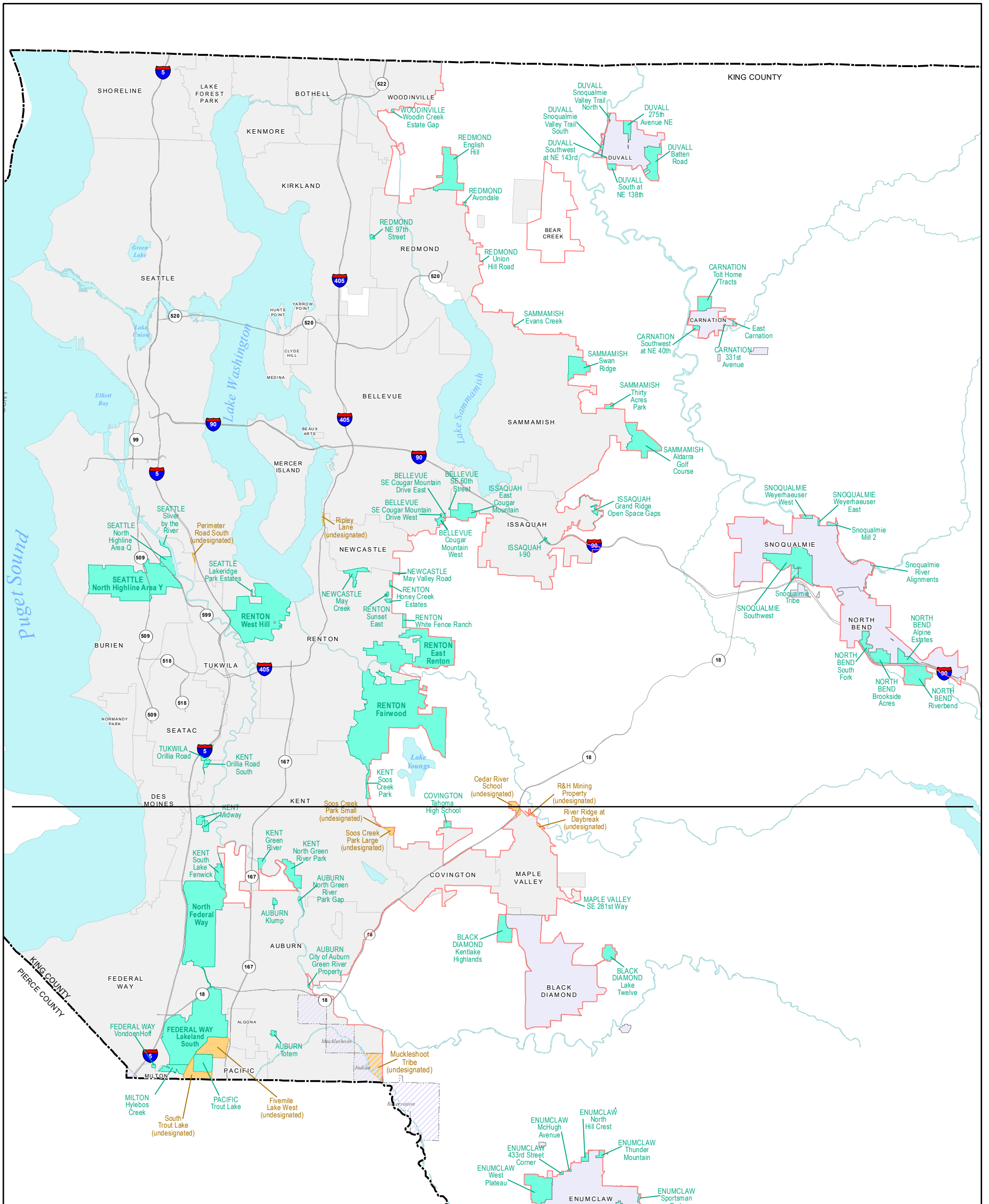
~~The Eastside Rail Corridor is a former freight-rail facility railbanked under the National Trails System Act, 16 USC 1247(d), extending approximately 19 miles on its mainline from Renton to Woodinville with an approximately seven-mile "spur" extending from~~

1626 Woodinville to Redmond. King County, the cities of Redmond and Kirkland, Sound
1627 Transit, and Puget Sound Energy have acquired Burlington Northern Santa Fe Railway's
1628 (BNSF) property interests in the Eastside Rail Corridor and have established a shared
1629 policy goal of dual use (recreational trail and public transportation), supporting mobility
1630 through transit, nonmotorized and active transportation, including access to transit
1631 outside the corridor, consistent with its federal railbanked status. The owners share
1632 other multiple objectives for the corridor, including accommodating utilities, parks,
1633 recreation and cultural amenities, and encouraging equitable access to these facilities,
1634 and to housing and jobs, in support of economic opportunity for all King County
1635 residents.

1636
1637 ~~U-191 — King County shall collaborate with all Eastside Rail Corridor owners,~~
1638 ~~adjacent and neighboring jurisdictions, and other interested and~~
1639 ~~affected parties in support of achieving a vision for the corridor that~~
1640 ~~includes dual use (recreational trail and public transportation) and~~
1641 ~~supports multiple objectives, consistent with federal railbanking.~~

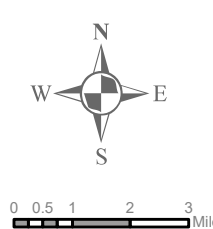
1642
1643 ~~U-192 — King County shall identify and implement actions that support~~
1644 ~~development of the Eastside Rail Corridor to include dual use~~
1645 ~~(recreational trail and public transportation), consistent with federal~~
1646 ~~railbanking, and to achieve multiple objectives, such as actions to~~
1647 ~~include property management and maintenance, service and capital~~
1648 ~~planning and improvements, community and stakeholder engagement,~~
1649 ~~securing funding to implement priority activities, and other actions.~~

1650
1651 ~~U-193 — King County shall work within all appropriate planning venues and~~
1652 ~~processes to integrate the Eastside Rail Corridor into land use plans,~~
1653 ~~transportation system plans, trail system plans, utility plans, and other~~
1654 ~~plans, including significant capital projects or plans that affect and~~
1655 ~~relate to dual use (recreational trail and public transportation);~~
1656 ~~consistent with federal railbanking, and achieving multiple objectives~~
1657 ~~for the corridor.))~~



**King County's
Urban Potential Annexation Areas and
City in Rural Area Potential Annexation Areas**
King County Comprehensive Plan, 2020
Chapter 2, Urban Communities

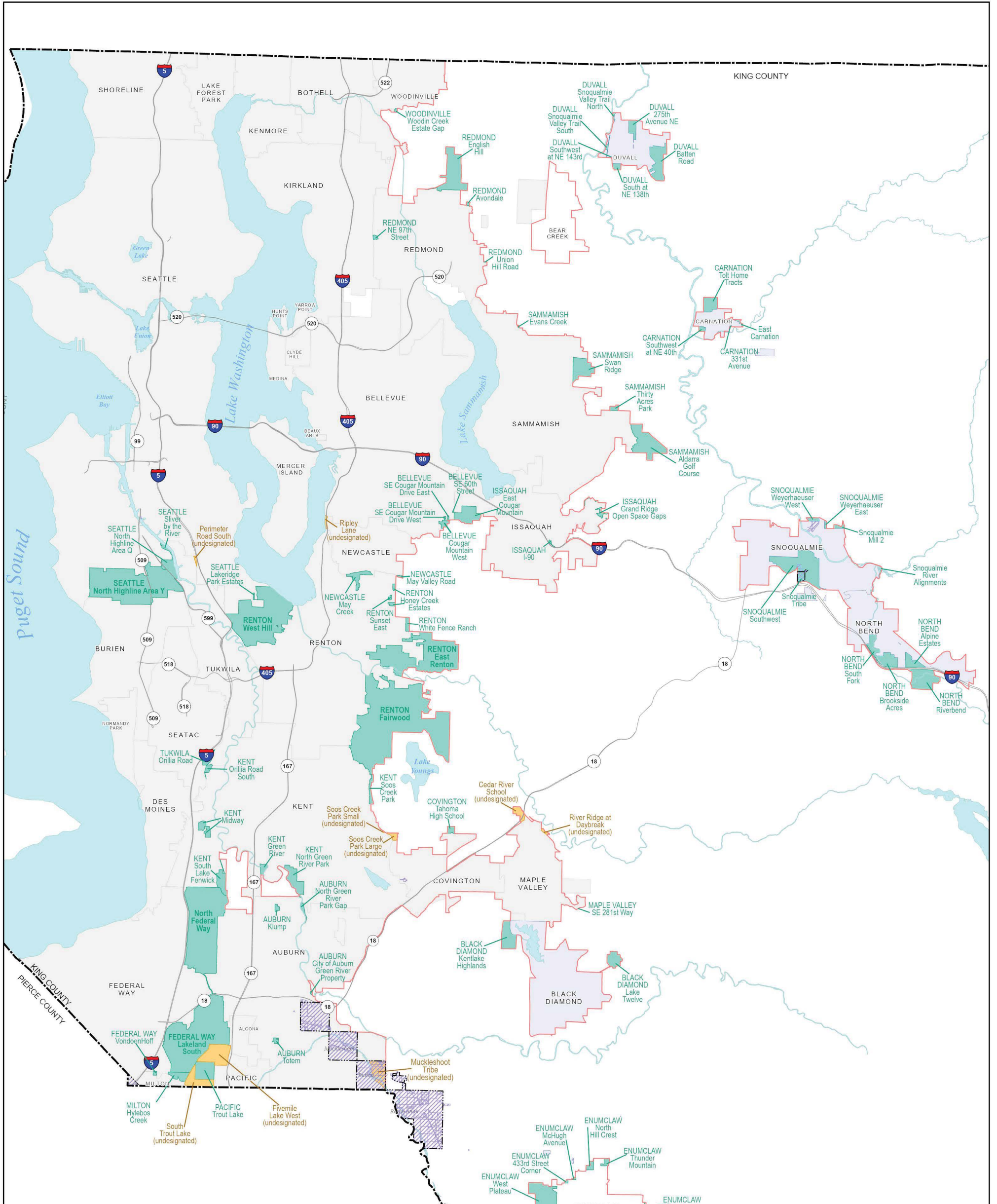
- Designated City PAAs
- Undesignated PAAs
- Incorporated City
- City in Rural Area
- Urban Growth Area Boundary



Data Sources:
King County Office of Performance, Strategy and Budget
Regional Planning Section

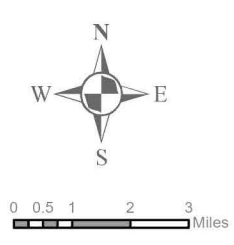
Notes:
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**King County's
Urban Potential Annexation Areas and
City in Rural Area Potential Annexation Areas**
King County Comprehensive Plan, 2024
Chapter 2, Urban Communities

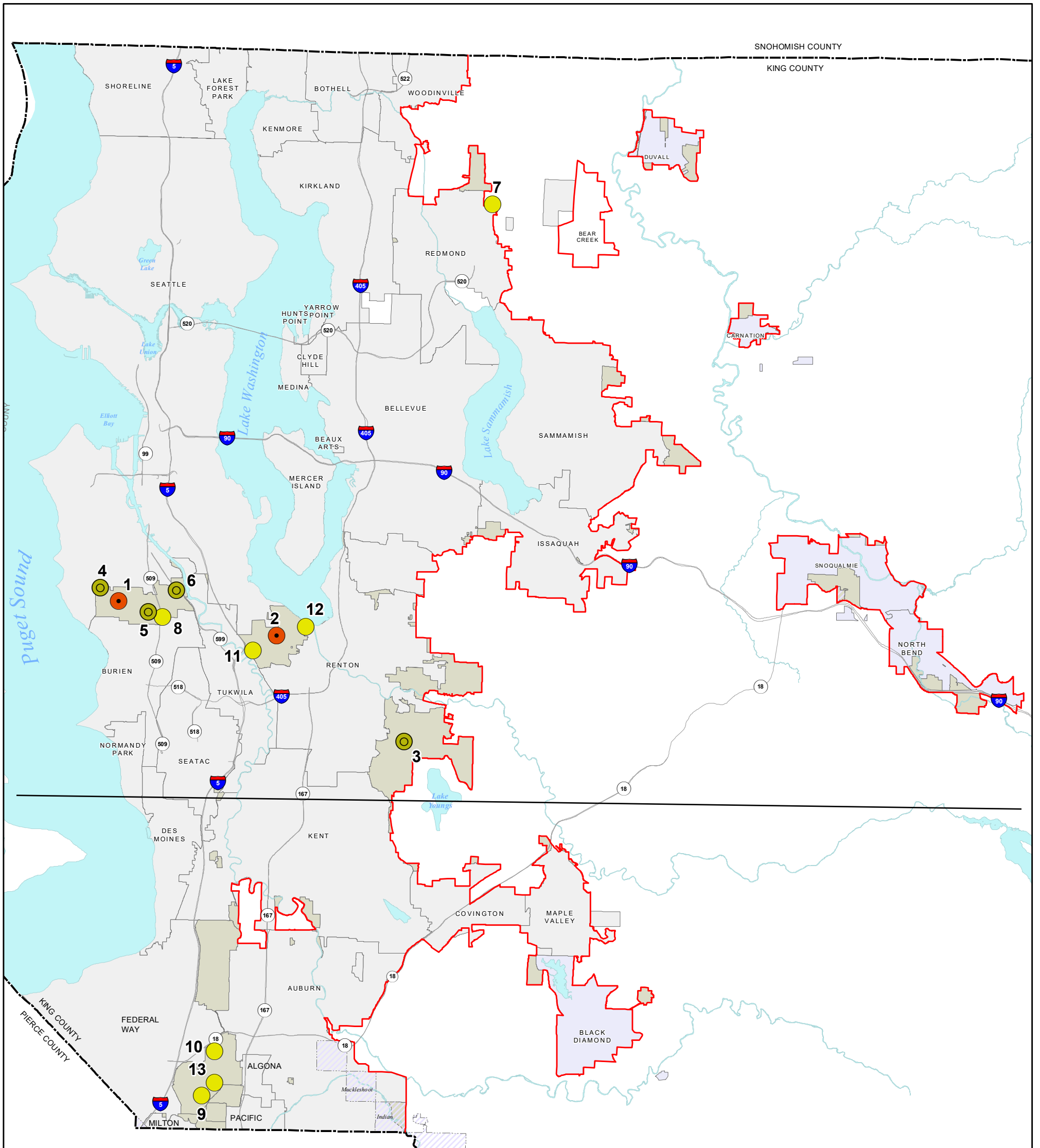
- Designated City PAAs
- Undesignated PAAs
- Urban Growth Area Boundary
- King County Boundary
- Incorporated City
- City in Rural Area
- Indian Reservation Boundary
- Indian Trust Land



Data Sources:
King County Department Local Services
Office of Performance, Strategy and Budget

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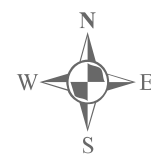


URBAN CENTERS 2022

King County Comprehensive Plan, 2022
Chapter Two, Urban Communities

- Unincorporated Activity Center
- 1** White Center
- 2** Skyway
- Community Business Centers
- 3** Fairwood
- 4** Roxhill
- 5** Top Hat
- 6** Glendale
- Neighborhood Business Centers
- 7** Avondale Corner
- 8** Beverly Park
- 9** Jovita
- 10** Lake Geneva
- 11** Martin Luther King Jr. Way/60th Ave.-64th Ave. S
- 12** Rainier Ave. S/S. 114th St.-S. 117th St.
- 13** Spider Lake

- Incorporated City
- Potential Annexation Areas
- City in Rural Area
- Tribal Lands
- Urban Growth Area Boundary
- King County Boundary
- Freeways



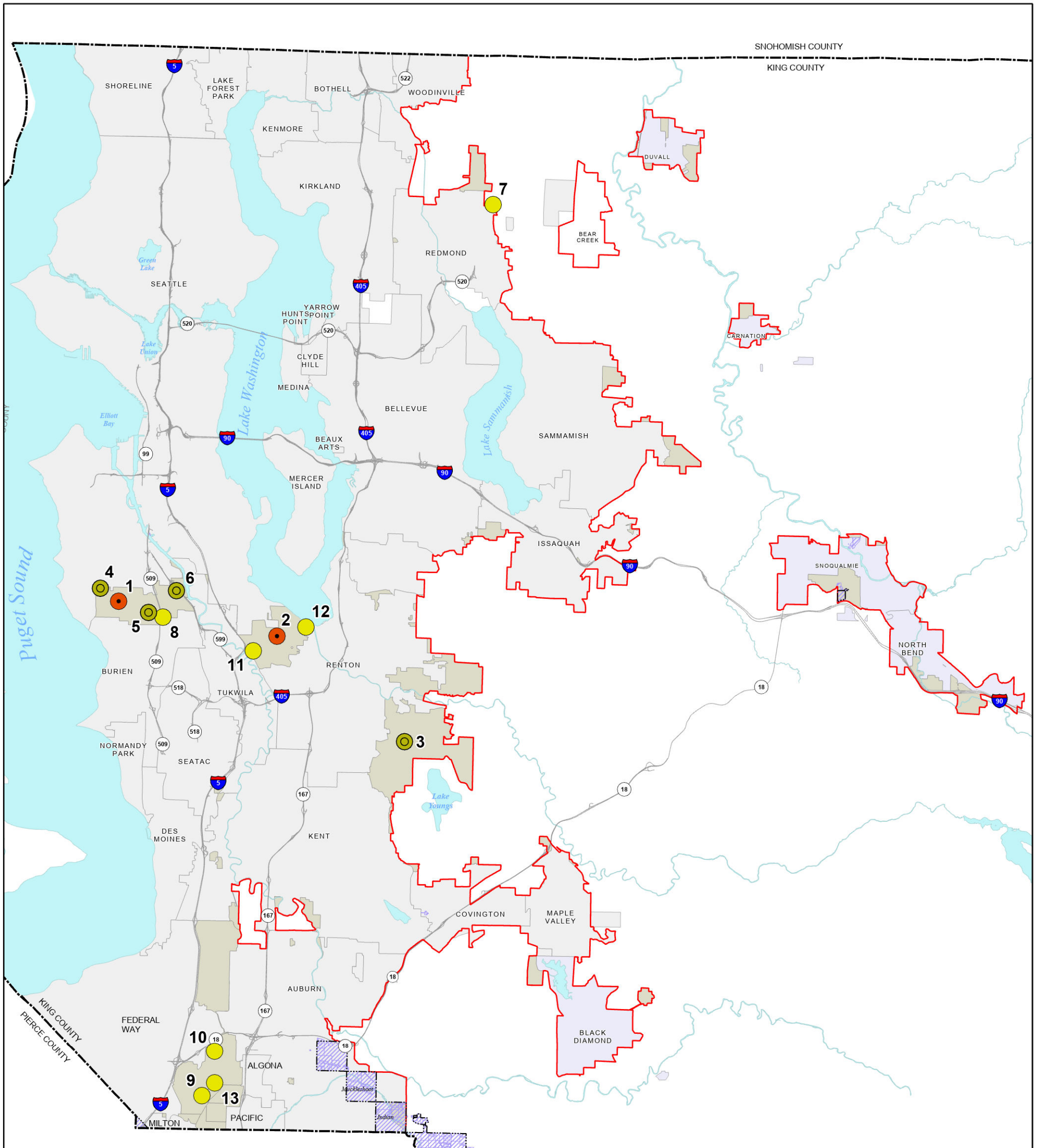
0 0.5 1 2 3 Miles



Data Sources:
King County Department of Local Services, Permitting Division

Notes:
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Date: 4/4/2022
amicklow



COUNTYWIDE AND LOCAL CENTERS IN UNINCORPORATED KING COUNTY

King County Comprehensive Plan, 2024
Chapter Two, Urban Communities

- Unincorporated Activity Center
- 1 White Center
- 2 Skyway
- Community Business Centers
- 3 Fairwood
- 4 Roxhill
- 5 Top Hat
- 6 Glendale
- Neighborhood Business Centers
- 7 Avondale Corner
- 8 Beverly Park
- 9 Jovita
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- Incorporated City
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- City in Rural Area
- Indian Reservation Boundary
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Data Sources:
King County Department Local Services
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A scenic rural landscape featuring a large, rugged mountain range in the background, partially covered in dense green forest. In the middle ground, a wooden barn with a corrugated metal roof stands amidst more trees. The foreground is dominated by a lush, green vegetable garden with various leafy plants. A person is visible in the distance on the left side of the frame.

CHAPTER 3

**RURAL AREA((S)) AND
NATURAL RESOURCE
LANDS**

1 ((



2

3

4

Rural King County is an essential part of the County's rich diversity of communities and lifestyle choices, encompassing landscapes of scenic and great natural beauty. This chapter sets forth the County's intent and policies to ensure the conservation and enhancement of rural communities and natural resource lands.

5

6

In addressing these Rural Area needs, this chapter also comprises the rural land use designations, such as Rural Area, Rural Neighborhood Commercial Centers, and Rural Towns. It also addresses the designated Natural Resource Lands, which include lands designated Agriculture, Forest, or Mining on the Land Use Map.))

I. Introduction

~~((1. Growth Management Act Goals, Elements, and Requirements))~~

The "Rural Area History and Character," "Rural Area Geography," "Rural Densities and Development," and "Rural Commercial centers" ((S))sections ((I through V)) of this chapter satisfy the Growth Management Act's mandatory rural element by designating Rural Area lands ((in order)) to limit development and prevent sprawl, by permitting land uses that are supportive of and compatible with the rural character established in the King County Countywide Planning Policies, and by providing for a variety of rural densities. These sections also satisfy the mandatory land use element by indicating the population densities that are appropriate for the Rural Area. The policies in these sections also encourage natural resource-based industries and uses in the Rural Area as required by the Growth Management Act.

The "Natural Resource Lands" ((S))section ((VI)) of this chapter satisfies ((Growth Management Act Goal 8 to maintain and enhance natural resource-based industries;)) the Revised Code of Washington 36.70A.170 requirement to designate Natural Resource Lands; and the Revised Code of Washington 36.70A.080 optional conservation element by conserving Natural Resource Lands.

Preserving rural King County plays a key role in ensuring a continuing variety of landscapes, maintaining the diverse communities that often portray the county's rural ((legacy)) history and character, and supporting the evolving rural economic opportunities for the county and its residents. The rural landscape is characterized by extensive forests and farm lands, free-flowing rivers and streams that provide high-quality habitat for fish and wildlife, and a mixture of housing types along with small commercial enterprises and business hubs. The Rural Area(s) and rural-based economies contribute to the range of choices and enhance the quality of life ((of)) for all county residents. ((The Growth Management Act and the King County Strategic Plan envision different landscapes, infrastructure, and level of services for urban and rural communities.)) King County is committed to sustaining rural economic clusters and rural character.

Traditional rural economic activities have evolved over the decades as residents have responded to changing markets and the expansion of urban areas. Large-scale, commercial forestry and mining have been and continue to be the traditional land uses in the eastern half of King County. Farming continues in the prime soils found in the river valleys and on the Enumclaw Plateau. Although certain historically prevalent types of agriculture such as hops farming have disappeared, and the number of dairy farms has declined, today's farmers are exploring new crops, value-added products, and creative direct marketing. County residents raise livestock, such as poultry, cattle, sheep, ((Hamas, alpacas, and buffalo)), hogs, and goats. Equestrian activities, including breeding, training, boarding, and recreation, have become a more significant part of the rural economy. The types of businesses now locating in the Rural Towns and Rural Neighborhood Commercial Centers and those being developed as home-based businesses have also responded to these changes in the county, and in the commercial market((-))place.

~~((The glacial soils and terrain that give King County its natural beauty also create significant environmentally critical areas, such as steep, erodible slopes, wetlands and groundwater recharge areas. Maintenance of tree cover, natural vegetation and wetlands are critical to the continued functioning of the ecosystem and preservation of rural character. The interplay of forest cover, soils and water are essential to watershed~~

60 health, ensuring adequate unpolluted groundwater recharge, stormwater runoff flow
61 control and pollution reduction, carbon sequestration and habitat functions.))

62
63 Conserving the Rural Area((s)) and Natural Resource Lands in King County is integral to
64 providing diversity in lifestyle choices; sustaining farming((,-livestock,)) and forestry
65 economies; protecting environmental quality and wildlife habitat; providing recreation
66 opportunities; and maintaining a link to the county's resource-based heritage.

67 ~~2. — Equity and Social Justice Initiative~~

68 It is the county's goal to consider Equity and Social Justice in its planning, project
69 development and local government service delivery throughout the Rural Area and
70 Natural Resource Lands. Policies consistent with the county's Environmental and Social
71 Justice Initiative in this chapter are related to local service delivery, natural resources,
72 food systems and economic development determinants, respectively.

73
74 In its role as a local government in the unincorporated area, King County is committed
75 to work to reduce inequities and provide opportunities by incorporating the values of
76 the county's Equity and Social Justice work into the daily practice of developing policies
77 and programs, making funding decisions and delivering services.

78
79 Policies in this chapter also support healthy built and natural environments by
80 protecting Natural Resource Lands from development and ensuring a mix of land uses
81 that support rural jobs, natural resource-based businesses and conserved open spaces
82 that provide environmental services such as clean air, clean water and wildlife habitat.
83 Agricultural policies support local food systems and provide access to affordable,
84 healthy, and culturally appropriate foods for county residents. Agricultural policies in
85 this chapter that implement the county's 2015 Local Food Initiative address the need to
86 bring additional land into food production, to improve access to technical and financial
87 resources for farmers that need them, and make local food more accessible in
88 underserved communities.

89
90 Additional policies related to economic development in the agriculture and forestry
91 sectors are located in Chapter 10, Economic Development.

92
93 The King County Rural Forest Commission and Agriculture Commission advise the
94 county on the development and implementation of strategies, programs, policies and
95 regulations that affect rural communities and resource lands. The members of these
96 advisory boards are chosen to represent the diverse interests of affected rural residents
97 and business owners.

98 ~~3. — Rural Area and Communities))~~

99 Throughout this chapter and elsewhere the Comprehensive Plan, references are made
100 to the "Rural Area" and to "Natural Resource Lands." This terminology aligns with two of
101 the three geographies delineated in the Growth Management Act: the Urban Growth
102 Area, the Rural Area, and Natural Resource Lands.

- 103 • The "Rural Area" (capitalized) is a geography that includes the Rural Area (ra) land
104 use designation and Rural Area (RA) zoning classifications. The Rural Area
105 geography also includes other zoning classifications and land use designations on
106 properties that are also located outside of the Urban Growth Area and Natural
107 Resource Lands, such as Rural Towns and Rural Neighborhood Commercial
108 Centers.
- 109 • If only the Rural Area land use designation (ra) or Rural Area zoning (RA) are meant,
110 the words "land use designation" or "zone" (or equivalent term) will be included,
111 respectively.

- 112 • "Natural Resource Lands" (capitalized) are a separate geography from the Rural
113 Area and include lands of long-term commercial significance that are required to be
114 designated and protected under the Growth Management Act, such as Agricultural
115 Production Districts, Forest Production Districts, and Mineral lands.
- 116 • There are also other, non-designated resource lands (lower-case) that are not of
117 long-term commercial significance that occur in the Rural Area geography.
- 118 • The term "rural" (lower-case), such as in "rural character" or "rural history," can apply
119 to both the Rural Area and Natural Resource Lands geographies.

120
121 Refer to the Glossary for more information about how these terms are used in the
122 Comprehensive Plan.

123
124 ~~((Understanding and c))~~ Conserving the unique characteristics of the Rural Area and
125 ~~((each of the county's distinct rural communities))~~ Natural Resource Lands will help King
126 County retain its rural character and ((it's)) its agricultural, forestry, and mining heritage.

127
128 King County's Rural Area, including communities such as the Hobart Plateau, Vashon-
129 Maury Island, the Snoqualmie Valley, and the Enumclaw Plateau, ~~((are))~~ is characterized
130 by low density residential development, farms, ranches, forests, watersheds crucial for
131 both fisheries and flood hazard management, mining areas, ~~((small cities and towns,))~~
132 historic sites and buildings, archaeological sites, and regionally important recreation
133 areas. These rural uses complement and support the more extensive resource uses in
134 the ~~((designated))~~ Natural Resource Lands. The location of the Rural Area between the
135 Urban Growth Area and the ~~((designated))~~ Natural Resource Lands helps to protect
136 commercial agriculture and timber from incompatible uses.

137
138 Designation and conservation of the Rural Area supports and sustains rural communities
139 and rural character as valued parts of King County's diversity. It also provides choices in
140 living environments; maintains a link to King County's heritage; allows farming ~~((;~~
141 ~~livestock uses,))~~ and forestry to continue; and helps protect environmental quality and
142 ~~((sensitive resources))~~ critical areas, such as groundwater recharge areas and
143 watersheds crucial for both fisheries and flood hazard management. Rural King County
144 also acts to enhance urban areas by providing ~~((a safe and reliable local food source,))~~
145 nearby open spaces and parks for a variety of recreation and tourism opportunities,
146 ~~((and))~~ as well as educational opportunities to explore current and ~~((historic))~~ historical
147 agricultural and forestry practices.

148
149 ~~((The purpose of the zoning and land use designations in the Rural Area is to provide~~
150 ~~services and limited goods that satisfy rural residents' and local businesses' daily needs.~~

152 ~~4. Resource Lands))~~

153 The growing, ~~((harvest))~~ harvesting, extraction, processing, and use of products from
154 ~~((the))~~ Natural Resource Lands play an important role in King County's economy by
155 providing jobs and products for local use and export. Agricultural and forest lands also
156 provide scenic views, links to King County's cultural heritage, and environmental
157 benefits such as wildlife habitat, improvements in air and water quality, food security, a
158 climate-resilient ecosystem, and carbon sequestration. In large measure, King County's
159 quality of life is dependent upon the thoughtful planning and sound management of
160 these lands to ensure their long-term conservation and productive use.

161
162 ~~((The population growth in the Puget Sound Region since 1945 has resulted in the~~
163 ~~conversion of agricultural and forest lands to other uses, and the reduction of mining~~
164 ~~opportunities. The natural resource land base has diminished for many reasons, among~~
165 ~~them the demand for more land for urban land uses, fragmentation of large acreages~~

166 into rural residential properties, loss of infrastructure such as local processing facilities
167 for resource-based industries, and the high cost of land. Since 1994, when King County
168 designated its Resource Lands of long term significance under Growth Management
169 Act, it has been much more successful in retaining these areas.

170
171 Section VI contains King County's strategy for conservation of these valuable resource
172 lands and for encouraging their productive and sustainable management. The strategy
173 consists of policies to guide planning, incentives, education, and regulation. Although
174 Section VI focuses on the designated Resource Lands of long term commercial
175 significance, many of the policies are applicable to farm, forest and mineral lands in the
176 Rural Area as well.)
177

178 II. ~~((Rural Area))~~ Rural History and 179 Character

180 A. Rural ~~((Legacy))~~ History and Communities

181 King County's rural ~~((legacy))~~ history and character is found in ~~((the rich history of))~~ its
182 rural communities ~~((and continues today))~~, in the preservation of the county's historic,
183 cultural, ecological, and archaeological sites, and ~~((to))~~ in its rich and varied forestry,
184 agricultural, and mining heritage. ~~((The))~~ Development of railroads played a significant
185 role in the ~~((historic))~~ historical growth and development of the county~~((, its legacy))~~ that
186 is still seen in tourism opportunities in the Cities in the Rural Area such as Skykomish and
187 Snoqualmie. Historic barns and farmhouses are found throughout the agricultural areas
188 of the county. A few commercial-scale ~~((lumber))~~ saw-mills influenced the development
189 of communities, such as ~~((the Rural Commercial Neighborhood Center of))~~ in Preston,
190 ~~((where the mill site is still in existence and historic photos adorn the walls of the~~
191 ~~community center. Chapter 7, Parks Open Space and Cultural Resources of this~~
192 ~~Comprehensive Plan provides the direction and policies for preserving the county's~~
193 ~~rural heritage. The policies that relate to conserving the farms and forests in King~~
194 ~~County are discussed in sections II and VI of this chapter))~~ which was active from 1896 to
195 1990 and is now preserved as part of Preston Mill Park.

196
197 **R-101 King County ~~((will))~~ shall continue to preserve and sustain its rural**
198 **~~((legacy))~~ history, character, and communities through programs and**
199 **partnerships that support, preserve, and sustain its historic, cultural,**
200 **ecological, agricultural, forestry, and mining heritage through**
201 **collaboration with Indian tribes, local and regional preservation and**
202 **heritage programs, community groups, rural residents, and business**
203 **owners including forest and farm owners, ~~((rural communities, towns,~~**
204 **and c))Cities in the Rural Area, and other interested ~~((stakeholders))~~**
205 **parties.**

206 B. Rural Character

207 ~~((The Growth Management Act requires the protection of traditional rural activities and~~
208 ~~rural character.))~~ King County is committed to protecting rural character and recognizes
209 that each of its rural communities has distinct and unique characteristics. These
210 communities vary depending on settlement and economic history, geography, and
211 distance from the urbanizing areas of the region. For example, residents of Vashon-
212 Maury Island, accessible ~~((only))~~ mainly by ferry~~((, sea or air))~~, enjoy an island~~(('s leisurely~~
213 ~~and scenic))~~ lifestyle with marine recreational activities. Residents of the hilly gorge
214 region around Black Diamond enjoy numerous recreational opportunities. There are
215 small communities throughout rural King County, such as Hobart and Cumberland, each

216 with its own unique history and lifestyle. Other communities with rich rural heritages,
217 such as Old Maple Valley, are in transition as development of land in and adjacent to the
218 areas is occurring. In the Snoqualmie Valley, farming is still the mainstay, while further
219 east, the Town of Skykomish has a significant railroad and forestry history.

220
221 Population growth in Puget Sound communities affects rural character everywhere in
222 the region. ~~((King County was once firmly rooted in agriculture, forestry and mining;
223 However, w))~~With regional growth both the rural economy and the rural population are
224 changing, as are the expectations of some rural residents for ~~((c))~~County services. Some
225 residents are more accustomed to independent lifestyles focused around resource uses
226 such as farming~~((, dairying, keeping of livestock,))~~ or forestry. Other residents and
227 visitors can be surprised by the sights, sounds, and smells associated with rural living;
228 and can be accustomed to higher levels of service and facilities than are traditionally
229 provided in the Rural Area. One of the challenges facing the ~~((c))~~County is to provide
230 for a diversity of lifestyle choices while providing public services at rural levels. ~~((As the
231 county recognizes a profound difference between the nature and character of
232 unincorporated rural King County as compared to the urban areas, it is the intent of the
233 county to continue to provide services at established rural levels that support and help
234 maintain rural character.~~

235 ~~C.~~ Public Engagement

236 ~~In order to implement its goals, objectives, and strategies for broader public
237 engagement, King County has created several Community Service Areas that
238 encompass all of unincorporated King County, including areas without representation
239 by any Unincorporated Area Council. The Community Service Areas provide a conduit
240 for greater participation by all residents in unincorporated King County and increase
241 opportunities for residents to inform county decisions relating to programs and capital
242 projects within each Community Service Area.)~~

243 III. Rural Area ~~((Designation))~~ Geography

244 A.~~((Rural Area Designation Criteria))~~ Designation of 245 the Rural Area Geography

246 The Rural Area ~~((designation))~~ in King County represents the multi-use nature of rural
247 lands, including working farms and forests, livestock uses, home-based businesses and
248 housing. The sustainability and enhancement of these areas and their underlying
249 economic health is critical to the range of lifestyle choices available in King County. It is
250 a fundamental objective of the King County Comprehensive Plan to maintain the
251 character of its designated Rural Area. The Growth Management Act specifies that the
252 rural element of comprehensive plans include measures that apply to rural
253 development and protect the rural character of the area (Revised Code of Washington
254 36.70A.070. The Growth Management Act defines rural character as it relates to land
255 use and development patterns (Revised Code of Washington 36.70A.030). Rural
256 development can consist of a variety of uses that are consistent with the preservation of
257 rural character and the requirements of the rural element. In order to implement the
258 Growth Management Act, it is necessary to define the development patterns that are
259 considered rural, historical, or traditional and do not encourage urban growth or create
260 pressure for urban facilities and service.

261
262 The criteria set forth in this section were used to draw the boundaries of the Rural Area
263 designated by this plan.
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R-201

~~((It is a fundamental objective of the King County Comprehensive Plan to maintain the character of its designated Rural Area. The Growth Management Act specifies the rural element of comprehensive plans include measures that apply to rural development and protect the rural character of the area (Revised Code of Washington 36.70A.070(5). The Growth Management Act defines rural character as it relates to land use and development patterns (Revised Code of Washington 36.70A.030(15). This definition can be found in the Glossary of this Plan.)) Rural development can consist of a variety of uses that are consistent with the preservation of rural character and the requirements of the rural element. In order to implement Growth Management Act, it is necessary to define the development patterns that are considered rural, historical or traditional and do not encourage urban growth or create pressure for urban facilities and service.~~

~~Therefore,)) King County's land use regulations and development standards shall protect and enhance the following attributes associated with rural character and the Rural Area:~~

- ~~a. The natural environment, particularly as evidenced by the health of wildlife and fisheries (especially salmon and trout), aquifers used for potable water, surface water bodies including Puget Sound and natural drainage systems and their riparian ((corridors)) areas;~~
- ~~b. Commercial and noncommercial farming, forestry, fisheries, mining, home((-))occupations, and home industries;~~
- ~~c. Historic resources, historical character, and continuity important to local communities, as well as archaeological and cultural sites important to Indian tribes;~~
- ~~d. Community small-town atmosphere, safety, and locally((-))-owned small businesses;~~
- ~~e. Economically and fiscally healthy Rural Towns and Rural Neighborhood Commercial Centers with clearly defined identities compatible with adjacent rural, agricultural, forestry, and mining uses;~~
- ~~f. Regionally significant parks, trails, and open space for all King County residents;~~
- ~~g. A variety of low-density housing choices compatible with adjacent farming, forestry, and mining and not needing urban facilities and services;~~
- ~~h. Traditional rural land uses of a size and scale that blend with ((historic)) historical rural development; and~~
- ~~i. Rural uses that do not ((include)) primarily ((urban-serving facilities)) serve the urban area.~~

R-202

~~The Rural Area geography shown on the ((King County Comprehensive Plan)) Land Use Map shall include areas that are rural in character and ((meet one or more of the following criteria)) that:~~

- ~~a. Have ((⊖))opportunities ((exist)) for significant commercial or noncommercial farming and forestry (large-scale farms and forest lands are designated as Natural Resource Lands);~~
- ~~b. ((The area will h))Help buffer nearby Natural Resource Lands from conflicting urban uses;~~
- ~~c. ((The area is)) Are contiguous to other lands in the Rural Area, Natural Resource Lands, or large, predominantly ((environmentally)) critical areas;~~
- ~~d. ((There are)) Have major physical barriers to providing urban services at reasonable cost, or ((such areas)) that will help foster more logical boundaries for urban public services and infrastructure;~~

- e. ~~((The area is))~~ **Are not needed for the foreseeable future that is well beyond the 20-year forecast period to provide capacity for population or employment growth;**
- f. ~~((The area has))~~ **Have outstanding scenic, historic, environmental, resource, or aesthetic values that can best be protected by a rural designation; or**
- g. ~~Have ((S))significant ((environmental constraints))~~ **critical areas that make the area generally unsuitable for intensive urban development.**

The Rural Area geography is generally located east of the Urban Growth Area, with the exception of the entirety of Vashon-Maury Island. Within the Rural Area, three land use categories are primarily applied:

- Rural Area (encompassing the Rural Area-2.5, Rural Area-5, Rural Area-10, and Rural Area-20 zones), allowing a range of low-density residential developments, forestry, farming, livestock uses, recreation, and a range of traditional rural uses;
- Rural Town, recognizing historical settlement patterns and allowing commercial uses to serve rural residents; and
- Rural Neighborhood Commercial Centers, allowing small-scale convenience services for nearby rural residents.

~~((While the Growth Management Act, the Countywide Planning Policies and King County's policies and regulations call for protecting the Rural Area by limiting housing densities, there are many other features in addition to density that characterize the Rural Area. Some of the most important features include integration of housing with traditional rural uses such as forestry, farming and keeping of livestock; protection of streams, wetlands and wildlife habitat; preservation of open vistas, wooded areas and scenic roadways, and availability of and reliance on minimal public services. King County is committed to maintaining these features as well, and the policies in this chapter call for continuing and expanding upon these efforts:))~~

R-203 ~~((King County's))~~ The Rural Area geography is considered to be permanent and shall not be redesignated to ((an)) be in the Urban Growth Area ((until reviewed pursuant to)) except when consistent with the Growth Management Act (Revised Code of Washington 36.70A.130((3)))). ((and)) the Countywide Planning Policies, and the Comprehensive Plan.

B. Forestry and Agriculture in the Rural ((King County)) Area Geography

~~((The Rural Area includes working farms and forests. These contribute to rural character, the diversity and self-sufficiency of local economies, and open space, wildlife habitat, flood hazard management, and environmental quality. However, Rural Area land in farm and forest use has diminished since 1985, mostly through the conversion of these lands to residential uses. Pressures to convert from resource use include the high land value for alternative uses and the encroachment of residential and other development that conflicts with the resource use:))~~

Although most of King County's agriculture and timber lands are within designated Agricultural and Forest Production Districts, there is a significant land base for agriculture and forestry in the Rural Area. King County has ~~((studied this land base, has))~~ mapped agricultural use(;) and ~~((has))~~ identified rural forest areas where forestry will be enhanced and protected. Efforts to conserve ~~((the))~~ forest(;) and farm(, and livestock))

375 uses are important and include training, technical assistance, and incentive programs
376 such as the Transfer of Development Rights Program (~~((as presented in Section III))~~)).
377

378 **R-204 Farming and forestry are vital to the preservation of rural King County**
379 **and should be encouraged throughout the Rural Area. King County**
380 **should encourage ~~((the retention of existing and establishment of~~**
381 **new)) rural resource-based uses, with appropriate site management**
382 **that protects habitat resources. King County's regulation of ~~((farming;~~**
383 **keeping of livestock,)) agriculture and forestry in the Rural Area should**
384 **be consistent with these guiding principles:**
385 **a. Homeowner covenants for new subdivisions and short subdivisions**
386 **in the Rural Area should not restrict farming and forestry;**
387 **b. Development regulations for resource-based activities should be**
388 **tailored to support the resource use and its level of impact;**
389 **c. Agricultural and silvicultural management practices should not be**
390 **construed as public nuisances when carried on in compliance with**
391 **applicable regulations, even though they may impact nearby**
392 **residences; and**
393 **d. County environmental standards for forestry and agriculture should**
394 **protect environmental quality, especially in relation to water and**
395 **fisheries resources, while encouraging forestry and farming.**
396

397 **R-205 Uses related to and appropriate for the Rural Area include those**
398 **relating to agriculture, forestry, mineral extraction, and fisheries, such**
399 **as the raising of livestock, growing of crops, ~~((creating))~~ creation of**
400 **value-added products, and sale of agricultural products; small-scale**
401 **~~((cottage))~~ home occupations and home industries; and recreational**
402 **and small-scale tourism uses that rely on a rural location.**
403

404 ~~((Most of the policies related to agriculture and forestry are found in the Resource Lands~~
405 ~~section (Section VI) of this chapter. Many of these policies are relevant to agriculture~~
406 ~~and forestry in the Rural Area as well as in the designated Agricultural and Forest~~
407 ~~Production Districts:~~

408
409 ~~The importance of farming and forestry to the Rural Area and Natural Resource Lands~~
410 ~~was first emphasized in the 1994 Comprehensive Plan. Subsequently, the county took~~
411 ~~steps to encourage the continuation of farm and forestry practices in the Rural Area and~~
412 ~~Natural Resource Lands, including developing a *Farm and Forest Report* in 1996. The~~
413 ~~report recommended a series of actions to protect the rural farm and forest land base as~~
414 ~~well as the practices of farming and forestry, including the provision of technical~~
415 ~~assistance to aid property owners in land management, outreach to owners of~~
416 ~~properties vulnerable to development, creating opportunities for property owners to~~
417 ~~sell their development rights, and seeking funding for public acquisition of rural~~
418 ~~properties that had an existing resource-based use. The report also recommended the~~
419 ~~continuation of the King County Agriculture Commission and the appointment of a Rural~~
420 ~~Forest Commission to review the impact of proposed regulations on rural forestry and~~
421 ~~recommend incentive programs.))~~

422 **1. Forestry**

423 ~~((Since 1996, King County has been actively implementing the recommendations of the~~
424 ~~*Farm and Forest Report* through the Forestry Program.))~~ Throughout the Rural Area,
425 King County encourages small -scale forestry and land stewardship through a variety of
426 ~~((land owner incentive)) landowner-focused and community -based programs. ~~((that))~~~~

427 These programs provide technical assistance and information to promote forest
428 stewardship that:
429 a. ~~((Promote forest stewardship through education and technical assistance programs,~~
430 ~~such as the Washington State University Extension Forest Stewardship Programs~~

~~((2016)) 2024 King County Comprehensive Plan - ((updated December 6, 2022)) Adopted TBD Attachment A to Ordinance ((18427, as amended by Ordinances 18623, 18810, 19034, 19146, and 19555)) xxxxx (Proposed Ordinance 2023-0440)~~

- ~~b. Provide technical assistance and information to landowner groups and community associations seeking to implement land/water stewardship, management of stormwater runoff, habitat restoration and management plans;~~
- ~~c. Create opportunities and incentives for voluntary, cooperative management of woodlots and open space currently in separate ownership;~~
- ~~d. Offer technical assistance and information to landowners who are interested in managing their forest for non-timber specialty forest products;~~
- ~~e. Explore opportunities for providing relief from special levies and assessments;~~
- ~~f. Conduct projects on King County park lands to demonstrate sustainable forestry practices;)) Improves forest health and climate resiliency, reduces wildfire risk, controls stormwater runoff, and improves wildlife habitat; and~~
- ~~((g.)) b. ((Provide education and assistance in the control of)) Controls noxious and invasive weeds, ((including information on)) through methods such as integrated pest management and protection of pollinators((in accordance with the best management practices established by the Environmental Protection Agency and Washington State Noxious Weed Control Board, and as implemented by the King County Noxious Weeds Program)).~~

~~The ((e))County encourages forest stewardship planning and active forest management as a means of reducing conversion of forestland to other uses, improving forest health and climate resiliency, increasing rural economic prosperity, increasing potential to sequester and store carbon, and reducing risks from wildfire. Hundreds of landowners have written forest stewardship plans and have enrolled in current use taxation programs, ((demonstrating)) which demonstrates a commitment to private forest management.~~

~~((The county has worked with the Rural Forest Commission to identify and propose changes to the King County Code to remove impediments to the implementation of forest stewardship plans. However, t))The small size of most rural forest properties presents ((another)) an obstacle to implementation of private forest stewardship plans. Because the volume of timber harvested at any one time is usually small, it is difficult for landowners to find forestry services or log buyers. Many contractors do not consider small sites to be forestland with potential management opportunities, and they have not developed the tools and skills to work with small sites. There is untapped potential for work to be done by the private sector on small private forestlands. Outreach to forestry consultants and labor contractors concerning the potential small lot forest market is needed. Continuing forestry technical assistance and cost share to landowners, who otherwise are unlikely to pursue management activities, will encourage active forest stewardship and rural economic development.~~

~~King County continues to explore ways to facilitate the harvest, utilization, and marketing of wood products grown in the Rural Area.~~

R-206 ~~((The)) King County shall prioritize conservation of forest land and forestry throughout the Rural Area ((shall remain a priority for King County)). Landowner property tax incentives, technical assistance, permit assistance, regulatory actions, and community-based education shall be used throughout the Rural Area to sustain the forest land base and forestry activities. King County should ensure that its regulations, permitting processes, and incentive programs facilitate and encourage active forest management and implementation of forest stewardship plans.~~

~~((The Forestry Program will)) King County continues to evaluate additional ways to conserve rural forest lands and encourage forestry. For example, King County's Land~~

486 Conservation Initiative is a regional collaboration between King County, cities,
487 businesspeople, farmers, environmental partners, and others to conserve the last, most
488 important natural lands and urban green spaces in King County between 2016 and
489 2050. It calls for a series of accelerated actions to address rapidly shrinking open spaces
490 and climbing land prices, which is estimated to save \$15 billion over what it would take
491 under the previous land conservation trajectory and will protect many of these lands
492 before they are lost. The initiative has identified approximately 20,000 acres of
493 forestland that are high priorities for conservation, either through easement or fee title
494 acquisition, or through one of the Current Use Taxation programs. ((In addition, King
495 County has identified properties for acquisition, and has worked)) King County will work
496 in partnership with other jurisdictions and ((stakeholder groups)) community partners to
497 match high priority sites with funding sources for permanent conservation.
498

499 King County owns and manages approximately ((26,000)) 30,000 acres of forestland. Of
500 this, ((3,850)) 4,300 acres (14 percent) are designated as working forests((—Taylor
501 Mountain Forest, Ring Hill, Sugarloaf, Island Center, Dockton, Mitchell Hill, Tokul Creek
502 and Preston Ridge forests. The county has extended its forest stewardship program to
503 implement active management for forest health on other forested open space
504 properties.)) In support of the goals outlined in the Strategic Climate Action Plan, the
505 County is accelerating development and implementation of forest stewardship plans for
506 County-owned forestland to improve forest health, enhance climate resilience, reduce
507 wildfire risk, and increase potential to sequester carbon. The ((e))County has also
508 conserved more than 142,000 acres of forested properties by purchasing ((the))
509 development rights and over 230,000 acres of privately-owned forestland through the
510 Current Use Taxation programs. ((These properties remain in either private ownership
511 or under Washington State Department of Natural Resources ownership.))
512

513 Although economic incentive programs and technical assistance are available to all
514 property owners of forestland in the Rural Area ((interested in pursuing small-scale
515 forestry)), special efforts to maintain forest cover and the practice of sustainable forestry
516 are warranted where there are opportunities to sustain large, contiguous blocks of rural
517 forest adjacent to or in close proximity of the Forest Production District. The
518 Agricultural and Forest Lands map identifies such areas as Rural Forest Focus Areas and
519 notes the locations and boundaries of each focus area.
520

521 **R-207** King County shall designate Rural Forest Focus Areas ((are identified
522 geographic areas)) where special efforts are necessary and feasible to
523 maintain forest cover and the practice of sustainable forestry. King
524 County shall continue to target funding, when available, ((new))
525 economic incentive programs, regulatory actions, fee and easement
526 acquisition strategies, and ((additional)) technical assistance to the
527 Rural Forest Focus Areas. Strategies specific to each Rural Forest Focus
528 Area ((shall)) should be developed, employing the combination of
529 incentive and technical assistance programs best suited to each focus
530 area.
531

532 **R-208** King County should maintain ((The)) Rural Forest Focus Areas ((should
533 be maintained)) in parcels of 20 acres or more, ((in order)) to retain
534 large, contiguous blocks of rural forest. Regulations and/or incentives
535 should seek to achieve a maximum density of one home per 20 acres.

536 2. Farming

537 ((The 1996 Farm and Forest Report provided a series of strategies for conserving
538 farmland and sustaining farming both within the designated Agricultural Production
539 District where some of the County's best agricultural soils are found and outside the
540 Agricultural Production District, where there continues to be a significant amount of
541 farming. A 2013 aerial photo survey identified about 12,000 acres of Rural Area land in

542 active agriculture, much of it in livestock production:)) The King County Local Food
543 Initiative is a strategy that aims to build a stronger farm-to-plate pipeline by setting
544 targets and connecting local farms to consumers, increase access to healthy and
545 affordable foods in underinvested areas, support farmers and protect farmland, and
546 create a sustainable food system that is more resilient to the effects of climate change.
547 King County has a long history of conserving and sustaining farmland both within and
548 outside of Agricultural Production Districts and continues to adapt strategies in
549 expanding the County's local food economy to ensure job growth, economic viability,
550 and climate resiliency for King County food businesses and farms. Although most active
551 farmland in King County is found within Agricultural Production Districts, approximately
552 40 percent of the County's farmland is located in the Rural Area.

553
554 **R-209 King County should develop incentives to encourage agricultural**
555 **activities ((in the remaining)) on prime farmlands located outside the**
556 **Agricultural Production District. These incentives could include tax**
557 **credits, expedited permit review, reduced permit fees, permit**
558 **exemptions for activities complying with best management practices**
559 **such as regenerative agriculture, assistance with agricultural waste**
560 **management, or similar programs.**
561

562 ((The raising and management of livestock and the production of associated products
563 are components of the county's agricultural economy. Livestock raised in the county
564 includes, but is not limited to, cattle, buffalo, sheep, hogs, llamas, alpacas, goats, and
565 poultry:))

566
567 **R-210 King County shall support((s)) the raising and management of livestock**
568 **and the production of related value-added products. The management**
569 **of livestock and the lands and structures supporting the raising of**
570 **livestock(;) should be consistent with industry best management**
571 **practices ((and must comply with county, state, and federal regulations**
572 **related to the specific industry)).**
573

574 ((Additional policies related to farming can be found in Section VI. Resource Lands.))
575

576 IV. Rural Densities and Development

577 **A. Rural Growth Forecast**

578 ((The Growth Management Act requires new growth to be substantially accommodated
579 in Urban Growth Areas, yet growth may be permitted outside the Urban Growth Area
580 provided it is not urban in character:))

581
582 The Rural Area and Natural Resource Lands are restricted from accommodating large
583 amounts of growth, but low-density residential development and other traditional rural
584 uses are allowed. ((The Growth Management Act requires that rural development be
585 contained and controlled to ensure the protection of rural character, assure the visual
586 compatibility of rural development with the surrounding Rural Area and Natural
587 Resource Lands, protect environmentally critical areas and habitat, and protect against
588 conflicts with natural resource uses, such as farming, forestry, and mining.
589

590 In 2009, the Growth Management Planning Council adopted urban area targets to
591 accommodate the most recent countywide population projections supplied by the
592 state. These urban targets assumed Rural Area and Natural Resource Lands forecast of
593 fewer than 6,000 additional housing units during the period 2006 to 2031. No attempt
594 has been made to allocate this rural forecast to subareas of rural King County. As

595 targets will not be updated until approximately 2019, these assumptions remain
596 unchanged:))

597
598 Rural growth is projected as a part of King County's countywide population projection
599 and growth target allocation process. While the Rural Area is not assigned a growth
600 target, the Puget Sound Regional Council's VISION 2050 Regional Growth Strategy
601 shares are used to project growth in the Rural Area and Natural Resource Lands.
602 Approximately 4,200 additional housing units during the period 2019 to 2044 are
603 assumed in the Rural Area and Natural Resource Lands.

604
605 ~~((Since adoption of King County's initial Comprehensive Plan under the Growth~~
606 ~~Management Act in 1994, annual building permit activity in the Rural Area and on~~
607 ~~Natural Resource Lands has continued to drop to an average of less than 200 new~~
608 ~~building permits per year since 2007. Between 2000 and 2010)) Between 2010 and
609 2020, the Rural Area((s)) and Natural Resource Lands grew by about ((4,000)) 500
610 housing units to a total of approximately 49,000 and a population of about 128,000.
611 ~~((However, the population of these areas actually declined slightly during the decade,~~
612 ~~and stood at 124,000 in 2010. Since then, the population has grown slightly.~~
613 ~~Application of new zoning measures and other regulatory tools have helped to reduce~~
614 ~~subdivision activity. The current rate of 200 new homes per year could continue for~~
615 ~~decades:)) At the current rate of growth, the Rural Area and Natural Resource Lands will
616 continue to have undeveloped lots through the 20-year planning period.~~~~

617
618 ~~((The application of lower-density zoning or more restrictive standards could reduce the~~
619 ~~creation of new lots, but there are limited opportunities to address development of~~
620 ~~existing legal lots. One measure that would slow the growth rate on existing lots would~~
621 ~~be the establishment of an annual limit on the number of building permits to be issued~~
622 ~~in the Rural Area and on Natural Resource Lands. This alternative would be more~~
623 ~~palatable if it were linked to a development rights transfer or purchase program:))~~

624
625 **R-301 King County shall use all appropriate tools at its disposal to limit**
626 **growth in the Rural Area and Natural Resource Lands, such as land use**
627 **designations, development regulations, level of service standards, and**
628 **incentives, to:**
629 **a. Retain ((A)) a low growth rate ((is desirable for the Rural Area,**
630 **including Rural Towns and Rural Neighborhood Commercial**
631 **Centers, to));**
632 **b. ((c))Comply with the State Growth Management Act((:));**
633 **c. ((continue preventing)) Prevent sprawl, the conversion of rural**
634 **land, and the overburdening of rural services((:));**
635 **d. ((r))Reduce the need for capital expenditures for rural roads((:));**
636 **e. ((m))Maintain rural character((:));**
637 **f. ((p))Protect the environment; and**
638 **g. ((r))Reduce ((transportation-related)) greenhouse gas emissions.**
639 **((All possible tools may be used to limit growth in the Rural Area.**
640 **Appropriate tools include land use designations, development**
641 **regulations, level of service standards and incentives:))**

642 B. Residential Densities

643 The low-density residential living choices available in the Rural Area provide an
644 important part of the variety of housing options for King County residents. The
645 residential land use policies in this section, together with their implementing
646 regulations, strike a balance between making rural housing available to those who
647 desire a rural way of life and keeping densities and the number of housing units low
648 enough so they can be supported by a rural level of public facilities and services, be
649 compatible with nearby ((commercial and noncommercial)) farming and forestry, and

650 prevent or significantly reduce adverse impacts of development on the natural
651 environment.
652

653 ~~((These policies and implementing regulations could allow 14,000 to 24,000 more
654 housing units at ultimate buildout in addition to the roughly 45,000 residences existing
655 in the designated Rural Area in 2000. The Transfer of Development Rights Program will
656 help reduce development capacity in the Rural Area, and King County should continue
657 to seek other programs that provide economic incentives for property owners to
658 voluntarily limit residential development of their land.))~~

659
660 **R-302 Residential development in the Rural Area should only occur ((as
661 follows)):**

- 662 **a. In Rural Towns at a variety of densities and housing types as
663 services and infrastructure allow, compatible with ((maintenance))
664 protection of historic resources and community character; ((and))**
- 665 **b. In rural neighborhood commercial centers at low or middle
666 densities that support housing co-located with commercial
667 development, compatible with rural character and service levels;
668 and**
- 669 **c. Outside Rural Towns and rural neighborhood commercial centers
670 at low densities compatible with traditional rural character and
671 uses((;)); farming, forestry, and mining; and rural service levels.**

672
673 ~~((The use of land and the density of development (measured as the number of homes or
674 other structures per acre or per square mile of land) are)) Residential densities are a key
675 determinant((s)) and contributor((s)) to the character of the Rural Area((, as described
676 above in Section A. Although human settlement of King County's)). Although the Rural
677 Area has a wide variety of uses and densities, ((both the historical and desirable)) the
678 range of uses and densities defined here are necessarily narrower and less intense than
679 that found in the Urban Growth Area. ((Residential development at very low densities
680 (including the land for accessory uses, on-site sewage disposal and local water supply)
681 consumes or will consume most of the land in the Rural Area.)) Residential density may
682 be the single((;)) most important factor in protecting or destroying rural character that
683 can be influenced by government policies and regulations.~~

684
685 Low overall densities in the Rural Area ~~((will be))~~ are achieved through very large
686 minimum lot sizes or limited clustering at the same average densities when facilities and
687 services permit ~~((for example, soil conditions allow on-site sewage disposal on smaller
688 lots))~~. The Rural Area cannot be a significant source of affordable housing for King
689 County residents, but it will contain diverse housing opportunities ~~((through a mix of
690 large lots, clustering, existing smaller lots))~~, and higher densities are offered in Cities in
691 the Rural Area and Rural Towns((;)) (as services and infrastructure permit).

692
693 **R-303 Rural Area zoned properties ~~((should))~~ shall have low residential
694 densities that:**

- 695 **a. ~~((c))~~ Can be sustained by minimal infrastructure improvements, such
696 as septic systems and rural roads((;));**
- 697 **b. ~~((should-c))~~ Cause minimal environmental degradation and impacts
698 to significant historic resources((;)); and**
- 699 **c. ~~((that-w))~~ Will not cumulatively create the future necessity or
700 expectation of urban levels of services.**

701
702 **R-304 ~~((Rural Area zoned residential densities shall be applied in accordance
703 with R-305 -- R-309. Individual zone reclassifications are discouraged
704 and should not be allowed in the Rural Area. Property owners seeking
705 i))Individual zone reclassifications ((should)) are discouraged and
706 should not be allowed in the Rural Area unless the applicant~~**

707 demonstrates compliance with the applicable criteria in Policies R-305 -
708 R-~~((309))308~~.

709
710 ~~((Although King County designated Resource Lands and zoned extensive portions of its~~
711 ~~territory as Agricultural Production Districts or Forest Production Districts, v))~~Very low
712 residential densities adjacent to Natural Resource Lands are essential to minimize land
713 use conflicts. In addition, a significant part of the Rural Area land base is still used for
714 farming or forestry uses. Therefore, suitability of lands for continuing resource uses and
715 proximity to ~~((designated)) ((n))~~Natural Resource Lands ~~((will be))~~ are important
716 considerations in applying the lower rural densities.

717
718 **R-305 A residential density of one home per ~~((20)) 10 acres or ((10)) 20 acres~~**
719 **shall be achieved through regulatory and incentive programs on lands**
720 **in the Rural Area that are managed, preserved, or prioritized for**
721 **forestry or farming respectively, and lands that are found to qualify for**
722 **a Rural Forest Focus Area designation in accordance with R-207.**

723
724 **R-306 A residential density of one home per 10 acres shall be applied in the**
725 **Rural Area where:**
726 **a. The lands are adjacent to or within one-quarter mile of ~~((designated~~**
727 **Agricultural Production Districts, the Forest Production District or**
728 **legally approved long-term mineral resource extraction sites))**
729 **Natural Resource Lands; ((or))**
730 **b. The lands contain moderate or significant ~~((environmentally~~**
731 **constrained)) critical areas; ~~((as defined by county ordinance, policy~~**
732 **or federal or state law, or regionally significant resource areas or**
733 **substantial critical habitat as determined by legislatively approved**
734 **basin plans or Watershed Resource Inventory Area Plans; and)) or**
735 **c. ~~((The predominant lot size is greater than or equal to 10 acres in~~**
736 **size)) A residential density of one home per five acres would harm**
737 **or diminish the surrounding area, burden infrastructure, increase**
738 **development pressure, or be inconsistent with the development**
739 **patterns promoted by the Comprehensive Plan.**

740
741 ~~((R-308)) **R-307 A residential density of one home per five acres shall be applied in**~~
742 ~~the Rural Area where:~~
743 ~~a. The lands are more than one-quarter mile away from Natural~~
744 ~~Resource Lands;~~
745 ~~b. The lands ~~((is))~~ are physically suitable for development with~~
746 ~~minimal ~~((environmentally sensitive features))~~ critical areas ~~((or~~~~
747 ~~critical habitat as determined by legislatively adopted watershed~~
748 ~~based plans)); and~~
749 ~~((b. Development can be supported by rural services;~~
750 ~~c. The land does not meet the criteria in this plan for lower density~~
751 ~~designations; and~~
752 ~~d. The predominant lot size is less than 10 acres.))~~
753 ~~c. This residential density would not harm or diminish the~~
754 ~~surrounding area, burden infrastructure, increase development~~
755 ~~pressure, or be inconsistent with the development patterns~~
756 ~~promoted by the Comprehensive Plan.~~

757
758 ~~((Although King County intends to retain low residential densities in the Rural Area,~~
759 ~~residential development has occurred in the past on a wide variety of lot sizes. Both~~
760 ~~existing homes on small lots and rural infill on vacant, small lots contribute to the variety~~
761 ~~of housing choices in the Rural Area. In some cases, however, rural-level facilities and~~
762 ~~services (e.g. on-site sewage disposal, individual water supply systems) may not permit~~
763 ~~development of the smallest vacant lots. Policy R-309 recognizes that some of the Rural~~
764 ~~Area has already been subdivided at a density greater than one lot per five acres (for~~
765 ~~example, parts of the shoreline of Vashon-Maury Island) when the original 1994~~

766 Comprehensive Plan was adopted, and applied a zoning category to just those
767 properties in existence at that time. Zoning to implement policies R-306 through R-309
768 has been applied through subarea and local plans and area zoning maps.
769

770 **R-309)) R-308** The RA-2.5 zone has generally been applied to properties in the
771 Rural Area((s)) with an existing pattern of lots below five acres in size
772 that were created prior to the adoption of the 1994 Comprehensive
773 Plan. These smaller lots may still be developed individually or
774 combined, provided that applicable standards for sewage disposal,
775 environmental protection, water supply, roads, and rural fire protection
776 can be met. A subdivision at a density of one home per 2.5 acres shall
777 only be ~~((permitted))~~ allowed through the Transfer of Development
778 Rights from property in the designated Rural Forest Focus Areas. The
779 site receiving the density must be approved as a Transfer of
780 Development Rights receiving site in accordance with the King County
781 Code. Properties on Vashon-Maury Island shall not be eligible as
782 receiving sites.
783

784 ~~((Accessory dwelling units provide opportunities for affordable housing, on-site housing
785 for workers and caretakers, housing for extended family members, and rental income
786 for landowners. However, detached accessory dwelling units function similarly to
787 separate homes on separate lots and should be treated as such. When a subdivision is
788 proposed for a property that already has a house and a detached accessory dwelling
789 unit, the house and accessory dwelling unit shall count as two units. For example, on an
790 RA-5 zoned 20-acre parcel, which could be subdivided into four lots, the existing
791 primary dwelling and the accessory unit in a separate building shall count as two of the
792 four units allowed on the site.
793~~

794 ~~**R-310** Accessory dwelling units in structures detached from the primary
795 dwelling shall be counted as a separate dwelling unit for the purpose
796 of lot calculations under the zoning in place at the time of a proposed
797 subdivision.
798~~

799 ~~**R-311)) R-309** ~~((The))~~ King County ~~((Residential Density Incentive))~~ density-based
800 affordable housing ~~((P))~~ programs shall not be available for
801 development in the Rural Area zones.~~

802 C. Character and Development Standards

803 The aesthetic qualities and character of the Rural Area depend on a combination of
804 factors, including low densities; a high ratio of undeveloped or undisturbed soil and
805 natural or crop vegetation to development (impervious surfaces), such as roads and
806 structures; historic buildings and landscapes; and minimal development standards,
807 public facilities, and services beyond those needed for environmental protection and
808 basic public health and safety.
809

810 ~~**((R-330)) R-310** New subdivisions in the Rural Area should strive to maintain the
811 size and scale of traditional development patterns and rural character.
812~~

813 ~~**((R-331)) R-311** New subdivisions in the Rural Area should be designed and
814 developed to maximize conservation of existing forest cover and native
815 vegetation, and to minimize impervious surfaces within individual lots
816 and in the subdivision as a whole. King County ((shall develop
817 additional site design standards for new subdivisions that further
818 reduce the impacts of new homes in the Rural Area)) should continue to
819 evaluate whether existing subdivision standards and new subdivisions
820 in the Rural Area minimize impacts on the natural environment,
821 resource uses, and other adjacent land uses.
822~~

823 ~~((R-332))~~ **R-312** Site design standards for new subdivisions in the Rural Area should
824 include: minimization of impervious surfaces; maximizing retention of
825 native soil and vegetation; supporting green stormwater infrastructure;
826 site layout and landscaping that minimizes wildfire risk; limitations on
827 entrance signage; preservation of natural contours, existing meadows,
828 and opportunities for keeping of horses; and other standards to limit
829 features typical of urban or suburban development.

830 ~~((R-333))~~ **R-313** Rural residential development adjacent to Agricultural and Forest
831 Production Districts shall be sited to minimize interference with
832 activities related to resource uses. Residences next to the Forest
833 Production District shall be built with greater setbacks from the Forest
834 Production District boundaries for safety and to reduce nuisance
835 complaints.
836

837 ~~((ED-502))~~ **R-314** In the Rural Area and Natural Resource Lands, King County shall
838 provide assistance through development of customized stewardship
839 plans for individual properties, to help property owners understand
840 their properties' characteristics and the potential impacts of their
841 actions, and to make sustainable land management choices that protect
842 natural resources.
843

844 ~~((R-334))~~ **R-315** To maintain traditional rural development patterns and ~~((assure))~~
845 ensure continued opportunities for resource activities in the Rural Area,
846 large lot development is preferred in the Rural Area. Clustering of lots
847 is only ~~((permitted))~~ allowed when:

- 848
- 849 a. The development provides equal or greater protection of the
850 natural environment, natural resource lands, historic resources, or
851 archaeological sites;
 - 852 b. Clusters are limited in size to be compatible with surrounding large
853 lots or nearby agricultural and forestry uses;
 - 854 c. The clustered development is offset with a permanent open space
855 or resource land tract preserved for forestry or agriculture, as
856 designated by the owner at time of subdivision or short
857 subdivision, or a permanent open space tract. Under no
858 circumstances shall the tract be reserved for future development;
859 and
 - 860 d. The development can be served by rural facilities and service levels
861 (such as on-site sewage disposal and fire protection).

862 ~~((Resource and open space tracts often require stewardship over time to control
863 stormwater runoff and associated pollutants, prevent or control invasive species
864 encroachment and to restore forest health, species diversity, and wildlife habitat
865 structure.~~

866 ~~((R-335))~~ **R-316** When a resource or open space tract is created as part of a plat, the
867 ~~((c))~~ **County should require a stewardship plan to ensure appropriate
868 management of the tract.**
869

870 ~~((Low-density development in the Rural Area will have different residential street needs
871 from those in the Urban Growth Area. Travel demand is generally lower on rural roads
872 and road maintenance is a proportionately greater per capita cost than in the Urban
873 Growth Area.~~

874 ~~Rural streets and roads outside Rural Towns generally will have no more than two travel
875 lanes, no curbs or sidewalks and feature unpaved shoulders and open drainage ditches.
876 Local access streets for residential subdivisions will constitute a significant proportion of
877 the site disturbance and impervious surface associated with new development in the~~

881 Rural Area and therefore must take the environment into consideration equally with
882 traffic flow and vehicular access.

883
884 **R-336)) R-317 King County shall continue to support the rural development**
885 **standards that have been established to protect the natural**
886 **environment by addressing seasonal ((and maximum)) clearing limits,**
887 **impervious surface limits, and resource-based practices. Stormwater**
888 **management practices should be implemented that emphasize**
889 **preservation of natural drainage systems((-protect)) and protection of**
890 **water quality and natural hydrology of surface waters and**
891 **groundwater. Rural development standards should also, where**
892 **feasible, incorporate and encourage ((t))low ((t))impact ((t))design**
893 **principles for managing stormwater ((onsite)) on-site by minimizing**
894 **impervious surfaces, preserving ((onsite)) on-site hydrology, retaining**
895 **native vegetation and forest cover, capturing and reusing rainwater,**
896 **controlling pollution at the source, and protecting groundwater. King**
897 **County shall take care that requirements for ((onsite)) on-site**
898 **stormwater management complement requirements for ((onsite)) on-**
899 **site wastewater management.**

900
901 ~~((R-336a) To help achieve the goal of reducing energy use and greenhouse gas~~
902 ~~emissions associated with new construction, King County should adopt~~
903 ~~and implement green building codes that are appropriate, ambitious~~
904 ~~and achievable.~~

905 ~~E. Promoting Public Health in the Rural Area for~~
906 ~~Att))~~

907 Planning for and features of the built environment are important in providing healthy,
908 safe places for people regardless of whether the setting is rural or urban. The built
909 environment refers to various physical features, such as buildings, parks, and roadways,
910 and their spatial arrangement in neighborhoods and communities. These features
911 influence public health through the range of choices provided for engaging in various
912 activities. For example, well((-))-designed roads can enhance the safety and walkability
913 of neighborhoods, while having a park or other gathering place to come together with
914 family, friends, or community members can strengthen social and mental health and
915 increase community cohesiveness. People with access to places to play are twice as
916 likely to reach recommended levels of physical activity than those who have little or no
917 access. ~~((See Chapter 2, Urban Communities, for additional information on the~~
918 ~~linkages between the built environment and various aspects of health.))~~

919
920 Many locations in King County's Cities in the Rural Area((;)) and Rural Towns((-and Rural
921 Neighborhood Commercial Centers)) function as important hubs for their respective
922 communities because they provide shops and services. Parks, schools, or other public
923 services within walking distance of these community hubs cannot always be safely or
924 conveniently reached without a car. Opportunities for daily physical activity can be
925 increased by establishing safe walking and bicycling connections to and within these
926 rural hubs.

927
928 In addition to physical activity, another major determinant of health is what people eat.
929 Everything from quality and location of food retail outlets and restaurants to food cost to
930 school food choices influence the food choices of rural residents. ~~((According to data~~
931 ~~from national surveys, adults in the United States consume on average only 1.1 and 1.7~~
932 ~~servings of fruits and vegetables daily.))~~ There are people in every community for whom
933 hunger is a daily issue. Land use planning can play a role in providing and improving
934 access to healthy foods. Garden plots located in neighborhoods, parks, vacant lots,
935 surplus public rights-of-way, and public utility lands in various communities can be used

936 as places to grow fruits and vegetables, build community, and address hunger. Similar
937 locations in the Rural Area of King County should be explored for this purpose.

938
939 ~~((R-516)) R-318 ((Within Rural Towns and larger Rural Neighborhood Commercial
940 Centers, non-motorized connectivity , where consistent with rural
941 character,)) Connectivity for active transportation uses should be
942 encouraged in Rural Towns and larger Rural Neighborhood Commercial
943 Centers, where consistent with rural character, to promote ((walking
944 and bicycling)) physical activity and to improve public health.~~

945
946 ~~((R-517)) R-319~~ King County should explore ways of creating and supporting
947 community gardens, ~~((F))farmers ((M))markets, produce stands, and
948 other similar community((-))-based food growing projects to provide
949 and improve access to healthy, affordable food for all rural residents.~~

950
951 ~~((R-517a)) R-320~~ King County shall promote children’s health by encouraging and
952 supporting land uses in the environment surrounding a school and on
953 travel routes to schools that complement and strengthen other formal
954 programs, such as Safe Routes to School, at a size and scale appropriate to
955 the Rural Area.

956 D. Rural Nonresidential Uses

957 Although low-density residential development, farming, and forestry are the primary
958 uses in the Rural Area, some compatible ~~((public and private)) nonresidential~~ uses are
959 appropriate and contribute to rural character. Compatible uses might include small,
960 neighborhood ~~((churches)) religious facilities, feed and grain stores, produce stands,
961 value added products, forest product sales, and home occupations such as
962 woodcrafters, small day care facilities, or veterinary services. In addition, it may be
963 necessary to locate some public facilities in the Rural Area, such as utility installations
964 that serve rural homes. Any allowed nonresidential uses should be designed to blend
965 with rural residential development and resource uses.~~

966
967 ~~((R-324)) R-321~~ Nonresidential uses in the Rural Area shall be consistent with the
968 other applicable policies in this chapter and limited to those that:
969 a. Provide convenient local products and services for nearby
970 residents;
971 b. Require location in a Rural Area;
972 c. Support the economic vitality of natural resource-based industries;
973 d. Provide adaptive reuse of significant historic resources; ((or))
974 e. Provide recreational ((and)) or tourism opportunities that are
975 compatible with the surrounding Rural Area;
976 f. Provide or support infrastructure for nearby residents; or
977 g. In Rural Towns and on industrial-zoned properties, involve
978 commercial or manufacturing-related development.

979
980 R-322 ~~((These)) Nonresidential uses in the Rural Area shall be sited, sized, and~~
981 ~~landscaped to complement rural character((as defined in policy R-101~~
982 ~~and R-201)), prevent impacts to the environment, and function with~~
983 ~~rural services, including on-site wastewater disposal.~~

984
985 ~~((R-325)) R-323~~ Golf facilities ~~((shall be permitted)) may be allowed as a conditional~~
986 ~~use in the RA-2.5 and RA-5 zones and when located outside of Rural~~
987 ~~Forest Focus Areas((-) Regionally Significant Resource Areas and Locally~~
988 ~~Significant Resource Areas, as a conditional use, in the RA-2.5 and RA-5~~
989 ~~zones)).~~

990
991 In 2011, a School Siting Task Force was convened at the request of the Growth
992 Management Planning Council to examine the issue of siting schools in the Rural

993 Area(s)), including whether they may be served by sewers. The Task Force examined
994 undeveloped rural properties owned by school districts and made recommendations as
995 to their use or disposition. In its final report, the Task Force recommended that all
996 future school siting be consistent with the policies in *VISION 2040*. Placing schools in
997 cities in the Rural Area, or in Rural Towns, reduces transportation and environmental
998 impacts, protects rural character, and allows schools to be served with urban-level
999 utilities and fire protection and used efficiently for other community activities. Some of
1000 the properties listed in R-325 have already been developed or otherwise no longer
1001 apply; however, they are retained here for transparency and guidance for review of
1002 future redevelopment proposals.

1003
1004 **~~((R-326)) R-324~~ Except as provided in R-~~((327))325:~~**

- 1005 a. **New schools and institutions primarily serving rural residents shall**
- 1006 **be located in ~~((neighboring))~~ cities and ~~((r))Rural ~~((t))Towns;~~~~**
- 1007 b. **New schools, institutions, and other community facilities primarily**
- 1008 **servicing urban residents shall be located within the Urban Growth**
- 1009 **Area; and**
- 1010 c. **New community facilities and services that primarily serve rural**
- 1011 **residents shall be located in ~~((neighboring))~~ cities and ~~((r))Rural~~**
- 1012 **~~((t))Towns, ~~((with limited exceptions))~~ except when ~~((their use is))~~~~**
- 1013 **dependent on a rural location and ~~((their))~~ at a size and scale that**
- 1014 **supports rural character.**

1015
1016 **~~((R-327)) R-325~~ Consistent with the recommendations of the School Siting Task**

- 1017 **Force, included as Appendix ~~((Q)) F,~~ in the Rural Area:**
- 1018 a. **Except as otherwise provided in subsections d. and e. of this policy,**
 - 1019 **an existing elementary, middle, or junior high school may be**
 - 1020 **modified or expanded but shall not be converted to a high school;**
 - 1021 b. **An existing high school may be modified or expanded or converted**
 - 1022 **to an elementary, middle, or junior high school;**
 - 1023 c. **Snoqualmie Valley 1: parcel number 1823099046, as shown on**
 - 1024 **the King County Department of Assessments map as of March 31,**
 - 1025 **2012, may develop as a new school;**
 - 1026 d. **Lake Washington 4: parcel numbers 0825069008 and**
 - 1027 **0825069056, as shown on the King County Department of**
 - 1028 **Assessments map as of March 31, 2012, may develop as a new**
 - 1029 **school and convert an existing school on the site to a high school**
 - 1030 **use;**
 - 1031 e. **Tahoma 1: parcel number 2622069047, as shown on the King**
 - 1032 **County Department of Assessments map as of March 31, 2012,**
 - 1033 **may develop as a new school and convert an existing school on the**
 - 1034 **site to a high school use only if no feasible alternative site can be**
 - 1035 **located within the Urban Growth Area;**
 - 1036 f. **Lake Washington 2: parcel numbers 3326069010 and**
 - 1037 **3326069009, as shown on the King County Department of**
 - 1038 **Assessments map as of March 31, 2012, may develop as a new**
 - 1039 **school only if no feasible alternative site can be located within the**
 - 1040 **Urban Growth Area, in which case it may be incorporated into the**
 - 1041 **Urban Growth Area; and**
 - 1042 g. **Enumclaw A and D: the rural portions of parcel numbers**
 - 1043 **2321069064, 2321069063, and 2321069062, as shown on the**
 - 1044 **King County Department of Assessments map as of March 31,**
 - 1045 **2012, may develop as ballfields or recreational playfields only, for**
 - 1046 **a school located on the urban portions of the parcels.**

1047
1048 **~~((R-328)) R-326~~ Small airfields beyond those already established in the Rural Area**

1049 **should not be ~~((permitted))~~ allowed, due to their cumulative impacts on**

1050 **air traffic and nearby uses.**

1051

1052 ~~((R-329))~~ **R-327 Library services for the Rural Area should be provided by**
1053 **bookmobiles, or by libraries in Rural Towns or Cities in the Rural Area,**
1054 **or may be allowed as an accessory use to a park or in a historic building**
1055 **in the Rural Area.**

1057 **R-328 Master planned resorts as defined in Chapter 36.70A Revised Code of**
1058 **Washington shall not be allowed in unincorporated King County.**

1059
1060 **R-329** ~~((Adoption of such codes may result in an increased use of~~
1061 ~~r))~~ **Renewable energy technologies ((that)) may be sited in the Rural**
1062 **Area(s) and Natural Resource Lands, as appropriate. Development**
1063 **standards ~~((will seek to))~~ should ensure that the siting, scale, and**
1064 **design of these facilities respect and support rural character.**
1065

1066 ~~((IV. Rural Public Facilities and Services~~

1067 ~~The policies below set forth King County's general approach to providing services and~~
1068 ~~setting facility standards for the Rural Area and provide guidance for siting those~~
1069 ~~facilities that require Rural Area locations. See Chapter 8, Transportation, and Chapter~~
1070 ~~9, Services, Facilities and Utilities, for more detailed policies on specific facilities and~~
1071 ~~services such as roads, on-site sewage treatment and disposal systems and water~~
1072 ~~supply.~~

1073
1074 ~~In order to) I~~o focus growth within the Urban Growth Area, financial resources must be
1075 prioritized to develop and maintain sufficient urban infrastructure and services in the
1076 Urban Growth Area to accommodate that growth. Further, the presence of a high level
1077 of public infrastructure and services has been demonstrated to create pressure for new
1078 growth. To use financial resources efficiently and reduce growth pressure in the Rural
1079 Area and Natural Resource Lands, King County will not provide an urban level of
1080 infrastructure and services to the Rural Area and Natural Resource Lands. Chapter 8,
1081 Transportation, and Chapter 9, Services, Facilities, and Utilities, clarify King County's
1082 priorities for transportation and other facility improvements in the Rural Area and
1083 Natural Resource Lands. The policies below set forth King County's general approach
1084 to providing services and setting facility standards for the Rural Area and provide
1085 guidance for siting those facilities that require Rural Area locations.

1086
1087 ~~((R-401))~~ **R-330 King County shall work with cities and other agencies providing**
1088 **services to the Rural Area and Natural Resource Lands to adopt**
1089 **standards for those partners' facilities and services in the Rural Area**
1090 **and Natural Resource Lands. Those standards shall ((that)):**
1091 **a. ~~((p))~~Protect ((basic)) public health and safety and the**
1092 **environment(~~, but~~);**
1093 **b. ~~((a))~~Are financially supportable at appropriate densities;**
1094 **c. Are appropriate size and scale; and**
1095 **d. ~~((d))~~Do not encourage urban development.**

1096
1097 ~~((R-402))~~ **R-331 Public spending priorities for facilities and services within the Rural**
1098 **Area and Natural Resource Lands should be as follows:**
1099 **a. First, to maintain existing facilities and services that protect public**
1100 **health and safety;**
1101 **b. Second, to upgrade facilities and services when needed to correct**
1102 **level of service deficiencies without unnecessarily creating**
1103 **additional capacity for new growth; and**
1104 **c. Third, to support sustainable economic development that is sized**
1105 **and scaled at levels appropriate for the Rural Area(s) and Natural**
1106 **Resource Lands and does not ~~((foster))~~ promote urbanization.**
1107

1108 ((In 2014, King County adopted an update to the Rural Economic Strategies Plan,
1109 through Ordinance 17956; this ordinance provides guidance to economic development
1110 activities in the Rural Area, as well as on Natural Resource Lands, and is described in
1111 more detail in Chapter 10, Economic Development.))

1112
1113 **((R-403)) R-332 In the Rural Area and Natural Resource Lands, standards and plans
1114 for utility service should be consistent with long-term, low-density
1115 development and resource industries. Utility facilities that serve the
1116 Urban Growth Area but must be located in the Rural Area or on Natural
1117 Resource Lands (for example, a pipeline from a municipal watershed)
1118 should be designed and scaled to serve primarily the Urban Growth
1119 Area. Sewers needed to serve the previously established ((urban
1120 "islands,") Redmond Ridge, Redmond Ridge East, and Trilogy
1121 neighborhoods. Cities in the Rural Area, Rural Towns, or new or
1122 existing schools pursuant to R-((327))325 and ((F-264)) F-452 shall be
1123 tightlined and have access restrictions precluding service to other lands
1124 in the Rural Area and Natural Resource Lands.**

1125 ~~((D. Non-Resource Industrial Uses and Development 1126 Standards in the Rural Area))~~

1127 There are ~~((three))~~ existing industrial zoned areas in the Rural Area containing multiple
1128 industrial uses on several sites~~((One is located within the southwest portion of the
1129 Town of Vashon. The second is a designated industrial area adjacent to the Rural
1130 Neighborhood Commercial Center of Preston. The Preston Industrial Area recognizes
1131 an existing concentration of industrial uses that contributes to the economic diversity of
1132 the Rural Area, but expansion of this industrial area beyond the identified boundaries is
1133 not permitted (see Policy CP-547). The third industrial area is located along State Route
1134 169 on lands that have been and continue to be used as for industrial purposes and
1135 have a designation as a King County Historic Site.))~~ in the following locations:

- 1136 • Within the southwest portion of Vashon Rural Town;
- 1137 • The Preston Industrial Area;
- 1138 • Along State Route 169;
- 1139 • Between Covington and Auburn; and
- 1140 • East of Enumclaw along State Route 410.

1141
1142 **((R-512)) R-333 The creation of new Industrial zoned lands in the Rural Area shall
1143 be limited to those that have long been used for industrial purposes,
1144 that do not have potential for conversion to residential use due to a
1145 historic designation, and that may be accessed directly from State
1146 Route 169.**

1147
1148 **((R-513)) R-334 Rural Public Infrastructure Maintenance Facilities, and agriculture
1149 and forestry product processing should be allowed in the Rural Area.
1150 Other new industrial uses in the Rural Area shall be ((permitted))
1151 allowed only on existing Industrial zoned properties in Rural Towns
1152 and ((in the designated industrial area adjacent to the Rural
1153 Neighborhood Commercial Center of)) the Preston Industrial Area.**

1154
1155 ((In order to preserve rural character and protect sensitive natural features, new rural
1156 industrial development in the Rural Area needs to be of a scale and nature that is
1157 distinct from urban industrial development. The scale and intensity and many of the
1158 uses allowed in urban industrial development are not appropriate for rural industrial
1159 areas. The following policy applies to all new industrial development in the Rural Area:
1160

- 1161 **R-514)) R-335** Development regulations for new industrial development in the
1162 Rural Area shall require the following:
1163 a. Greater setbacks, and reduced building height, floor/lot ratios, and
1164 maximum impervious surface percentage standards in comparison
1165 to standards for urban industrial development;
1166 b. Maximum protection of ~~((sensitive natural features))~~ **critical areas,**
1167 especially with regards to salmonid habitat and water quality;
1168 c. Building and landscape design that respects the aesthetic qualities
1169 and character of the Rural Area, and provides substantial buffering
1170 from the adjoining uses and scenic vistas;
1171 d. Building ~~((colors and materials that are muted,))~~ **design that is**
1172 **compatible with a rural setting,** signs that are not internally
1173 illuminated, and site and building lighting that is held to the
1174 minimum necessary for safety;
1175 e. **Prohibition of ((H))heavier industrial uses,** new industrial uses
1176 producing substantial waste byproducts or wastewater discharge,
1177 or new paper, chemical and allied products manufacturing uses
1178 **allowed in the urban industrial zone ((shall be prohibited));** and
1179 f. Industrial uses ~~((requiring))~~ **be sized to avoid** substantial
1180 investments in infrastructure, such as water, sewers, or
1181 transportation facilities, or facilities that generate substantial
1182 volumes of heavy-gross weight truck trips~~(, shall be reduced in~~
1183 ~~size to avoid the need for public funding of the infrastructure)).~~

1184
1185 ~~((The intent of this policy is to preclude expansion of the industrial area beyond the
1186 identified boundaries and to ensure that new development (not previously constructed
1187 or vested) in the industrial area meets rural character standards. Site design,
1188 landscaping, design and construction of internal and access roads and building scale
1189 should reinforce the set boundaries and rural nature of the industrial area to further
1190 discourage future industrial expansion beyond the industrial boundary.))~~

1191
1192 There are also existing, isolated industrial sites in the Rural Area that are recognized, but
1193 are not appropriate for new industrial uses. Further expansion of these isolated
1194 industrial uses is not encouraged, and therefore they are not zoned Industrial.

- 1195
1196 ~~**((R-515)) R-336** Existing industrial uses in the Rural Area outside of Rural Towns~~(, the industrial area on the King County-designated historic site along~~
1197 ~~State Route 169 or the designated industrial area adjacent to the Rural~~
1198 ~~Neighborhood Commercial Center of Preston))~~ **without Industrial**
1199 **zoning currently shall be zoned rural ((residential)) area but may**
1200 **continue if they qualify as legal, conforming and/or nonconforming**
1201 **uses.**~~

1204 V. Rural Commercial Centers

1205 ~~((This section addresses Rural Neighborhood Commercial Centers, Rural Towns, Cities
1206 in the Rural Area, industrial uses in the Rural Area, and promoting public health in the
1207 Rural Area.))~~

1208
1209 The Rural Neighborhood Commercial Centers~~((;))~~ and Rural Towns~~((, the Cities in the~~
1210 ~~Rural Area, and non-resource industrial uses located in rural King County))~~ contribute to
1211 the vitality of the rural economy. ~~((Additionally, the Cities in the Rural Area and))~~ Rural
1212 Towns provide a variety in development patterns and housing choices and provide
1213 employment opportunities, retail shopping, and other services to nearby residents~~((;))~~
1214 ~~((These cities and towns also))~~ and contain a significant portion of King County's historic
1215 architecture and are the primary locations for nonresidential uses in the Rural Area. The

1216 Rural Neighborhood Commercial Centers and Rural Towns provide limited, local
1217 convenience shopping, restaurants, and services to meet the daily needs of rural
1218 residents.

1219 **A. Rural Neighborhood Commercial Center((s))**
1220 **Designation**

1221 The Rural Neighborhood Commercial Center((s-are)) land use designation is used to
1222 recognize existing small pockets of commercial development((s)), or in some cases,
1223 historic ((towns)) communities or buildings, that are too small to provide more than
1224 convenience shopping and services to surrounding residents. They generally do not
1225 have infrastructure or services such as water supply or sewage disposal systems any
1226 different from those serving the surrounding area. ((Examples of Rural Neighborhood
1227 Commercial Centers include the store at Stillwater on the Carnation-Duvall Road, the
1228 town of Cumberland on the Enumclaw Plateau, and Preston. The county is
1229 implementing projects and exploring new options to ensure the continuation of the
1230 character and businesses in these important rural centers:))

1231 The locations of existing nodes of lands designated as Rural Neighborhood Commercial
1232 Centers are:
1233

- Bear Creek/Sammamish: Cottage Lake and Redmond-Fall City Road/236th NE
- Four Creeks/Tiger Mountain: Issaquah-Hobart Road/Cedar Grove Road SE, SE Renton-Issaquah Road and 164th Avenue SE, and SE 128th Street/164th Avenue SE
- Greater Maple Valley/Cedar River: Renton-Maple Valley Road SE/State Route 18, Ravensdale, Hobart, Kangley, and Kanasket
- Snoqualmie Valley/Northeast King County: Preston, Timberlane Village, and Baring
- Southeast King County: Enumclaw-Black Diamond Road SE/SE Green Valley Road, Cumberland, Krain's Corner, Newaukem, and 228th Ave SE/State Route 164
- Vashon-Maury Island: Burton, Dockton, Tahlequah, Portage, Heights Dock, Jack's Corner, Valley Center, Vashon Service Center, Vashon Heights, and Maury Island Service Center

1234
1235 **((R-501)) R-401 The uses allowed on lands with the Rural Neighborhood**
1236 **Commercial Center((s-designated on the Comprehensive Plan Land Use**
1237 **Map-are)) land use designation shall be limited to:**
1238 **a. ((s))Small-scale-((business areas)) businesses that ((should)) provide**
1239 **convenience shopping and services for ((the surrounding community))**
1240 **surrounding Rural Area and Natural Resource Land residents, such as**
1241 **retail, community and human services, and personal services; and**
1242 **b. Housing, when part of a mixed-use development that is**
1243 **appropriately sized and scaled to be compatible with rural character.**
1244

1245 **R-402 ((No-n))New and expansion of existing Rural Neighborhood**
1246 **Commercial Centers ((are needed to serve the Rural Area and Natural**
1247 **Resource Lands)) shall only be designated through a subarea plan or**
1248 **area zoning and land use study. ((Expansion of the boundaries of the**
1249 **existing Rural Neighborhood Commercial Centers shall not be**
1250 **permitted except through a subarea study.**
1251

1252 The designated Rural Neighborhood Commercial Centers shown on the Land Use map
1253 are:

1254 **Bear Creek:** Cottage Lake and Redmond-Fall City Road/236th NE

1255 **East King County:** Greenwater, Baring and Timberlane Village

1256 **Enumclaw:** Cumberland, Krain's Corner and Newaukum

1257 **Newcastle:** Coalfield and East Renton Plateau

1258 **Snoqualmie:** Preston and Stillwater

1259 **Tahoma/Raven Heights:** Maple Valley, Hobart, Ravensdale and North Cedar
1260 Grove Road

1261 **Vashon:** Burton, Dockton, Tahlequah, Portage, Heights Dock,
1262 Jack's Corner, Valley Center, Vashon Service Center,
1263 Vashon Heights and Maury Island Service Center
1264

1265 The policies in this section are based on a recognition of the limited size of most Rural
1266 Neighborhood Commercial Centers, the limited utilities and other services available to
1267 them, and a desire to preserve their existing character and relationship to the
1268 surrounding rural community.
1269

1270 **R-502 Rural Neighborhood Commercial Centers should accommodate only**
1271 **small-scale retail, community and human services, and personal service**
1272 **uses that provide convenience shopping and services to nearby Rural**
1273 **Area and Natural Resource Lands residents.**
1274

1275 **R-503)) R-403 King County commercial development standards for Rural**
1276 **Neighborhood Commercial Center((s)) lands should facilitate economic**
1277 **reuse of existing structures, minimize increases in impervious surfaces,**
1278 **and encourage retention of historic character and scale. Urban-level**
1279 **parking, landscaping, and street improvement standards are not**
1280 **appropriate for Rural Neighborhood Commercial Centers except ((as**
1281 **demonstrated as being)) when needed to address the safety of the**
1282 **public.**
1283

1284 **((R-503a)) R-404 ((Where appropriate,)) King County should allow the use of**
1285 **existing structures((f)) and parcels to accommodate Farmers Markets**
1286 **((within)) on Rural Neighborhood Commercial Center((s)) lands.**

1287 B. Rural Towns

1288 Rural Towns are unincorporated towns governed directly by King County(~~(, but may~~
1289 ~~provide a focal point for community groups such as chambers of commerce or~~
1290 ~~community councils to participate in public affairs)).~~
1291

1292 The purposes of the Rural Town designation are to recognize existing concentrations of
1293 higher density and economic activity in the Rural Area(~~(, whether by virtue of historical~~
1294 ~~rural settlements or redesignation of an urban commercial center)); provide a physical~~
1295 ~~focus for the historic identity of rural communities; and allow for modest growth of~~
1296 ~~residential and economic uses within these designations if supported by the community~~
1297 ~~and adequate utilities and other public services are available. ((At the present time,~~
1298 ~~t))The Rural Towns designated by the Comprehensive Plan are Fall City, Snoqualmie~~
1299 ~~Pass, and ((the Town of)) Vashon, ((and are recognized as such within the~~
1300 ~~Comprehensive Plan. The county supports the economic vitality of these communities~~
1301 ~~and is offering programs and working with the businesses and residents in and near~~
1302 ~~these communities to help ensure their continued economic health.))~~
1303

1304 Each of these three Rural Towns has unique features and needs, and therefore different
1305 standards may be appropriate for each, while meeting the purposes described above.
1306 For instance, Snoqualmie Pass is adjacent to a significant seasonal recreation area that
1307 draws thousands of visitors during the winter months. Fall City, on the other hand, is
1308 adjacent to prime agricultural land and can provide housing opportunities for seasonal
1309 agricultural workers. Vashon, accessible mainly by ferry and limited in terms of water
1310 supply, has natural constraints upon the type and intensity of development that can
1311 occur.

1312 Although higher-density development in Rural Towns may require public sewers,
1313 applying the full range of urban development standards (e.g. for street improvements
1314 or landscaping) may not be necessary, and may not be consistent with the historic
1315 character of these communities:)) Although Rural Towns ((also)) may ((in some
1316 circumstances)) develop at densities similar to those in the Urban Growth Area ((or in
1317 Cities in the Rural Area)), ((they)) Rural Towns are considered part of the Rural Area for
1318 purposes of the Growth Management Act, do not provide significant growth capacity,
1319 and are not subject to the growth targets adopted for the Urban Growth Area.

1320
1321 **((R-507)) R-405 Rural Towns shall serve as activity centers for the Rural Area and**
1322 **Natural Resource Lands, ((and)) may be served by a range of utilities**
1323 **and services, and may include several or all of the following land uses,**
1324 **if supported by necessary utilities and other services and if scaled and**
1325 **designed to protect rural character:**
1326 **a. Retail, commercial, and industrial uses to serve the surrounding**
1327 **Rural Area and Natural Resource Lands population;**
1328 **b. Residential development, including single((-family)) detached**
1329 **((housing)) residences on small lots, as well as ((multifamily))**
1330 **multiunit housing and mixed-use developments;**
1331 **c. Other retail, commercial, and industrial uses, such as resource**
1332 **industries, tourism, commercial recreation, and light industry; and**
1333 **d. Public facilities and services such as community services, parks,**
1334 **((churches)) religious facilities, schools, and fire stations.**

1335
1336 **((R-504)) R-406 King County designates ((the Rural Towns of)) Fall City, Snoqualmie**
1337 **Pass, and ((the Town of)) Vashon as unincorporated Rural Towns. These**
1338 **historical settlements in unincorporated King County should provide**
1339 **services and a range of housing choices for Rural Area residents. The**
1340 **boundaries of the designated Rural Towns are shown on the**
1341 **((Comprehensive Plan)) Land Use Map. Adjustments to these**
1342 **boundaries shall only occur through a subarea plan or area zoning and**
1343 **land use study, and shall not allow significant increases in development**
1344 **potential or environmental impacts. No new Rural Towns are needed**
1345 **to serve the Rural Area.**

1346
1347 **((R-505)) R-407 Commercial and industrial development that provides**
1348 **employment, shopping, and community and human services that**
1349 **strengthen the fiscal and economic health of rural communities should**
1350 **locate in Rural Towns if utilities and other services permit.**
1351 **((Urban-level parking, landscaping, and street improvement standards**
1352 **are not appropriate for Rural Towns:)) Sidewalks and other pedestrian**
1353 **safety measures should be provided to serve ((the)) Rural Towns.**
1354

1355 **R-408** Roads in Rural Towns should, to the extent practical, allowed by law,
1356 and consistent with rural character, incorporate universal design and
1357 complete streets infrastructure, to accommodate multimodal
1358 transportation, including active transportation users.
1359

1360 ~~((R-506))~~ **R-409** Rural Towns may contain higher-density housing than ((permitted))
1361 allowed in the surrounding Rural Area, and should provide affordable
1362 and resource-worker housing ((if utilities and other services permit)).
1363 Development density in Rural Towns may approach that achieved in
1364 Cities in the Rural Area, when appropriate infrastructure is available.
1365

1366 ((The policies in this section apply only to the unincorporated Rural Towns. King County
1367 encourages Cities in the Rural Area to adopt land use policies and development
1368 standards that protect and enhance their historical character.
1369

1370
1371 ~~((R-508))~~ **R-410** Sewers may be allowed in Rural Towns if necessary to solve
1372 existing water quality and public health problems ((which)) that cannot
1373 be addressed by other methods, provided that any extension of sewer
1374 mains from urban areas to serve a Rural Town shall be tightlined
1375 systems designed to not serve any intervening lands. All alternatives
1376 shall be exhausted before sewers may be allowed. Rural Towns shall
1377 not be enlarged to facilitate provision of sewers.
1378

1379 ((Rural and urban residents alike value the historic character of King County's Rural
1380 Towns. New development can enhance the character and valuable features of Rural
1381 Towns through careful design and location.
1382

1383 ~~((R-509))~~ **R-411** Rural Towns should be compact, promoting ((pedestrian and
1384 nonmotorized travel)) active transportation while ((permitting
1385 automobile)) allowing vehicle access to most commercial and industrial
1386 uses. New development should be designed to strengthen the
1387 desirable characteristics and the historic character of the town, be
1388 supported by necessary public facilities and services, and be
1389 compatible with historic resources and nearby Rural Area or Natural
1390 Resource Land uses. New industrial uses should locate where they do
1391 not disrupt pedestrian or bicycle traffic in established retail areas of
1392 town or conflict with residential uses.

1393 VI. Transfer of Development Rights 1394 Program

1395 The Growth Management Act encourages the use of innovative techniques for land use
1396 management. King County has a long tradition of using such techniques, including
1397 programs promoting transfers of development rights, to achieve its land management
1398 goals. Rural Area and Natural Resource Lands face ongoing development pressure, yet
1399 the County must simultaneously plan for and allow future residential growth. This
1400 tension makes it incumbent on the County to strengthen its transfer of development
1401 rights efforts. For this reason, King County seeks to increase the number of
1402 development rights transfers via its Transfer of Development Rights Program to reduce
1403 and redirect rural development potential into urban areas.
1404

1405 To that end, King County promotes the transfer of development rights from land
1406 ((valuable to the public as undeveloped)) with conservation values whose protection
1407 creates public benefit ("sending sites"), to land better able to accommodate growth
1408 ("receiving sites"). The Transfer of Development Rights Program is a voluntary program
1409 that allows sending site landowners to achieve an economic return on their property

1410 while maintaining it in forestry, farming, habitat, ~~((parks;))~~ or open space in perpetuity. It
1411 also increases housing opportunities in Urban Area receiving sites where urban services
1412 and infrastructure can accommodate additional growth.

1413
1414 Sending site landowners choose to sever the right to develop their land from the land
1415 itself and sell their development rights to the King County Transfer of Development
1416 Rights Bank, or directly to receiving site landowners who are ~~((permitted))~~ allowed to
1417 build additional development capacity above the base density, but at or below the
1418 allowed maximum density under current zoning, with the purchase of Transferable
1419 Development Rights. ~~((When Transferable Development Rights are allocated to~~
1420 ~~sending site property owners, the land is protected from future development in~~
1421 ~~perpetuity through a conservation easement.))~~

1422
1423 In so doing, the Transfer of Development Rights Program: (1) benefits Rural Area and
1424 Natural Resource Land property owners by providing them financial compensation to
1425 not develop their land, (2) directs future Rural Area and Natural Resource Land
1426 development growth into urban areas, saving the County the cost of providing services
1427 to rural development, supporting County and regional growth management objectives,
1428 and yielding climate change benefits ~~((through reduced household~~
1429 ~~transportation-related greenhouse gas emissions)),~~ and (3) permanently ~~((preserves))~~
1430 conserves land through private market transactions. Transfer of Development Rights
1431 can also be used to permanently protect open space and ~~((parks))~~ natural resources in
1432 urban portions of the County while still focusing growth into other urban areas.

1433
1434 ~~((R-312)) R-501 **((As an innovative means to)) King County shall continue to operate**~~
1435 ~~**an effective Transfer of Development Rights Program to:**~~

- 1436 ~~a. **((p))Permanently ((preserve)) conserve private lands with**~~
1437 ~~**countywide public benefit((-);**~~
1438 ~~b. **((to-e))Encourage higher densities in urban areas; ((and))**~~
1439 ~~c. **((r))Reduce residential development ((capacity)) potential and**~~
1440 ~~**maintain low density in the Rural Area and Natural Resource Lands,**~~
1441 ~~**and on low-density urban lands along the Urban Growth Area**~~
1442 ~~**boundary;**~~
1443 ~~**incorporate establishment of regional open space, as well as local**~~
1444 ~~**open space in urban areas((- King County shall continue to operate**~~
1445 ~~**an effective Transfer of Development Rights Program));**~~
1446 ~~**Protect natural resources while preserving housing potential and**~~
1447 ~~**incorporating development in locations best suited for growth**~~
1448 ~~**Steer development growth inside the Urban Growth Area in ways**~~
1449 ~~**that promote quality urban neighborhoods where residents want**~~
1450 ~~**to work and live; and**~~
1451 ~~**Contribute to climate change benefits.**~~

1452
1453 ~~((R-313) **The purpose of the Transfer of Development Rights Program is to**~~
1454 ~~**reduce development potential in the Rural Area and designated Natural**~~
1455 ~~**Resource Lands, and its priority is to encourage the transfer of**~~
1456 ~~**development rights from private rural properties into the Urban**~~
1457 ~~**Growth Area.**~~

1458
1459 ~~R-314 **King County supports and shall work actively to facilitate the transfer of**~~
1460 ~~**Rural Area and Natural Resource Lands development rights to:**~~

- 1461 ~~a. **Preserve the rural environment, encourage retention of**~~
1462 ~~**resource-based uses and reduce service demands;**~~
1463 ~~b. **Provide permanent protection to significant natural resources;**~~
1464 ~~c. **Increase the regional open space system;**~~
1465 ~~d. **Maintain low density development in the Rural Area and Natural**~~
1466 ~~**Resource Lands;**~~

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- ~~e. Steer development growth inside the Urban Growth Area in ways that promote quality urban neighborhoods where residents want to work and live; and~~
- ~~f. Provide mitigation for the impacts of urban development on global climate change by simultaneously reducing transportation-related greenhouse gas emissions and sequestering carbon through retention of forest cover and conserving agricultural lands.~~

R-315)) R-502

- To promote transfers of development rights, King County shall:
- a. Facilitate transfers from private property owners with sending sites to property owners with receiving sites;
 - b. Operate the King County Transfer of Development Rights Bank to facilitate the Transfer of Development Rights market, maintain supply to the extent feasible, and bridge the time gap between willing sellers and buyers of Transferrable Development Rights through buying, holding, and selling Transferable Development Rights;
 - c. Work with cities to develop interlocal agreements that encourage transfers of development rights ~~((from Rural Areas and Natural Resource Lands))~~ into cities;
 - d. Work with cities regarding annexation areas where Transferrable Development Rights are likely to be used;
 - e. Work with communities and seek funding and other means to provide public amenities to enhance the livability of incorporated ~~((and unincorporated))~~ area neighborhoods accepting increased densities through the Transfer of Development Rights Program; ~~((and))~~
 - f. Provide amenities to urban unincorporated Transferrable Development Right receiving areas to improve the livability of the receiving area; the type, timing, and location of amenities provided to urban unincorporated Transferrable Development Right receiving areas should be informed by a public engagement process including members of the affected receiving area and the city affiliated with annexation;
 - g. Work with the Washington State Department of Commerce, Puget Sound Regional Council, and King County cities to implement Washington State Regional Transfer of Development Rights legislation; and
 - h. Explore new opportunities to increase Transfer of Development Right demand, prioritizing new receiving sites or Transfer of Development Right use within urban areas.

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~~((1. — Sending and Receiving Sites~~

R-316)) R-503

- ~~((Eligible sending sites shall be lands designated on the King County Comprehensive Plan land use map as: Rural Area (with RA-2.5, RA-5, or RA-10 zoning), Agriculture (with A zoning), Forestry (with F zoning), Urban Separator (with R-1 zoning), or Urban Residential Medium or Urban Residential High (with R-4, R-6, R-8, R-12, R-18, R-24 or R-48 zoning) and that are approved for Conservation Futures Tax funding).— These)) Sending sites shall provide permanent land protection to create a significant public benefit. Priority sending sites ~~((are)) shall include, but not be limited to:~~~~
- a. Lands in Rural Forest Focus Areas;
 - b. Lands adjacent to the Urban Growth Area boundary;
 - c. Lands contributing to the protection of endangered and threatened species;
 - d. Lands that are suitable for inclusion in and provide important links to the regional open space system;
 - e. Agricultural and Forest Production District lands;

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- ~~f. Intact shorelines of Puget Sound;~~
- ~~g. Lands ((identified as important according to the Washington State Department of Ecology's Watershed Characterization analyses)) in the RA zone with conservation values related to farming, forestry, carbon sequestration, or open space; or~~
- ~~h. Lands contributing to urban open space or strengthening protection of flood hazard areas or other critical areas in ((urban unincorporated areas)) any area.~~

~~((R-317) For Transfer of Development Rights purposes only, qualified sending sites are allocated development rights as follows:~~

- ~~a. Sending sites in the Rural Area zoned RA-2.5 shall be allocated one Transferable Development Right for every two and one-half acres of gross land area;~~
- ~~b. Sending sites in the Rural Area zoned RA-5 or RA-10 or Agricultural zoning shall be allocated one Transferable Development Right for every five acres of gross land area;~~
- ~~c. Sending sites with Forest zoning shall be allocated one Transferable Development Right for every eighty acres of gross land area;~~
- ~~d. Sending sites with Urban Separator land use designation shall be allocated four Transferable Development Rights for every one acre of gross land area;~~
- ~~e. Sending sites with an Urban Residential, Medium or Urban Residential, High land use designation shall be allocated Transferable Development Rights equivalent to the zoning base density for every one acre of gross land area;~~
- ~~f. If a sending site has an existing dwelling or retains one or more development rights for future use, the gross acreage shall be reduced in accordance with the site's zoning base density for the purposes of Transferable Development Right allocation; and~~
- ~~g. King County shall provide bonus Transferable Development Rights to sending sites in the Rural Area as follows:
 - ~~1. The sending site is a vacant RA zoned property and is no larger than one-half the size requirement of the base density for the zone; and~~
 - ~~2. The sending site is a RA zoned property and is located on a shoreline of the state and has a shoreline designation of conservancy or natural.~~~~

~~R-318 Prior to the county's allocation of Transferable Development Rights to a sending site landowner, the landowner shall record and place on title of sending site parcel a conservation easement documenting the development restrictions. If development rights are being retained for future development, the subsequent development must be clustered, and the tract preserved with a permanent conservation easement shall be larger than the developed portion. In the case of lands within the Rural Forest Focus Areas, no more than one dwelling unit per 20 acres shall be retained, and the tract preserved with a conservation easement shall be at least 15 acres in size.~~

1576 ~~R-319~~ ~~Transferrable Development Rights may be used on receiving sites in~~
1577 ~~the following order of preference as follows:~~
1578 ~~a. Incorporated Cities. Transfers into incorporated areas shall be~~
1579 ~~detailed in an interlocal agreement between the city receiving the~~
1580 ~~development rights and the county;~~
1581 ~~b. Unincorporated urban commercial centers;~~
1582 ~~c. Other unincorporated urban areas; and~~
1583 ~~d. Rural Areas zoned RA-2.5, unless they are on Vashon-Maury Island,~~
1584 ~~may receive transfers of development rights, but only from the~~
1585 ~~Rural Forest Focus Areas.~~

1586
1587 ~~U-110)) R-504~~ ~~King County shall work with cities, especially those designated as~~
1588 ~~Urban Centers, in collaborative efforts that result in transfers of~~
1589 ~~development rights from the Rural Area and Natural Resource Lands.~~

1590
1591 ~~((R-319a~~ ~~King County should designate urban unincorporated areas as~~
1592 ~~Transferrable Development Right receiving sites for short subdivisions.~~
1593 ~~Use of Transferrable Development Rights in formal subdivisions shall~~
1594 ~~be allowed only through a subarea study:))~~
1595

1596 ~~R-505~~ ~~King County should prioritize Transferable Development Rights uses~~
1597 ~~for residential density in urban areas. King County may also allow~~
1598 ~~Transferrable Development Rights:~~
1599 ~~a. In limited instances for development in the Rural Area, except for~~
1600 ~~Vashon-Maury Island; and~~
1601 ~~b. To provide incentives to developers for uses other than additional~~
1602 ~~residential density.~~

1603
1604 ~~((R-320~~ ~~King County should seek other public funding and private-public~~
1605 ~~partnerships for incorporated and unincorporated urban area amenities~~
1606 ~~to strengthen the Transfer of Development Rights Program and~~
1607 ~~facilitate the transfer of development rights from Rural Areas and~~
1608 ~~Natural Resource Lands into the King County Urban Growth Area to~~
1609 ~~preserve the rural environment, encourage retention of rural and~~
1610 ~~resource-based uses, and avoid urban service demands in the Rural~~
1611 ~~Area and Natural Resource Lands.~~
1612

1613 ~~R-320a~~ ~~King County shall provide amenities to urban unincorporated~~
1614 ~~Transferrable Development Right receiving areas to improve the~~
1615 ~~livability of the receiving area. Amenities should be provided at levels~~
1616 ~~commensurate with the number of Transferrable Development Rights~~
1617 ~~used in the receiving area. The type, timing and location of amenities~~
1618 ~~provided to urban unincorporated Transferrable Development Right~~
1619 ~~receiving areas should be informed by a public engagement process~~
1620 ~~including members of the affected receiving area and the city affiliated~~
1621 ~~with annexation.~~
1622

1623 ~~R-321~~ ~~King County should pursue public funding and public-private~~
1624 ~~partnerships, and bond or levy proposals, for additional Transfer of~~
1625 ~~Development Rights Bank funding to target threatened private Rural~~
1626 ~~Areas or Natural Resource Lands. Development rights purchased~~
1627 ~~through such a program should be sold into any appropriate urban~~
1628 ~~location.~~

1629 ~~2. Rural and Resource Land Preservation Transfer of~~
1630 ~~Development Rights Program~~

1631 ~~Rural Area and Natural Resource Lands face increasing development pressure, yet the~~
1632 ~~county must simultaneously plan for, and allow, future development growth. This~~

1633 tension makes it incumbent on the county to strengthen its Transfer of Development
1634 Rights efforts. For this reason, King County seeks to increase the number of
1635 development right transfers and adopt an expanded Rural and Resource Land
1636 Preservation Transfer of Development Rights Program to reduce and redirect rural
1637 development potential into the urban areas.
1638

1639 ~~**R-322** — The goals of the Rural and Resource Land Preservation Transfer of
1640 Development Rights Program are to: (1) reduce the development
1641 potential in Rural Area and Natural Resource Lands by 25%; (2) increase
1642 activity in the Transfer of Development Rights market; (3) bolster
1643 demand for Transferrable Development Rights; (4) offer Rural Area and
1644 Natural Resource Lands property owners access to incentive programs;
1645 (5) protect low-density Rural Areas from encroaching urban
1646 development; and (6) reduce greenhouse gas emissions by decreasing
1647 vehicle miles traveled from the Rural Area and Natural Resource Lands
1648 and by sequestering carbon.~~

1649
1650 ~~**R-323** — The Rural and Resource Land Preservation Transfer of Development
1651 Rights Program shall include, but is not limited to, the following:~~
1652 ~~a. In addition to the density that is allowed on a receiving site in the
1653 urban growth area from the purchase of Transferrable
1654 Development Rights, the county shall evaluate the climate change
1655 benefits achieved by reducing transportation related greenhouse
1656 gas emissions that result from the transfer of development rights
1657 from the sending site, provided that such consideration is not
1658 precluded by administrative rules promulgated by the state;~~
1659 ~~b. In order to satisfy transportation concurrency requirements in the
1660 Rural Area in a transportation concurrency travel shed that is
1661 non-concurrent, a development proposal for a short subdivision
1662 creating up to four lots may purchase Transferrable Development
1663 Rights from other Rural Area or Natural Resource Land properties in
1664 the same travel shed; allowing this is intended to reduce overall
1665 traffic impacts in rural travel sheds by permanently removing
1666 development potential. The transfer shall not result in an increase
1667 in allowable density on the receiving site. A short subdivision
1668 creating two lots where the property has been owned by the
1669 applicant for five or more years and where the property has not
1670 been subdivided in the last ten years shall satisfy the transportation
1671 concurrency requirements without having to purchase
1672 Transferrable Development Rights;~~
1673 ~~c. King County shall provide an added density bonus of up to a 100%
1674 increase above the base density allowed in K.C. Code 21A.12.030,
1675 when Transferrable Development Rights are used for projects
1676 within any designated commercial center or activity center within
1677 the Urban Growth Area that provides enhanced walkability design
1678 and incorporates transit oriented development, and may provide
1679 an added density when Transferrable Development Rights are used
1680 for projects that provide affordable housing in the R-4 through R-
1681 48 zones;~~
1682 ~~d. King County may allow accessory dwelling units in the Rural Area
1683 that are greater than one thousand square feet, but less than 1,500
1684 square feet, if the property owner purchases one Transferrable
1685 Development Right from the Rural Area, Agriculture or Forestry
1686 designations;~~
1687 ~~e. King County may allow a detached accessory dwelling unit on a
1688 RA-5 zoned lot that is two and one-half acres or greater and less
1689 than three and three-quarters acres if the property owner
1690 purchases one Transferrable Development Right from the Rural
1691 Area, Agriculture or Forestry designations:))~~
1692

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VII. Equestrian Activities

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King County recognizes the contributions of equestrian livestock husbandry, training, competition, and recreation activities to the overall rural quality of life and economic base in King County. ~~((Equestrian activities provide a lifestyle value to numerous county residents and visitors and a source of revenue for rural residents and business owners. There are numerous organizations that support the equestrian industry by providing education and promoting equine husbandry, including the King County Agriculture Program, Washington State University Extension, Future Farmers of America, 4-H, the King County Executive Horse Council, Backcounty Horsemen, the Enumclaw Forested Foothills Recreation Association, and numerous other special interest equestrian-related groups.~~

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~~In recent years the diversity of equestrian uses has expanded throughout the rural portions of the county, going well beyond the traditional uses of a child and his or her favorite horse, a 4-H horse show, or a trail ride through the woods.)) Today's equestrian uses include raising and training a variety of horse breeds(, an increase in the number of) and riding arenas(, and the construction of a state-of-the-art horse rehabilitation facility). ~~((This diversity of equestrian uses should be sustained and encouraged where compatible with the existing character of the area in which equestrian facilities are proposed to be built or expanded.~~~~

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~~Several constraints may limit the development or expansion of equestrian activities. Even though the Growth Management Act limits growth in the Rural Area, some growth continues to occur throughout the Rural Areas of the county, reducing the availability of open land to sustain livestock, equestrian activities, and threatening existing or potential trail segments that may be lost to uncoordinated land developments.~~

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~~R-211)) R-601 King County should continue to support and sustain equestrian activities and ensure that regulations support those activities compatible with the area in which they are located. The ((c))County should encourage subdivision layouts that preserve opportunities for livestock and equestrian activities.~~

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~~((Trail riding throughout rural King County is a popular equestrian use enjoyed by both urban and rural residents. Although llama and alpaca treks are becoming increasingly popular, most of the trail riding in King County is on horses and mules. Several constraints, including uncoordinated land development, may limit the continuation, development, or expansion of equestrian trails or trail segments. Additionally, as ownership of private and/or public land with existing trails is transferred, these trails may be lost when easements are not in place to protect the trails at the time of the transaction or if the new owner is not aware that a trail runs across the parcel.~~

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~~The following policies address the need to continue to support trails for equestrian, multi-use, and existing trail linkage purposes:~~

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~~R-212)) R-602 King County should support equestrian use trails throughout the Rural Area and in the Agricultural and Forest Production Districts, as appropriate, by:~~
~~a. Working with local communities to identify and protect multiple-use trails and key linkages that support equestrian travel;~~
~~b. Maintaining equestrian links, including multiple-use trails, where appropriate;~~
~~c. Ensuring parking areas serving multiple-use trails are designed and constructed, whenever possible to handle parking for horse trailers; and~~

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d. Constructing and maintaining equestrian trails under County ownership or management consistent with King County Backcountry Trail or Regional Trail Standards whenever possible.

~~((R-213)) R-603~~ Soft-surface multiple-use trails in corridors ~~((separate from road right-of-way))~~ not associated with a road are the preferred option for equestrian travel for safety reasons and to avoid conflicts with residential activities associated with the ~~((street))~~ road. Existing off-road trails should be preserved during site development, with relocation as appropriate to accommodate development while maintaining trail connections. Where appropriate, capital improvement programs for transportation or park facilities shall also enable the use of new facilities by equestrians. Construction standards for soft-surface multiple-use trails shall be consistent with current trail construction and maintenance practices as promulgated by the U.S. Forest Service.

~~R-604~~ The King County Road Design and Construction Standards ~~((with))~~ shall ensure adequate space to accommodate safe equestrian travel within road rights-of-way. ~~((Where appropriate, capital improvement programs for transportation and park facilities shall also enable the use of new facilities by equestrians. Construction standards for multiple-use nonmotorized trails to be established in road rights-of-way within the Rural Area and Natural Resource Lands should assure a minimum eight-foot-wide gravel shoulder on arterial roads and 4.0 foot gravel shoulder on local access roads, or provide a trail separated from the driving lanes by a ditch or other barrier. Construction standards for soft-surface multiple-use nonmotorized trails in corridors separate from road rights-of-way shall be consistent with current trail construction and maintenance practices as promulgated by the U.S. Forest Service.~~

~~R-214)) R-605~~ King County's land use regulations should protect rural equestrian community trails by supporting preservation of equestrian trail links in the Rural Area and within the Agricultural and Forest Production District. Representatives of the equestrian community should be given the opportunity to review and monitor regulatory and policy actions by King County, such as Rural Area development regulations, that have the potential to affect equestrian trails.

~~((R-215)) R-606~~ King County should encourage ~~((P))~~ property owners in the Agricultural and Forest Production Districts ~~((are encouraged))~~ to voluntarily allow continued equestrian access to existing trails or alternative access if the existing trail impedes future use of their property.

~~((R-216)) R-607~~ Equestrian trails should be a category in the ~~((c))~~ County's Public Benefit Rating System, so that a landowner who provides trail access may qualify for a tax reduction under the program.

~~((R-217)) R-608~~ County departments negotiating trades or sales of ~~((c))~~ County-owned land shall determine whether any historically established trails exist on the property, and, when economically feasible, ensure that those trails are retained or replaced and are not lost as a condition of the trade or sale. Trails that provide key linkages, for either multi-use or equestrian trails, shall be considered to have strategic value to the county's trail network and shall be retained or replaced whenever possible.

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VIII. Natural Resource Lands

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A. ~~((Ensuring Conservation and Sustainable Use of Resource Lands))~~ Resource Conservation

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This section contains King County's strategy for conservation of valuable resource lands and for encouraging their productive and sustainable management. The strategy consists of policies to guide planning, incentives, education, and regulation. Although this section focuses on the Natural Resource Lands of long-term commercial significance, many of the policies are applicable to farm, forest, and mineral lands in the Rural Area as well.

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King County's Natural Resource Lands ~~((contribute to the economic prosperity of the region. They))~~ are the lands with long-term commercial significance for farming, forestry, and mineral extraction. Businesses that rely on resource lands provide jobs and products, such as food, wood, and gravel. ~~((They also are an important part of the cultural heritage.))~~ Conservation and responsible stewardship of working farm and forest lands also produces multiple environmental benefits, such as:

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- Stream and salmon protection;
- Clean air and water;
- Wildlife habitat;
- Landslide hazard reduction;
- Flood risk reduction;
- Groundwater recharge and protection; and
- Carbon sequestration and reduced greenhouse gas emissions.

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For mineral extraction, responsible stormwater management, erosion and sediment control, and site remediation can help to mitigate many of the impacts while providing local sources of materials such as sand and gravel.

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King County has taken major steps to conserve ~~((and manage agricultural soils and activities,))~~ farmland and forestland to support commercial agriculture and forestry ~~((and)), while also allowing for regulated extraction of minerals~~ ~~((extraction opportunities))~~. Natural Resource Lands and the industries they support are conserved by encouraging development to occur primarily in the Urban Growth Area as directed by the Growth Management Act. Under this Comprehensive Plan, Natural Resource Lands, including designated Agricultural Production Districts, the Forest Production District, and sites of long-term commercial significance for mineral resource uses, will have minimal new residential and commercial development. New development that does occur will be designed to be compatible with active resource-based uses.

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~~((This chapter contains King County's strategy for conservation of these valuable Resource Lands and for encouraging their productive and sustainable management. The strategy consists of policies to guide planning, incentives, education, regulation and purchase or transfer of development rights.))~~

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Forest, agriculture, and mineral resource lands are not King County's only natural resources. Many other resource-based industries, such as the recreational and commercial fisheries ~~((industry))~~ industries, are influenced by King County's land use and planning policies. Policies for the protection and enhancement of fisheries, as well as air, water, vegetation, wildlife, and other natural resources, can be found in Chapter 5, Environment.

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1857 ~~((The Rural Forest Commission was established in 1997 to represent the diversity of~~
1858 ~~forest interests in King County. The Commission reviews the development and~~
1859 ~~implementation of strategies, programs, policies and regulations that benefit forestry~~
1860 ~~and advises the county on ways to preserve rural forests and promote rural forestry.~~

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1862 **~~R-601)) R-701~~ The Rural Forest Commission shall advise the King County
1863 ~~Executive and Council on the development and implementation of~~
1864 ~~((innovative)) strategies, programs, policies, and regulations that~~
1865 ~~benefit forestry ((and)), that encourage the retention of the forest land~~
1866 ~~base in King County, and that support rural forest landowners. King~~
1867 ~~County shall continue to support the Rural Forest Commission with staff~~
1868 ~~and other resources.~~**

1870 ~~((In 1994, the Agriculture Commission was established as a forum for farmers to take an~~
1871 ~~active role in land use decisions, policies and regulations affecting commercial~~
1872 ~~agriculture. The commission solicits input from agricultural agency technical advisors~~
1873 ~~and others with land use and technical expertise, as well as other affected groups.))~~

1874
1875 **~~((R-602)) R-702~~ The Agriculture Commission shall advise the King County Executive**
1876 **~~and Council on ((agricultural issues and programs, including, but not~~**
1877 **~~limited to:~~**
1878 **~~a. Existing and proposed legislation and regulations affecting~~**
1879 **~~commercial agriculture;~~**
1880 **~~b. Land use issues that affect agriculture; and~~**
1881 **~~c. Ways to maintain, enhance and promote agriculture and~~**
1882 **~~agricultural products in the region.)) programs, policies,~~**
1883 **~~regulations, and land use issues that affect commercial agriculture,~~**
1884 **~~encourage retention of farmland, support farmland access for~~**
1885 **~~traditionally underinvested communities, and contribute to a~~**
1886 **~~strong local food system. King County shall continue to support~~**
1887 **~~the Agriculture Commission with staff and other resources.~~**

1888 ~~((B. Resource Conservation Strategy~~

1889 ~~In 1985, the King County Comprehensive Plan designated the county's initial Forest~~
1890 ~~Production District and five Agricultural Production Districts. Subsequent)) King County~~
1891 ~~designates agricultural lands of long-term commercial significance as Agricultural~~
1892 ~~Production Districts and forest lands of long-term commercial significance as the Forest~~
1893 ~~Production District, as shown on the Agricultural and Forest Lands Map in this chapter.~~
1894 ~~These designations and accompanying planning efforts establish((ed)) minimum lot~~
1895 ~~sizes and uses for these districts and their surrounding areas. These land use~~
1896 ~~regulations are consistent with the requirements of the Growth Management Act to~~
1897 ~~((designate productive lands and to)) plan for adjacent and nearby land uses~~
1898 ~~compatible with long-term commercial farming and forestry. ((The Growth~~
1899 ~~Management Act requires designation of agricultural and forest lands of long-term~~
1900 ~~commercial significance. Agricultural lands of long-term commercial significance are~~
1901 ~~designated as Agricultural Production Districts and forest lands of long-term~~
1902 ~~commercial significance are designated as the Forest Production District as shown on~~
1903 ~~the Agricultural and Forest Lands Map.))~~

1904
1905 The Growth Management Act also requires designation of mineral resource lands that
1906 are primarily devoted to the extraction of minerals or that have known or potential
1907 long-term commercial significance for the extraction of minerals. Minerals include, but
1908 are not limited to, gravel, sand, and valuable metallic substances. Coal is not
1909 considered a mineral resource in King County. Such lands are shown as ((~~⊕~~))
1910 designated Mineral Resource Sites on the Mineral Resources Map in this chapter. ((The
1911 role of the Forest Production District in the conservation of mineral resources is also
1912 explained below:

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~~R-606))~~ **R-703** Farm lands, forest lands, and mineral resources shall be conserved for productive use through the use of ~~((D))~~ designated Agricultural and Forest Production Districts and ~~((D))~~ designated Mineral Resource Sites where the principal ~~((and preferred))~~ land uses ~~((will))~~ shall be commercial resource management activities~~((, and by the designation of appropriate compatible uses on adjacent Rural Area and urban lands))~~.

~~((R-604))~~ **R-704** King County shall promote and support commercially viable and environmentally sustainable forestry, agriculture, and other resource-based industries as a part of a diverse and regional economy.

~~((R-604a))~~ **R-705** King County shall support ~~((and designate))~~ mineral resource lands of long-term commercial significance and promote policies, environmental reviews, and management practices that minimize conflicts with neighboring land uses and mitigate environmental impacts.

~~((R-605))~~ ~~Forestry and agriculture best management practices are encouraged because of their multiple benefits, including natural resource preservation and protection.~~)

~~((R-607))~~ **R-706** Land uses, utilities, and transportation facilities within and adjacent to ~~((D))~~ designated Agricultural and Forest Production Districts and ~~((D))~~ designated Mineral Resource Sites~~((;))~~ shall be sited and designed to ensure compatibility with resource management.

~~((R-608))~~ **R-707** King County should encourage infrastructure and services that support ~~((resource lands))~~ Natural Resource Land management and resource-based businesses. These should be sited ~~((in close proximity))~~ close to designated Agricultural and Forest Production Districts and ~~((D))~~ designated Mineral Resource Sites when potential adverse impacts and incompatibilities can effectively be mitigated.

~~((King County recognizes that maintaining viable resource-based businesses is challenging. Owners of resource lands make substantial investments in managing their land. Market uncertainties, labor costs, vandalism, taxes and fees can affect the profitability of resource-based industries.~~

~~Conflicts with surrounding land uses and environmental problems can arise even with the best of precautions. Resource-based industries need reasonable certainty that policies are in place to help avoid such conflicts and operations can continue if activities are performed in an environmentally sound manner.~~

~~The Forest Lands Program (Revised Code of Washington 84.33), and the Open Space Taxation Program, which includes the Timberland and Public Benefit Rating System programs (Revised Code of Washington 84.34) are property tax incentives that encourage continued farm and forest management both within and outside the Forest Production District and Agricultural Production Districts.)~~

~~((R-609))~~ **R-708** King County should expand access to property tax incentive programs to encourage landowners to continue ~~((practicing))~~ and expand farming and forestry and to help ensure retention of the resource land base. These programs should be publicized and marketed to ensure equitable access to program benefits.

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~~**((R-610)) King County shall employ a variety of innovative programs and incentives to help maintain and enhance resource-based industries.**~~

~~Examples of such programs include technical assistance and education for sustainable land management, education for urban and suburban residents, purchases of land or development rights, transfer of development rights, the purchase of scenic easements and other less-than-fee-ownership interests that conserve resource uses, establishment of buffers and setbacks for adjacent properties, and relief from special levies and local improvement district fees.~~

~~When urban development occurs near Resource Lands, conflicts can result. Examples of such conflicts are greater risk of forest fires, vandalism to logging, farm and mining equipment, destruction of young trees, and increased mixing of heavy truck and residential traffic, which presents safety problems. Increased development near resource lands also results in increased encroachment of noxious weeds into forests and farmland. It is important for neighboring property owners to understand the value of resource industries and what kinds of resource activities are likely to occur.)~~

~~**((R-611)) R-709 King County should develop and employ effective means to inform affected property owners about nearby resource management activities. This may include, but not be limited to:**~~

- ~~**a. Notice on title, and notification on recorded subdivisions, short subdivision maps, and issued development permits for properties within five hundred feet of designated agriculture, forestry, and mineral resource lands;**~~
- ~~**b. Signage; and**~~
- ~~**c. Community meetings and other public notification tools.**~~

~~Successful Natural Resource Land conservation requires a regional perspective and intergovernmental cooperation. Although the ~~((designated))~~ Natural Resource Lands are located in unincorporated King County, they benefit nearby cities and can be affected by activities in those cities. Furthermore, some ~~((R))~~ resource ~~((t))~~ lands in King County are owned or managed by Indian tribes or city, county, state, and federal agencies ~~((and tribes. A regional perspective is also important because many resource activities are regulated or supported by state and federal programs))~~. As the population in the Puget Sound area continues to grow, the protection of Natural Resource Lands and the continued success of commercial agriculture and forestry is a regional challenge.~~

~~**((R-612)) R-710 King County shall work cooperatively with ~~((cities;))~~ Indian tribes, cities, other public agencies, private utilities, resource managers, land ~~(())~~ owners, and residents to conserve ~~((public and private))~~ Natural Resource Lands for long-term productivity and environmental protection in a consistent and predictable manner.**~~

~~**((R-613)) R-711 Designated Forest and Agricultural Production District lands shall not be annexed by cities, except as allowed in Policies R-760, R-761, and R-762.**~~

~~**((R-614)) R-712 King County should establish written agreements with Indian tribes, agencies, ((tribes)) and other affected parties whose close coordination and collaboration are essential to effective implementation of resource management programs. Such agreements should serve to establish consensus and commitment to achieving specific resource management goals and to define the specific roles and responsibilities of each agency.**~~

2027 ~~((R-615))~~ **King County should avoid duplication of federal and state regulations**
2028 ~~that apply to resource-based industries. However, King County~~
2029 ~~reserves the authority to address issues of local concern with regard to~~
2030 ~~resource-based activities and operations.~~

2031
2032 Many of the issues facing King County's resource industries are also faced by
2033 neighboring counties. Furthermore, some of the infrastructure and support businesses
2034 necessary to sustain agriculture and forestry may serve more than a single county.
2035 Therefore, King County's efforts to retain healthy resource economies will be more
2036 successful if the county collaborates with other agencies and agriculture and forestry
2037 interest groups in the region. These efforts may include policy development, training
2038 for service providers and outreach that is supportive of commercial agriculture and
2039 timber production and encourages the purchase of local food and local wood.))

2041 ~~((R-615a))~~ **R-713 King County should work with other jurisdictions,**
2042 ~~agencies, and agriculture and forestry interest groups to help maintain~~
2043 ~~and enhance commercial agriculture and forestry production by~~
2044 ~~addressing challenges common across the region.~~

2045
2046 ((Resource management strategies that protect the environment are necessary to
2047 maintain the long-term productivity of the resource. Chapter 5, Environment, describes
2048 the value of using an integrated, ecosystem-based approach to natural resource and
2049 environmental planning and management. This approach, along with sound
2050 operational practices by resource-based industries, may be able to prevent or minimize
2051 environmental impacts associated with common agricultural and forest practices and
2052 mineral extraction while maximizing co-benefits.))

2053 ~~((R-616))~~ **R-714 King County should encourage ((R))resource-based industries**
2054 ~~((should)) to use practices that:~~
2055 **a. Protect the long-term integrity of the built environment, adjacent**
2056 **land uses, and cultural resources;**
2057 **b. Maintain the long-term productivity of the resource base; and**
2058 **c. Result in maintenance of ecosystem health and habitat.**

2060
2061 ~~((R-617))~~ **R-715 Habitat protection requirements should not fall disproportionately**
2062 **on land maintained in agriculture or forestry, and the costs of such**
2063 **protection shall not be disproportionately placed on the owners of such**
2064 **land.**

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2066 ~~((R-618))~~ **R-716 King County shall be a leader in resource management by**
2067 **demonstrating environmentally sound agriculture and forestry on**
2068 **((c))County-owned land.**

2069
2070 ~~((R-619))~~ **R-717 King County shall include resource education through its signs on**
2071 **trail systems that are linked with working farms, forests, and mines.**
2072 ~~((Interpretation should:~~
2073 ~~a. Provide historical perspective;~~
2074 ~~b. Demonstrate current adaptive resource management practices~~
2075 ~~(forestry, fisheries, wildlife, agriculture); and~~
2076 ~~c. Explain economics of various resource uses.~~

2077 ~~E.))~~ **B. Forestry**

2078 ((King County forestlands provide local, regional and national benefits that are basic to
2079 quality of life. In addition to supplying a variety of wood and other products, forests
2080 emit oxygen, filter water, reduce risks from flooding and soil erosion, enhance
2081 groundwater recharge, provide habitat for innumerable plant and animal species,
2082 capture carbon, and offer scenic vistas and recreational opportunities. Conservation of

2083 the extensive forests in the county saves the region millions of dollars by reducing the
2084 need for costly infrastructure for stormwater and flood control, water treatment, and air
2085 quality remediation. King County's forests provide employment in forestry, wood,
2086 paper, recreation, and tourism industries. In sum, properly managed forests are
2087 fundamental to a healthy, diverse economy and environment.

2088
2089 The growth in human population has resulted in the loss of forestlands through
2090 conversion to non-forest uses. Increasing demands are being placed upon the
2091 remaining forest land base to provide goods, recreational opportunities and ecological
2092 functions. Climate change has the potential to put additional stress on forestlands due
2093 to changes in seasonal temperature fluctuations, rainfall patterns, and distribution of
2094 insect populations. In the next 10 to 20 years, Pacific Northwest forests are expected to
2095 face increasing drought mortality, difficulty in getting seedlings established, and
2096 severity of forest fires.

2097
2098 To address these challenges, forest managers are embracing more broad-based
2099 management methods and strategies that encompass ecosystems, landscapes and
2100 watersheds, while continually incorporating new scientific information to improve these
2101 approaches. Their efforts, together with the collective foresight and dedication of
2102 landowners, interest groups, tribes, residents and agencies, are needed to ensure that
2103 King County's forests continue to contribute to a sustainable way of life for present and
2104 future generations.

2105
2106 The first step to maintain and enhance commercial forestry is to protect the forest land
2107 base. The second step is to encourage an ecosystem approach to forest management
2108 that provides for long-term ecosystem health and productivity and addresses
2109 cumulative impacts on non-timber resources. The third step is to minimize land use
2110 conflicts and offer incentives for the retention of commercial forestry and the forest land
2111 base.))

2112 1. Protecting Forest Lands

2113 The purpose of the Forest Production District is to conserve large blocks of
2114 commercially valuable forestland for the long term. The designation and zoning ((is))
2115 are designed to prevent intrusion of incompatible uses, manage adjacent land uses to
2116 minimize land use conflicts, and prevent or discourage conversion from forestry to other
2117 uses. ((A comparison of the area of forestland converted since 1987 inside the Forest
2118 Production District with the area converted outside the District indicates that
2119 designation and zoning of commercial forest lands help to discourage subdivision and
2120 conversion.)) Recent studies indicate that total forest cover within the Forest Production
2121 District has remained stable in recent decades, but has declined marginally in the Rural
2122 Area, and declined significantly in the Urban Growth Area and cities. Taken as a whole,
2123 forest cover in King County has declined slightly, with 98.9 percent of the area
2124 supporting forest cover in 1992 still forested in 2016.

2125
2126 Sixty percent of the land area in King County is within the designated Forest Production
2127 District. The Forest Production District comprises 1,300 square miles (825,000 acres) of
2128 forestland in east King County. Most of this land is held in large blocks of contiguous
2129 ownership. ((At this larger scale, it is easier to manage for multiple purposes such as
2130 habitat and long-term forest health.)) About 70((%)) percent of the Forest Production
2131 District is in public ownership, including parts of the Mt. Baker-Snoqualmie National
2132 Forest, wilderness areas, state and county parks, Washington State Department of
2133 Natural Resources lands, and watersheds for the cities of Seattle and Tacoma. The
2134 Forest Production District includes approximately ((220,000)) 186,000 acres in private
2135 ownership, most of which is commercial forestland.

2136

2137 ((Although it has declined from its height in the late 1980s, c))Commercial timber
2138 harvest remains a significant economic activity in King County. At the same time, forest
2139 management strategies have become more diverse and may include objectives for
2140 forest health, biodiversity, and fish and wildlife habitat, instead of timber production
2141 alone. Likewise, economic activity related to recreation, traditional cultural practices,
2142 and aesthetics may be included in commercial forestry activities.
2143

2144 **~~((R-620)) R-718~~ The Forest Production District shall remain in large blocks of
2145 contiguous forest lands where the primary land use is commercial
2146 forestry. Other resource ((industry)) uses, such as mineral extraction
2147 and agriculture, should be ((permitted)) allowed within the Forest
2148 Production District when managed to be compatible with forestry.
2149**

2150 **~~((R-621)) R-719~~ The Forest Production District is a long-term designation. Lands
2151 may be removed from the Forest Production District only through a
2152 subarea plan or area zoning and land use study, and only to recognize
2153 areas with historical retail commercial uses.
2154**

2155 ~~((Public land management affects the region's economy, recreation, fish and wildlife
2156 habitat, forest health, stream flows, water supply, flood control and climate change
2157 mitigation capabilities. The county should take advantage of opportunities to
2158 collaborate with public land managers such as the U.S. Forest Service at Mt. Baker-
2159 Snoqualmie National Forest, and other stakeholders, to manage forests for multiple
2160 public values:
2161~~

2162 For example, in the last two decades, there have been significant changes in how forest
2163 lands in the Mt. Baker-Snoqualmie National Forest are managed. In King County, more
2164 than 350,000 acres are within the National Forest. Management emphasis has shifted
2165 from commodity timber production (in the 1960s, 70s and 80s) to management with an
2166 emphasis on ecological values and public use. The U.S. Forest Service has struggled to
2167 keep pace with the increasing demand for recreation infrastructure and to maintain
2168 access roads.
2169

2170 ~~While timber harvest levels have declined significantly from those in the 1980s, t))The
2171 supply of forest products from ((the national forest remains)) public and private
2172 forestland is important to the regional viability of the forestry industry. ((Forest fire
2173 suppression since the early 1900s resulted in abnormally high fuel levels on the forest
2174 floor, which can increase the severity of wildfires. More r))Recent federal, state, and
2175 county policies have placed emphasis on projects ((to) that enhance forest ecosystems,
2176 ((restore and)) improve ((land health and)) water quality, ((address fuel levels, and
2177 improve the maintenance of existing facilities within national forests)) recover
2178 endangered species, improve opportunities for recreation, and enhance climate
2179 resiliency, all of which may alter the types and volumes of timber product.
2180~~

2181 ~~((Much of the 116,790 acres of forestland managed by the Washington State
2182 Department of Natural Resources in King County are trust lands that generate income
2183 from the sale of timber and other resources for the beneficiaries, such as schools,
2184 universities and counties. These lands also provide wildlife habitat and are heavily used
2185 for recreation. In January 1997 the Washington State Department of Natural Resources
2186 made a far-reaching commitment to protect native animal and fish species through a
2187 federally approved Habitat Conservation Plan that covers about 1.6 million acres of
2188 Washington State Department of Natural Resources-managed trust land forests-mostly
2189 in Western Washington. In 2007, the Washington State Department of Natural
2190 Resources initiated Forest Stewardship Council certification on state forest land located
2191 in the South Puget Sound Region, including part of Tiger Mountain near Issaquah and
2192 state-owned forestland near Enumclaw in King County.))
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~~((R-622)) R-720~~ King County recognizes the many values provided by the public forestland in the county, and encourages continued responsible forest management on these lands. King County should collaborate with other public land managers in planning for the restoration, conservation, use, and management of forest resources on public lands for multiple public values such as sustainable supply of timber, carbon storage and sequestration, and other ecosystem benefits.

~~((County policies are intended to maintain and facilitate commercial forestry in the Forest Production District. The policies in this section allow for very limited residential uses in the designated Forest Production District, consistent with the objective of continuing forestry as the primary land use. For example, residences may be appropriate to permit forest managers to live on their land. King County zoning and subdivision regulations establish a large parcel size to promote efficient forest operations and to reduce incompatible residential development. Although the zoning calls for an 80-acre minimum lot size, many smaller lots were created prior to application of the zoning. Proliferation of residences in the Forest Production District makes commercial forestry less viable.))~~

~~((R-623)) R-721~~ King County is committed to maintaining working forestland in the Forest Production District, and shall continue to ~~((work with landowners and other stakeholders))~~ collaborate with public and private forest managers and other partners to promote ((forestry)) and encourage long-term forest productivity, reduce uses and activities that conflict with resource uses, and recognize forestland values.

~~((R-624)) R-722~~ To reduce conflicts with resource uses and wildfire risks, a forest management plan shall be required as a condition of development for any residential uses in the Forest Production District. Accessory dwelling units shall not be allowed in the Forest Production District.

~~((R-625)) R-723~~ Structures within the Forest Production District should be sited to maintain the productivity of the district. Site plan requirements should limit impervious surface, provide for fire control, protect domestic water supply, and prevent conflicts with forest management.

~~((In 2004, King County purchased the development rights on the 90,000-acre Snoqualmie Forest. This purchase conserves the forest land base for the long term while supporting the continuation of commercial forest production. It is important that the county consider its responsibility to protect the long-term commercial significance of the Forest Production District in its efforts to conserve land within the District.~~

~~R-626)) R-724~~ King County should conserve working forests and should encourage continued private forestry through the acquisition or transfer of development rights in the Forest Production District. Land acquisition proposals that would remove lands from forest management should be evaluated to ensure that the long-term commercial significance of the Forest Production District is not compromised.

~~((Although there is considerable acreage in commercial forestry in King County, there are no major lumber mills still in operation in the county. There are a few small mills in the county, but they have limited capacity. As a result, small landowners have few options for marketing their logs, and usually have a long haul to the closest mill. The county should work with forest landowners and forestry business to better understand and address the barriers to local wood processing.~~

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~~R-627)) R-725~~ King County should promote and support production, harvest, utilization, and marketing of wood products grown in the county's Rural Area and forest areas. King County should ensure that regulations applying to the Rural Area and ((forest areas)) Forest Production District do not discourage the establishment of sawmills and other wood product businesses and services.

~~((King County can further protect commercial forestlands and prevent conflicts by working with other public agencies and service providers to consolidate lands and to locate infrastructure facilities to prevent or minimize intrusions. Such actions can also improve the owner's capacity to protect fish and wildlife habitat and other natural resources.~~

~~R-628)) R-726~~ In consultation with Indian tribes and other affected agencies and landowners, King County should support land trades that result in consolidated forest ownership and work with forest managers to identify and develop other incentives for continued forestry.

~~((R-629)) R-727~~ King County opposes the establishment or expansion of special purpose taxing districts and local improvement districts in the Forest Production District, and shall not grant new or expanded franchises for utilities in the Forest Production District, unless demonstrated that they directly benefit forestry or are necessary for transmission of power or water.

~~Forest lands have tremendous recreational and aesthetic value. ((For example, Forest Production District lands are included within the Mountains-to-Sound Greenway along the I-90 corridor. Opportunities for hiking and other forms of outdoor recreation exist within the working forests that are part of the Greenway.)) Access to ((R))resource ((E))lands must be carefully managed, however, to prevent conflict with natural resource goals. For example, open gate policies allowing public access may be incompatible with fish and wildlife protection goals and sometimes may interfere with forestry operations by risking such activities as garbage dumping, vandalism, and timber theft. ((In the Mt. Baker-Snoqualmie National Forest, a variety of federal partnerships and volunteer programs help to better connect urban dwellers with the forest while providing ecological benefits.~~

~~R-630)) R-728~~ Public and private forest owners are encouraged to provide for recreational, educational, and cultural uses, when compatible with forest protection.

~~((Recreational and institutional d))Developments((;)) such as conference centers, ski areas, and associated hotels((;)) allow more people to enjoy the aesthetic benefits of forest lands. Such facilities are acceptable if ((located in areas of existing development, such as Snoqualmie Pass, and if)) their operation and use are resource dependent and restricted adequately to minimize conflict with resource lands. Major ((recreational or institutional)) development ((sites)) of this type can adversely affect the Forest Production District because ((they)) it reduces the forest land base and conflicts with other resource management goals.~~

2301 ~~((R-631)) R-729 ((No master planned resorts shall be permitted in the Forest~~
2302 ~~Production District.)) New or expansion of existing ((recreational or~~
2303 ~~institutional uses)) destination resorts and similar uses in the Forest~~
2304 ~~Production District may be ((permitted)) allowed if compatible with~~
2305 ~~long-term forestry, the interests of Indian tribes, and other resource~~
2306 ~~management goals.~~

2307 2. Promoting Forest Management

2308 The Washington State Department of Natural Resources regulates forestry through the
2309 Forest Practices Act. If the forest practice is associated with a conversion from forestry
2310 to another use on the property, such as development, the ((c))County has jurisdiction,
2311 and the ((e))County's development regulations must be followed. ((On rural properties,
2312 it is typical that a landowner will combine a long-term forest use on one part of the
2313 property with a residence on another part of the property. It is in the interest of the
2314 county to ensure that development regulations are followed for the permanent clearing
2315 for development, but also to regulate the long-term forest parts of the property with
2316 regulations appropriate for forest harvest.

2317 ~~R-632)) R-730 King County should continue to work with all affected parties and~~
2318 ~~the Washington State Department of Natural Resources to improve the~~
2319 ~~clarity of jurisdictional responsibilities for proposed timber harvests~~
2320 ~~and associated enforcement of forest practice regulations ((in the Rural~~
2321 ~~Area)), and to ensure that landowners comply with county regulations~~
2322 ~~when they are converting portions of a site to a non-forest use.~~
2323 ~~((Harvesting of forest lands for the purpose of converting to non-forest~~
2324 ~~uses shall meet all applicable county standards for clearing and critical~~
2325 ~~areas management, and the loss of carbon sequestration capacity~~
2326 ~~resulting from such forest conversions should be fully mitigated.~~
2327 ~~Landowners opting to conduct forest management activities under~~
2328 ~~state approved forest practices permits should be restricted from~~
2329 ~~developing those areas for non-resource purposes for six years from~~
2330 ~~the date of forest practice approval. Recognizing that some~~
2331 ~~landowners combine the development of a residence or an agricultural~~
2332 ~~activity on a portion of the property with long-term forestry on the rest,~~
2333 ~~the county should provide flexibility in its regulations to address the~~
2334 ~~residential development and agricultural activity differently from the~~
2335 ~~forest management.~~

2336 ~~R-633)) R-731 King County should ensure that regulations applying to forest~~
2337 ~~practices do not discourage forest management on properties in~~
2338 ~~long-term forestry((. Forestry should be regulated consistent with best~~
2339 ~~management practices in)) use, consistent with the Forest Practices Act.~~
2340 ~~The ((c))County should work to simplify its regulatory processes related~~
2341 ~~to forest management.~~

2342 ~~((R-634) King County should promote public understanding of the benefits of~~
2343 ~~commercial timber production and encourage the use of local wood.~~

2344
2345 King County has worked with state, federal, and private landowners on multiparty
2346 resource plans, such as the Middle Fork Snoqualmie Plan, the plan for Rattlesnake
2347 Ridge, and numerous watershed planning efforts. There will continue to be
2348 opportunities for interagency cross-ownership cooperation, which will result in
2349 improved resource management and conservation.
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~~**R-635** Working with public and private forest land managers, King County shall encourage long-term forest productivity and the protection of land and water resources by participating in collaborative, multi-ownership planning efforts.~~

~~**R-636)) R-732** King County promotes forest management that achieves long-term forest health; protection of watersheds, critical areas and habitat to support fish and wildlife populations; protection of threatened and endangered species; management of stormwater runoff and associated pollutants; conservation and economic viability of working forests; wildfire risk reduction; recreation; carbon storage and sequestration ((and reduction in greenhouse gas emissions)); and adaptation to climate change.~~

~~((In 2005, King County worked with the Tolt Triangle community near Carnation, assisting with the formation of Tolt Triangle Fire Council and the development of their comprehensive community wildfire protection plan. The 500 rural residences on 5,800 acres covered by the plan became the first area in King County to earn the status of "Firewise Community" from the national Firewise® Program. Since 2005, additional communities in forested areas have adopted wildfire protection plans. The county provides training and technical assistance regarding fire planning and best management practices for implementing wildfire protection throughout forested areas of King County with a focus in the foothill areas prone to east winds.~~

~~**R-638)) R-733** King County shall encourage the development of private/public partnerships that provide incentives for landowners to practice innovative, fish-friendly forestry and that can help ensure retention of the forest resource land base in perpetuity.~~

~~((An example of such a partnership is the Mountains-to-Sound Greenway Biosolids Forestry Program, which includes King County, Washington State Department of Natural Resources, the Greenway Trust, the University of Washington and Hancock Forest Management. One of the elements of this program involves the acquisition of forestlands that are vulnerable to residential and commercial development. Lands are acquired by a combination of county funds and federal Forest Legacy funds and then transferred to the Washington State Department of Natural Resources for management. By deed, these lands stay in forest resource use in perpetuity and are managed according to the state's Habitat Conservation Plan. Seventy-five percent of all revenues generated are returned to King County. The lands that have been acquired help to form the block of public ownership along I-90, providing wildlife corridors, opportunities for trails and recreation, and the water quality protection provided by forest cover.~~

~~In addition to landscape-level planning and analysis, resource managers should identify specific areas in their forest ownership that are degraded or negatively impacting aquatic resources. Examples of such areas are logging roads or gravel mines no longer needed and scheduled to be abandoned or riparian zones that are not sufficiently vegetated. Organic soil amendments, when properly used, can greatly enhance vegetative growth and restore productivity to these sites, thus protecting fish and other aquatic resources. The use of recycled organic wastes generated in King County closes the recycling "loop" and helps sustain the productivity of resource lands.~~

2406 **R-639)) R-734 King County encourages the use of recycled, organic-based soil**
2407 **amendments, such as biosolids, and fertilizers in forest ecosystems,**
2408 **which can help reduce erosion and sedimentation into streams,**
2409 **increase water-holding capacity of soils, stimulate the growth of trees**
2410 **and other vegetation, capture carbon, and enhance fish and wildlife**
2411 **habitat. King County shall work with the general public, ((and)) private**
2412 **and public forestland owners, and scientists to encourage the safe,**
2413 **selective, and appropriate use of these materials for ecosystem**
2414 **enhancement and restoration.**

2415
2416 ((One of the most successful efforts is the use of the county's biosolids to fertilize public
2417 and private forests. Annually, about 1,400 acres of forestland in east King County are
2418 fertilized with Loop® biosolids:
2419

2420 Maintaining land in long-term forest use offsets greenhouse gas emissions through
2421 sequestration of carbon in growing trees and in forest soils. In addition to providing
2422 plant nutrients, organic soil amendments such as Loop can significantly increase carbon
2423 storage in forests and help soils retain moisture. Efforts to conserve forests and
2424 encourage forest management for health and resilience are a major means of
2425 implementing King County's climate change policies. Even with these and other efforts
2426 to reduce greenhouse gas emissions, forests in the Pacific Northwest face potential
2427 impacts from climate change. In the coming decades, mortality of trees and plants is
2428 projected to increase due to insects and pathogens, increased temperature, and lack of
2429 groundwater in the summer. Climate change also is projected to affect the composition
2430 and density of plant and animal species and the severity and frequency of forest fires.
2431 All of these potential impacts underscore the need for monitoring of climate-induced
2432 changes and active management of forest health.))

2433 3. Wildfire Risk Reduction

2434 King County's extensive forest lands provide a wide range of economic and ecological
2435 benefits. Under the right conditions, however, these same forests are also vulnerable to
2436 wildfire and post-wildfire debris flows and floods, creating potentially significant risks for
2437 communities in the wildland-urban interface.

2438
2439 Climate change is increasing the potential for wildfire in western Washington. Warmer
2440 seasonal temperatures and drier summers create conditions more favorable for wildfire
2441 for longer periods of time. Climate change may also lead to changes in insect and
2442 pathogens that can leave forests more vulnerable to drought and fire. The potential for
2443 large, fast-moving fires is greatest when these conditions coincide with strong east wind
2444 events. The potential for fast-moving debris flows and floods is high after a wildfire has
2445 occurred, reducing soil infiltration, and increasing risks for more overland surface water
2446 flow during a rainfall event. Population growth and development in areas within and in
2447 proximity to forested areas (the wildland-urban interface) are also important factors
2448 increasing the potential for wildfire in western Washington, as well as the human and
2449 economic costs of wildfire.

2450 *Promoting Forest Resilience*

2451
2452 Forests with a diversity of tree species (conifer, deciduous, mixed-species) and
2453 development stages (young, mid-age, mature/old-growth) are more resilient to
2454 disturbances such as wildfire and have greater capacity to maintain and recover
2455 ecological functions following disturbance. Forests with species and structural diversity
2456 also provide important ecosystem and community benefits such as habitat for fish and
2457 wildlife, improved air and water quality, carbon sequestration, recreation opportunities,
2458 and cultural resources. Proactive steps that support forest diversity include retaining
2459 larger trees that are more fire resistant, managing forests to promote a broad range of

2460 native tree species, planting trees sourced from a wider range of seed zones, managing
2461 density, and reducing invasive species.

2462
2463 ~~**((R-641)) R-735 King County ((should)) shall consider climate change impacts and**~~
2464 ~~**take steps to improve forest health ((and resilience to climate change**~~
2465 ~~**impacts through its technical assistance to forest land owners,**~~
2466 ~~**management of county-owned forest lands, and support of**~~
2467 ~~**neighborhood-based efforts to reduce risks from wildfires)) and**~~
2468 ~~**wildfire resilience on County-owned forest lands.**~~
2469

2470 *Reducing Risk in the Wildland-Urban Interface*

2471 Wildland-urban interface areas include Vashon-Maury Island and areas of east King
2472 County, such as in the Four Creeks/Tiger Mountain, Snoqualmie Valley/Northeast King
2473 County, and Greater Maple Valley/Cedar River Community Service Areas.

2474
2475 Proactive steps that can benefit wildfire risk reduction in the wildland-urban interface
2476 include outreach and technical assistance to forest landowners and residents on best
2477 management practices for reducing wildfire risk; developing wildfire preparedness,
2478 response, and recovery plans; controlling for invasive species that can act as an
2479 accelerant for fire; evacuation planning; and building strong partnerships that support
2480 effective planning and response. Vegetation management around homes and critical
2481 infrastructure is also an important tool for reducing risk and should be pursued in ways
2482 that avoid impacts to critical areas.

2483
2484 ~~**R-736 King County shall take steps to plan for and reduce wildfire risk in the**~~
2485 ~~**wildland-urban interface in unincorporated King County including**~~
2486 ~~**wildfire risk assessment and planning, amending codes to align with**~~
2487 ~~**best practices for wildfire risk reduction, and public education.**~~
2488

2489 ~~**R-737 King County shall encourage wildfire preparedness, including wildfire**~~
2490 ~~**risk assessment and planning, in cities and towns located in the**~~
2491 ~~**wildland-urban interface in King County.**~~
2492

2493 ~~**((R-637)) R-738 King County ((should)) shall ((encourage community fire planning so**~~
2494 ~~**that)) make residents ((are)) aware of the dangers of forest fires and**~~
2495 ~~**encourage them to take steps to make their properties less vulnerable.**~~
2496 ~~**((King County should support neighborhood based efforts to manage**~~
2497 ~~**forests to improve forest health and reduce the risk of wildfire.))**~~
2498

2499 ~~**R-739 King County wildfire risk reduction activities shall prioritize the needs**~~
2500 ~~**of residents whose ability to prepare for, respond to, and recover from**~~
2501 ~~**wildfire impacts may be limited by income, health, mobility, or other**~~
2502 ~~**disparities.**~~
2503

2504 ~~**R-740 King County should adopt regulations that do not require permits for**~~
2505 ~~**vegetation management in areas outside of critical areas and their**~~
2506 ~~**buffers if implementing approved best management practices for**~~
2507 ~~**wildfire risk reduction or as included within an approved forest**~~
2508 ~~**stewardship plan that includes wildfire best management practices.**~~
2509

2510 *Regional Collaboration on Wildfire Risk Reduction*

2511 Wildfire risk reduction benefits from ongoing opportunities to leverage resources and
2512 partnerships that support action around shared priorities and promote learning
2513 between organizations and subject matter experts. Partners includes local planners,
2514 first responders, natural resource managers, emergency management officials, and
2515 researchers.
2516

2517 Collaboration with small forest landowners and residents is also important. King County
2518 works in partnership with King Conservation District and Washington State University
2519 Extension Forestry to provide technical assistance to small forest landowners and
2520 residents related to wildfire mitigation. This includes providing education and technical
2521 training about forest management, working with forest landowners to develop and
2522 implement forest stewardship plans that account for climate change and wildfire risk,
2523 increasing access to cost-share programs that incentivize forest management, and
2524 hosting neighborhood-based workshops focused on identifying and acting on wildfire
2525 risks and community wildfire planning.
2526

- 2527 **((R-640)) R-741 King County ((should continue to)) shall collaborate with key**
2528 **partners, such as Indian tribes, the University of Washington,**
2529 **Washington State University including Extension, state and federal**
2530 **agencies, cities, first responders, and ((forest)) landowners, ((to)) on**
2531 **activities that improve forest resilience and reduce wildfire risks,**
2532 **including the following:**
2533 **a. ((monitor)) Monitoring and ((evaluate)) evaluating impacts of**
2534 **climate change on forests and wildfire potential in King County;**
2535 **b. Promoting species and structural diversity within and across forest**
2536 **stands in King County;**
2537 **c. Providing educational and technical assistance for small forest**
2538 **landowners;**
2539 **d. Leveraging partnerships to increase funding for landowner**
2540 **incentive cost-share programs;**
2541 **e. Expanding and enhancing opportunities for building public**
2542 **awareness and promoting shared learning about wildfire**
2543 **preparedness and risk reduction in King County;**
2544 **f. Reducing landslide and flooding risks resulting from wildfire**
2545 **damage and associated impacts;**
2546 **g. Supporting the recovery of natural systems and communities**
2547 **affected by wildfire; and**
2548 **h. Encouraging research on and development of fire suppression**
2549 **methods that have less negative impact on the environment.**
2550

2551 ~~((King County's 2015 Strategic Climate Action Plan calls for the county to manage and~~
2552 ~~restore its forested parks and natural lands in ways that maximize biological carbon~~
2553 ~~storage and sequestration, and increase resilience to changing climate conditions. To~~
2554 ~~help guide forest management activities, in 2012 the Parks Division completed an initial~~
2555 ~~assessment of the forest types on all of Parks' forested acreage. Additional assessment~~
2556 ~~will continue to be conducted on newly acquired forested properties as well. Parks will~~
2557 ~~develop and implement stewardship plans on all forested properties of 200 acres or~~
2558 ~~more in size, which will result in healthier and forests that are more resilient to climate~~
2559 ~~change. The Parks and Water and Land Resources Divisions will also continue to~~
2560 ~~develop opportunities for volunteers to plant native trees and shrubs and remove~~
2561 ~~invasive species from County-owned lands and have established an ambitious goal for~~
2562 ~~the planting of new trees in the county.~~

2563 ~~D.)~~ C. Agriculture

2564 Land suitable for farming is an irreplaceable natural resource. Agricultural lands and
2565 farming provide many benefits to the residents of King County, including a connection
2566 to its cultural heritage, fresh local foods, and a diverse economy. In ~~((2012))~~ 2017,
2567 farmers in King County produced over ~~((120))~~ \$135 million in agricultural sales.
2568 Farmlands are an intrinsic component of the varied open space landscape of the region.
2569 Farmland provides scenic vistas and low-density separation between rural communities.
2570 Many farms in the county include an educational experience through U-Pick operations,
2571 harvest tours, and demonstrations of agricultural practices. Agricultural lands also
2572 provide environmental benefits, including the temporary storage and conveyance of

2573 floodwaters, habitat for birds and other wildlife, large areas without impervious surfaces,
2574 and opportunities for providing riparian vegetation along rivers and streams. Farming
2575 and growing food is also an essential source of fresh food for communities across the
2576 county that supports resilience, healthy eating, and cultural identity.
2577

2578 ~~((The concern about the loss of farmland in King County in the 1970s resulted in~~
2579 ~~adoption of an agricultural lands policy framework through Ordinance 3064 in 1977 that~~
2580 ~~called for the County to designate certain areas within King County as agricultural lands~~
2581 ~~and then to develop an agricultural land protection program based upon both land use~~
2582 ~~regulations and compensation to protect existing agricultural lands and private~~
2583 ~~property. This led to the successful Farmland Preservation Program bond issue in 1979,~~
2584 ~~which has funded the purchase of farmland development rights.~~
2585

2586 ~~In 1985, the county first designated its Agricultural Production Districts, which have~~
2587 ~~remained stable since then at more than 41,000 acres. However, despite the land~~
2588 ~~conservation accomplished through the Farmland Preservation Program and the~~
2589 ~~designation of the Agricultural Production Districts, not all of this land is farmed. Based~~
2590 ~~on surveys, approximately 27,000 acres of the Agricultural Production Districts are~~
2591 ~~farmable, the rest being forested, farm building, water bodies or other non-farmable~~
2592 ~~areas. About 25,000 areas are being actively farmed. In addition, there are 13,000~~
2593 ~~acres in active agriculture outside the Agricultural Production Districts on Rural Area and~~
2594 ~~in urban areas.))~~
2595

2596 This section focuses on the ((~~τ~~))County's efforts to maintain and enhance commercial
2597 agriculture for the value of local produce, dairy products, specialty horticultural and
2598 energy crops, keeping livestock, and for scenic and historic values. To meet the Growth
2599 Management Act requirement to maintain and enhance agriculture, a variety of
2600 methods and programs continue to be necessary.
2601

2602 ~~((The policies call for King County to:~~

- 2603 ~~• Protect productive farmland by designation and zoning;~~
- 2604 ~~• Limit development to appropriately-scaled uses that are necessary to support~~
2605 ~~commercial agriculture;~~
- 2606 ~~• Prevent or minimize land use conflicts between farming operations and~~
2607 ~~adjacent land uses;~~
- 2608 ~~• Encourage and allow necessary infrastructure and services (markets, water,~~
2609 ~~affordable housing, supply stores, technical services, tax incentives) that~~
2610 ~~support commercial agriculture and contribute to growing, storing, processing,~~
2611 ~~and distributing a local food supply and other horticultural and livestock~~
2612 ~~activities;~~
- 2613 ~~• Support the economic development of the local food economy and improve~~
2614 ~~access to healthy, affordable food;~~
- 2615 ~~• Continue to preserve farmland and develop additional mechanisms to maintain~~
2616 ~~the affordability of farmland; and~~
- 2617 ~~• Encourage farming practices that conserve soils and protect water quality,~~
2618 ~~fisheries, and wildlife.~~

2619
2620 ~~King County's Local Food Initiative includes targets and recommendations to expand~~
2621 ~~the local food economy to ensure job growth and economic viability for King County~~
2622 ~~food businesses and farms.))~~
2623

2624 The Local Food Initiative(~~'s production targets are to add 400 net new acres in food~~
2625 ~~production and 25 new food farmers per year over the next ten years)) includes
2626 strategies and actions to increase land in food production and support the development
2627 of new farmers. Success ((in meeting the targets)) will require protection of existing
2628 farmland, keeping it farmed, addressing problems that impair farming, and enhancing~~

2629 programs that provide technical assistance to farmers and expand markets for local farm
2630 products. To ~~((meet this target))~~ support these goals, the County should also pursue
2631 feasible opportunities to return formerly farmed land into production~~((, such as the~~
2632 ~~recent purchase of Tall Chief Golf Course in the Snoqualmie Valley which will be~~
2633 ~~returned to agricultural use)).~~ In advancing this initiative, King County ~~((with))~~
2634 encourages ~~((B))~~ best ~~((M))~~ management ~~((P))~~ practices and sustainable farming activities
2635 and ~~((with))~~ prioritizes farming operations that have minimal adverse impacts on the
2636 environment.

2637 1. Protecting Agricultural Lands

2638 ~~((In 1979, voters approved a \$50 million ballot measure to protect farmland threatened~~
2639 ~~by development. The Farmland Preservation Program became the first voter-approved~~
2640 ~~measure in the nation to protect farmland in a metropolitan area. By purchasing the~~
2641 ~~development rights, t))~~ The Farmland Preservation Program purchases development
2642 rights to keep~~((s))~~ farmland open and available through covenants that restrict
2643 development and limit the uses of the property to agriculture and open space. The
2644 covenants remain with the land in perpetuity, so the land is protected regardless of
2645 ownership. Under the Farmland Preservation Program, the ~~((c))~~ County holds the
2646 development rights in trust while the land remains in private ownership. By law, the
2647 ~~((c))~~ County cannot sell or remove its interest in Farmland Preservation Program lands,
2648 with the exception of conveying public road or utility easements. ((

2649
2650 ~~In 1995, the county approved an additional \$3 million for the purchase of additional~~
2651 ~~development rights under the Farmland Preservation Program, and continues to add to~~
2652 ~~the program with a variety of grant funding and use of the Transfer of Development~~
2653 ~~Rights Program.))~~ To date, the Farmland Preservation Program and Transfer of
2654 Development Rights Program ~~((has))~~ have succeeded in preserving more than ~~((14,000))~~
2655 16,000 acres of farmland.

2656 **~~((R-642)) R-742~~ King County shall continue to implement the objectives of the
2657 Farmland Preservation Program. Protection of property purchased
2658 under the Farmland Preservation Program shall be a high priority when
2659 balancing conflicting interests such as locating transportation, active
2660 recreation, utility facilities, or other uses that could have an adverse
2661 impact on farm operations. ~~((King County shall use the Transfer of
2662 Development Rights Program as another tool to preserve farmland:~~**

2663
2664
2665 Even farmland in the Farmland Preservation Program is challenged by pressures from
2666 adjacent development, the need to maintain drainage and irrigation systems,
2667 non-farmer ownership, and high real estate costs. To protect the farmland for the long
2668 term, investments in improving the farmability and managing the easements to ensure
2669 compliance are necessary.

2670
2671
2672 **~~R-642a)) R-743~~ King County should develop a long~~((-))~~-term strategy for financing
2673 protection of sufficient farmland to significantly expand and retain food
2674 production, including improving the farmability of protected farmland,
2675 and ensuring that the easements are well~~((-))~~managed for the
2676 long~~((-))~~term.**

2677
2678 **~~((R-642b)) R-744 ((Farmers conducting work on property))~~ Properties on which King
2679 County owns a Farmland Preservation Program easement, or ((farmers
2680 leasing properties owned by King)) that the County leases for
2681 agricultural purposes, should be limited to predominantly agricultural
2682 activities and agricultural~~((-supportive activities))~~ support services.**

2683

2684 Agriculture is most productive in agricultural communities where neighbors support
2685 agriculture, where parcels are large enough for commercial agriculture and where
2686 labor, supplies, and markets for farm products are available. King County's farm soils
2687 and most profitable farms are usually found in contiguous blocks with few
2688 nonagricultural uses. ~~((In 1985, King County established Agricultural Production
2689 Districts with large lot zoning and agriculture as the preferred use.))~~

2691 The Agricultural Production Districts, shown on the Agriculture and Forest Lands Map in
2692 this chapter, present the least number of land use conflicts for agriculture, contain
2693 agricultural support ~~((activities))~~ services, and provide the best environment for farming
2694 in King County. The five Agricultural Production Districts are Sammamish Valley,
2695 Snoqualmie Valley, Lower Green River Valley, Upper Green River Valley, and Enumclaw
2696 Plateau. Most of the farmlands preserved under the Farmland Preservation Program are
2697 found in these Agricultural Production Districts.

2699 ~~((R-643))~~ **R-745 Agricultural Production Districts ~~((are))~~ shall be blocks of
2700 contiguous farmlands where agriculture is supported through the
2701 protection of agricultural soils and related support services and
2702 activities. King County should use ~~((R))~~ roads and natural features
2703 ~~((are))~~ as appropriate boundaries for Agricultural Production Districts to
2704 reduce the possibility of conflicts with adjacent land uses.**

2706 ~~((R-644))~~ **R-746 King County should continue to seek funding and purchase
2707 additional development rights to farmland in the Agricultural
2708 Production Districts.**

2710 ~~((Livestock, dairy and large-scale commercial row-crop operations require large parcels
2711 of land to allow for production that is profitable and sustainable. Generally, at least 35
2712 acres is needed for full-time wholesale commercial production of such products.
2713 Specialty agricultural products, products that are direct-marketed, and part-time
2714 farming enterprises generally do not need as much acreage to be profitable.~~

2716 ~~((R-645))~~ **R-747 All parcels within the boundaries of an Agricultural Production
2717 District ~~((should))~~ shall be zoned Agricultural, either A-10 or A-35. In
2718 order for ~~((R-646—Lands within Agricultural Production Districts
2719 should remain in))~~ parcels to remain large enough for commercial
2720 agriculture ~~((A))~~, a maximum residential density of one home per 35
2721 acres shall be applied where the predominant lot size of agricultural-
2722 zoned parcels in the surrounding area is 35 acres or larger, and a
2723 maximum residential density of one home per 10 acres shall be applied
2724 where the predominant lot size of agricultural-zoned parcels in the
2725 surrounding area is smaller than 35 acres.**

2727 ~~((R-647))~~ **R-748 Agriculture ~~((should be))~~ shall remain the ~~((principal))~~ predominant
2728 land use in ~~((the))~~ any Agricultural Production District~~((s))~~. Permanent
2729 new construction within districts shall be sited to prevent conflicts with
2730 commercial farming or other agricultural uses, and nonagricultural uses
2731 shall be limited. New development shall not disrupt agriculture
2732 operations and shall have a scale compatible with an active farming
2733 district.**

2735 ~~((R-648))~~ **R-749 On-site housing for farm employees shall be allowed where this
2736 can be accomplished without unnecessarily removing land from
2737 agricultural use or conflicting with other public interests. King County
2738 should address the regulatory constraints that make it difficult for
2739 farmers to offer housing for farm employees.**

2741

2742 Fish, Farm, Flood

2743 The river valleys in King County are ~~((critical locations))~~ important natural resource areas
2744 for agriculture, salmon habitat, and natural floodplain processes. In compliance with the
2745 ~~((g))~~Growth ((m))~~Management Act~~, portions of several of these valleys were designated
2746 as Agricultural Production Districts to protect ~~((the diminishing farmland))~~ land for
2747 long-term commercial ~~((agriculture))~~ agricultural uses, ~~((thereby preventing their~~
2748 ~~conversion to other uses that are often incompatible with habitat protection or that~~
2749 ~~would require expensive flood risk reduction projects))~~ including the highest quality
2750 soils for food production, and to limit conversion of the land uses to those that would be
2751 incompatible with viable, long-term, commercial agriculture. Many areas of farmland
2752 within Agricultural Production Districts are: located on a geologically active landscapes;
2753 below upland creeks and streams; on or adjacent to an alluvial fan; and/or within
2754 floodplains, floodways, or other low-lying areas. Because of this, the ability to manage
2755 drainage and infrastructure to support farming is an important aspect of retaining
2756 farmable land and supporting continued agricultural uses within the Agricultural
2757 Production Districts. Management in these areas requires consideration of not only
2758 current, but future impacts to agricultural use, geological processes, and stream
2759 function and values essential to fish passage and spawning.

2760
2761 The same geography covered by Agricultural Production Districts also provides salmon
2762 habitat restoration opportunities of importance to King County, Indian tribes, and other
2763 regional partners. Some of both the highest-quality ((of)) and most-degraded salmon
2764 habitat in King County is ((found within)) in and adjacent to rivers and streams flowing
2765 through the Agricultural Production Districts. ((As a result of federal listing of Chinook
2766 salmon as a threatened species, King County is obligated to take actions for protection
2767 of Chinook habitat in the county's watersheds. Such actions include restoration of
2768 habitat in portions of each of the county's rivers and, because many sections of the
2769 county's river systems are in a highly altered state, those reaches within Agricultural
2770 Production Districts offer some of the most promising opportunities for habitat
2771 restoration critical to salmon recovery. Each of the Water Resources Inventory Area
2772 Salmon Recovery Plans has recommended additional protection or restoration of critical
2773 habitat within the Agricultural Production Districts. At the same time, King County is
2774 committed to the preservation of productive agricultural soils and local agricultural
2775 production and protection of public safety in flood-prone areas through the restoration
2776 of floodplain processes.)) King County continues to work diligently to restore habitat
2777 and advance recovery of depleted salmon stocks, and strives to protect and enhance
2778 fish stocks, ecological functions and aquatic habitat in all county waterbodies and
2779 floodplain areas, including in floodplains, rivers, streams, and wetlands in Agricultural
2780 Production Districts. Furthermore, King County continues to work toward recovery of all
2781 salmonid species given the nexus of salmonid populations and honoring and sustaining
2782 the rights held by Indian tribes as sovereign trustees for fish, wildlife, and other aquatic
2783 resources, and by the State of Washington.

2784
2785 ~~((The farmers in the county support fish protection and fish recovery through many~~
2786 ~~regulated and voluntary actions. King County recognizes that fish, flood management,~~
2787 ~~and farm interests must work together in a collaborative manner. It is essential that~~
2788 ~~farmers and other property owners in each watershed be directly included in planning~~
2789 ~~and in the review of integrated, watershed-wide strategies that support the needs of~~
2790 ~~agriculture, fish recovery, and flood risk reduction and floodplain management. Specific~~
2791 ~~habitat protection rules should not jeopardize the agricultural productivity within the~~
2792 ~~Agricultural Production Districts.)) Some of King County's Agricultural Production
2793 Districts have vast areas of designated and mapped floodways and 100-year
2794 floodplains. King County is committed to restoring floodplain processes and mitigating
2795 flood risks to ensure human health and protect public safety, reducing the risk of
2796 property damage, maintaining critical infrastructure supporting residents and
2797 businesses, restoring salmon habitat, and reducing public and private economic~~

2798 impacts of flood events. As climate change results in more-frequent and more-
2799 damaging floods, agriculture businesses and homes will need increased support for
2800 home and agricultural building elevations. Maintaining land use rules that prevent
2801 conversions of agricultural land to other uses other than habitat restoration or flood
2802 protection will have a co-benefit of limiting new development that may be at increased
2803 risk of damage from floods and alluvial fan hazards.
2804

2805 King County supports ongoing viability of agriculture, restoration, and enhancement of
2806 salmon habitat, and actions to reduce flood risks and enhance ecological functions of
2807 floodplains, all of which combine to create a resilient landscape in the face of climate
2808 change and pressures of population growth. However, because current or proposed
2809 land uses supporting one goal may affect advancement of other goals, decision-making
2810 about the size and location of habitat and floodplain restoration and agricultural
2811 infrastructure projects can be challenging. The 2012 Comprehensive Plan update
2812 added policy R-((650))753 that directed the County to ((convene a collaborative
2813 watershed planning process)) develop an approach to improving and balancing the
2814 interests of agricultural production, ecological function and habitat quality for salmon,
2815 and flood risk reduction and floodplain restoration within each of the Agricultural
2816 Production Districts. In response, ((F))the County ((choose to start the process in)) and
2817 partners piloted a planning effort focused on the Snoqualmie Valley Agricultural
2818 Production District((, where the County has undertaken a number of habitat restoration
2819 projects, to develop an approach to improving and balancing the interests of
2820 agricultural production, ecological function and habitat quality for salmon, and flood
2821 risk reduction and floodplain restoration)) by convening the Snoqualmie Valley Fish,
2822 Farm, and Flood Advisory Committee with the goal of understanding context and
2823 improving balance in King County's work to advance multiple objectives. As a result of
2824 the ongoing efforts of the Snoqualmie farm, fish, flood process, the County has begun
2825 to operationalize recommendations, including recommendations for a revised
2826 administrative process for reviewing proposed County project and programmatic
2827 actions in locations where agriculture, fish habitat, and floodplains intersect.
2828

2829 ((In response to this, the Fish, Farm, and Flood Advisory Committee was formed in 2013,
2830 and the group of stakeholders representing agriculture, salmon recovery and flood
2831 management interests have been meeting regularly for the past three years. In 2016
2832 the Advisory Committee developed a final report and a set of recommendations that
2833 balances near term actions as well as program and policy recommendations for all three
2834 resource interests. The Advisory Committee also recommended the formation of three
2835 task forces to undertake more detailed analyses of specific policy areas. Together the
2836 final recommendations and the work of the three task forces will form the foundation of
2837 a watershed planning approach in the Snoqualmie Valley Agricultural Production
2838 District to sustain agriculture production, salmon recovery, and flood risk reduction.
2839

2840 The Fish, Farm and Flood advisory committee participants recognize the importance of
2841 salmon recovery efforts, a vibrant agricultural economy and protecting agricultural soils
2842 in the Snoqualmie Valley Agricultural Production District, and the importance of
2843 protecting the public in flood prone areas. To address inherent conflicts between these
2844 three overlapping interests, the Advisory Committee recommended a suite of near term
2845 actions to address critical needs for all three resource areas, and the creation of three
2846 task forces)) The revised administrative review process will occur in a watershed context
2847 by considering information from a variety of sources, including the following four task
2848 forces convened based on recommendations of the Snoqualmie fish, farm, flood effort:

- 2849 • Buffers Task Force((, with the goal of developing a science-based riparian buffer
2850 planting implementation strategy for the Snoqualmie Valley Agricultural Production
2851 District that strikes a balance between increasing ecological function of waterways
2852 and maintaining the agricultural viability of the Snoqualmie Valley Agricultural
2853 Production District)) and Buffers Implementation Task Force, created to evaluate

2854 use of King County funds to implement voluntary, science-based, variable-width
2855 riparian plantings.

2856 • Snoqualmie Valley Agricultural Production District Strategic Plan Task Force~~((, with~~
2857 ~~the goal of)), created to consider strategies to ((improving)) improve the long-term
2858 productivity of farmland, bring more acres into production, especially food
2859 production, and ((increasing)) increase opportunities for farmers to develop the
2860 necessary infrastructure to support or increase their farm businesses in the
2861 Snoqualmie Valley Agricultural Production District. ~~((This task force will conduct an~~
2862 ~~assessment of specific farmland resource property needs and assets in the~~
2863 ~~Snoqualmie Valley Agricultural Production District and create an implementation~~
2864 ~~plan for project improvements to land (e.g., drainage) and water access. It will~~
2865 ~~complement other related efforts, such as King County's Local Food Initiative which~~
2866 ~~is an economic development and marketing plan for food and agriculture in the~~
2867 ~~region:))~~~~

2868 • Regulatory Task Force~~((, with the goal of evaluating regulations and recommending~~
2869 ~~process improvements or possibly statutory changes, as appropriate, pertaining to~~
2870 ~~key regulatory issues identified by the Fish, Farm and Flood agricultural~~
2871 ~~stakeholders. The goal of the task force is to identify changes that will reduce~~
2872 ~~compliance costs and increase predictability without diminishing the overall level of~~
2873 ~~environmental protection or the level of flood protection that regulations are~~
2874 ~~intended to assure. Initial areas of focus for the task force include:)), created to
2875 evaluate and recommend improvements to regulations to promote a viable
2876 agricultural economy and maintain and enhance habitat protection and healthy
2877 ecosystems.~~

2878 ○ ~~((Drainage regulations that make maintenance expensive or time-~~
2879 ~~consuming or otherwise restrict the ability to improve drainage of farm~~
2880 ~~fields:~~

2881 ○ ~~Flood regulations related to constructing farm pads, buildings and other~~
2882 ~~farm improvements:~~

2883 ○ ~~Mitigation required when farmers maintain drainage ditches or build a farm~~
2884 ~~pad or other structure in a wetland or a buffer of a wetland or stream:~~

2886 Those recommendations are reflected in a new policy R-650a.))

2888 While these task forces were developed with a specific focus on the Snoqualmie
2889 Agricultural Production District, the lessons learned have helped to inform principles
2890 that guide how the County strives toward achieving multiple benefits through projects
2891 and programmatic action implemented in other Agricultural Production Districts and all
2892 areas of unincorporated King County where agriculture, salmon habitat, and floodplains
2893 converge.

2895 Using recommendations from the Snoqualmie Valley Fish, Farm, and Flood Advisory
2896 Committee, King County has revised the process for reviewing projects in a watershed
2897 context, which is described in revised policy R-753. This process will apply to habitat
2898 and flood projects sponsored by the Water and Land Resources Division in all
2899 Agricultural Production Districts. Revised policy R-753 outlines the minimum required
2900 elements of an administrative review process for habitat and floodplain restoration
2901 capital projects and programs sponsored by the King County water and land resources
2902 division where fish, farm, and flood interests intersect.

2904 Policies in this section also reflect the importance of facilitating infrastructure and
2905 drainage improvement projects on privately owned farmland to support continued
2906 long-term commercial agricultural uses within Agricultural Production Districts, and the

2907 review process may also be conducted for projects sponsored by entities other than the
2908 Water and Land Resources Division.

2909
2910 The Snoqualmie Valley Fish, Farm, and Flood Advisory Committee process and
2911 associated planning work has been instrumental in King County and partners learning
2912 how to balance needs of agriculture, salmon recovery, and floodplain management in a
2913 collaborative manner considering watershed context in ways that are directly applicable
2914 to other Agricultural Production Districts. As a result, the original goal - of
2915 implementing targeted planning efforts in all Agricultural Production Districts - is no
2916 longer necessary. However, King County will continue to support the Snoqualmie Valley
2917 Fish, Farm, and Flood Advisory Committee until the level of progress envisioned at the
2918 formation of the committee is substantially complete, and King County will consider
2919 supporting similar collaborative efforts in other geographies when residents and
2920 partners request a localized planning effort, where appropriate.

2921
2922 **((R-649)) R-750 King County, through implementation of projects and programs,**
2923 **shall ensure sufficient land within Agricultural Production Districts**
2924 **remains available to support long-term viability of commercial**
2925 **agriculture and that its programmatic and project actions support the**
2926 **maintenance or improvement of drainage and other agricultural**
2927 **support infrastructure. To the maximum extent feasible, King County**
2928 **should tailor measures to protect threatened or endangered species to**
2929 **support continued operation of working farms within the Agricultural**
2930 **Production Districts and should strive for outcomes consistent with**
2931 **goals King County may establish for optimal area of productive**
2932 **agricultural lands within the Agricultural Production Districts.**

2933
2934 **R-751 King County shall complete a collaborative process to:**
2935 **a. Determine minimum acreage targets for agricultural lands and for**
2936 **floodplain and riparian habitat project area in the Snoqualmie**
2937 **Valley Agricultural Production District;**
2938 **b. Develop evaluation criteria accounting for climate change; and**
2939 **c. Develop a tracking system for the amount of agricultural land used**
2940 **for habitat restoration projects.**

2941
2942 **R-752 ((Agriculture must remain the predominant use in any Agricultural**
2943 **Production District and)) ((a))Aquatic habitat projects, ((or)) floodplain**
2944 **restoration projects, ((as well as;)) and ((King County)) mitigation**
2945 **reserves program projects shall not reduce the ability to farm in the**
2946 **Agricultural Production District. Therefore, until the county implements**
2947 **the watershed planning process described in R-650, and completes the**
2948 **work required by R-751, such projects are allowed only when**
2949 **supported by owners of the land where the proposed project is to be**
2950 **sited. Criteria to be considered:**
2951 **a. For a project proposed to be sited on lands that are unsuitable for**
2952 **direct agricultural production purposes, such as portions of**
2953 **property that have not historically been farmed due to soil**
2954 **conditions or frequent flooding, and which cannot be returned to**
2955 **productivity by drainage maintenance, or**
2956 **b. For a project proposed to be sited on lands suitable for direct**
2957 **agricultural production:**
2958 **(1) there are no unsuitable lands available that meet the technical**
2959 **or locational needs of the proposed project, and**
2960 **(2) the project is included in, or consistent with, an approved**
2961 **Water Resources Inventory Area Salmon Recovery Plan, Farm**
2962 **Management Plan, Flood Hazard Management Plan or other**
2963 **similar watershed scale plan; or the project would not reduce**
2964 **the baseline agricultural productivity within the Agricultural**
2965 **Production District.**

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~~((R-650)) R-753 ((Aquatic habitat restoration projects, floodplain restoration projects and projects under King County's mitigation reserves program in an Agricultural Production District shall be evaluated through a collaborative watershed planning process with the goal of maintaining and improving agricultural viability, improving ecological function and habitat quality, and restoring floodplains through integrated, watershed-wide strategies. A watershed planning process shall be established for an agricultural production district because of the number of potential restoration projects and shall:~~

- ~~a. ensure that agricultural viability in the Agricultural Production District is not reduced as the result of actions taken and that agriculture remains the predominant use in the agricultural production district;~~
- ~~b. evaluate and recommend actions at all scales across the affected watershed to maintain and improve agricultural viability, restore ecological functions and aquatic habitat and restore floodplains, including voluntary actions taken by landowners;~~
- ~~c. be a collaborative effort among affected land owners, interested stakeholders, and King County and shall be updated on a periodic basis; and~~
- ~~d. identify and recommend actions that King County should take or ensure are taken to maintain and improve agricultural viability in the Agricultural Production District and address any impacts to agriculture from aquatic habitat restoration projects, floodplain restoration projects and projects under King County's mitigation reserves program constructed in the Agricultural Production District.))~~

King County shall administer a collaborative review process considering watershed context for County-sponsored habitat or floodplain restoration projects that may result in reducing the amount of land available for farming, and for County-sponsored drainage improvement projects or other land-based agriculture infrastructure projects that may affect habitat or floodplain function, in Agricultural Production Districts. The review process shall be administered by the Water and Land Resources Division and strive for balance in outcomes that achieve co-equal goals of maintaining and improving suitability of land for agricultural productivity, increasing habitat quality, and restoring floodplains and ecological function. The review process should:

- a. Occur early in the planning process for projects, and at regular intervals for ongoing programs;
- b. Consider guidance from relevant plans relating to agriculture, salmon recovery, and floodplain management;
- c. Consider efforts for advancing multiple resource interests;
- d. Track on-the-ground changes in land cover relative to acreage targets for farmland and habitat restoration areas, focused on impacts to agricultural lands and fish populations;
- e. Consider input and recommendations resulting from engagement and input from external partners and subject matter experts; and
- f. Identify and address barriers to efficient implementation of the process.

The review process may also be offered for projects and programs sponsored by King County agencies aside from the Water and Land Resources Division and/or for projects and programs sponsored by external entities.

3024 ~~((R-650a)) R-754 ((The Snoqualmie Valley Agricultural Production District is the first~~
3025 ~~Agricultural Production District to undergo a watershed planning effort~~
3026 ~~called for in R-650. King County shall implement the recommendations~~
3027 ~~of the Snoqualmie Fish, Farm and Flood Advisory Committee. The~~
3028 ~~recommendations of the task forces and other actions identified in the~~
3029 ~~final Advisory Committee Report and Recommendations will form the~~
3030 ~~basis for a watershed planning approach to balance fish, farm and flood~~
3031 ~~interests across the Snoqualmie Valley Agricultural Production District~~
3032 ~~and an agreement on protecting a defined number of acres of~~
3033 ~~agricultural land. The Advisory Committee, or a successor committee,~~
3034 ~~will monitor progress of the task forces and will reconvene to evaluate~~
3035 ~~the watershed planning approach to balancing interests prior to the~~
3036 ~~next Comprehensive Plan update. The policy issues and~~
3037 ~~recommendations outlined in the Snoqualmie Fish, Farm, Flood~~
3038 ~~Advisory Committee Report and Recommendations are largely specific~~
3039 ~~to the Snoqualmie Valley and are not intended to be applied broadly in~~
3040 ~~other Agricultural Production Districts. Future Fish, Farm, Flood efforts~~
3041 ~~focused in other Agricultural Production Districts will need to go~~
3042 ~~through their own processes to identify barriers to success for all~~
3043 ~~stakeholders in these geographic areas. R-649 continues to apply to~~
3044 ~~the Snoqualmie Valley Agricultural Production District until the~~
3045 ~~watershed planning effort outlined in the Fish, Farm and Flood~~
3046 ~~recommendations is complete. A policy reflecting the outcome of this~~
3047 ~~effort shall be included in the next eight-year update.)) The County~~
3048 ~~shall continue to support the Snoqualmie Valley Agricultural Production~~
3049 ~~District fish, farm, flood effort through completion of the task force's~~
3050 ~~work and establishment of measurable goals for agriculture, habitat~~
3051 ~~restoration, and floodplain restoration for the Snoqualmie Valley~~
3052 ~~Agricultural Production District.~~

3053
3054 R-755 The County shall continue to document and consider the lessons
3055 learned from the Snoqualmie Valley Agricultural Production District
3056 fish, farm, flood effort to guide and refine the collaborative planning
3057 and review processes in a watershed context for projects and programs
3058 in other geographies, with the co-equal goals of balancing farm, fish,
3059 and flood interests where farms, fish habitat, and floodplains overlap,
3060 as well as strategies for avoiding, minimizing, and mitigating losses of
3061 farmable land, floodplain functions, and habitat functions. The County
3062 should support planning efforts similar to the Snoqualmie Valley Fish,
3063 Farm, and Flood Advisory Committee in other geographies if and when
3064 the County and partners choose to pursue such efforts or if acute
3065 tensions among various interests arise in a particular Agricultural
3066 Production District or other area of the county.

3067
3068 ~~((R-651) Maintaining the viability of farmlands is a high priority for King County.~~
3069 ~~Within the Agricultural Production Districts, measures to protect~~
3070 ~~threatened or endangered species shall be tailored to ensure working~~
3071 ~~farms can continue to operate.~~

3072
3073 Two Agricultural Production Districts in or near urban areas, the Lower Green River
3074 Valley and Sammamish Valley, were designated in the 1985 Comprehensive Plan, and
3075 those designations have been retained. The development rights from many, but not all,
3076 of the parcels in these two districts have been purchased through the Farmland
3077 Preservation Program. The Lower Green River Agricultural Production District is
3078 completely surrounded by urban designated land and as such, functions as both prime
3079 agriculture land and urban separator.)) Each of the ((other)) Agricultural Production
3080 Districts and some Farmland Preservation Program lands outside of Agricultural
3081 Production Districts ((also)) share boundaries with cities. The challenges to agriculture
3082 from urban development include alterations to hydrology that result in flooded fields,
3083 increased traffic that interferes with farm vehicles on roads, increased lighting at night,

3084 complaints from urban neighbors about farm operations, and high land prices. The
3085 benefits of being located near urban areas include access to urban markets and
3086 consumers and increased recognition and appreciation of locally produced goods.
3087

3088 ~~((R-652))~~ **R-756** King County commits to preserve Agricultural Production District
3089 parcels in or near the Urban Growth Area because of their high
3090 production capabilities, their proximity to markets, and their value as
3091 open space. King County should work with cities adjacent to or near
3092 Agricultural Production Districts to minimize the operational and
3093 environmental impacts of urban development and public facilities and
3094 infrastructure on farming and farmland, and to promote activities, such
3095 as Farmers Markets and agriculture processing businesses, that benefit
3096 both the cities and the farms by improving access to locally grown
3097 agricultural products.
3098

3099 ~~((R-653))~~ **R-757** The Lower Green River Agricultural Production District is a
3100 regionally designated resource that ~~((is to))~~ **shall** remain in
3101 unincorporated King County **except as allowed in Policies R-760, R-**
3102 **761, and R-762.** The Lower Green River Agricultural Production District
3103 functions as an urban separator between the cities of Kent and Auburn.
3104 King County may contract with other jurisdictions to provide some local
3105 services to this area as appropriate.
3106

3107 ~~((Pastoral vistas make agricultural land a popular destination for recreation. However,~~
3108 ~~creating parks with active recreational facilities in the Agricultural Production Districts is~~
3109 ~~not appropriate because the land should be prioritized for agriculture. In addition,~~
3110 ~~heavy recreational use in or near the Agricultural Production Districts could result in~~
3111 ~~trespass and damage to crops, animals and farm equipment.~~
3112

3113 ~~R-654))~~ **R-758** Active recreation~~((at))~~ facilities should not be located within
3114 Agricultural Production Districts. When new parks, natural areas, or
3115 trails are planned for areas within or adjacent to Agricultural
3116 Production Districts, King County should work with farmers to minimize
3117 impacts to farmland and agricultural operations.
3118

3119 ~~((Public road and utility projects within and through Agricultural Production Districts~~
3120 ~~must be designed to prevent disruption to agriculture. Therefore, road and utility~~
3121 ~~district capital facilities and plans, including water, wastewater, recycled water, and~~
3122 ~~drainage, need to ensure that services are consistent with preservation of long-term~~
3123 ~~agriculture. (Chapter 9, Services, Facilities and Utilities, contains policies requiring~~
3124 ~~special district plans to be consistent with land use plans.)~~
3125

3126 ~~R-655))~~ **R-759** Public services and utilities **provided by King County and other**
3127 **entities** within and adjacent to Agricultural Production Districts shall be
3128 designed to support agriculture and minimize significant adverse
3129 impacts on agriculture and to maintain total farmland acreage and the
3130 area's historic agricultural character:

- 3131 a. ~~((Whenever feasible, w))~~ **Water lines, sewer lines, and other public**
3132 **facilities should avoid crossing Agricultural Production Districts.**
3133 **Installation should be timed to minimize negative impacts on**
3134 **seasonal agricultural practices;**
3135 b. **Road projects planned for the Agricultural Production Districts,**
3136 **including additional roads or the widening of roads, should be**
3137 **limited to those that are needed for safety or infrastructure**
3138 **preservation and that benefit agricultural uses. ((Where possible,**
3139 **a))** **Arterials should be routed around the Agricultural Production**
3140 **Districts. Roads that cross Agricultural Production Districts should**
3141 **be aligned, designed, signed, and maintained to minimize negative**
3142 **impacts on agriculture, and to support farm traffic; ((and))**

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- c. In cases when King County concludes that regional public infrastructure projects cannot be located outside of, and must intrude into, Agricultural Production Districts, the County shall ensure that the infrastructure be built and located to minimize disruption of agricultural activity, and shall establish agreements with the relevant jurisdictions or agencies(-); and
- d. If ~~((public services and utilities))~~ infrastructure projects reduce total acreage in the Agricultural Production District, mitigation shall follow the criteria established in policy R-~~((656a))~~761.

~~((R-656))~~ R-760 King County may allow lands to be removed from the Agricultural Production Districts only when it can be demonstrated that:

- a.1. Removal of the land will not diminish the productivity of prime agricultural soils or the effectiveness of farming within the local Agricultural Production District boundaries; and
- ~~((b:))~~ 2. The land is determined to be no longer suitable for agricultural purposes; or
- ~~((c:))~~ b. The land is needed for public services or utilities as described in policy R-~~((655))~~759.

~~((R-656a))~~ R-761 King County may only approve the removal of land from the Agricultural Production District if it is, concurrently with or in advance of removal of the land from the Agricultural Production District, mitigated through the replacement of agricultural land abutting the same Agricultural Production District that is, at a minimum, comparable in size, soil quality, and agricultural value. As alternative mitigation, the County may approve a combination of acquisition and restoration totaling three acres for every one acre removed as follows:

- a. A minimum of one acre ~~((must))~~ shall be added into another Agricultural Production District for every acre removed; and
- b. Up to two acres of unfarmed land in the same Agricultural Production District from which land is removed shall be restored for every acre removed.

R-762 Replacement land required under R-761 may be acquired and added to the Agricultural Production District in advance of removal as follows:

- a. The mitigation is for a public agency or utility project consistent with R-759;
- b. Property proposed to be added to the Agricultural Production District is approved by the Department of Natural Resources and Parks to ensure compliance with 761;
- c. The subsequent map amendment to remove the Agricultural Production District land identifies the previously added land being used for mitigation; and
- d. The Department of Natural Resources and Parks tracks the acreage of advance additions of replacement land and subsequent removals to ensure that the requirements of R-761 are met.

3190 2. Sustaining Agriculture and Farming

3191 ~~((King County has made a significant investment in preserving farmland for agriculture and, as a result, has also preserved the open space benefits of these lands. The county must ensure that this land continues to be farmed into the future by helping farmers maintain and operate their farms and by promoting local agricultural products through infrastructure and activities that improve access to locally grown agricultural products.))~~

3197 Farmers, especially new and beginning, have limited resources to access land and financing to begin production. Furthermore, all King County farmers, regardless of size and years of farming, have a great need for information on marketing and production strategies required to operate their farming businesses. The Local Food Initiative

3201 ~~((seeks to)) provides this information and assistance((. Under the Local Food Initiative~~
3202 ~~regulatory and technical assistance will increase and be streamlined through a~~
3203 ~~coordinated)) by coordinating economic development efforts by different ((c))County~~
3204 ~~agencies and partner organizations that serve farmers. ((The team will provide~~
3205 ~~assistance with production, marketing, and business planning through a “one-stop~~
3206 ~~shop” available on-line with a possibility of physical co-location of services if necessary.))~~
3207

3208 ~~((R-657))~~ **R-763** King County shall work with ~~((and provide support to))~~ Washington
3209 ~~State University Extension and other technical service providers for~~
3210 ~~((its))~~ their research and education programs that assist small-scale
3211 ~~commercial farmers.~~

3212
3213 ~~((R-658))~~ **R-764** King County shall work with other jurisdictions and non((-))profits
3214 ~~to expand markets for farm products by supporting ((Puget Sound~~
3215 ~~Fresh and other))~~ programs that promote local food and connect buyers
3216 ~~with producers.~~

3217
3218 ~~((R-659))~~ **R-765** King County should work with other jurisdictions, farm advocacy
3219 ~~groups, and others to support ((Farmlink,))~~ farmer training and other
3220 ~~programs that help new farmers get started, gain access to farmland,~~
3221 ~~and develop successful marketing methods.~~

3222
3223 ~~((King County recognizes the value of Farmers Markets for their role in~~
3224 ~~community-building, their contribution to farmer success by providing a~~
3225 ~~direct-marketing opportunity, and for making the bounty of King County farms available~~
3226 ~~to city residents.~~

3227
3228 ~~R-660))~~ **R-766** King County should work with other jurisdictions to continue to
3229 ~~provide support to Farmers Markets.~~

3230
3231 ~~((R-661))~~ **R-767** King County should develop and encourage the use of incentives
3232 ~~((to encourage))~~ for food production on prime farmland. These
3233 ~~incentives could include tax credits, expedited permit review, reduced~~
3234 ~~permit fees, permit exemptions for activities complying with best~~
3235 ~~management practices, or similar programs.~~

3236
3237 **R-768** The ((c))County should continue to work with community-based
3238 ~~organizations that can assist farmers who are Black, Indigenous, or~~
3239 ~~other People of Color, immigrants, ((and minority farmers))~~ refugees,
3240 ~~and other communities that have traditionally experienced ((access))~~
3241 ~~issues(,)) in gaining access to farmland.~~

3242
3243 ~~((R-661a))~~ **R-769** To help make more farmland accessible to beginning,
3244 ~~((and))~~ low -income, historically underinvested, and socially
3245 ~~disadvantaged~~ farmers, King County should expand its leasing of
3246 ~~agricultural land to farmers and community organizations where~~
3247 ~~appropriate and should encourage private farmland owners to lease~~
3248 ~~unused land to farmers.~~

3249
3250 ~~((R-661b))~~ **R-770** King County should expand representation of low income,
3251 ~~((and))~~ historically underinvested, and socially disadvantaged farmers
3252 ~~and community organizations within King County agricultural~~
3253 ~~processes, such as the Agriculture Commission, advisory committees,~~
3254 ~~task forces, and hiring.~~

3255
3256 ~~((King County recognizes the importance of adding value to and direct sales of~~
3257 ~~agricultural products as a way to keep agriculture viable in an urban landscape. King~~
3258 ~~County’s agriculture program works with farmers to encourage them to add value to~~
3259 ~~their products by processing, packaging, and selling them directly to the consumer.~~

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~~R-662)) R-771 Agricultural processing, packing, and direct sales are considered agricultural activities and should be allowed at a size and scale appropriate to the zone in which they are operating. King County ((shall)) should work with local and state health departments to develop regulations supporting these activities and with local non((-))profits and academic institutions to educate farmers about safe food processing practices and compliance.~~

~~((R-663)) R-772 King County supports the processing and packaging of farm products from crops and livestock, and ((will)) shall continue to work with farmers, ranchers, cities, neighboring counties, and other interested parties to address infrastructure and regulatory needs that promote sales to consumers, institutions, restaurants, and retail enterprises.~~

~~((R-664)) R-773 King County supports innovative technologies to process waste from dairy and other livestock ((waste)) to reduce nutrients and to create other products such as energy and compost in areas that have Agriculture and Rural Area land use designations.~~

~~((King County's Agricultural Production Districts have some of the best soil and conditions for growing food in the country. There is an increasing awareness among farmers about the potential for expanding local food production compatible with a variety of sustainability goals. Concerned about multiple threats to future food production, King County farmers are working with others to promote voluntary incentives that will increase the community of those involved in the local production of food:~~

~~R-665)) R-774 King County should develop incentives that support local food production and processing to increase food security; provide a healthy, affordable local food supply; and reduce energy use.~~

~~Agricultural practices modify the natural environment ((in order)) to produce food or fiber or maintain livestock for human use. Ideally, practices that maintain the productivity of the lands also protect environmental quality ((and)), respect natural processes such as flooding and channel migration, and help mitigate the impacts of climate change. Farmers, technical advisors, floodplain managers, and environmental regulators must work together to understand the relationships between production practices, environmental protection, public safety, and profitability. ((These practices, referred to as b))Best management practices((;)) are designed to prevent erosion, maintain flood conveyance and flood storage, retain riparian vegetation, avoid stream bank collapse, properly dispose of animal wastes, safely use and dispose of pesticides ((and)), prevent excessive stormwater runoff, capture and reuse methane gas, reduce greenhouse gas emissions, and retain access to local food. ((Best management practices planned and implemented through efforts such as farm management plans can control runoff volumes and prevent pollutants from being discharged into local waterways and groundwater. These practices, such as manure bins, paddock and grazing area designs, and stream exclusion fencing, can reduce or eliminate pollutants in stormwater runoff from agricultural activities:~~

~~Climate change has the potential to affect farming in King County, with increased severity of winter flooding, higher summer temperatures, reduced availability of surface and groundwater for irrigation, increased pest risk, and changes in the types of crops suited to this area. At the same time, soil best management practices, including use of cover crops and modified tilling methods, and amendment with compost, biosolids or other organic matter can help to mitigate the impacts of climate change by retaining soil moisture, sequestering carbon, and reducing other greenhouse gas emissions:~~

3318 Consideration and investigation of alternative water supplies, such as recycled water,
3319 can also help to mitigate the impacts of climate change and help support local and
3320 sustainable agriculture. Development of anaerobic digesters for dairy manure and other
3321 agricultural waste products can capture methane gas and convert it to usable energy.
3322 Having locally-available produce can help to reduce greenhouse gas emissions from
3323 transport.
3324

3325 King County's policies in this chapter to conserve farmland and encourage food
3326 production take on a greater significance when considering that climate change may
3327 result in food shortages in other parts of the country and world. The Puget Sound region
3328 may become even more valuable for food production than it already is if producing
3329 food in other parts of the world becomes more difficult.
3330

3331 **~~R-666)) R-775~~ King County shall provide incentives, educational programs, and
3332 other methods to encourage agricultural practices and technological
3333 improvements that maintain water quality, protect public health,
3334 protect fish and wildlife habitat, protect historic resources, maintain
3335 flood conveyance and storage, reduce greenhouse gas emissions,
3336 control noxious weeds, ((and)) prevent erosion of valuable agricultural
3337 soils, and increase soil water holding capacity while maintaining the
3338 functions needed for agricultural production.
3339**

3340 ~~((In order to))~~ To maintain and operate their farms, farmers need assistance in maintaining
3341 farm viability in the face of increasing urbanization, soil degradation, increased flooding
3342 and water scarcity caused by climate change, and the increased impacts of upslope
3343 development. The maintenance of drainage and irrigation systems is essential for
3344 commercial agriculture to succeed in the county.
3345

3346 ~~**((R-667))** King County shall continue to support agriculture with an expedited
3347 review process and reduced fees for structures necessary for farm
3348 operations.~~

3349 **~~R-668)) R-776~~ King County shall work with federal, state, local, and private
3350 agencies to improve the availability and efficiency of water for
3351 agriculture through use of tools such as: expanding the availability of
3352 recycled water to farms((:)); offering incentives for irrigation
3353 efficiency((:)); and supporting mechanisms for water rights banking and
3354 trading that will give farmers greater certainty for water rights while
3355 protecting instream flows. King County ~~((with))~~ shall encourage the
3356 maintenance and preservation of agriculture water rights for
3357 agriculture purposes. Assessments of future surface and groundwater
3358 availability for agriculture should consider projected impacts of climate
3359 change.
3360**

3361 ~~**((R-668a)) R-777** King County ~~((with))~~ shall continue to support drainage
3362 improvements through its Agricultural Drainage Assistance Program
3363 and actively seek new ways to make drainage projects less expensive
3364 and easier to implement and to improve drainage systems across
3365 property lines.
3366~~

3367 ~~**((R-669)) R-778** King County should continue to collaborate with the Washington
3368 State University Extension, the University of Washington, and King
3369 Conservation District to:~~

3371 ~~a. **((d))** Develop information on and analyze the ~~((likely))~~ current and
3372 future impacts of climate change on agriculture in King County((:));~~

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- ~~b. ((and to d))~~ **Develop mitigation, resiliency, and adaptation strategies that are appropriate for King County’s soils and farm economy((Research should address)), such as soil management, use of commercial compost, water storage, irrigation, alternative crops, integrated pest management, and nutrient management((The information should be made available to)); and**
- c. Share the information and strategies with farmers through technical assistance programs and farm planning.**

~~((R-669a))~~ **R-779 Farmers leasing King County properties, or conducting work on ((property)) properties on which King County owns a Farmland Preservation Program easement should use ((A))agricultural ((B))best ((M))management ((P))practices, integrated pest management, and other sustainable farming methods.**

~~((R-670))~~ **R-780 King County should provide incentives for soil management practices that reduce greenhouse emissions through its ((A))agricultural ((B))best ((M))management ((P))practices ((C))cost-((S))sharing ((P))program.**

~~((Agricultural lands have historically been located in floodplains. Agriculture coexists with flood storage and seasonal inundation; however, there is a growing concern that farmers cannot protect their investments from flooding. The federal, state and local flood hazard management standards are designed to ensure there is no adverse impact to upstream or downstream property owners from activities that are allowed within the floodplain. King County recognizes that most of the agriculture in the county is located in the floodplains because that is where the prime agricultural soils are located. In recent years, King County has provided extensive technical and financial support to farmers to build farm pads and raise homes and agricultural buildings in the Snoqualmie floodplain. This industry requires special consideration because it is tied to these agricultural soils, and can occur almost nowhere else in the county.~~

~~R-672))~~ **R-781 King County should work with federal, state, and local jurisdictions to reduce flood impacts to agricultural operations. The ((c))County ((will)) shall continue to investigate the needs of agriculture before, during, and after flood events, to determine if and how losses can be reduced, and ((will)) shall use this information in designing its floodplain policies and regulations.**

The high cost of agricultural land continues to be a barrier for many farmers wishing to locate their farm businesses within King County. The steady rise in agricultural land values continues to hamper the ability of many potential and current farmers to enter or expand their operations.

~~((R-673))~~ **R-782 In addition to enhancing the Farmland Preservation Program, the ((c))County should develop more innovative solutions and incentives to keep agricultural land affordable and profitable for active farming.**

3420 **3. Agriculture and the Food System**

3421 King County has a year-round growing season, a strong farming tradition and local
3422 farming expertise, and proximity to major markets for local foods and food products.
3423 Many of the policies in the previous section are aimed at helping to overcome obstacles
3424 to successful farming in King County. With that direction and a focus on production of
3425 food, farmlands in King County could be even more instrumental in strengthening the
3426 food system for the benefit of all King County residents.

3428 Agricultural lands, farming practices and activities, and farmers are part of the local and
3429 regional food system. In addition to the growing of food, the food system includes

3430 processing, distribution, food availability, and disposal. As more people move to this
3431 region, King County recognizes the importance of planning for the regional food system
3432 to be more sustainable and resilient.

3433
3434 ((In order to do so, King County will focus on developing a local food system that can:

- 3435 ● Expand opportunities for local farms and enhance the rural economy;
- 3436 ● Promote healthy eating to improve public health;
- 3437 ● Improve access to healthy, safe, and affordable food, to all county residents;
- 3438 especially those with low incomes;
- 3439 ● Reduce energy use and greenhouse gas emissions; and
- 3440 ● Divert food waste from landfills.

3441
3442 Studies have shown that 35% of garbage is food. Efforts to prevent food waste divert
3443 edible food to hunger programs and recycle food waste into compost could reduce
3444 what goes to the landfill, reduce methane generated by landfills, provide food for
3445 hungry people and provide soil amendments.

3446
3447 Food and nutrition are major factors in public health. The USDA's 2010 *Dietary*
3448 *Guidelines for Americans* call for significant increases in daily consumption of fruit,
3449 vegetables, milk products and whole grains. In 2013, 13.4% of King County residents
3450 lacked access to enough food for an active, healthy life and 18.7% of King County
3451 children lived in food-insecure households (*Feeding America, Map the Meal Gap 2015*),
3452 and 73% of King County middle and high school age youth do not consume
3453 recommended levels of fruits and vegetables (*Healthy Youth Survey 2012*). Thirty-two
3454 percent of adults in King County consume less than one serving of fruits per day and 17
3455 percent less than one serving of vegetables daily, and there are significant differences
3456 across education levels for both fruit and vegetable consumption and across race and
3457 income groups for vegetable consumption (*Communities Putting Prevention to Work,*
3458 *2010 and 2012*). Efforts to increase the availability of (these foods to King County
3459 residents should include encouraging an increase in food production on King County
3460 farms. Although it is not realistic for King County farms and farmers to provide the full
3461 complement of recommended foods in public health guidelines, there is the potential
3462 to increase food production for local and regional consumption, particularly in the first
3463 three categories.

3464
3465 **~~R-674)) R-783~~ King County should work with farmers and ranchers to better
3466 understand the constraints to increased food production in the county
3467 and develop programs that reduce barriers and create incentives to
3468 growing food crops and raising food-producing livestock.**

3469
3470 **~~((R-675)) R-784~~ King County ((should)) shall prioritize its programs to help build
3471 and support a sustainable, reliable, equitable, and resilient local food
3472 system. King County ((should)) shall strive to ((make)) strengthen the
3473 local food system, ((accessible)) increase access to ((all)) the local
3474 food supply, and strive to make access to the local food system
3475 culturally appropriate by:**

- 3476 **a. Expanding leadership and ownership of food production**
3477 **opportunities to low-income, historically underinvested, and**
3478 **socially disadvantaged farmers;**
- 3479 **b. Making locally grown, healthy, and culturally relevant foods**
3480 **available to and reflective of King County communities and low-**
3481 **income, historically underinvested, and socially disadvantaged**
3482 **farmers; and**
- 3483 **c. Supporting low-income, historically underinvested, and socially**
3484 **disadvantaged populations in efforts to improve equitable food**
3485 **access and food production goals, including alternative pathways**
3486 **for farmland access that meet their community's needs.**
3487

3488 ~~((R-676)) R-785 King County should consider adopting procurement policies that~~
3489 ~~would encourage purchases of locally grown fresh foods.~~

3490
3491 ~~((R-677)) R-786 King County should ((promote local food production and~~
3492 ~~processing to)) strengthen a sustainable and climate-resilient local food~~
3493 ~~system and reduce the distance that food must travel from farm to table~~
3494 ~~by promoting and supporting local food production and local~~
3495 ~~processing.~~

3496
3497 ~~((R-677a)) R-787 King County should continue food waste programs for single~~
3498 ~~((family,)) detached residences, ((multifamily)) multiunit residences,~~
3499 ~~businesses, and institutions, aimed at reducing generation, promoting~~
3500 ~~donation, and encouraging curbside collection for anaerobic digestion~~
3501 ~~and composting.~~

3502
3503 ~~((R-677b) King County should prioritize the economic development of the food~~
3504 ~~and agriculture industries in order to build a more sustainable and~~
3505 ~~resilient local food system.~~

3506
3507 Government funded food programs are increasingly relying on electronic cards for
3508 clients to purchase food. For example, food stamps have been replaced with electronic
3509 benefits transfer cards. Grocery stores can easily adopt new electronic technology to
3510 accept such cards. It is more challenging for Farmers Markets to do so as the majority of
3511 them are open-air events in parking lots without access to electricity or telephone
3512 connections. To improve accessibility of Farmers Markets for low-income shoppers, a
3513 concerted effort needs to be made to develop the ability to easily accept electronic
3514 payment. This will help make fresh food more available to low-income shoppers as well
3515 as increase the customer base for farmers.

3516
3517 ~~R-678)) R-788 King County should support and collaborate with ((other~~
3518 ~~organizations to further the development of)) food incentive program~~
3519 ~~providers, with food providers, producers, and distributors, and with~~
3520 ~~community based organizations to further develop and expand~~
3521 ~~programs that increase ((the ability of shoppers to)) access to affordable~~
3522 ~~foods and the use of food assistance benefits ((and the ability of farmers~~
3523 ~~to accept electronic and other forms of payment)) at ((F))farmers~~
3524 ~~((M))markets and farm stands.~~

3525 ~~((E:))D. Mineral Resources~~

3526 King County contains many valuable mineral resources, including deposits of sand,
3527 rock, gravel, silica, clay, and metallic ores. Mineral extraction and processing ~~((these~~
3528 ~~deposits)) is an important part of King County's economy, currently providing hundreds~~
3529 ~~of jobs and producing materials used locally, regionally, and nationally. ((Mineral~~
3530 ~~extraction also has historic significance, in that it provided the impetus for past~~
3531 ~~development in many parts of King County, including Black Diamond and the Newcastle~~
3532 ~~area.~~

3533
3534 King County is required by the Growth Management Act to designate and conserve
3535 mineral resource lands and plan appropriately to protect them. ~~In doing so t))~~The
3536 County must assure that land uses adjacent to mineral resource lands do not interfere
3537 with the continued use of mineral resource lands in their accustomed manner and in
3538 accordance with best management practices. ~~((The policies in this section explain the~~
3539 ~~steps taken to designate and conserve mineral resource lands and provide direction on~~
3540 ~~the comprehensive review needed before additional sites are designated for mineral~~
3541 ~~resource extraction.~~

3543 Four main steps are necessary to support and maintain local availability of mineral
3544 resources. First, mineral resource sites should be conserved through designation and
3545 zoning. Second, land use conflicts between mineral extraction, processing and related
3546 operations and adjacent land uses should be prevented or minimized through policies
3547 and assessment and mitigation of environmental impacts. Third, operational practices
3548 should protect environmental quality, fisheries and wildlife, in balance with the needs of
3549 the industry. Finally, mineral extraction areas need to be reclaimed in a timely and
3550 appropriate manner.))

3551
3552 The Mineral Resources Map identifies three different types of Mineral Resource Sites -
3553 ~~((D))~~designated Mineral Resource Sites, Potential Surface Mineral Resources, and
3554 Nonconforming Mineral Resource Sites and Existing Mineral Resource Sites in the Forest
3555 Production District. The sites were identified in the 1994 King County Comprehensive
3556 Plan or in subsequent ~~((annual))~~ updates. Before the Mineral Resources Map is a table
3557 that contains information on each Mineral Resource Site parcel.

3558
3559 ~~((The Designated Mineral Resources Sites on the Mineral Resources Map satisfy King
3560 County's responsibility to designate and conserve mineral resources consistent with
3561 requirements of the Growth Management Act. All Designated Mineral Resources Sites
3562 have Mineral zoning. Most of the Designated Mineral Resources Sites shown on the
3563 map contain sand and/or gravel; however, a few contain other mineral resources such
3564 as silica, rock, stone, shale, and clay. The criteria used in the 1994 King County
3565 Comprehensive Plan called for designation of properties that at the time were either
3566 zoned outright for mining or those operating under an approved Unclassified Use
3567 Permit.))~~ In addition to the designated Mineral Resources Sites, the Forest Production
3568 District and Forest (F) zone preserves the opportunity for mineral extraction. Mineral
3569 extraction is a permitted or conditional use in the F zone. Because forestry does not
3570 preclude future mineral extraction, King County considers the Forest Production District
3571 ~~((as))~~ part of its strategy to conserve mineral resources.

3572
3573 The Mineral Resources Map also shows Potential Surface Mineral Resource Sites. These
3574 are sites where King County may allow some future surface mining to occur or where
3575 the owner or operator indicates an interest in future mineral extraction. ~~((The Potential
3576 Surface Mineral Resources Sites shown on the map do not indicate the material.
3577 Because of the geology of King County, most valuable metallic mineral resources are
3578 located in the Forest Production District, and are therefore already protected from
3579 urban development.))~~ Identification of Potential Surface Mineral Resources Sites
3580 satisfies the Growth Management Act requirements to not knowingly preclude
3581 opportunities for future mineral extraction and to inform nearby property owners of the
3582 potential for future mineral extraction use of these areas ~~((in order))~~ to prevent or
3583 minimize conflicts.

3584
3585 The Mineral Resources Map also shows Nonconforming Mineral Resources Sites. These
3586 are sites on which some mining operations predated King County zoning regulations
3587 without appropriate zoning or other land use approval. Mining for these sites has not
3588 been authorized through a land use designation or zoning classification. These sites are
3589 shown for informational purposes only. Mining can occur on an identified site only if
3590 mining has been approved as a nonconforming use by the Department of Local
3591 Services - Permitting Division, and mining activities have received all other necessary
3592 permit approvals. Because the sites have not undergone formal review to be
3593 designated on the Land Use Map or zoned for mining, the sites do not have long-term
3594 commercial significance. However, they can continue to serve mineral supply needs.
3595

3596 ~~((R-679)) R-789 King County shall identify existing and potential mineral extraction~~
3597 ~~sites on the Mineral Resources Map ((in order)) to conserve mineral~~
3598 ~~resources, promote compatibility with nearby land uses, protect~~
3599 ~~environmental quality, maintain and enhance mineral resource~~
3600 ~~industries, and serve to notify property owners of the potential for~~
3601 ~~mineral extraction activities. The County shall identify(:~~
3602 ~~a. Sites with existing Mineral zoning as Designated Mineral Resource~~
3603 ~~Sites;~~
3604 ~~b. Sites where the landowner or operator has indicated an interest in~~
3605 ~~mineral extraction, sites that as of the date of adoption of the 1994~~
3606 ~~Comprehensive Plan had potential Quarrying/Mining zoning, or~~
3607 ~~sites that the County determines might support future mineral~~
3608 ~~extraction as Potential Surface Mineral Resource Sites; and~~
3609 ~~c. Sites where mining operations predate zoning regulations but~~
3610 ~~without zoning or other land use approvals as Nonconforming~~
3611 ~~Mineral Resource Site sites consistent with Washington State~~
3612 ~~Department of Natural Resources mineral resource mapping and in~~
3613 ~~accordance with the mineral resource lands evaluation and~~
3614 ~~designation criteria established in Chapter 36.70A Revised Code of~~
3615 ~~Washington and applicable sections in Washington Administrative~~
3616 ~~Code.~~

3617
3618 ~~((R-680)) R-790 King County shall designate as Mining on the ((Comprehensive~~
3619 ~~Plan)) Land Use Map those sites that had Potential Mineral (M) zoning~~
3620 ~~prior to the date of adoption of the 1994 Comprehensive Plan and~~
3621 ~~those sites that had Mineral zoning as of the date of the adoption of the~~
3622 ~~2000 King County Comprehensive Plan update.~~

3623 ~~A Mining designation on the Land Use Map shall not create a~~
3624 ~~presumption that Mineral zoning will be approved for sites with~~
3625 ~~Potential Mineral zoning. Potential Mineral zoning shall not be applied~~
3626 ~~to additional sites.~~

3627
3628
3629 ~~((Mineral extraction is an intense operation that may continue for many years. Mineral~~
3630 ~~extraction operations can significantly change the land being mined and have impacts~~
3631 ~~on the environment and on nearby properties. Beyond direct impacts to the mine site~~
3632 ~~and nearby properties, mineral extraction and processing can contribute to greenhouse~~
3633 ~~gas emissions. In 2014, the County and cities updated the Countywide Planning~~
3634 ~~Policies to set a goal to reduce greenhouse gas emissions 80% by 2050 at the county~~
3635 ~~scale. The County's 2015 Strategic Climate Action Plan includes the same overarching~~
3636 ~~goal:~~

3637
3638 ~~King County requires comprehensive review, including environmental analysis, prior to~~
3639 ~~approving a Land Use Map and zoning change. Site-specific environmental review will~~
3640 ~~also be required for a grading permit or any other permit that is necessary for a mineral~~
3641 ~~extraction operation. Therefore, a comprehensive site-specific study is required prior to~~
3642 ~~any such approval:~~

3643
3644 ~~R-681)) R-791 King County may designate additional sites on the~~
3645 ~~((Comprehensive Plan)) Land Use Map as Mining only following a site-~~
3646 ~~specific rezone to Mineral zoning. Upon approval of a rezone to~~
3647 ~~Mineral zoning, the ((Comprehensive Plan)) Land Use Map shall be~~
3648 ~~amended to designate the site as Mining during the next~~
3649 ~~Comprehensive Plan update. King County should approve applications~~
3650 ~~for site-specific rezones to Mineral zoning and applications for permits~~
3651 ~~that would authorize mineral extraction and processing only following~~
3652 ~~site-specific environmental study(;) and early and continuous public~~
3653 ~~notice and comment opportunities, when:~~

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- a. The proposed site contains rock, sand, gravel, or other mineral resources;
- b. The proposed site is large enough to confine or mitigate all operational impacts;
- c. The proposal will allow operation with limited conflicts with adjacent land uses when mitigating measures are applied;
- d. The proposal has been evaluated under the State Environmental Policy Act so that the County may approve, condition, or deny applications consistent with the County's substantive State Environmental Policy Act authority, and ((in order)) to mitigate significant adverse environmental impacts((-)); and
- e. Roads or rail facilities serving or proposed to serve the site can safely and adequately handle transport of products and are in close proximity to the site.

~~((If King County denies an application for a site-specific Mineral rezone it should remove the Mining land use designation from the Land Use map and the associated Potential Surface Resource Mineral site designation from the Mineral Resources Map. If the County denies a permit that would authorize mineral extraction and/or processing on a Designated Mineral Resources Site, the County should consider new information generated during the permit review process to determine whether the site is not properly designated as mineral resource land of long-term commercial significance, the designation for the site on the Mineral Resources Map should be changed from Designated Mineral Resources Site to Potential Surface Mineral Resource Site. In addition, the Mining land use designation and the Mineral zoning classification for the site should be amended to be compatible with the surrounding properties.~~

~~**R-682)) R-792** King County should remove the Mining land use designation on the ~~((Comprehensive Plan))~~ Land Use Map and associated Potential Mineral zone or Mineral zoning for any sites that have been denied a rezone to Mineral.~~

~~If a grading or other permit necessary for the extraction of mineral resources is denied on a ~~((D))~~designated Mineral Resource Site, the County shall evaluate whether such mineral resource designation is appropriate. The re-evaluation process may occur as part of the annual update and information produced during the permit review process shall be used to evaluate the appropriateness of changing the existing designation. If the County determines that the site should not be designated as mineral resource land of long-term commercial significance as defined in the Growth Management Act, the County shall evaluate whether the site should remain on the Mineral Resource Map, and whether the land use designation and zoning classification should be changed, with consideration for compatibility with the surrounding properties.~~

~~**((R-683)) R-793** King County may amend the Mineral Resources Map to identify additional Potential Surface Mineral Resource Sites as part of the ~~((eight))~~ 10-year or midpoint update.~~

~~**((R-684)) R-794** The preferred adjacent land uses to sites designated as Mining on the Land Use Map are mineral extraction, industrial, open space, or forestry uses. Sites for newly proposed Mineral zones shall not be adjacent to or within Agricultural Production Districts. Agricultural lands and operations should be protected from significant impacts associated with nearby mineral extraction operations.~~

3711 **((R-685)) R-795** Mineral extraction activities are **((permitted)) allowed within the**
3712 **Forest Production District, consistent with policy R-((620))718.**
3713 **However, a conditional use permit shall be required for mineral**
3714 **extraction activities in the Forest zone located within one-quarter mile**
3715 **of established residences or for proposals seeking to use local access**
3716 **streets where abutting lots are developed for residential use.**
3717

3718 **((R-686)) R-796 ((In-order-t))To** comprehensively assess the environmental impacts
3719 **associated with a zoning change, conditional use, or operating**
3720 **approval for a mineral extraction proposal, the range of environmental**
3721 **impacts, including short-term and long-term effects arising or existing**
3722 **over the lifetime of the proposal, shall be assessed at the earliest**
3723 **possible stage. This should include the potential for phasing of future**
3724 **proposals for structures and operations related to mineral extraction,**
3725 **such as asphalt and concrete batch plants.**
3726

3727 **((R-687)) R-797** King County should prevent or minimize conflicts with mineral
3728 **extraction when planning land uses adjacent to ((D))designated Mineral**
3729 **Resource Sites and Potential Surface Mineral Resource Sites. Subarea**
3730 **plans or area zoning and land use studies may indicate areas where**
3731 **Mining is an inappropriate land use designation. ((D))designated**
3732 **Mineral Resource Sites and Potential Surface Mineral Resource Sites**
3733 **and Nonconforming Mineral Resource Sites should be shown on the**
3734 **Mineral Resources Map ((and subarea study maps in-order)) to notify**
3735 **nearby property owners and residents of existing and prospective**
3736 **mineral extraction activities.**
3737

3738 **((R-688)) R-798** The periodic review process for mineral extraction and processing
3739 **operations shall include sufficient public notice and comment**
3740 **opportunities. The purpose of the periodic review process is to provide**
3741 **opportunities for public review and comment on the mineral resource**
3742 **facility's fulfillment of state and County regulations and**
3743 **implementation of industry-standard best management practices, and**
3744 **for King County to modify, add or remove conditions to address new**
3745 **circumstances and/or unanticipated project-generated impacts. The**
3746 **periodic review process is not intended to re-examine the**
3747 **appropriateness of the mineral resource use, or to consider expansion**
3748 **of operations beyond the scope of existing permitted operations since**
3749 **that review would be accomplished through the County's permitting**
3750 **process. The periodic review is intended to be a part of King County's**
3751 **ongoing enforcement and inspections of mineral resource sites, and**
3752 **not to be a part of the County's permitting process.**
3753

3754 **((R-689)) R-799** Conditions and mitigations for significant adverse environmental
3755 **impacts associated with mineral extraction or mining operations and**
3756 **their associated structures or facilities should be required, especially in**
3757 **the following areas:**
3758 **a. Air quality, including greenhouse gas emissions from minerals**
3759 **extracted for energy production;**
3760 **b. ((Environmentally sensitive and c))Critical areas, such as surface**
3761 **and groundwater quality and quantity, wetlands, fisheries and**
3762 **wildlife habitats, and aquatic habitats;**
3763 **c. Noise levels;**
3764 **d. Vibration;**
3765 **e. Light and glare;**
3766 **f. Vehicular access and safety;**
3767 **g. Land and shoreline uses;**
3768 **h. Traffic impacts;**
3769 **i. Visual impacts;**
3770 **j. Cultural and historic features and resources;**

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- k. Site security; and
- l. ~~((Climate change impacts from minerals extracted for energy production; and~~
- m.))Others unique to specific sites and proposals.

~~((R-690))~~ **R-800** Where mineral extraction or mining are subject to state or federal regulations, King County should work with the state and federal governments to ensure that proposals are reviewed with consideration of local land use and environmental requirements, regional impacts from transport, and assessment of climate change impacts from end((-) use of minerals and mined materials.

~~((R-691))~~ **R-801** King County should work with the Washington State Department of Natural Resources to ensure that mining areas are reclaimed in a timely and appropriate manner. Reclamation of mineral extraction or mining sites in the Forest Production District should return the land to forestry. Where mineral extraction is completed in phases, reclamation also should be completed in phases as the resource is depleted. When reclamation of mineral extraction sites located outside of the Forest Production District is completed, the site should be considered for redesignation to a land use designation and zoning classification compatible with the surrounding properties.

~~((R-692))~~ **R-802** King County shall encourage the removal of existing stockpiles of previously mined material ~~((in order))~~ to promote and achieve reclamation of land to its highest and best use.

~~((R-693))~~ **R-803** King County shall prohibit the establishment of new coal mines and the expansion of existing coal mines.

Table 3-1. Mineral Resources Property Information for the Mineral Resources Map

DESIGNATED MINERAL RESOURCE SITES				
Map # Section	Section- Township- Range	Site Name and/or Owner/Operator	Material*	Total Site Acreage (approx.)
1	25-21-06	Cadman S & G/Flintston S&G	SG	75
2	11-20-07 21-20-07	Plum Creek Timber Company	SG	476
3	21-22-03	Ideal Cement Co/King County	SG	39
5	27-22-07	Kangley Pit/Meridian Aggregates Co. (398 acres) and Stoneway Concrete Gravel Pit/Gary Merlino Construction	SG	608
6	28-23-06	Cedar Grove Pit/Queen City Farms	SG	315
7	33-23-06	Lake Francis Pit/Plumb Creek Timber Co	SG	143
8	33-23-06	Cedar grove Pit /ANMARCO	SG	35
9	20-23-06	Cedar Mountain Pit/ Rivera & Green	SG	57
10	20-22-06	Black River Quarry	SG	374
12	08-28-07 17-26-07	Cherry Pit/Thompson	SG	13
13	19-24-08 20-24-08	Snoqualmie/Weyerhaeuser Co. and S. Parsons et. al.	SG	665
15	06-23-06	Squak Mountain Quarry/M. Palmer	RS	16
16	22-24-07	Raging River/Cadman	RS	((46)) 20
17	33-20-07	Highway 410 Quarry/J. Laramie	RS	34
18	28-26-11 27-26-11	Meridian Aggregates	R	38

DESIGNATED MINERAL RESOURCE SITES				
Map # Section	Section-Township-Range	Site Name and/or Owner/Operator	Material*	Total Site Acreage (approx.)
20	01-21-06 36-22-06	Reserve Silica Corporation Plum Creek Timber Co. and Silica Sand Mine	S	
23	32-24-06	State of Washington	CL	
25	32-24-06	Interpace Harris Mine/ R.Thompson and Eltra. Corp.	SG	
26	35-22-06	Meridian Minerals Co.	SG	
27	29-23-06	Pinnacle Exploration	SG	
28	29-23-06 32-23-06	ANMARCO and G. Newell	SG	
29	29-23-06	Plum Creek Timber Co	SG	
30	27-24-06	Issaquah/King Co.	SG	
31	05-23-06	King County	SG	
32	33-23-06	Lake Francis Plum Creek Timber Co	SG	
96	30-21-07	Franklin Pit/Morris	SG	158

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POTENTIAL SURFACE MINERAL RESOURCE SITES			
Map # Section-	Section-Township-Range	Site Name and/or Owner/Operator	Total Site Acreage (approx.)
35	35-22-05	T. Scarsella	11
36	07-25-06	Cadman/King Co.	24
37	33-23-06	Merlino Property/ANMARCO	32
39	20-23-06	Rivera and Green	21
40	22-26-06	T. Alberg	40
41	31-26-07	T. Alberg	160
42	08-26-07 17-26-07	R. and A. Thompson	11
43	32-23-09	R. and A. Thompson	145
44	11-21-05	B & M Investments	174
45	25-22-02	Doane Family Ltd.	60
46	08-25-06	W. Nelson	86
47	18-21-07	Palmer Coking Coal	79
48	30-21-07	Palmer Coking Coal	275
50	36-21-06	Palmer Coking Coal	116
51	06-23-06	Palmers	39
52	12-23-05	R. and R. Schroeder and Pacific Company Constructors	30
53	02-20-06	State of Washington	36
54	03-91-33	Weyerhaeuser Co.	36
74		Weyerhaeuser Co	3655
75		Weyerhaeuser Co., United States, U.S. Corps of Engineers	4214
76		Weyerhaeuser Real Estate Co.	1765
77		Weyerhaeuser Co. and State of Washington	705
78		Weyerhaeuser Co., Riley, Everett, Hamerly	1926
79		E. Seliger, Weyerhaeuser Co,	1167
80		Weyerhaeuser Co.	113
81		Metro	599
82		Cadman Black Diamond/Weyerhaeuser Co.	434
83		Weyerhaeuser Co.	925
55	02-20-07	Weyerhaeuser Co., State of Washington, Metro	634

POTENTIAL SURFACE MINERAL RESOURCE SITES			
Map # Section-	Section-Township- Range	Site Name and/or Owner/Operator	Total Site Acreage (approx.)
	12-20-07		
56	10-20-07	Weyerhaeuser Co.	80
57	15-26-07	State of Washington	320
58	16-21-05	State of Washington	38
	17-23-07		
59	18-23-07 19-23-07 20-23-07	State of Washington	640
60	26-21-06	M & K Company	18
61	27-24-06	State of Washington	40
62	30-20-08	Weyerhaeuser Co.	141
63	30-21-07	State of Washington and Palmer Coking Coal	60
64	30-21-08	State of Washington	168
65	34-24-06	State of Washington	32
66	35-24-06	State of Washington	20
67	36-20-06	State of Washington	79
68	36-20-06	State of Washington	40
69	36-21-06	State of Washington	152
70	36-21-07	State of Washington	640
71	36-23-06	State of Washington	115
72	04-21-07	Weyerhaeuser Co.	173
	03-25-09 04-25-09 05-25-09 10-25-09 33-25-09 34-26-09	Weyerhaeuser Co.	3079
84	28-20-07 32-20-07 33-20-07	Weyerhaeuser Co.	669
85	04-19-07 05-19-07 32-20-07	Weyerhaeuser Co.	1572
86	34-25-07	L.A. Welcome	24
87	36-21-05	Sparling/King Co.	41
88	21-24-07	Raging River/King Co.	40
89	32-22-07	Lake Retreat/King Co	82
90	35-22-02	Sprowls/King Co.	40
91			
92	23-26-07	Swan Quarry/King Co.	76
93	31-23-07	Route 18 Fill Project/Plumb Creek Timber Co.	40

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LEGAL NONCONFORMING MINERAL RESOURCE SITES AND EXISTING MINERAL RESOURCE SITES IN THE FOREST PRODUCTION DISTRICT				
Map # Section	Section-Township- Range	Site Name and/or Owner/Operator	Material*	Total Site Acreage (approx.)
21	01-19-07	Hardie/Weyerhaeuser	S	625
94	29-20-07	Jensen Sand & Gravel/Jensen	SG	13
95	29-20-07	Corliss/Weyerhaeuser	SG	60
103	34-22-06	Summit/King County	SG	176
104	13-20-06	Enumclaw Quarry/Pierotti	RS	14

LEGAL NONCONFORMING MINERAL RESOURCE SITES AND EXISTING MINERAL RESOURCE SITES IN THE FOREST PRODUCTION DISTRICT

Map # Section -	Section- Township- Range	Site Name and/or Owner/Operator	Material*	Total Site Acreage (approx.)
110	31-21-07	Hyde Pit/Palmer Coking Coal Co	SG	20
113	19-23-09	Cadman North Bend/Weyerhaeuser	SG	300
	20-23-09			
	29-23-09			
114	33-20-07	White River/Weyerhaeuser	RS	175

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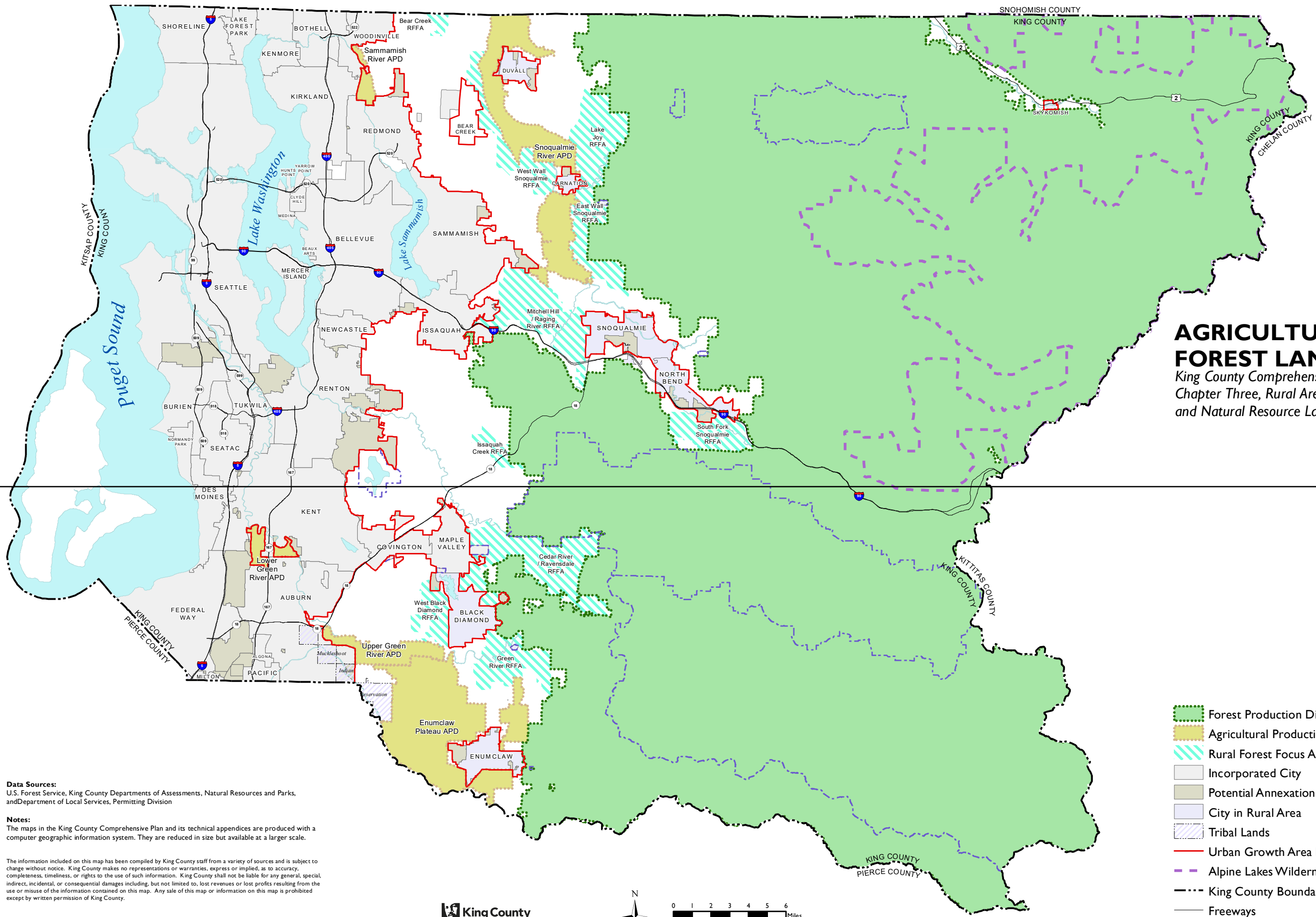
***KEY FOR ALL SITES**

SG	((=))	Sand & Gravel
RS	((=))	Rock & Stone
R	((=))	Rock
ShCl	((=))	Shale & Clay
Cl	((=))	Clay
S	((=))	Silica

NOTE:

- Each map number corresponds to one or more parcel number(s), and in some cases different owners and operators. The acreage listed represents the sum acreage of all the parcels of the site. ((Please refer to the technical appendix for the parcel-specific version of this table.))
- Designated Mineral Resource Sites: Sites with Mineral Zoning.
- Potential Surface Resource Mineral Sites: Sites identified by the landowner or operator prior to Nov.18, 1994 and sites as of Nov. 18, 1994 that had pending rezone applications for Quarrying/Mining (now Mineral) zoning or had potential Quarrying/Mining (now Mineral) zoning. Such sites may or may not be able to operate, and are subject to all federal, state and local regulations.
- Nonconforming Mineral Resource Sites and Existing Mineral Resource Sites in the Forest Production District: Sites on which mineral extraction operations pre-date King County zoning regulations, but without zoning or other land use approvals.

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AGRICULTURE AND FOREST LANDS 2020

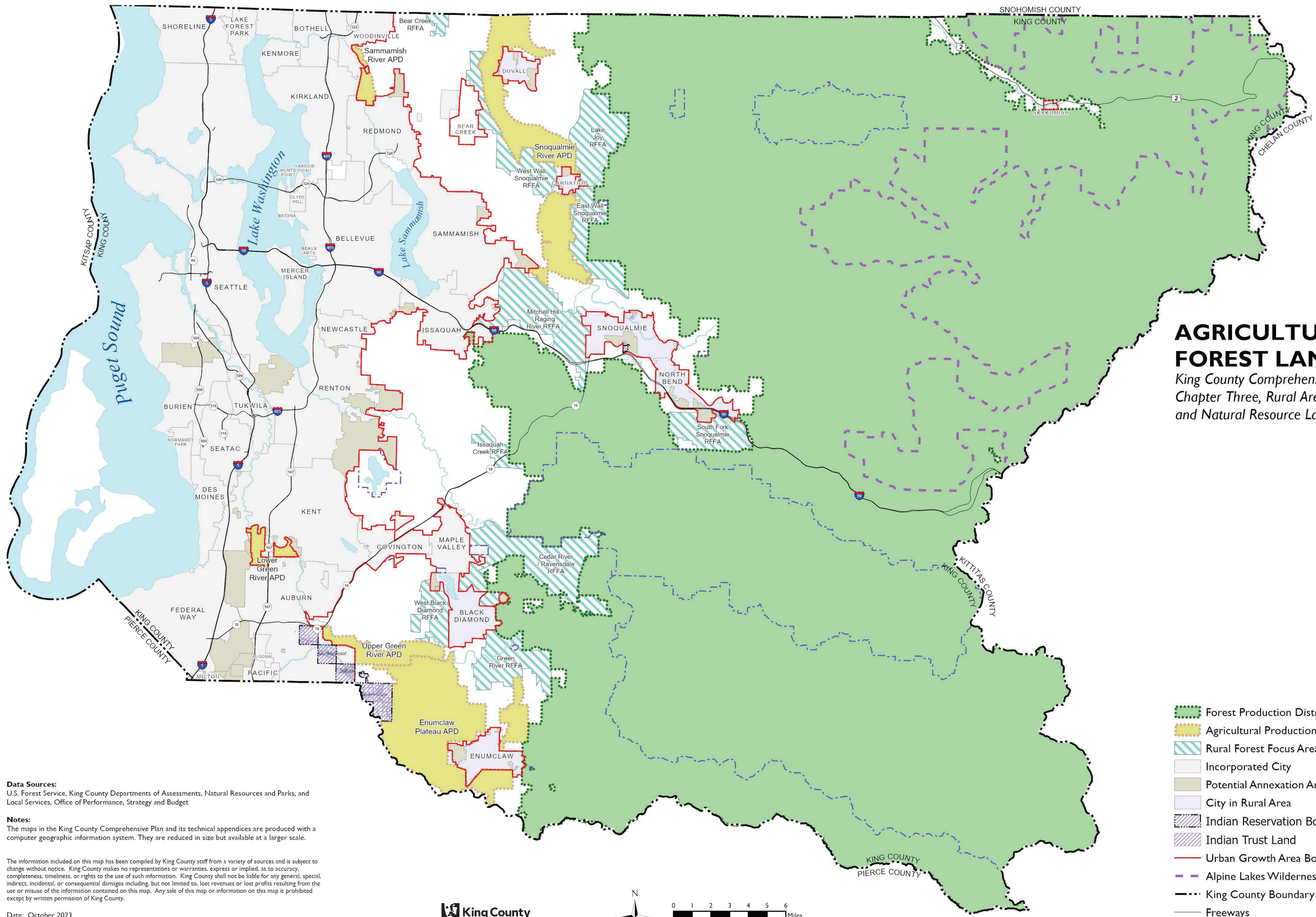
King County Comprehensive Plan, 2020
Chapter Three, Rural Area and Natural Resource Lands

- Forest Production District
- Agricultural Production District
- Rural Forest Focus Areas
- Incorporated City
- Potential Annexation Areas
- City in Rural Area
- Tribal Lands
- Urban Growth Area Boundary
- Alpine Lakes Wilderness
- King County Boundary
- Freeways
- Municipal Watershed

Data Sources:
U.S. Forest Service, King County Departments of Assessments, Natural Resources and Parks, and Department of Local Services, Permitting Division

Notes:
The maps in the King County Comprehensive Plan and its technical appendices are produced with a computer geographic information system. They are reduced in size but available at a larger scale.

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AGRICULTURE AND FOREST LANDS 2024

King County Comprehensive Plan, 2024
Chapter Three, Rural Areas and Natural Resource Lands

Data Sources:
U.S. Forest Service, King County Departments of Assessments, Natural Resources and Parks, and Local Services, Office of Performance, Strategy and Budget

Notes:
The maps in the King County Comprehensive Plan and its technical appendices are produced with a computer geographic information system. They are reduced in size but available at a larger scale.

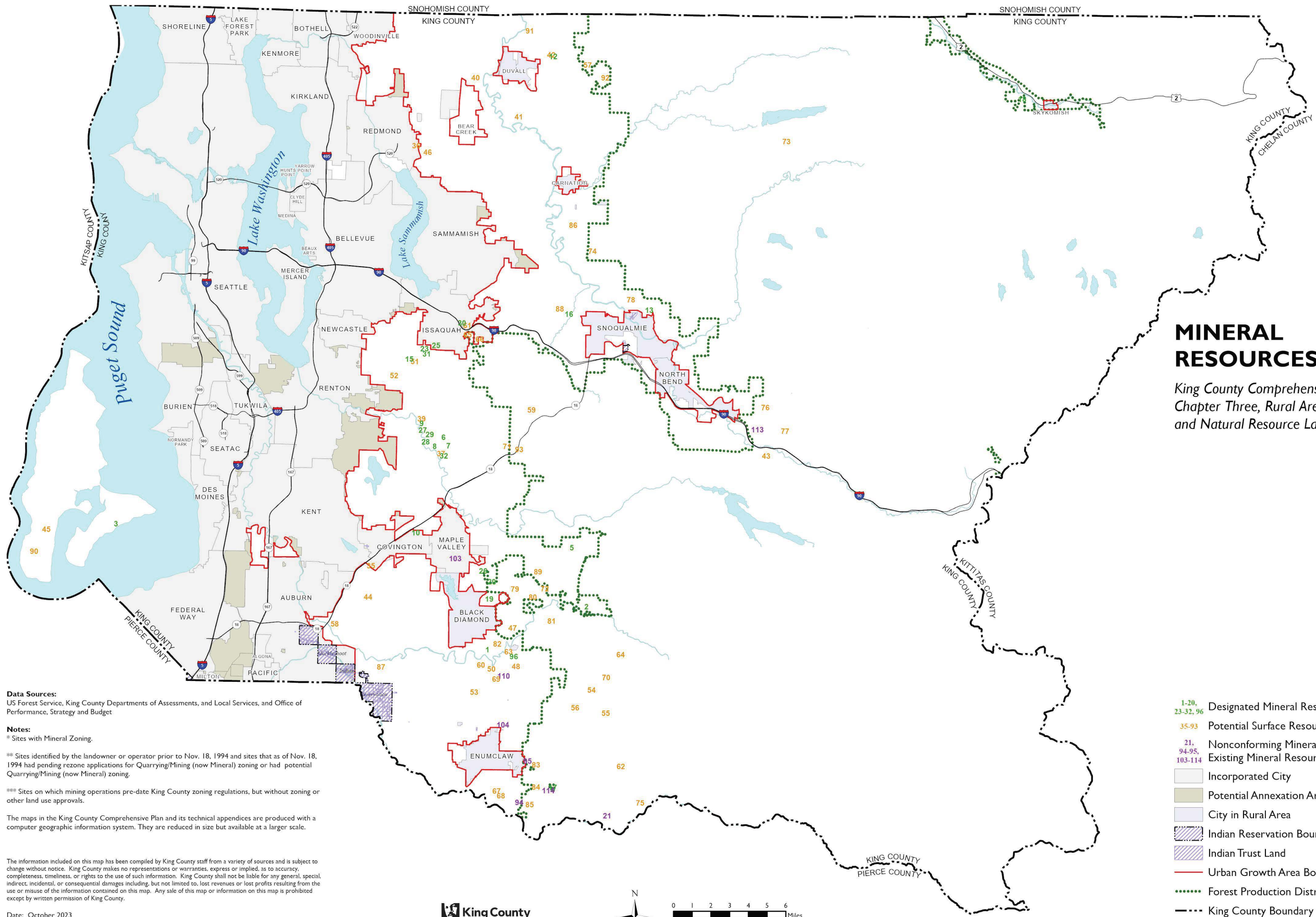
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Date: October 2023
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October 2023

- Forest Production District
- Agricultural Production District
- Rural Forest Focus Areas
- Incorporated City
- Potential Annexation Areas
- City in Rural Area
- Indian Reservation Boundary
- Indian Trust Land
- Urban Growth Area Boundary
- Alpine Lakes Wilderness
- King County Boundary
- Freeways
- Municipal Watershed



MINERAL RESOURCES 2024

King County Comprehensive Plan, 2024
Chapter Three, Rural Areas
and Natural Resource Lands

Data Sources:
US Forest Service, King County Departments of Assessments, and Local Services, and Office of Performance, Strategy and Budget

Notes:
* Sites with Mineral Zoning.
** Sites identified by the landowner or operator prior to Nov. 18, 1994 and sites that as of Nov. 18, 1994 had pending rezone applications for Quarrying/Mining (now Mineral) zoning or had potential Quarrying/Mining (now Mineral) zoning.
*** Sites on which mining operations pre-date King County zoning regulations, but without zoning or other land use approvals.

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- 1-20, 23-32, 96 Designated Mineral Resource Sites*
- 35-93 Potential Surface Resource Mineral Sites**
- 21, 94-95, 103-114 Nonconforming Mineral Resource Sites and Existing Mineral Resource Sites in the FPD***
- Incorporated City
- Potential Annexation Areas
- City in Rural Area
- ▨ Indian Reservation Boundary
- ▨ Indian Trust Land
- Urban Growth Area Boundary
- ⋯ Forest Production District Boundary
- ⋯ King County Boundary
- Freeways



CHAPTER 4

HOUSING &

HUMAN SERVICES

NATIVE and
DROUGHT
TOLERANT
PLANTS

LANDSCAPING TO
BE COMPLETED
BY HOMEOWNERS

LANDSCAPING TO
BE COMPLETED
BY HOMEOWNERS

LANDSCAPING TO
BE COMPLETED
BY HOMEOWNERS

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Establishment of vibrant, thriving, healthy, and sustainable communities is a key goal of King County's Strategic Plan. Offering adequate choices and opportunities to fully address the spectrum of housing needs in all communities for all of King County's residents is an essential step toward meeting this goal. The County's Strategic Plan aligns with the Washington State Growth Management Act, VISION 2040's Multicounty Planning Policies, and the King County Countywide Planning Policies regarding establishing and implementing clear goals for affordable housing.

The Countywide Planning Policies provide a framework within which all jurisdictions are called upon to plan for a range of affordable housing choices within neighborhoods that promote health, well-being, diversity and access to opportunities for employment, recreation, social interaction and cohesion, active transportation (walking, biking and public transit) and education. The King County Comprehensive Plan strengthens this connection by promoting affordable housing for all county residents through support for adequate funding, zoning, and regional cooperation to create new and diverse housing choices in communities throughout the county.))

7

I. Housing

~~((A. King County's Regional Role in Promoting Housing Choice and Opportunity~~

~~Most housing is financed by and developed in the private sector. The ability of the private sector to develop affordable housing is affected by a wide range of market forces. However, local government actions such as land use policies, development regulations and infrastructure finance also have a significant impact on housing affordability. Public funding, incentive programs and mandatory programs are essential to addressing the housing needs of historically disadvantaged communities, including lower-income county residents, older adults, people of color, children and vulnerable adults (including victims and survivors of domestic violence, human trafficking, and commercial sexual exploitation), people with developmental disabilities, people with behavioral, physical, cognitive and/or functional disabilities, people who are experiencing homelessness, and growing segments of the population such as immigrant and refugee communities:)) The ability of the private and public sector to develop housing is affected by a wide range of market forces. However, local government actions, such as land use policies, development regulations, funding, regional collaboration, community engagement, and infrastructure financing significantly impact the capacity to increase housing supply for all incomes, including affordable housing.~~

~~The policies in the housing section set a framework for individual and collective action and accountability to meet regional housing needs and local housing unit growth allocations. The policies seek to increase the supply and diversity of housing, expand housing choice, improve housing stability, reduce displacement, promote equity in housing outcomes, strengthen partnerships to meet housing goals, improve housing tools and processes, and foster a more sustainable and healthier built environment.~~

~~((Summary data regarding housing needs in King County can be found in Technical Appendix B of this Comprehensive Plan:))~~

A. Housing Needs in King County

~~((The policies in this chapter address affordable housing development, preservation and assistance programs administered by King County, King County's regulatory role in helping to ensure that there is adequate safe and healthy affordable housing in the unincorporated areas of the County, and King County's regional role convening partners to meet the housing needs of all county residents at a variety of income levels.~~

~~This chapter calls for more residential growth by preserving existing housing stock and developing new units on vacant parcels within established neighborhoods and in areas for new development near high capacity and frequent transit. These locations can offer affordable housing that is close to jobs, transportation and services. Housing development can also provide welcome improvements to communities suffering from a lack of investment. New development in established communities may result in the loss of existing low-cost housing; thus, this plan calls for King County and its partners to work together to help preserve and rehabilitate existing affordable housing. Low-cost housing is a community resource that should be preserved.~~

~~The Countywide Planning Policies have identified the substantial need that exists for low-income rental housing and for moderately priced homes that can be purchased by income-qualified homebuyers. In the past decade, a significant number of homeowners have lost their homes due to foreclosure and have become renters again. In the short~~

59 term, those households may need affordable rents, while in the longer term they may
 60 again seek to own a moderately-priced home:)) The Growth Management Act requires
 61 all jurisdictions to plan for and accommodate the housing needs of residents at every
 62 income level. The King County Countywide Planning Policies establish allocations of
 63 housing need for each jurisdiction for all income levels, as well as emergency housing,
 64 emergency shelters, and permanent supportive housing. Table 1 shows the housing
 65 need for urban unincorporated King County, reflected as new units in service, by
 66 income levels, including, permanent supportive housing, and emergency housing. The
 67 total number of new housing units needed in urban unincorporated King County by
 68 2044 is 5,412. Additionally, 1,034 new emergency housing beds are needed by 2044 to
 69 meet temporary housing needs.
 70

71 **Table 4-1: Projected Housing Needs by Income Level in Unincorporated King**
 72 **County**

Income Level	% Median Income	Net New Units Needed, 2019-2044
Extremely low	0-30% Permanent Supportive Housing	608
	0-30% Other (non-Permanent Supportive Housing)	1,157
Very low	>30-50%	571
Low	>50-80%	292
Moderate	>80-100%	366
	>100-120%	415
Above Moderate	>120%	2,003
All Income Levels		5,412

Temporary Housing Needs	Net New Beds Needed, 2019-2044
Emergency Housing/Shelter	1,034

73 Appendix B, Housing Needs Assessment, contains summary data and analysis
 74 regarding housing needs in King County. The findings demonstrate a substantial need
 75 for extremely low-, very low-, and low-income rental housing and low-to moderately
 76 priced homes for ownership. In addition, there is a significant need for more permanent
 77 supportive housing, shelters, and tiny homes.
 78

79 The findings also show that approximately 25,500 households in unincorporated King
 80 County are cost burdened. When a household spends more than 30 percent of its
 81 income on housing, they are considered cost burdened. Severe cost burden means
 82 more than 50 percent of a household's income goes toward housing costs. In
 83 unincorporated King County, Black, Indigenous, and other People of Color households
 84 are more likely to be cost burdened and severely cost burdened than White
 85 households. Senior renters with lower incomes and LGBTQIA+ households are
 86 disproportionately cost burdened. Renter-occupied households are almost twice as
 87 likely to be cost burdened than owner-occupied households. Black, Indigenous, and
 88 other People of Color and Latin(a)(o)(x) households, as well as many immigrant and
 89 refugee households, are disproportionately represented both among households
 90 earning less than 80 percent of area median income as well as among cost burdened
 91 households, in part due to the legacy of structural racism and discrimination in housing
 92 and land use policies and practices. Households earning at or below 30 percent are
 93 disproportionately impacted by housing cost burden than higher income households.
 94
 95

96 Housing disparities by race, ethnicity, income, disability status, and age also exist in
97 homeownership. For example, in unincorporated King County, 88 percent of White
98 households, compared to 43 percent of Black and 49 percent of Hispanic or
99 Latin(a)(o)(x) households, own their own home.

100
101 The policies in the housing section seek to reduce disparities in housing by ensuring
102 there is adequate capacity for housing; addressing affordable housing funding,
103 preservation, and assistance programs administered by King County; utilizing the
104 County's regulatory role to help ensure that there is adequate safe and healthy housing
105 in the unincorporated areas; and strengthening housing partnerships and regional
106 collaboration to meet the housing needs of all county residents at all income levels.

107
108 **((H-125)) H-101 King County shall ((assure)) ensure that there is sufficient ((land))**
109 **zoned capacity in the unincorporated urban area((s-zoned)) to**
110 **accommodate King County's ((share of affordable)) housing need**
111 **allocations and provide a ((range)) variety of affordable, sustainable**
112 **housing types, including higher-density single((-family homes))**
113 **detached residences, ((multifamily properties)) middle housing,**
114 **manufactured ((housing)) home communities, ((cottage housing;))**
115 **accessory dwelling units, and mixed-use developments. ((King County**
116 **should work with cities to increase opportunities for affordable housing**
117 **development by assuring there is sufficient land capable of being**
118 **developed for this range of housing types that are more likely to be**
119 **affordable to low-, moderate- and middle-income households;))**
120

121 **H-102** **King County shall ((work with jurisdictions, the private sector, state and**
122 **federal governments, other public funders of housing, other public**
123 **agencies such as the Housing Authorities, regional agencies such as the**
124 **Puget Sound Regional Council, intermediary housing organizations,**
125 **and the non-profit sector, to encourage)) plan for a wide range of**
126 **housing types and ((to)) reduce barriers to the preservation,**
127 **improvement, and development ((and preservation)) of ((a wide range**
128 **of)) affordable housing, at an appropriate size and scale, that:**
129 **a. Provides housing choices ((for)) affordable to people of all income**
130 **levels, particularly in areas with existing or planned high capacity**
131 **and frequent ((public transportation access where it is safe and**
132 **convenient to walk, bicycle, and take public transportation to work**
133 **and other key destinations such as educational facilities, shopping**
134 **and health care)) transit service;**
135 **b. Provides housing choices and supportive services to households at**
136 **or below 30 percent of area median income;**
137 **c. Meets the needs of and advances equitable outcomes for ((a**
138 **diverse population, especially families and individuals who have**
139 **very-low to moderate incomes, older adults)) Black, Indigenous,**
140 **and other ((p))People of ((c))Color ((, children and vulnerable adults**
141 **(including victims and survivors of domestic violence, human**
142 **trafficking, and commercial sexual exploitation), people with**
143 **developmental disabilities, people with behavioral, physical,**
144 **cognitive and/or functional disabilities, and people who are**
145 **experiencing homelessness)); persons with special housing needs;**
146 **veterans, military servicemembers, and their respective families;**
147 **individuals and families experiencing homelessness; immigrants;**
148 **refugees; LGBTQIA+ persons; women; families with children; and**
149 **survivors of domestic violence and other kinds of gender-based**
150 **violence, human trafficking, and commercial sexual exploitation;**
151 **and**
152 **((c. Supports economic growth;)) d. Supports the goals of ((King**
153 **County's Equity and Social Justice Initiative and Health)) housing**
154 **and ((H))human ((S))services; ((Transformation Plan goals)) related**

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~~plans, including the Crisis Care Centers Levy Implementation Plan, Best Starts for Kids Implementation Plan, Initial Health through Housing Implementation Plan 2022-2028 or successor plans, Veterans, Seniors, and Human Services Levy Implementation Plan, and Mental Illness and Drug Dependency Behavioral Health Sales Tax Fund Plan, or successor plans ((for an equitable and rational distribution of low-income and high-quality affordable housing, including mixed-income housing, throughout the county; and~~
~~e. Allows for the opportunity to encourage permanent safe firearm storage locations in private and public residential buildings to make safe storage an easy choice, and, fosters safety from injury and violence, through exploring housing and community design standards that are shown to increase connectivity and reduce violence)).~~

169 ~~((1. — Regional Convener))~~

170 B. Housing Partnerships and Regional
171 Collaboration

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~~Just as housing needs rarely recognize jurisdictional boundaries, housing issues will not likely be solved by King County alone. For these reasons, it is important that King County's housing policies support a regional approach and collaboration among agencies to meet housing goals. In addition, nonprofits or housing authorities often provide the most affordable housing, while private sector developers create most housing units. Without collaboration, King County, the cities in King County, and the region will likely fail to meet housing goals and needs. All the partners mentioned in this chapter are vital in helping King County achieve its housing goals.~~

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~~King County has a role to play in promoting ((cooperation)) regional collaboration and public((?))-private partnerships to address the full range of ((critical)) housing needs in King County and the Puget Sound region. In 2017, King County convened the Regional Affordable Housing Task Force ((in July 2017. The task force met for 18 months)) to understand the affordable housing challenges and to meet people most affected by the lack of affordable units in the county. The ((t))Task ((f))orce's ((work culminated in a)) 2018 Final Report and Recommendations, which included a Five-Year Action Plan, ((and Final Report, which was)) were adopted as ((the policy of the)) County policy by ((in)) Motion 15372. The overarching goal of the Five-Year Action Plan is to "strive to eliminate cost burden for households earning 80 percent Area Median Income and below, with a priority for serving households at or below 50 percent Area Median Income." ((The Action Plan contains seven goals to accomplish the overall goal:~~

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- ~~1. Create and support an ongoing structure for regional collaboration;~~
- ~~2. Increase construction and preservation of affordable homes for households earning less than 50 percent area median income;~~
- ~~3. Prioritize affordability accessible within a half-mile walkshed of existing and planned frequent transit service, with a particular priority for high-capacity transit stations;~~
- ~~4. Preserve access to affordable homes for renters by supporting tenant protections to increase housing stability and reduce risk of homelessness;~~
- ~~5. Protect existing communities of color and low-income communities from displacement in gentrifying communities;~~
- ~~6. Promote greater housing growth and diversity to achieve a variety of housing types at a range of affordability and improve jobs/housing connections throughout King~~

205 County, and

206 7. ~~Better engage local communities and other partners in addressing the urgent need~~
207 ~~for and benefits of affordable housing.~~

208
209 ~~The King County Department of Community and Human Services is managing the~~
210 ~~County's role in implementing the Five-Year Action Plan, in collaboration with other~~
211 ~~internal parties such as the Metro Transit Department, the Facilities Management~~
212 ~~Division, the Department of Natural Resources and Parks, and the Department of Local~~
213 ~~Services.))~~

214
215 In 2019, ((F))the King County Growth Management Planning Council created ((a new))
216 the Affordable Housing Committee ((to serve)) as a regional advisory body to ((with the
217 goal of recommending)) recommend actions and ((assessing)) assess progress toward
218 ((implementation of)) the Five-Year Action Plan. The Affordable Housing Committee,
219 comprised of representatives of King County, the City of Seattle, the Sound Cities
220 Association, housing authorities, and others with expertise in affordable housing,
221 including preventing displacement, functions as a point of coordination and
222 accountability for affordable housing efforts across King County. ((The Committee is
223 comprised of representatives of King County, the City of Seattle, Sound Cities
224 Association, housing authorities, and others with expertise in affordable housing,
225 including preventing displacement.)) King County provides staff support, data, and
226 policy analysis, and other resources for the Committee.

227
228 The 2021 Countywide Planning Policy update assigned additional responsibilities to the
229 Affordable Housing Committee, including reviewing all jurisdictions' draft periodic
230 comprehensive plan updates for alignment with the King County Countywide Planning
231 Policies Housing Chapter goals and policies prior to plan adoption; providing a hub to
232 share best practices for increasing affordable housing supply; and monitor progress
233 towards planning for and accommodating housing needs, and making
234 recommendations to the Growth Management Planning Council on potential actions a
235 jurisdiction could take to address shortfalls in meeting housing needs. King County will
236 lead the data collection and reporting process with cities.

237
238 The Countywide Planning Policies also require regional collaboration in meeting
239 countywide housing growth targets and affordable housing needs and developing
240 programs to provide affordable housing. The following policies require King County to
241 collaborate with multiple partners, including cities, regional and subregional
242 organizations such as the Puget Sound Regional Council and Growth Management
243 Planning Council, interlocal groups such as ARCH (A Regional Coalition for Housing)
244 and SKHHP (South King Housing and Homelessness Partners), nonprofit organizations,
245 private sector developers, community-based organizations, and community members.

246
247 The Committee ((is responsible for recommending amendments to)) aided in the
248 development of the 2021 Countywide Planning Policies, including recommending
249 amendments to regional goals, metrics, and land use policies. ((The Committee
250 functions as a point of coordination and accountability for affordable housing efforts
251 across King County.)) The 2021 Countywide Planning Policy update assigned
252 additional responsibilities to the Affordable Housing Committee, including review of all
253 King County jurisdictions' draft periodic comprehensive plan updates for alignment with
254 the King County Countywide Planning Policies Housing Chapter goals and policies prior
255 to plan adoption; provide a hub to share best practices for increasing affordable
256 housing supply; monitor progress towards planning for and accommodating housing
257 needs; and make recommendations to the Growth Management Planning Council on
258 potential actions a jurisdiction could take to address shortfalls in meeting housing
259 needs. King County will lead the data collection and reporting process with cities.

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~~((H-110))~~ **H-103 King County shall work with regional bodies, including the Puget Sound Regional Council and the Growth Management Planning Council, or their successors, and the private and non((-))profit sectors to support development of an adequate supply of housing commensurate with job growth within the county ((and its cities)). To attain this goal, King County shall work with such regional partners to:**

- a. **Support job and household growth targets, housing needs for people of all incomes, and policies established in the Countywide Planning Policies; and**
- b. ~~((Establish performance measures to gauge how jurisdictions are accommodating growth and housing needs;~~
- c. ~~Participate in buildable lands inventories, market analyses and other studies to evaluate if sufficient land capacity is available for residential development; and~~
- d.)) **Work with cities to ensure additional actions are taken throughout the county to accommodate and promote residential development when job growth causes great demand for housing and severe shortages in the availability of housing for new workers in the county.**

H-104 King County shall collaborate with the Puget Sound Regional Council and subregional organizations to advance equitable development and the implementation and monitoring of countywide affordable housing goals, policies, and programs.

H-105 King County shall participate in regional efforts to:

- a. **Conduct a housing-focused review of and provide comments on a jurisdiction's draft periodic comprehensive plan update for alignment with the King County Countywide Planning Policies Housing Chapter goals; and**
- b. **Report and monitor progress towards meeting countywide and jurisdictional housing growth targets and housing needs and eliminating disparities in access to housing and neighborhood choice.**

H-106 King County shall provide through the Growth Management Planning Council, or designee, the necessary, ongoing information to jurisdictions on their progress toward planning for and accommodating their housing needs using public-facing tools.

~~((H-101))~~ **King County shall initiate and actively participate in regional solutions to address critical affordable housing needs in unincorporated King County and throughout the region.))**

H-107 King County shall equitably engage ((Jurisdictions)) cities, community members, community-based organizations, the private sector, people with lived experience of housing instability, and housing representatives ((should be invited)) to identify and implement solutions to further housing stability, access, and choice, and affordability goals established in the Countywide Planning Policies.

H-108 King County shall engage historically underrepresented populations in the implementation and monitoring of countywide affordable housing goals, policies, and programs.

~~((H-101a))~~ **King County should participate in regional efforts related to tenant protections throughout the region.**

319 ~~H-103 — Through subarea and regional planning with jurisdictions and partners~~
320 ~~in the Puget Sound region, mandatory and incentive programs and~~
321 ~~funding initiatives for affordable housing, King County shall serve as a~~
322 ~~regional convener and local administrator in the unincorporated areas~~
323 ~~to plan for housing to meet the needs of all economic segments of the~~
324 ~~population. With respect to affordable housing, King County shall~~
325 ~~address the countywide need for housing affordable to very-low, low~~
326 ~~and moderate-income households pursuant to the countywide targets~~
327 ~~established in the most recently adopted Countywide Planning~~
328 ~~Policies.))~~

329 ~~((D. Regional Affordable Housing Funding,~~
330 ~~Resources and Programs))~~

331 C. Funding for Affordable Housing

332 ~~((The King County Consortium is a partnership that represents unincorporated areas~~
333 ~~and most cities outside of Seattle in obtaining, administering and distributing federal,~~
334 ~~state and local funds to address housing, homelessness and community development~~
335 ~~needs. The King County Consortium prepares a five-year strategic plan, the~~
336 ~~Consolidated Housing and Community Development Plan, that outlines the needs,~~
337 ~~resources available and housing and community development goals to be achieved.~~
338 ~~An Annual Action Plan details specific planned affordable housing and community~~
339 ~~development project projects.~~

340
341 ~~Over the past ten years, King County has faced considerable funding challenges for~~
342 ~~developing affordable housing because of cutbacks in levels of state and federal~~
343 ~~housing funds along with local budget issues that have impacted housing and~~
344 ~~community/economic development funds.)) Housing provided by private development
345 accounts for most new units in the county. However, the private market alone cannot
346 provide affordable housing for all residents. As reported in the Housing Needs
347 Assessment (Appendix B), nearly one-third of households in King County (31.5 percent)
348 and unincorporated King County (28.5 percent) are cost burdened, and Black,
349 Indigenous, and other People of Color households are disproportionately cost
350 burdened. More deeply affordable units are needed in King County to reduce racially
351 disparate housing outcomes and meet King County's housing goals.~~

352
353 As of 2023, the development and preservation of affordable housing has become
354 increasingly and prohibitively expensive. In 2023 dollars, the cost of an affordable unit
355 is estimated to be \$475,404 per unit. The Housing Funding Gap Analysis section of the
356 Housing Needs Assessment identifies a funding gap of approximately \$450 million to
357 meet the housing needs of unincorporated King County households at or below 80
358 percent of area median income through 2044. The Countywide Planning Policies call for
359 prioritizing housing affordable to households with less than or equal to 30 percent of
360 area median income. Addressing the needs of the lowest-income households will cause
361 a chain reaction, freeing up more moderately priced housing units that are more
362 affordable for households at higher income thresholds.

363
364 Meeting the County's housing needs and goals will require significant incentives,
365 subsidies, and funding, as the private market cannot produce enough affordable
366 housing without public intervention. King County will continue to pursue new funding
367 sources to fund affordable housing development and operations. The policies in this
368 section call for identifying existing and developing new funding sources, as well as
369 establishing funding priorities.

370
371 ((King County has been pro-active in working with local and national partners to seek
372 out and advocate for new funding sources on the local and state levels, and to
373 re-establish or expand federal funding levels. Despite the decreases in some state and
374 federal resources, King County and its partners have been successful in securing new
375 housing resources, and continue to be able to fund the development and preservation
376 of affordable housing. As a result, residents of King County continue to have affordable
377 housing choices and housing stability programs. Local housing funds have also
378 leveraged significant private and non-profit investment as well as other public funding
379 resources.

380
381 **H-152)) H-109** ~~((King County shall give priority in its affordable housing subsidy~~
382 ~~programs to projects that serve individuals and households at or below~~
383 ~~80% of area median income, and/or that provide older adults, people~~
384 ~~with behavioral health, cognitive, physical or developmental~~
385 ~~disabilities, people who are experiencing homelessness and people~~
386 ~~who are at risk of homelessness and/or displacement.)) King County~~
387 ~~shall prioritize funding in its affordable housing programs and projects~~
388 ~~that:~~

- 389 a. Provide low-barrier housing designed to meet the needs of people
390 experiencing or at risk of homelessness;
391 b. Provide accessible housing to persons with behavioral health,
392 cognitive, physical, or developmental disabilities ;
393 c. Provide permanent supportive housing for households at or below
394 30 percent of area median income;
395 d. Create homeownership opportunities for households at or below
396 80 percent of area median income to build generational wealth and
397 promote housing stability;
398 e. Create rental housing for households at or below 30 percent of area
399 median income and for households at or below 80 percent of area
400 median income to meet a range of housing needs;
401 f. Are located near high-capacity or frequent transit to increase
402 residents' access to job opportunities and services;
403 g. Are in areas with communities at risk of displacement;
404 h. Reflect an equitable distribution of funding;
405 i. Are community-driven projects; or
406 j. Reduce the time and cost of achieving the County's affordable
407 housing goals, which may include leveraging additional public and
408 private loans.

409
410 ~~((H-148)) H-110~~ King County shall work with community members, cities, the
411 private sector, and ~~((community representatives))~~ service providers to
412 establish new, countywide funding sources for affordable housing
413 development, acquisition, rehabilitation, preservation, and ~~((related~~
414 ~~services))~~ operating costs.~~((such that cities and King County contribute~~
415 ~~on an equitable basis))~~ focused on households at or below 30 percent of
416 area median income.

417
418 ~~((H-149)) H-111~~ King County shall work with other jurisdictions, housing
419 developers, and service providers throughout the state to urge federal
420 and state governments to expand both capital and operating funding
421 for ~~((low-income))~~ housing at or below 120 percent of area median
422 income, including ((low-income housing for older adults, people who
423 are experiencing homelessness and people with behavioral health,
424 cognitive, physical and developmental disabilities)) for persons with
425 special housing needs.

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427 ~~((H-150~~ King County should encourage and support efforts by non-profit
428 housing developers, housing agencies, and service providers to

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~~develop long-term nongovernmental funding sources, such as planned giving, endowments, and related economic development ventures.~~

~~H-151 King County shall seek opportunities to fund programs and projects where county funds are matched by additional public and private loans and investments, and/or contributions in order to increase the amount of financing available for affordable housing.~~

~~H-153 King County shall encourage the inclusion of smoke-free housing policies in projects funded through its affordable housing subsidy programs, in a manner that limits the creation of new barriers to housing.~~

~~H-154 King County shall work with partners and stakeholders to encourage improvement in healthy housing elements in existing affordable housing sustainability standards, with emphasis on healthy housing elements that reduce problems such as asthma, falls, gun-related injury and violence, and unintentional poisoning.~~

~~H-155 King County shall give particular consideration in its affordable housing and community development investments to projects that provide housing and community development solutions in the areas of the county with the most disparate outcomes in health, economic prosperity and housing conditions, and where residents may be at high risk of displacement. King County shall work to coordinate planning and community development investments to support such communities as they experience changes in their demographics, built environment, and real estate markets.~~

~~H-156 King County shall give particular consideration in its affordable housing subsidy programs to projects in areas where there is a severe shortage of affordable housing, and where there is access to job opportunities, a healthy community and active transportation.~~

~~H-157) H-112 King County ((should expand its)) shall prioritize the use of surplus ((c))County-owned property ((and air rights over county owned property)) for affordable housing for households at or below 80 percent area median income, especially in the urban growth area where it could aid a jurisdiction in meeting its housing targets, and for crisis care centers and community development((and its possible use for other public benefits, such as human services; and) should consider conveyance of properties to public or non-profit housing developers and agencies at below-market cost for the purpose of building or providing affordable housing. Surplus county property shall be prioritized for housing development that will be consistent with King County adopted plans. This policy shall be carried out consistent with King County Charter Section 230.10.10 and other applicable laws, regulations and contract restrictions, such as grant funding requirements)).~~

~~((H-109)) H-113 King County should develop new partnerships with public and private lending institutions to find solutions that reduce ((housing financing)) homeownership costs for ((both builders and consumers)) residents.~~

~~H-114 King County should pursue creative methods within existing programs, funding sources, and state enabling legislation for property tax relief to provide direct assistance to builders and leverage funds for the construction of affordable housing.~~

488 ~~((H-158)) H-115 King County should support the efforts of non((-))profit developers~~
489 ~~((and)), housing agencies, and community-based organizations ((to~~
490 ~~increase the supply of housing for low-income households,)) through~~
491 ~~((affordable housing planning, policy and advocacy activities and the~~
492 ~~provision of)) technical assistance and funding for capacity-building~~
493 ~~and pre-development work.~~

494
495 ~~((H-160) When awarding subsidies for affordable housing developments to~~
496 ~~non-profit developers and housing agencies, King County may give~~
497 ~~additional weight to projects that incorporate and implement healthy~~
498 ~~housing and sustainable development elements and universal design~~
499 ~~features.~~

500
501 ~~H-164 For any subsidized housing project that preserves existing structures,~~
502 ~~King County shall ensure that usable structures are rehabilitated to an~~
503 ~~appropriate level of safety and habitability.~~

504
505 ~~H-165 King County shall strive to adopt funding program policies that~~
506 ~~encourage the integration of publicly subsidized housing within mixed-~~
507 ~~income projects, and within all communities. Such funding policies~~
508 ~~shall support a fair distribution of publicly subsidized housing~~
509 ~~throughout the county and provide King County and local jurisdictions~~
510 ~~mutual support in meeting affordable housing needs. King County~~
511 ~~shall not apply mandatory dispersion requirements that limit where~~
512 ~~publicly subsidized housing may be located.~~

513
514 ~~H-165a) H-116 ((Through its funding programs,)) King County shall encourage~~
515 ~~developers and owners of publicly ((subsidized)) funded housing units~~
516 ~~to ((undertake activities to establish and maintain positive relationships~~
517 ~~with neighbors)) be active community members and to market vacant~~
518 ~~units to the local area in addition to conducting general marketing~~
519 ~~outreach.~~

520
521 ~~((H-166)) H-117 King County shall administer standards for publicly ((subsidized))~~
522 ~~funded housing that ((will)):~~
523 ~~a. Increases the ability of ((people)) persons with physical disabilities~~
524 ~~to have physical access to housing and mobility within housing~~
525 ~~regardless of their residency status;~~
526 ~~b. Allows household members to age in place through the inclusion of~~
527 ~~universal design principles that make housing units more~~
528 ~~accessible and usable by all persons;~~
529 ~~c. Supports the ability of ((older adults and people with behavioral~~
530 ~~health, physical, cognitive and developmental disabilities)) persons~~
531 ~~with special housing needs to find housing opportunities that allow~~
532 ~~them to live as independently as possible in the housing and~~
533 ~~community of their choice; and~~
534 ~~d. Increases the ability of people to have access to smoke-free~~
535 ~~housing, while not creating barriers to housing.~~

536
537 ~~((H-167) King County should use opportunity mapping:~~
538 ~~a. To support the siting of community facilities and assisted publicly~~
539 ~~subsidized affordable housing in locations where low- and~~
540 ~~moderate-income residents and persons with behavioral health,~~
541 ~~physical, cognitive and developmental disabilities have convenient~~
542 ~~access to transportation; employment opportunities; amenities,~~
543 ~~such as parks, trails, libraries and other public facilities; and~~
544 ~~services, such as grocery stores; and~~
545 ~~b. To promote fair housing and diverse communities that are inclusive~~
546 ~~of residents with a range of abilities, ages, races, incomes and~~
547 ~~other diverse characteristics of the population of King County.))~~

548 D. Housing Supply and Housing for those with
549 the Greatest Needs

550
551 To meet the County's goal of an equitable future for all, more housing of different types
552 and price levels is needed in locations with access to jobs, transit, and services. The
553 policies in this section encourage more multiunit and mixed-income housing choices
554 near transit, developing middle housing to provide greater housing choice and
555 increased affordability, and reducing the costs to build housing.

556
557 ~~((As the Countywide Planning Policies note, residents in King County are facing an~~
558 ~~unmet need for housing that is affordable to households earning less than 80 percent of~~
559 ~~area median income. Recent data indicate that 295,000 households in King County~~
560 ~~spend more than 30 percent of their income on housing.[†]—The lack of affordable~~
561 ~~housing is felt in every community in the county. A regional problem requires a regional~~
562 ~~approach. As such, King County and the jurisdictions within the county have a shared~~
563 ~~responsibility to increase the supply of housing affordable to these households.~~

564
565 ~~Based on the identified need for affordable housing for households who are spending~~
566 ~~more than 30 percent of their income on housing, Countywide Planning Policy H-1 has~~
567 ~~established estimates of the countywide need for housing affordable to households with~~
568 ~~moderate, low and very low incomes. The Countywide Planning Policies require King~~
569 ~~County and the jurisdictions located within King County to identify barriers to housing~~
570 ~~affordability and implement strategies to overcome them. The Countywide Planning~~
571 ~~Policies also require regional collaboration in meeting countywide housing growth~~
572 ~~targets and affordable housing needs, as well as in developing resources and programs~~
573 ~~to provide affordable housing.))~~

574
575 **H-118 King County should encourage a mix of housing types, sizes, tenure, and**
576 **affordability levels to meet the needs of people who work in and desire to**
577 **live in King County, especially near countywide and local centers.**

578
579 **H-119 King County should encourage the development of housing suitable for**
580 **families with children, larger households, and multigenerational living that**
581 **is affordable for households with a broad range of incomes.**

582
583 ~~**((H-114)) H-120 King County should ((encourage development of residential**~~
584 ~~**communities that achieve lower prices and rents through)) pursue**~~
585 ~~**strategies and regulations that increase affordable housing and**~~
586 ~~**sustainable housing. These developments should utilize smaller-scale**~~
587 ~~**units ((clustered)) and higher density housing that shares common**~~
588 ~~**spaces, open spaces, and community facilities to increase the housing**~~
589 ~~**supply affordable to all incomes.**~~

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^(†)Briefing 2015-B0143, based on data from 2015-2019 Consolidated Housing and Community Development Plan (Ordinance 18070))

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~~((H-136)) H-121 King County should provide opportunities within unincorporated urban ((growth)) areas and in Rural Towns with sewer service for the development, rehabilitation, and preservation of rental residential buildings with ((that have)) shared facilities ((, such as single-room occupancy buildings, boarding homes, micro-units buildings and clustered micro-homes to provide opportunities for lower rent housing options and higher density ownership options including condominiums, co-operative mutual housing, cottage housing)) and ((other forms of clustered)) higher density ownership housing.~~

H-122 King County should support the efforts of nonprofit developers, housing agencies, and community-based organizations to preserve or develop the supply of housing for households at or below 30 percent of area median income.

H-123 King County shall prioritize community-driven development of permanently affordable homeownership and rental projects led by community-based organizations and community land trusts to increase supply and improve housing stability.

H-124 King County should work with the state and other partners to remove barriers to providing farmworker housing and explore innovative approaches to meeting farmworker housing needs.

~~((H-111)) H-125 King County should work with local employers to promote the development of affordable ((employer-assisted)) workforce housing opportunities located ((within commuting distance of)) near ((the)) employment sites.~~

H-126 King County should encourage the development and preservation of affordable family-sized and family-friendly housing to increase the supply of housing suitable and affordable for families with children, recognizing that family housing requires greater subsidies due to larger household size, the need for play areas for children, and separation of parking and access roads from play areas.

626 1. Expand Housing Options and Increased Affordability Near
627 Transit

628 ~~((B. Strengthen Housing Linkages with~~
629 ~~Transportation~~

630 ~~In accordance with the Countywide Planning Policies, VISION 2040 and federal~~
631 ~~priorities, King County intends to)) The policies in this subsection strengthen the linkage~~
632 ~~of affordable housing to jobs and public transportation through transit-oriented~~
633 ~~development and the preservation and development of affordable housing near transit~~
634 ~~stations and along transit corridors ((, even though few of these exist in unincorporated~~
635 ~~areas)). Strengthening linkages between housing and public transportation is beneficial~~
636 ~~to the community, economy, and environment. As housing density increases to meet~~
637 ~~the needs of the current and growing population, supportive infrastructure and services,~~
638 ~~such as public transit, needs to be utilized and adapted. The Metro Strategic Plan for~~
639 ~~Public Transportation 2021-2031 directs King County to strengthen this connection and~~
640 ~~support equitable transit-oriented communities. As the population of the Puget Sound~~
641 ~~region grows, King County is expected to remain the major employment center of the~~
642 ~~region. As job growth occurs, the workers for these jobs must be accommodated with~~
643 ~~adequate opportunities for housing and access to public transportation options.~~
644

645 ((The workforce of King County includes households earning a wide variety of incomes,
646 from individuals earning minimum wage at a less than full-time job to dual- or
647 triple-income households earning well above the County's median income. If a balance
648 of job growth, improved public transportation, and affordable housing availability is not
649 achieved, workers at the lower end of the income scale face particular pressures when
650 forced to live longer distances away from their jobs. This increases pressures on
651 transportation systems, contributes to higher energy use and greenhouse gas
652 emissions, and reduces the time workers have for family, recreation, volunteer work, or
653 continuing education.
654

655 **H-121)) H-127 King County shall support affordable and mixed-income housing
656 development in transit-oriented locations that is compatible with
657 surrounding uses by:**

- 658 a. **Providing information and a process for accessing potential
659 development sites in transit-oriented locations where King County
660 has ownership or access to potential sites; and**
- 661 b. **Promoting land use patterns that ((cohesively)) connect
662 ((affordable and mixed-income)) housing with active transportation
663 choices(, and**
- 664 c. **Developing public financing techniques that will provide an
665 advantage for projects that will create and/or preserve affordable
666 and mixed-income housing within transit-oriented communities
667 and neighborhoods that promote health, well-being and
668 opportunity, and or within a neighborhood plan for revitalization)).**
669

670 **((H-122)) H-128 King County shall support transit-oriented development ((at)) near
671 high-capacity or frequent transit ((supportive density and scale)) that
672 preserves and expands affordable, sustainable, and mixed-income
673 housing opportunities ((at locations near frequent and high-capacity
674 transit service. King County shall engage in this work through a variety
675 of strategies, including)) by:**

- 676 a. **Enabling development of affordable housing on suitable Metro-
677 owned property;**
- 678 b. **Using Metro's authority and influence as a transit provider; and
679 ((the engagement of))**
- 680 c. **Engaging with funding partners, transit partners, jurisdictions,
681 private for-profit and non((-))profit development entities, communities
682 at risk of displacement, and other transit-oriented development
683 partners.**
684

685 **((H-123) King County will evaluate and seek opportunities for equitable transit-
686 oriented development at major transit centers and hubs when
687 investments are likely to produce increased ridership, community
688 benefits and affordable housing opportunities.**
689

690 **H-124)) H-129 King County shall work with partners to ((reduce)) mitigate and
691 prevent displacement of ((very-low to moderate-income)) households
692 earning up to 120 percent of area median income, including from
693 transit oriented locations, ((to the extent possible;)) and shall strive to
694 align affordable housing investments and transit investments ((in
695 order)) to increase the quality of life of historically ((disinvested))
696 underinvested communities ((as measured by the Determinants of
697 Equity)).**

698 2. Housing Tools and Processes

699
700 With the projected population growth and increased number of family and senior
701 households with limited income, combined with the short supply of affordable housing

702 available today, new development must include affordable housing and a variety of
703 housing types to meet the housing need and reduce racial disparities in housing
704 outcomes.

705
706 Meeting King County's housing needs means adopting appropriate land use
707 regulations to require and incentivize the development, rehabilitation, and preservation
708 of a variety of affordable housing, such as higher-density single detached homes,
709 duplexes, triplexes, fourplexes, townhouses, apartments, manufactured housing,
710 cottage housing, accessory dwelling units, and mixed-use developments. In addition, a
711 clear and consistently applied set of land use tools and processes will increase King
712 County's housing supply. Shorter and more consistent permit processing can save
713 applicants time and money, which means housing projects can be completed sooner
714 and at less cost. Streamlined processes can also improve community involvement
715 because it is easier to understand a project's review process.

716
717 **((H-129)) H-130 King County shall continue to improve development standards,**
718 **planning tools, and policies to allow higher densities and flexibility of**
719 **housing types in all urban residential zones ((, in order)) to increase**
720 **housing supply, types, tenure, choice, access, and stability in a manner**
721 **that also enriches the area's urban form and character ((best**
722 **accommodate the environmental conditions on the site and the**
723 **surrounding neighborhood when planning housing developments)).**

724
725 **((H-130) King County shall explore zoning policies and provisions that increase**
726 **housing density and affordable housing opportunities within**
727 **unincorporated urban growth areas near transit and near commercial**
728 **areas.**

729
730 **H-126)) H-131 King County shall provide opportunities for attached and detached**
731 **accessory dwelling units and middle housing in urban residential areas**
732 **((and shall encourage all jurisdictions within King County to adopt**
733 **provisions to allow accessory dwelling units in their communities)) and**
734 **Rural Towns to increase housing supply affordable to all incomes.**
735

736 **((H-133)) H-132 King County shall ((encourage)) incentivize the development of**
737 **new housing models that are healthy and affordable by providing**
738 **opportunities ((for new models)) within unincorporated urban**
739 **((growth)) areas and Rural Towns and near commercial areas. King**
740 **County shall ((work to)) allow innovative housing projects to move**
741 **forward, including affordable housing demonstration projects,**
742 **community-driven development projects, affordable owner-built**
743 **housing, land trusts and cooperative ownership structures for rental**
744 **and ownership housing, co-housing, and other innovative**
745 **developments.**

746
747 **((H-127)) H-133 King County shall adopt appropriate land use regulations to**
748 **require and ((encourage)) incentivize development, rehabilitation, and**
749 **preservation of sustainable housing affordable to ((very-low to**
750 **moderate-income housing)) households earning up to 120 percent of**
751 **area median income.**

752
753 **((H-128) King County should pursue land use policies and regulations that result**
754 **in lower development costs without loss of adequate public review,**
755 **environmental quality or public safety and do not reduce design**
756 **quality, inhibit infrastructure financing strategies, or increase**
757 **maintenance costs for public facilities.**
758

759 **H-144)) H-134 King County ((will)) shall ensure that mandatory and((/or))**
760 **incentivized affordable housing units created through its land use**
761 **policies and regulations are high quality, safe, and integrated on-site**
762 **with market rate housing.**
763

764 **((H-131)) H-135 King County shall seek to minimize the time necessary to process**
765 **((development)) permits for developments ((in unincorporated King**
766 **County)) that will include affordable housing ((and address**
767 **environmental goals and community and aesthetic concerns)). King**
768 **County ((should continue to)) shall expedite plan and permitting**
769 **reviews for affordable housing projects in coordination with**
770 **mandatory, incentive, or subsidy programs, including tax abatements,**
771 **exemptions, and credits.**
772

773 **((H-135)) H-136 King County shall, to the maximum extent allowed by law, exempt**
774 **payment of impact fees in unincorporated areas for developments that will**
775 **include affordable rental or ownership housing.**
776

777 **((H-107)) H-137 King County ((should)) shall encourage regional land use and**
778 **investment strategies to stimulate ((mixed-use and)) mixed-income**
779 **developments ((as a way)) to economically integrate neighborhoods,**
780 **((and)) increase housing and transportation choices throughout King**
781 **County, and improve housing stability for people of all incomes.**
782

783 **H-138 King County shall support integrated multi-generational communities**
784 **through increased housing options, incentives, and zoning flexibility.**
785

786 **H-139 King County shall encourage the development of single detached**
787 **residences through the splitting of a single residential lot into two**
788 **residential lots.**
789

790 **H-140 King County shall continue to seek opportunities to fund anti-displacement**
791 **tools and programs.**
792

793 E. Expanded Housing and Neighborhood Choice

794 for All Residents

795 ((3. Fair Housing Access

796 An important element of this Comprehensive Plan is to address equal access to housing
797 and freedom from discrimination in housing for all residents of King County. A number
798 of the policies in this Plan address fair housing through support and encouragement of
799 both the successful integration of housing for low to moderate-income households into
800 all communities and, in particular, into healthy communities with access to jobs,
801 transportation, good schools and economic opportunities; and the successful
802 improvement of community conditions for those communities that are currently low on
803 the opportunity scale.
804

805 Opportunity is a situation or condition that places individuals in a position to be more
806 likely to excel or succeed. Opportunity mapping assesses the conditions present in
807 neighborhoods across a region, by looking at indicators of opportunity in education,
808 economy, transportation, housing, environment, and health, and ranks communities on
809 a scale from low to high opportunity. High opportunity areas have the best conditions
810 for the success of the residents living there. Opportunity mapping can also be useful in
811 helping to identify transition areas where existing residents may be at risk for
812 displacement. Analysis of opportunity mapping can provide valuable information about

813 where more affordable housing needs to be located, and what needs to be remedied in
814 areas that have very limited opportunities.

815
816 ~~Local, state and federal fair housing laws, including the King County Fair Housing~~
817 ~~Ordinance, have set the stage for policies in this Plan that favor community-based,~~
818 ~~integrated housing and independent living, rather than institutional settings, for older~~
819 ~~adults and persons with behavioral, cognitive, physical and developmental disabilities.~~
820 ~~Service-enriched housing is also best integrated into community-based settings in~~
821 ~~apartments or single-family homes rehabilitated to meet the needs of the residents.))~~

822
823 Equitable access to housing plays a critical role in promoting social justice and reducing
824 racial disparities in King County. King County supports policies that promote equitable
825 access to housing for all and repair racially disparate housing outcomes. This includes
826 policies that address housing discrimination, protect renters, promote homeownership,
827 expand access to affordable housing, and encourage equitable development. King
828 County partners with community organizations and other partners to work towards
829 meeting the needs of Black, Indigenous, and other People of Color communities; and
830 those with special housing needs; veterans, military servicemembers, and their
831 respective families; persons experiencing homelessness; people with disabilities;
832 immigrants; refugees; LGBTQIA+ persons; families with children; and survivors of
833 domestic violence, gender-based violence, human trafficking, and commercial
834 exploitation.

835
836 The Racially Disparate Impact Analysis section of the Housing Needs Assessment details
837 the local history of racially exclusive and discriminatory land use and housing in
838 unincorporated King County. Historically, private property owners, lending institutions,
839 and federal, state, and local governments implemented strategies to restrict access to
840 housing, land, and neighborhoods to people based on their race, nation of origin, and
841 sometimes religion. These strategies perpetuated racial segregation and wealth
842 inequities throughout the country and in King County. Some of these policies and
843 practices known to have been enforced or practiced in unincorporated King County
844 include Indigenous land dispossession, the Alien Land Law, Japanese internment and
845 incarceration, racially restrictive covenants, and discriminatory lending practices that led
846 to disproportionate access to homeownership (redlining). While some explicitly
847 discriminatory laws have been overturned, their legacy and effects have remained,
848 preventing Black, Indigenous, and other People of Color communities from sharing the
849 recent prosperity of King County and the Puget Sound region. The policies in this
850 section seek to identify and remediate inequitable policies, processes, or regulations
851 and remove barriers to equity and inclusion for these communities.

852 **1. Equitable Housing Access**

853 **((H-118)) H-141 King County shall actively promote and affirmatively further fair**
854 **housing in unincorporated King County through its housing programs,**
855 **and shall ((work with all of)) participate in efforts with its partners to**
856 **further fair housing. ((in its regional role promoting housing**
857 **affordability;)) housing and neighborhood choice, and provide access**
858 **to opportunity for ((all)) communities((, especially those communities))**
859 **that bear the burdens ((from lack of investment and access to**
860 **opportunity; and shall work with residents and stakeholders to help**
861 **them understand the rights protected by federal, state, and local fair**
862 **housing laws and shall help to promote equitable housing practices for**
863 **protected classes through fair housing education and enforcement)) of**
864 **systemic underinvestment and lack of access and opportunity.**

865
866 **((H-146)) H-142 King County shall prohibit restrictive covenants or other land use,**
867 **permitting, or property conditions that limit the ability of persons from**
868 **protected classes (as defined in the King County Fair Housing**

869 **Ordinance in King County Code Chapter 12.20) to live in residences of**
870 **their choice.**

871
872 **~~((H-119)) H-143~~ King County shall flexibly apply its zoning, rules, policies,**
873 **practices, and services in its funding, incentive, or mandatory**
874 **affordable housing programs(~~(, when necessary)~~) to afford persons**
875 **with disabilities equal opportunity to use or enjoy a dwelling or to**
876 **create new affordable housing opportunities for persons with**
877 **disabilities.**

878
879 **~~((H-120)) H-144~~ King County should work with housing industry representatives to**
880 **identify and remove barriers (such as real estate marketing, finance, or**
881 **insurance practices) that restrict housing choices and opportunities for**
882 **~~((: low and moderate income people older adults, people who are~~**
883 **~~experiencing homelessness and people with behavioral, physical,~~**
884 **~~cognitive and developmental disabilities)) households at or below 50~~**
885 **percent of area median income and persons with special housing**
886 **needs.**

887
888 **~~((H-147)) H-145~~ King County shall permit group living situations, including those**
889 **where residents receive ~~((such))~~ supportive services, such as counseling,**
890 **foster care, or medical supervision, within a single~~((family house))~~**
891 **detached residence, houseplex, or apartment.**

892
893 **~~((H-108)) H-146~~ King County shall ~~((work with other jurisdictions to))~~ encourage the**
894 **use of universal design in the development of affordable housing~~((, family-~~**
895 **sized housing)) and market-rate housing to create units that are accessible**
896 **to people aged 62 years and older.**

897 2. Repairing Harm and Promoting Equitable Outcomes in
898 Communities Most Impacted by Racially Exclusive Land Use
899 and Housing Practices

900 **H-147 King County shall take intentional actions that repair harms to Black,**
901 **Indigenous, and other People of Color households from past and**
902 **current racially exclusive and discriminatory land use and housing**
903 **practices that result in racially disparate outcomes, such as**
904 **development patterns, disparate homeownership rates, affordable**
905 **housing divestment in lower-income communities, and infrastructure**
906 **availability, such as through:**

- 907 **a. Creating opportunities for development of middle housing;**
908 **b. Investing in rental assistance and eviction prevention programs;**
909 **c. Implementing a community preference program to prevent**
910 **displacement;**
911 **d. Investing in equitable development projects to support**
912 **community-driven priorities;**
913 **e. Preserving manufactured home communities and affordable**
914 **housing to prevent displacement;**
915 **f. Expanding homeownership programs to increase wealth building;**
916 **g. Supporting programs that mitigate and prevent displacement of**
917 **households at or below 120 percent of area median income; and**
918 **h. Supporting efforts by Washington State to fund down payment and**
919 **closing costs assistance.**

920
921 **H-148 King County shall promote equitable outcomes in communities most**
922 **impacted by racially exclusive and discriminatory land use and housing**
923 **practices, such as in North Highline and Skyway-West Hill, by**
924 **supporting equitable access to resources, in partnership with impacted**

- 925 communities, such as through surplus properties, affordable housing
926 financing, and capacity building for community-based organizations.
927
- 928 **H-149** King County shall support actions that increase and preserve access to
929 affordable rental and ownership housing in communities at risk of
930 displacement and advance housing stability for populations who
931 experience systemic racism or discrimination.
932
- 933 ~~((H-105a))~~ **H-150** King County shall engage ((marginalized)) underrepresented
934 populations ((in the)) to advance community-driven development((
935 implementation, and evaluation of county-wide affordable housing
936 goals, policies and programs)).
937
- 938 **H-151** King County shall support development of new affordable housing
939 units that promote culturally relevant and multi-generational housing
940 options, through strategies such as prioritized funding, technical
941 assistance, and flexible development regulations.
942
- 943 **H-152** King County shall support equitable development projects and
944 investments in areas most directly impacted by structural racism and
945 discrimination, in communities at a higher risk of displacement, that
946 have low access to economic and health opportunities, or that are
947 home to significant populations of communities experiencing
948 disparities in life outcomes, through:
949 a. Advancing home ownership opportunities as a means to economic
950 mobility and opportunity for residents;
951 b. Preventing displacement;
952 c. Building upon and protecting local cultural assets that anchor
953 communities;
954 d. Supporting organizational capacity building;
955 e. Promoting transportation mobility and connectivity; and
956 f. Enabling equitable access for all communities.
957
- 958 **H-153** King County shall take actions to prevent and mitigate displacement by
959 supporting cultural institutions and community hubs and implementing
960 programs that help people with a connection to the local community
961 remain in or return to their community of choice.
962
- 963 **H-154** King County should implement anti-displacement measures prior to or
964 concurrent with development capacity increases or capital investment.
965
- 966 **H-155** King County shall support policies and programs that minimize risks of
967 displacement, such as:
968 a. Community preference and right to return policies;
969 b. Property tax exemption programs;
970 c. Priority hire programs;
971 d. Mandatory and voluntary inclusionary housing programs;
972 e. Tenant relocation assistance policies;
973 f. Down payment assistance programs;
974 g. Affordable rental housing policies;
975 h. Community land trusts;
976 i. Manufactured housing community preservation policies; and
977 j. Redevelopment assistance programs.
978
- 979 **H-156** King County shall raise awareness of existing Property Tax Exemption
980 programs offered by the Assessor's Office for eligible homeowners.

981 F. Housing Stability

982 ~~((E. Support the Housing Stability of Households in~~
983 ~~King County))~~

984 The rising cost of housing threatens people's ability to remain in their communities. The
985 housing market has experienced great highs and lows that have benefitted some,
986 creating and exacerbating hardship and inequalities for others. There are substantial
987 disparities in housing access between White and Black, Indigenous, and other People of
988 Color households, underscoring the ongoing effects of systemic racism in housing.
989 Housing stability creates a foundational structure for individuals and families that
990 contributes to every person's well-being and improvements to health, economic, and
991 educational outcomes for communities. VISION, the Countywide Planning Policies, and
992 the Regional Affordable Housing Task Force's Five Year Action Plan prioritize housing
993 stability strategies.

994 These policies in this section support housing stability through the preservation of
995 existing affordable units, increasing access to homeownership, assisting those with
996 special housing needs to remain in their homes, and supporting tenant protections and
997 eviction prevention programs. King County raises local resources for housing stability
998 programs from the Best Starts for Kids Levy, the Crisis Cares Centers Levy, and the
999 Veterans, Seniors, and Human Services Levy.

1002 1. Preservation of Existing Units

1003 ~~((H-103a—King County will work collaboratively with jurisdictions and partners to~~
1004 ~~identify and meet affordable housing needs, including eliminating~~
1005 ~~barriers to housing. This effort should take the form of a regional~~
1006 ~~affordable housing plan that summarizes existing efforts and identifies~~
1007 ~~the roles and strategies of the county, jurisdictions and partners to~~
1008 ~~meet affordable housing needs.~~

1009 ~~H-104)) H-157 King County shall work with ((the multiple)) partners ((outlined in~~
1010 ~~this section to promote)) to support the preservation ((and expansion))~~
1011 ~~of:~~

1012 ~~a. ((a)) Affordable rental housing opportunities for households earning~~
1013 ~~up to 80((%)) percent of ((the King County)) area median~~
1014 ~~income((-)); and~~

1015 ~~b. Affordable ownership housing opportunities for households~~
1016 ~~earning up to 120 percent of area median income.~~

1017 ~~H-158 King County should prioritize ((P))preservation ((is a particularly acute~~
1018 ~~need)) in communities at risk of displacement or areas that may~~
1019 ~~experience redevelopment due to proximity to high((-)-capacity or~~
1020 ~~frequent transit ((and/or an area experiencing changing market~~
1021 ~~conditions)).~~

1026 ~~((H-105)) King County shall work with the multiple partners outlined in this~~
1027 ~~section to promote the preservation and expansion of affordable~~
1028 ~~ownership housing opportunities for households earning up to 120% of~~
1029 ~~the King County median income. Preservation is a particularly acute~~
1030 ~~need in areas that may experience redevelopment due to proximity to~~
1031 ~~high capacity transit and/or an area experiencing changing market~~
1032 ~~conditions.~~

1034 **H-159** King County ~~((should develop and expand)) shall explore~~
1035 ~~incentives and subsidy programs to preserve affordable housing~~
1036 ~~threatened by market forces and expiring federal subsidies. Relocation~~
1037 ~~assistance and replacement housing should be funded((, where~~
1038 ~~feasible, to help low-income households)) when displacement is~~
1039 ~~unavoidable.~~

1041 **H-160** King County should assist owners of rental properties serving
1042 ~~((low and moderate income residents)) households between 50 to 120~~
1043 ~~percent of area median income to acquire affordable financing for~~
1044 ~~building health and safety improvements in exchange for long((-)term~~
1045 ~~agreements to maintain affordable rents.~~

1047 **H-161** King County should coordinate preservation of existing affordable
1048 ~~housing with city and ((c))County historic preservation programs and~~
1049 ~~incentives((;)) and should promote preservation and restoration of~~
1050 ~~significant historic features in the rehabilitation of existing buildings~~
1051 ~~and sites for housing.~~

1053 **H-162** King County shall support ~~((partnership efforts and the application~~
1054 ~~of innovations in manufactured home production that may allow~~
1055 ~~mobile home parks to adapt and improve the quality of housing stock~~
1056 ~~and to increase the density of housing stock in order to preserve~~
1057 ~~housing affordability while accommodating the region's growth~~
1058 ~~needs)) the preservation, and improve the quality and livability, of~~
1059 ~~manufactured home communities to prevent displacement.~~

1060 2. Increase Access to Homeownership

1062 **H-163** King County shall provide financial assistance for ~~((ownership))~~
1063 ~~housing rehabilitation to ((low income)) home((-)owners at or below~~
1064 ~~80 percent of area median income, including owners of~~
1065 ~~((mobile/))manufactured homes residing in ((parks)) mobile home~~
1066 ~~communities or on their own land through individual or cooperative~~
1067 ~~ownership. ((King County should also consider support for~~
1068 ~~community-based repair programs, such as tool banks or painting~~
1069 ~~programs.))~~

1071 **H-164** King County should work with local lenders and non((-)profit
1072 ~~organizations providing home((-)ownership assistance to expand~~
1073 ~~assistance for eligible income-qualified homebuyers, including~~
1074 ~~homebuyer education and counseling, mortgage default and~~
1075 ~~foreclosure counseling, culturally relevant low cost financing and~~
1076 ~~assistance with down payments and closing costs, and alternative~~
1077 ~~ownership housing models such as land trusts((;)) and co-housing((;~~
1078 ~~etc)).~~

1080 **H-165** King County should advocate for revisions to state law that facilitate and
1081 ~~support tools, such as condominium reforms, for advancing more~~
1082 ~~homeownership opportunities.~~

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3. Tenant Protections, Eviction Prevention, and Homelessness

~~((H-169) King County shall play a leadership role in implementing the All Home Strategic Plan to make homelessness rare, brief and one-time.~~

~~H-168)) H-166 King County ((should)) shall support ((flexible)) and implement programs and ((emerging strategies)) policies that increase housing stability and ((that)) help to prevent and reduce homelessness, such as permanent supportive housing, emergency rental assistance, short-term rental assistance, diversion assistance, eviction prevention, mortgage default and foreclosure counseling, and improvements to emergency services referral networks, including coordinating with service providers contracting with King County to develop an efficient, coordinated intake system for families and individuals experiencing homelessness.~~

~~H-167 King County should support federal and state legislation that prohibits rental property owners from:
a. contracting with companies that coordinate rental housing prices and housing supply information; and
b. coordinating price, supply, and other rental housing information with other rental property owners.~~

~~((2. Support Housing Models and Policies that Promote Healthy Communities, Housing Affordability and an End to Homelessness~~

~~H-106 King County, in partnership with other jurisdictions, shall evaluate achievement of countywide and local goals for housing for all economic sectors of the population by analyzing housing indicators, adopted land use regulations, actions that encourage development, and the effect of market factors on housing development. The results of this evaluation shall be used to develop new or revised policies, programs, regulations, and incentives to better meet the Countywide Planning Policies' housing goals. These may include adopting appropriate land use regulations and other actions that encourage development, rehabilitation and preservation of low and moderate-income housing.~~

~~H-112)) H-168 King County should encourage development of permanent supportive and other affordable housing through redevelopment of nonresidential buildings((, such as schools and commercial buildings,)) in locations suitable for housing to create housing stability for households at or below 80 percent of area median income and in ways that preserve significant historic features where appropriate.~~

~~((H-171 King County should support innovative and flexible tools and programs that assist low-income renters to maintain housing stability or to gain access to permanent affordable housing and private market housing, such as revolving loan funds that cover utility and damage deposits, and rental assistance programs.~~

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H-172)) H-169 King County shall support:
a. Rental assistance, eviction prevention, and other programs that provide ((landlord-tenant counseling, sessions and workshops, mediation in landlord-tenant disputes,)) tenants with the resources and information to successfully navigate landlord-tenant disputes;
and
b. ((f))Legislation that ((protects the rights of tenants and landlords, such as uniform protections for tenants and landlords and fair rental contracts)) increases tenants' access to safe, affordable, healthy, and stable housing.

H-170 King County shall pursue code changes that provide housing stability for tenants, including rent stabilization, and protect investment for the rental property owner.

~~((H-170))~~ H-171 King County shall work with jurisdictions and housing providers locally and across the state to urge state and federal governments to expand funding for direct assistance services, such as ((flexible)) rental assistance and eviction prevention resources, diversion assistance, and emergency housing services. ((In addition to rental assistance, King County should support programs that help prevent homelessness and that improve prevention and emergency services referral networks, including an efficient coordinated intake system for families and individuals experiencing homelessness.

H-115)) H-172 King County should work with the King County Regional Homelessness Authority and other housing partners and ((jurisdictions)) cities to oppose and repeal policies, regulations, and actions that result in the criminalization of homelessness and homeless encampments.

H-173 King County should collaborate with the City of Seattle, the King County Regional Homelessness Authority, other cities, and housing partners in efforts to prevent and end homelessness and focus those efforts on providing permanent housing with supportive services, expanding safe temporary shelter, and securing necessary resources to implement these efforts.

G. Health Equity

Healthy housing protects all residents from exposure to harmful substances and environments, provides opportunities for safe and convenient daily physical activity, reduces the risk of injury, and ensures access to healthy food and social connectivity. Housing characteristics, including location, surrounding conditions, size, indoor air quality, ambient pollution exposure, and amenity availability, significantly affect household residents' physical and mental health. Household conditions in the built environment, where people spend the most time, have a pronounced effect on health outcomes, especially for children and youth experiencing their sensitive years of physical, emotional, and mental development. An unaffordable housing market, historical racially restrictive covenants, and other patterns of systemic disinvestment have resulted in significant disparities in housing-related health outcomes. In King County, asthma, mental health challenges, and elevated blood lead levels are more prevalent in households of greater social vulnerability.

Chemicals representing the "worst in class" substances prevalent in the building industry that pose serious risks to human health and the environment are identified as red list chemicals. Red list chemicals serve many different functions in many building products. However, the use of these chemicals can cause harm to health and the

1191 environment. Hazards include cancer, reproductive toxicity, acute or chronic organ
1192 toxicity, endocrine disruption, ozone depletion, and others. Although prevalent, red list
1193 chemicals are not necessary in most instances. Safer chemical alternatives, product
1194 designs, and building designs are possible.

1195
1196 ~~((H-139)) H-174 King County should ((provide opportunities for incorporation of))~~
1197 ~~incorporate the principles of healthy housing and communities ((and~~
1198 ~~housing, sustainability, and greenhouse gas emissions mitigation)) into~~
1199 ~~programs, plans, and policy initiatives on ((housing,)) affordable~~
1200 ~~housing, and community development in unincorporated areas.~~

1201
1202 **H-175 King County should promote the incorporation of non-toxic and red**
1203 **list-free materials in the construction of affordable housing through use**
1204 **of the Evergreen Sustainable Development Standard, to improve the**
1205 **social determinants of health for residents.**

1206
1207 ~~((H-113)) H-176 King County should support the development, preservation,~~
1208 ~~and rehabilitation of affordable, healthy, and sustainable housing that~~
1209 ~~protects residents from exposure to harmful substances and~~
1210 ~~environments, ((including)) such as lead ((poisoning,)); reduces the risk~~
1211 ~~of injury((,)); is well-maintained((,)); and is adaptable to all ages and~~
1212 ~~abilities. King County should work on a regional level with jurisdictions~~
1213 ~~to explore tools to ensure healthy housing is provided throughout the~~
1214 ~~region to improve housing stability of residents.~~

1215
1216 ~~((H-204)) H-177 King County shall strive to apply principles that lead to thriving~~
1217 ~~healthy communities in all neighborhoods of the ((region)) county.~~
1218 ~~((King County will support public health investments that help all~~
1219 ~~residents to live in thriving communities where they have the~~
1220 ~~opportunity to make healthy choices.)) King County shall support:~~

- 1221 a. Access to safe and convenient opportunities to be physically active,
1222 including access to walking, bicycling, recreation, and transit
1223 infrastructure;
- 1224 b. Access to healthy, affordable foods and the elimination of food
1225 deserts;
- 1226 c. Protection from exposure to harmful environmental agents, such as
1227 lead((,)) and infectious disease;
- 1228 d. Access to transportation infrastructure designed to prevent
1229 pedestrian, bicyclist, and motor vehicle-related injuries;
- 1230 e. ~~((Residential-n))~~Neighborhoods free from violence and fear of
1231 violence;
- 1232 f. Protection from involuntary exposure to second((-))hand tobacco
1233 smoke and under-age access to tobacco products;
- 1234 g. **Protection from disproportionate retail and promotion of products**
1235 **known to cause poor health outcomes, such as tobacco and**
1236 **cannabis, in areas where residents have higher social vulnerability**
1237 **and risk factors;**
- 1238 h. Community amenities and design that maximizes opportunities for
1239 social connectivity and stress reduction; and
- 1240 ~~((h-))~~ i. A range of health services, including timely emergency
1241 response and culturally-((specific))**relevant** preventive medical,
1242 behavioral, and dental care within their community.

1244 1. Asthma Prevention

1245 Approximately six percent of children and nearly nine percent of adults in King County
1246 have been diagnosed with asthma. The demographic group in which this chronic
1247 disease is most common is American Indians/Alaska Natives, with a prevalence of over
1248 26 percent. Housing is perhaps the most critical social determinant in asthma health
1249 disparities. Water intrusion, which can stem from plumbing leaks, roof leaks, and

1250 unventilated or damp basements, may lead to mold development and attract pests.
1251 Cracks, holes in the walls, and water leaks are associated with cockroach allergen.
1252 Research has shown that household repairs to address these conditions reduce asthma
1253 symptoms and hospitalizations and improve quality of life.

1254
1255 **~~((H-116)) H-178 King County shall support and encourage smoke free policies in~~**
1256 **~~((multi-family)) multiunit housing and affordable housing, where~~**
1257 **~~appropriate.~~**

1258
1259 **~~H-179 Public Health - Seattle & King County should reduce the prevalence and~~**
1260 **~~harm of asthma by conducting population studies, providing technical~~**
1261 **~~support to policy advocates, and training and deploying a Community~~**
1262 **~~Health Worker program.~~**
1263

1264 2. Safe Firearm Storage

1265

1266 Crime and perceived safety (~~((varies)) vary~~) by geographic area in King County and is an
1267 equity and racial and social justice concern. Safe communities promote resiliency and
1268 can act as a protective factor preventing violence and other crime. In particular,
1269 ~~((G))gun violence, including suicide, is ((in particular)) a public health and public safety~~
1270 ~~issue. Unsafe((ly stored firearms)) firearm storage ((are a risk factor for suicide or other~~
1271 ~~violence in the home. In addition, unsafe storage contributes to gun theft, which)) can~~
1272 ~~result in the gun finding its way into the hands of someone planning to use it for suicide,~~
1273 ~~homicide, or assault. ((Over half of King County residents who own firearms~~
1274 ~~(approximately 123,000 people; based on 2014 data) report that they store at least one~~
1275 ~~firearm unlocked. King County's Child Death Review regularly documents cases where~~
1276 ~~unsafe firearm storage resulted directly or indirectly in a child's death:)) For the most
1277 recent three years for which King County data are available (2016, 2018, and 2020), 27
1278 percent of firearm owners with children and 44 percent of firearm owners without
1279 children kept their firearms stored unlocked. Evidence has shown that safely storing
1280 firearms - unloaded and locked - is a protective factor in preventing youth suicide. Safe
1281 storage can also limit theft((;)) and the expansion of the illegal gun market. Education of
1282 firearm owners about safe firearm storage is a key public health strategy, as is making
1283 safe firearm storage an easy choice. ~~((Emerging evidence also shows that community~~
1284 ~~and housing design can decrease violence in communities, including firearm violence:))~~
1285~~

1286 **~~((H-209)) H-180 King County should work to address the public health and public~~**
1287 **~~safety crisis of gun violence by collecting epidemiological and other~~**
1288 **~~data((;)); engaging with cities, local neighborhoods, and other~~**
1289 **~~((stakeholders;)) partners; and making information available that~~**
1290 **~~promotes safe firearm storage and fosters community safety.~~**
1291

1292 **~~H-181 King County shall work with jurisdictions, the private sector, state and~~**
1293 **~~federal governments, other funders of public housing, other public~~**
1294 **~~agencies, and the nonprofit sector to support public and private~~**
1295 **~~housing that allows for the opportunity to encourage permanent safe~~**
1296 **~~firearm storage locations that make safe storage an easy choice and~~**
1297 **~~foster safety from injury and violence, through exploring housing and~~**
1298 **~~community designs that are shown to increase connectivity and reduce~~**
1299 **~~violence.~~**
1300

1301 3. ((Reducing)) Eliminating Lead Exposure

1302

1303 Although exposures to lead have generally decreased (~~((as a result of)) due to regulatory~~
1304 ~~interventions, lead poisoning remains a significant, but preventable, environmental~~
1305 ~~((health)) justice problem. ((Our)) The most vulnerable populations are children under~~
1306 ~~((6)) six years of age. ~~((The largest source of lead exposure nationwide and in King~~
1307 ~~County is lead-based paint)) Lead-based paint is the largest source of lead exposure~~~~

1308 nationwide and in King County. The greatest lead-based paint risk is in housing built
1309 before 1978. The ~~((2010-2014)) 2017-2021 American Community Survey ((5-Year))~~
1310 ~~Public Use Microdata Sample indicates that among King County children under age six,~~
1311 ~~46 percent live in homes built before 1978. ((Estimates shows 54% of all King County~~
1312 ~~housing was built prior to 1978-))~~ The preferred method for eliminating exposure from
1313 lead-based paint would be to remove it from all housing; however, it is impracticable to
1314 require this of all property owners. King County assists developers, ~~((building and))~~
1315 ~~home(-)owners,~~ and tenants to become aware of the lead-based paint risks, its impacts
1316 ~~((to))~~ on health, and the tools and requirements needed to reduce exposures, including
1317 the use of lead-safe work practices.

1318
1319 King County has regulatory or programmatic reach to address many housing-related
1320 health challenges. Most new affordable housing is developed under Washington State
1321 Evergreen Sustainable Development Standards, and substantial renovation of existing
1322 housing may require upgrades to the current building code. Indoor air quality is being
1323 improved in the limited number of homes that receive equipment and/or technical
1324 assistance from Public Health - Seattle & King County and partner programs.

1325
1326 The policies in this subsection are intended to work upstream of programmatic
1327 responses to help avoid and mitigate exposures and harms. They point to harm-
1328 reduction countermeasures in housing development characteristics, operations and
1329 maintenance stages, and housing demolition practices.

1330
1331 ~~**((H-210)) H-182 King County ((should seek to develop strategies to decrease)) shall**~~
1332 ~~**implement strategies to eliminate exposure to lead where children,**~~
1333 ~~**youth, and families live, learn, and play, including:**~~

1334 ~~**a. Advocating for countywide efforts to screen all children (at 12**~~
1335 ~~**months and 24 months) for exposure to lead poisoning and**~~
1336 ~~**monitoring of this data;**~~

1337 ~~**b. Working to ensure all renovation, repair, and painting work that**~~
1338 ~~**disturbs painted surfaces in pre-1978 dwellings be performed in**~~
1339 ~~**compliance with the requirements of the Washington Department**~~
1340 ~~**of Commerce to reduce exposure to lead-contaminated dusts; and**~~

1341 ~~**c. Working to ensure strategies are used that minimize or eliminate**~~
1342 ~~**the spread of lead dust during the demolition of pre-1978**~~
1343 ~~**residential and commercial buildings, including community**~~
1344 ~~**education and notification.**~~

1345
1346 ~~**((H-211) King County shall advocate for regional efforts to screen all children (at**~~
1347 ~~**12 months and 24 months) for exposure to lead poisoning.**~~

1348
1349 ~~**H-212 King County should work to ensure all renovation, repair and painting**~~
1350 ~~**work that disturbs painted surfaces in pre-1978 dwellings be**~~
1351 ~~**performed in compliance with the requirements of the Washington**~~
1352 ~~**Department of Commerce to reduce exposure to lead contaminated**~~
1353 ~~**dusts.**~~

1354
1355 ~~**H-213 King County should work to ensure strategies are used that minimize or**~~
1356 ~~**eliminate the spread of lead dust during the demolition of pre-1978**~~
1357 ~~**residential and commercial buildings, including community education**~~
1358 ~~**and notification.**~~

1359 ~~C. Housing and Land Use Regulation~~

1360 In King County today, a substantial need exists for low-income rental housing and for
1361 moderately priced homes that can be purchased by first-time homebuyers. In the past
1362 decade, a significant number of homeowners have lost their homes due to foreclosure
1363 and have become renters again. In the short term, those households may need

1364 affordable rents, while in the longer term they may again seek to own a
1365 moderately-priced home:

1366
1367 While King County has seen a growth in the percentage of smaller (one- and
1368 two-person) households, there are also some large households that need affordable
1369 housing with three or more bedrooms. Existing units will provide some of the
1370 affordable housing needed for low-income households in the future. However, with the
1371 projected growth in the number of low- to moderate-income households prospect of
1372 increasing numbers of family and senior households with limited income, and the short
1373 supply of lower-cost housing available today, new construction must include affordable
1374 housing. Efforts to provide sufficient land and infrastructure and reduced development
1375 costs will help make new units affordable. In addition, a combination of incentive
1376 programs and funding will help keep rents affordable and expand opportunities for
1377 first-time homebuyers.

1378
1379 Meeting these objectives will entail providing sufficient land for a variety of affordable
1380 housing, such as higher-density single-family homes, multifamily properties,
1381 manufactured housing, accessory dwelling units and mixed-use developments.

1382
1383 **H-132** ~~King County should encourage the formation of common development~~
1384 ~~codes and standards, as well as common mandatory and incentive~~
1385 ~~programs for affordable housing, with cities, sewer and water districts~~
1386 ~~and other permitting agencies to increase predictability and reduce~~
1387 ~~development costs.~~

1388
1389 **H-134** ~~Density bonuses and other incentives for the development of~~
1390 ~~affordable housing by for-profit and non-profit developers shall be~~
1391 ~~available within unincorporated urban areas, with a focus on~~
1392 ~~commercial areas to both single-family and multifamily developments~~
1393 ~~to promote development of affordable rental and/or ownership~~
1394 ~~housing. Bonuses shall be periodically reviewed and updated as~~
1395 ~~needed, to assure they are effective in creating affordable housing unit,~~
1396 ~~especially in coordination with any mandatory inclusionary affordable~~
1397 ~~housing requirements that may be adopted.~~

1398
1399 **H-138** ~~Housing developments in the urban unincorporated areas, consisting of~~
1400 ~~not less than 100 acres, shall provide a mix of housing types and~~
1401 ~~densities, including housing that is affordable to low-, moderate-, and~~
1402 ~~middle-income households. This mix should include housing~~
1403 ~~opportunities for older adults, persons who are experiencing~~
1404 ~~homelessness and persons with behavioral, cognitive, physical, and/or~~
1405 ~~developmental disabilities.~~

1406
1407 **H-140** ~~King County shall allow five-story wood frame construction to increase~~
1408 ~~the availability of multifamily housing while lowering development~~
1409 ~~costs and maintaining fire safety.~~

1410
1411 **H-141** ~~King County shall explore the expansion of land use and financial~~
1412 ~~incentives to preserve and improve existing housing in redeveloping~~
1413 ~~areas through the use of programs such as transfer of development~~
1414 ~~rights, tax credits and tax exemptions for new and preserved affordable~~
1415 ~~housing, as well as tax abatements and restoration loans for housing~~
1416 ~~designated as a historic landmark.~~

1417
1418 **H-143** ~~King County development standards should promote lower-cost infill~~
1419 ~~development, such as accessory dwelling units, in a manner that allows~~
1420 ~~existing housing to be retained through measures such as an innovative~~
1421 ~~or flexible building envelope, access and infrastructure standards.~~

1422

1423 ~~H-145 — King County shall continue to require Evergreen Sustainable~~
1424 ~~Development Standards, or an equivalent successor standard, and will~~
1425 ~~work with partners and stakeholders to encourage the improvement in~~
1426 ~~healthy housing elements of Evergreen Sustainable Development~~
1427 ~~Standards, with emphasis on healthy housing elements that reduce~~
1428 ~~asthma:))~~

1429 II. ((Regional)) Health and Human
1430 Services

1431 King County has a regional role in health and human services, working with many
1432 partners, such as the federal, state, and other local governments, service providers,
1433 non((=))profit organizations, foundations, faith communities, businesses, schools, and the
1434 criminal ((justice)) legal system, to help those most in need. King County's investments
1435 in human services are guided by ((Health and Human Services Transformation and the
1436 joint transformation initiatives² of the Department of Community and Human Services
1437 and Public Health Seattle King County; as well as policy and planning documents such
1438 as the Consolidated Housing and Community Development Plan 2015-2019³ and the
1439 All Home Strategic Plan 2015-2019⁴; the King County Youth Action Plan, Framework
1440 Policies for Human Services;)) policies in this section and the Best Starts for Kids Levy;
1441 Mental Illness and Drug Dependency Behavioral Health Sales Tax Fund; Veterans,
1442 Seniors, and Human Services Levy; Crisis Cares Centers Levy; Initial Health through
1443 Housing Implementation Plan 2022-2028, or successor plans; Strategic Climate Action
1444 Plan; and the King County Board of Health Planning for Healthy Communities
1445 Guidelines and Recommendations, ((and ultimately, the King County Strategic Plan.

1446
1447 The Framework Policies are contained in Chapter 2.51 of the King County Code. The
1448 purpose of the Framework Policies for Human Services is to communicate King County
1449 government's role in Human Services, the goals the county seeks to achieve and the
1450 principles that will underlie its investments. The Framework Policies are reviewed and
1451 revised as needed.

1452
1453 Health and Human Services Transformation, the Framework Policies and the Strategic
1454 Plan)) King County places a strong emphasis on ((prevention;)) stabilizing people and
1455 diverting them from jails, emergency rooms, and crisis services by providing residents
1456 with appropriate treatment and services ((for those with the high needs, as well as
1457 providing)). The County also provides upstream prevention ((and intervention)) services
1458 ((and opportunities that increase the stability and resiliency)) for the health of
1459 children((:)) and youth ((, and communities, and)) to reduce the need for acute care and
1460 crisis interventions later in life.

1461
1462 ((King County has grappled with unsustainable costs in criminal justice and emergency
1463 medical services and is taking steps to reduce cost growth in this primary area of service
1464 responsibility. A major component of these efforts has been)) King County's
1465 overreliance on the criminal legal system and emergency medical responses to health
1466 and human service needs has proven fiscally unsustainable, ineffective at creating
1467 lasting change, and frequently harmful to Black, Indigenous, and other People of Color

² The initiatives of Health and Human Services Transformation include Familiar Faces, Communities of Opportunity, Accountable Communities of Health and its subcommittees, Best Starts for Kids Levy.

³ The Consolidated Housing and Community Development Plan is a HUD required document that guides the investment of a significant portion of DCHS' funds for affordable housing and community/economic development, and a smaller portion of DCHS' funds to address homelessness.

⁴ The Committee to End Homelessness (CEH) is located in the Director's Office of DCHS, and is the regional planning entity and continuum of care for addressing homelessness in King County.)

1468 residents. Acknowledging these unacceptable costs, King County and other partners
1469 have expanded alternative approaches to prevent unnecessary engagement with law
1470 enforcement and the criminal legal system, including jail diversion programs and
1471 increased coordination with health and human services programs(~~(, in order to prevent~~
1472 unnecessary engagement with law enforcement and the criminal justice system. These
1473 efforts have begun to show results, and the Health and Human Services Transformation
1474 and Strategic Plan continue this emphasis)).
1475

1476 The King County Regional Homelessness Authority was created to coordinate funding,
1477 contracting, service delivery, and performance measurement for the regional
1478 homelessness crisis response system.. After King County and the City of Seattle signed
1479 the Interlocal Agreement to establish the Regional Homelessness Authority in 2020, and
1480 with support from the Sound Cities Association, the transition of homelessness crisis
1481 response to the Regional Homelessness Authority began. The County continues to
1482 separately fund and manage investments in capital housing development and other
1483 permanent housing purposes.
1484

1485 A. Health and Human Service Provision

1486 ~~((H-203)) H-201 ((King County will apply principles that promote effectiveness,~~
1487 ~~accountability and equity and social justice.)) King County ((embraces~~
1488 ~~the following principles)) shall promote effectiveness, accountability,~~
1489 ~~equity, and racial and social justice in its health and human service~~
1490 ~~actions and investments by:~~
1491

1492 a. ~~((King County will provide))~~ Providing information to the
1493 community on its health, human services, and behavioral health
1494 system planning and evaluation activities, funding processes and
1495 criteria, and on the results of its investments in a transparent,
1496 accountable, and culturally- and audience-appropriate manner;

1497 b. ~~((King County will uphold))~~ Upholding federal, state, and local laws
1498 against discrimination;

1499 c. ~~((promote culturally competent,))~~ Promoting culturally relevant and
1500 equitable ~~((and relevant))~~ service delivery;

1501 d. ~~((and will work))~~ Working to end disparities in social, health, and
1502 economic status among communities and people of different racial
1503 and ethnic backgrounds;

1504 ~~((c:))~~ e. ~~((King County will work))~~ Working with local service
1505 providers to provide behavioral health services to ~~((low-income))~~
1506 individuals in need, including ~~((high-quality))~~ equitable prevention,
1507 crisis diversion, mental health, substance ~~((abuse))~~ use disorder,
1508 and co-occurring disorder treatment services to youth, young
1509 adults, and ~~((older adults))~~ people aged 62 years and older. The
1510 ~~((c))~~ County ~~((will))~~ shall assume primary responsibility for
1511 coordinating the provision of countywide behavioral health
1512 services (including crisis services, mental health treatment,
1513 substance use disorder treatment, co-occurring disorder treatment,
1514 and housing support services), working in partnership with the
1515 state, cities, managed care organizations, and local service
1516 providers;

1517 ~~((d:))~~ f. ~~((King County will encourage))~~ Supporting service
1518 approaches that promote recovery and ~~((resiliency))~~ resilience and
1519 support individuals and families to achieve their full potential to
1520 live meaningful and productive lives in the community;

1521 ~~((e:))~~ g. ~~((King County will foster))~~ Fostering integration of systems
1522 of care through increased information sharing and collaborative
1523 efforts across agencies and programs for the purpose of improved
1524 service delivery, coordination, and shared outcomes; and

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~~((f.)) h. ((Together with its partners, King County will)) Working with its partners to assess and respond to changing human service and behavioral health needs and use data, research, innovation, analysis, and evidence-based practices to drive its investments.~~

H-202 King County shall retain responsibility for implementation of mandated, through law or policy, countywide specialty systems for: behavioral health, including crisis services, mental health treatment, substance use disorder treatment, co-occurring disorder treatment, and housing support services; physical, emotional, and cognitive health; public health; veterans, military servicemembers, and their respective families; people aged 62 years and older; children, families, and youth; vulnerable adults; and people with developmental disabilities.

~~((H-201))~~ **H-203** In coordination with local jurisdictions, funding partners, and community partners, King County ~~((will seek to build and))~~ shall develop and sustain coordinated regional health and human services and behavioral health systems to provide services, support((s)), safety, and opportunity to those most in need. In carrying out its role in such systems, King County ~~((government will))~~ shall:

- a. Work with other jurisdictions and organizations to ~~((define))~~ implement a regional health and human services and behavioral health system((s)) and strengthen financing, access, and overall effectiveness of services;
- b. Collaborate with other funders to ~~((assure))~~ ensure coordination in how funds are used, and continue to explore improvements to system design, contracting, and data collection and analysis; and
- c. ~~((Retain responsibility for the development and implementation of mandated, through law or adopted County policy, countywide specialty systems for behavioral health (including mental health and substance use disorder treatment), physical, emotional and cognitive health, public health, (drug and alcohol abuse and dependency, veterans, older adults, children and youth, vulnerable adults, and people with developmental disabilities;~~
- d. ~~Define its regional role in other human service and prevention-oriented systems, including systems that address homelessness, older adults' needs, domestic violence, sexual assault, crisis diversion and re-entry, early intervention and prevention and youth and family services;~~
- e. ~~Assess and measure the health and needs of King County's residents on an ongoing basis and modify strategies to respond to changing needs, outcomes, and new research; and~~
- f.) Review the effectiveness and appropriateness of this policy framework periodically and revise if needed.

H-204 King County shall partner with regional bodies, such as the King County Regional Homelessness Authority, that lead other human service and prevention-oriented systems, including those that address homelessness, the needs of people aged 62 years and older, domestic violence, gender-based violence, crisis diversion and re-entry, early intervention and prevention, youth and family services, and climate-related emergencies such as severe weather response for people experiencing homelessness.

~~((H-202))~~ **E-205** King County ~~(('s priorities for))~~ shall prioritize human service ~~((investments will be))~~ programs and services that help people in need become more stable and ~~((resilient))~~ healthy, and that prevent or reduce the need for costly emergency medical services, crisis services, and involvement with the criminal ~~((justice))~~ legal system. King County ~~((will))~~ shall focus resources and efforts on effective intervention and

1585 prevention that improve individual and community quality of life and
1586 enhance equity and racial and social justice. King County ~~((will)) shall~~
1587 preserve the resources necessary to collaborate as a ~~((true))~~ partner in
1588 regional human service systems. These focus areas include the
1589 following priority investment areas, which are consistent with other
1590 regional plans and initiatives:
1591 a. Job readiness, support for job development in business innovation
1592 districts;
1593 b. Affordable housing;
1594 c. Community and economic development activities;
1595 d. Strategies to ~~((make homelessness rare, brief and one-time))~~ create
1596 a homelessness response system that centers people with lived
1597 experience to focus on responding to needs and eliminating
1598 inequities to end homelessness for all; ((and))
1599 e. Behavioral health services (including crisis services, mental health
1600 treatment, substance use disorder treatment, co-occurring disorder
1601 treatment, and housing support services); and
1602 f. Strategies and programs to build the life, academic, and
1603 employment skills for young people to reach their full potential as
1604 they transition from childhood to adulthood.
1605

1606 B. Locating and Designing Health and Human 1607 Services Facilities

1608
1609 It is critical to consider the role of the built environment in healing and how health and
1610 care services are provided. The built environment has the potential to transform the
1611 quality of life that people experience when they are in care. Thoughtful people- and
1612 patient-centered design has the potential to build on individual or community
1613 resiliency, mitigate prior trauma, prevent further harm, and promote healing, especially
1614 when developed in consultation with those who use the facility.

1615 Consideration of the physical environment, both inside and outside of facilities, can
1616 support trauma-informed care by health service providers. Such design incorporates
1617 elements that support physical, psychological, and emotional safety, such as access to
1618 nature, clear wayfinding, wider hallways, open and well-lit stairways, clear sightlines,
1619 noise mitigation, flexible lighting, calming paint colors, exterior fences, reflecting and
1620 honoring culture, and warm and welcoming open spaces and communal areas.

1621
1622
1623 The design elements of facilities are only one component of how a facility can contribute
1624 to an individual's health and well-being. Where a facility is located and its accessibility
1625 to the clientele it is intended to serve is another important aspect of systems planning.

1626
1627 ~~((H-205))~~ **H-206 King County ((will)) shall support and implement health-related**
1628 **policies and programs that address the social determinants of health**
1629 **and the built environment by partnering with health((-)care services,**
1630 **community-based organizations, foundations, other regional agencies,**
1631 **boards, commissions, and elected officials to improve public health.**

1632
1633 ~~((H-206))~~ **H-207 King County ((will)) shall ((encourage)) support significant increases**
1634 **in the role and influence of residents living in communities that have**
1635 **disproportionately lower health outcomes by intentionally engaging**
1636 **((people)) those who are affected by health and human services policy**
1637 **development, planning, and service delivery in authentic and**
1638 **meaningful ways(, especially residents living in communities that have**
1639 **disproportionately lower health outcomes)).**

1640
1641 ~~((H-207))~~ **King County recognizes that poverty, lack of affordable housing and**
1642 **lack of access to economic opportunity for all residents are critical**

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~~public health issues. King County will take steps to address these issues through ongoing county plans, programs and funding.))~~

~~H-208 King County ((will)) shall, to the extent possible, ((locate)) promote the location of health and human services facilities ((where)) in areas that balance the County's shared interests in service delivery that is ((most cost)) more accessible, effective, and efficient. The equity and racial and social justice opportunities and impacts of possible locations ((will)) shall be taken into account. Locations should be easily accessible to anticipated clientele via various transportation methods including public transit((;)) and make the best use of existing facilities ((and opportunities to co-locate services and be compatible with adjoining uses)) consistent with the land use element of the Comprehensive Plan.~~

~~((H-208a)) H-209 ((When a health and human services facility is being relocated,)) King County ((consideration)) should consider, and work to minimize, the impacts on current clients when a health and human services facility is being relocated, ((such as)) which may include impacts related to accessibility, transportation options, and services available at the relocated facility.~~

~~H-210 People-centered design elements that include principles of patient-centered, recovery-oriented, and trauma-informed care should be considered and incorporated in County-owned or funded regional health and human services facilities, behavioral health facilities, emergency housing, transitional and permanent supportive housing, and affordable housing.~~

~~H-211 King County shall support and incentivize the provision of childcare at convenient locations, such as near transit and employment centers, to improve access and opportunity for families with children.~~

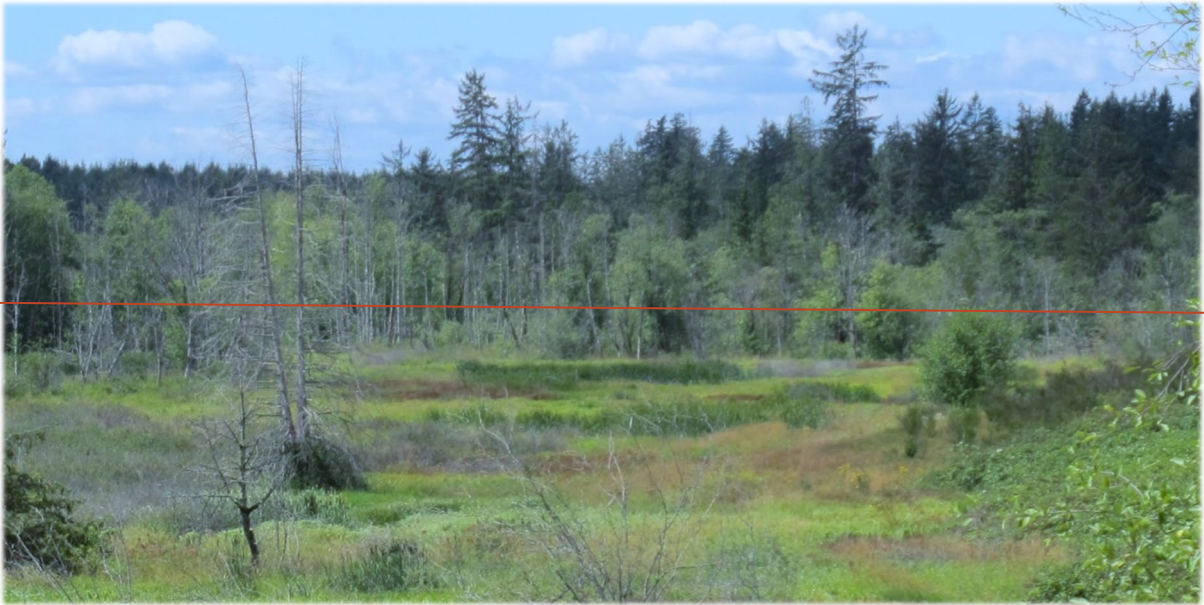
~~H-212 King County shall support and incentivize culturally relevant childcare programming for new and existing licensed early learning and childcare facilities to increase affordability for families across all income levels, especially those located in childcare access deserts or which serve families who experience additional barriers to accessing childcare.~~



CHAPTER 5

ENVIRONMENT

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9 The environment in King County includes a rich and valuable array of natural resources
10 ranging from marine and freshwater environments((r)) to the highly urbanized area((s)),
11 lower-density rural area((s)), highly productive farm and forest land, and to nearly
12 pristine landscapes in the foothills of the Cascades. The policies in this chapter protect
13 that environment, ensure its effective management, and support its restoration where
14 needed(~~(, and support the Strategic Plan's goal of a healthy environment)~~). King County
15 residents depend on sound policies not only to protect public health and safety, but
16 also to preserve quality of life for future generations. King County is committed to
17 pursuing partnerships, cost effective strategies, and best management practices to
18 optimize the long((-)term protection and restoration of the environment within available
19 resources. These ~~((policies))~~ policies guide King County's environmental development
20 regulations as well as incentives, education, and stewardship programs in
21 unincorporated King County.

22
23 ~~((One of the central tenets of the Growth Management Act, the Countywide Planning
24 Policies, and King County's Comprehensive Plan is that new growth be focused within
25 designated urban areas with the aim of protecting resource lands (forestry, agriculture,
26 and mining) and reducing development pressure on the Rural Area and Natural
27 Resource Lands. At the same time, t))~~The Growth Management Act requires that each
28 city and county in Washington State identify, designate, and protect critical areas found
29 in their local environment. Critical areas, as defined by the Growth Management Act,
30 include wetlands, areas with a critical recharging effect on aquifers used for potable
31 water, fish and wildlife habitat conservation areas, frequently flooded areas, and
32 geologic hazard areas. Achieving development goals must be integrated with
33 protecting critical area functions and values. ~~((Individual solutions can be tailored by
34 following the guidance of comprehensive plan policies that recognize both critical area
35 protection and the need to reduce urban sprawl:))~~

36
37 All parts of the county – from densely developed urban areas, to farm and forest land, to
38 the Rural Area – have a role to play and a common interest in environmental protection.
39 Responsibility for environmental protection cannot fall on one geographic area or
40 ~~((category of people))~~ community alone. ~~((Tools for environmental protection, for all
41 residents whether in the Urban Area, Rural Area or Natural Resource Lands, include
42 buying locally grown produce at a Farmers Market, taking care to avoid polluted
43 discharges to stormwater drainage systems, riding the bus, investing in natural resource
44 programs like those offered by the King Conservation District, complying with
45 stormwater standards, controlling invasive plants, protecting forest cover, and ensuring
46 development minimizes flood risk:))~~

47
48 For the urban ~~((residents))~~ area, environmental protection occurs through ~~((different))~~
49 various means, including investing in wastewater treatment and stormwater
50 improvements, protecting greenbelts and other remnants of native habitats, adding
51 new public open space - especially in historically underinvested communities, and
52 ~~((living))~~ concentrating development in densely developed areas. For the ~~((r))~~Rural
53 ~~((residents))~~ Area and Natural Resource Lands, it means protecting aquifers used for
54 drinking water, using development practices that ~~((slowly))~~ infiltrate stormwater, and
55 ~~((using best management practices to protect))~~ protecting water quality and habitat for
56 fish and wildlife. On farm((-)lands, forest((-)lands, and lands in the Rural Area,
57 stewardship and technical assistance provide((s)) opportunities for supporting
58 long-term resource use while protecting the environment.

59
60 Climate change is already having severe and wide-ranging impacts on public health,
61 safety, and welfare; the economy; and the environment. Climate change in the Pacific
62 Northwest is projected to continue to bring more severe weather events including
63 extreme heat events, wildfires, storms, and droughts; decreased water supply for
64 people and fish; and changes in habitat and species distribution.

66 ((One of the most significant environmental issues facing King County during the past
67 past decade was)) Salmon recovery continues to be one of the biggest challenges facing the
68 Puget Sound Region, despite significant investment in habitat protection and
69 restoration over more than twenty years since the listing of Chinook salmon and bull
70 trout as threatened under the Endangered Species Act. ((Since 2000, the region has
71 seen)) There has been unprecedented cooperation between Indian tribes, local
72 governments, residents, ~~((tribes,))~~ conservation districts, non~~((=))~~profit groups, and
73 federal and state fisheries managers to develop watershed-based Water Resource
74 Inventory Area plans for salmon conservation. These plans form the basis for the federal
75 recovery plan for Chinook salmon. Watershed partners are continuing to work together
76 to implement and monitor these plans through Water Resource Inventory Area Forums.
77 Southern Resident orca, which are dependent on Chinook salmon as a food source,
78 were listed as endangered in 2005.

79
80 ~~((King County has taken significant steps to increase protections for Chinook and other
81 salmon species and improve habitat through changes in daily operations (such as
82 maintenance of county roads and parks), increased open space protection, tax
83 incentives, updated development regulations, and construction of habitat restoration
84 projects. The lessons learned and relationships developed through cooperative
85 planning in response to the Chinook salmon and bull trout listings should help to inform
86 King County's response to new listings, and bolster efforts to prevent future species
87 listings.))~~

88
89 Individual species protections under the Endangered Species Act continue to play an
90 important role. At the same time, both nationally and internationally, many
91 governments are initiating multi-species approaches aimed at conserving biodiversity.
92 Biodiversity refers not only to plants and animals but also to their habitats and the
93 interactions among species and habitats.

94
95 Protection of biodiversity in all its forms and across all landscapes is critical to continued
96 prosperity and quality of life in King County. In fisheries, forestry, and agriculture, the
97 value of biodiversity to sustaining long-term productivity has been demonstrated in
98 region after region. ~~((With the impending effects of climate change, maintaining
99 biodiversity will be critical to the resilience of resource-based activities and to many
100 social and ecological systems. The continued increase in King County's population and
101 the projected effects of climate change make conservation a difficult but urgent task.))~~
102 The protection and restoration of biodiversity and of a full range of supporting habitats
103 is important to King County. King County ~~((will))~~ incorporates these considerations in its
104 operations and practices, ranging from its utility functions (such as wastewater, solid
105 waste, and stormwater management) to its regulatory and general government
106 practices.

107
108 ~~((State and federal agencies are undertaking biodiversity initiatives. The Washington
109 Biodiversity Council was created by the Governor in 2004, in part, with the aim of
110 refocusing state conservation efforts from the species level to the ecosystem level. In
111 2009, the Washington Department of Fish and Wildlife released Landscape Planning for
112 Washington's Wildlife: Managing for Biodiversity in Developing Areas. The goal of this
113 document is to provide information to planners and others that can be used to minimize
114 the impacts of development on fish and wildlife and to conserve biodiversity.~~

115
116 ~~The U.S. Forest Service also integrates biodiversity principles into its land management
117 practices. Internationally, Local Governments for Sustainability's Local Action for
118 Biodiversity Project convenes local governments from around the world, including King
119 County, to establish strategies for the conservation of urban biodiversity.~~

120
121 ~~Climate change has the potential for severe and wide-ranging impacts on public health,
122 safety, and welfare; the economy; and the environment. Climate change in the Pacific~~

123 Northwest is projected to bring more severe weather events including heat events,
124 winter storms and summer droughts, decreased water supplies for people and fish, and
125 changes in habitat and species distribution. King County is a leader in taking steps to
126 reduce greenhouse gas emissions and to adapt to climate change.

127
128 ~~New approaches for stormwater management known as Low Impact Development, are
129 providing additional options for stormwater management, especially in site
130 development. Low Impact Development Best Management Practices can mimic the
131 natural functions of soil and forest cover in slowing and filtering stormwater runoff by
132 infiltrating or dispersing stormwater onsite, or by capturing and reusing it. Used
133 exclusively, or in conjunction with a comprehensive stormwater management program
134 of structural controls and other best management practices, Low Impact Development
135 Best Management Practices can reduce environmental impacts from stormwater runoff.
136 Low Impact Development techniques also work in tandem with other strategies such as
137 retaining forest cover, preserving native plants and preserving native soil.~~

138
139 ~~These techniques help to meet other objectives such as retention of canopy cover,
140 protection of riparian habitat and preservation of native soils that help protect
141 biodiversity, improve air quality, and protect the ecological functions of the landscape
142 and surface waters. These approaches help create a more sustainable environment and
143 create a better quality of life for King County residents.))~~

144
145 Untreated stormwater runoff remains the largest source of pollution to Puget Sound.
146 Stormwater management requirements and practices continue to evolve, with greater
147 emphasis on low impact development and green stormwater infrastructure that can
148 mimic the natural functions of soil and forest cover in slowing and filtering stormwater
149 runoff by infiltrating or dispersing stormwater on-site, or by capturing and reusing it.
150 The County continues to develop, apply, and update evidence-based tools to identify
151 and prioritize actions to achieve the best outcomes for reducing pollution to Puget
152 Sound.

153
154 ~~((Environmental initiatives during the past decade have underscored the need for
155 monitoring changes in the environment and the effectiveness of the County's efforts to
156 protect it.)) Monitoring and performance measurement help local governments to
157 target limited resources on existing and emerging environmental problems, determine
158 whether actions are having their intended effect, promote accountability, and adapt
159 approaches to environmental management. ((The Department of Natural Resources and
160 Parks assesses environmental conditions with a variety of monitoring programs. The
161 results are presented in the environmental indicator section of KingStat and are used to
162 develop appropriate county responses and provide an opportunity to collaborate and
163 partner with other organizations in making improvements.~~

164
165 ~~This chapter reflects the overarching goal of the Countywide Planning Policies to
166 protect, restore and enhance the quality of the natural environment in King County for
167 future generations. This chapter has been updated to integrate county strategies for
168 protection of land, air, and water; to emphasize implementation of salmon recovery
169 plans; to reflect increased emphasis on climate change and biodiversity; and to support
170 monitoring and adaptive management. These policies guide King County's
171 environmental regulations and incentives, education and stewardship programs in
172 unincorporated King County.))~~

173

I. ~~((Natural Environment and Regulatory Context))~~ General Policy Guidance

~~((A. Integrated Approach~~

Environmental protection efforts need to be integrated across species, habitats, ecosystems, and landscapes. Efforts to reduce flooding or protect water quality and habitat cannot work successfully in isolation from management of land use across the larger contributing landscape. Efforts to protect one particular species or resource type could be detrimental to another if such efforts are not considered in an ecosystem context.

~~Likewise, t))~~ The tools King County uses to protect the environment—_incentives, regulations, changes in ~~((c))~~ County operations, planning, capital projects, land acquisition, education, stewardship, and monitoring—~~((also))~~ need to be integrated. For example, the regulatory buffers placed around wetlands need to consider changing conditions in the watershed around the wetland, including natural hydrological processes. These conditions are influenced by land use, stormwater runoff management, clearing and grading requirements, and protection of forest cover and open space. Incentives, education, and technical assistance programs also must work hand-in-hand so that land~~((-))~~owners can access a seamless set of programs that work together to accomplish environmental protection and restoration.

As part of the ~~((2004))~~ 10-year Comprehensive Plan update process, King County ~~((updated))~~ updates its critical areas, stormwater runoff management, and clearing and grading regulations consistent with Growth Management Act requirements to include best available science, ensure no net loss of the functions and values of critical areas, and demonstrate "special consideration" given to conservation and protection of anadromous fish species. These regulations are functionally interrelated, with the standards for protection of wetlands, aquatic areas, and wildlife areas also working in tandem with ~~((landscape-level))~~ standards for stormwater management, water quality, and clearing and grading, as well as programs for land conservation.

~~((Habitat conditions vary throughout unincorporated King County, with higher quality habitat generally found in less developed areas of the county. However, both urban and rural habitats play a critical role for various species and during different life stages. The environmental protections the county uses should consider development patterns, habitat conditions, and the roles played by different geographic and ecologic areas. A geographic and watershed-based approach to planning, stewardship, and environmental protection acknowledges that different areas of King County may have different environmental and resource values and face different levels of development pressure. Therefore, methods of protecting critical areas that respect those distinctions must continue to evolve to balance the protection of the environment with the need to reduce urban sprawl and preserve the County's quality of life.~~

~~In 2004, the county strengthened))~~ The County offers a variety of incentives ((available to)) for land~~((-))~~owners ((through its Public Benefit Rating System, a) to promote environmental stewardship and restoration and enhancement of ecosystems. These include tax incentive programs through which landowners can receive reduced property taxes in exchange for commitments to protect open space and natural resources((- However, incentives are not just limited to tax incentives, but can include)), market-based programs for permanent land protection and regulatory flexibility ((e.g., alternatives to fixed-width buffers)) such as the Transfer of Development Rights program and fee-in-lieu compensatory mitigation program, ~~((streamlined permit processing, reduced permit fees;))~~ and free or low -cost technical assistance. ~~((Additionally, the King~~

227 County Strategic Plan, released in 2010 and updated in 2015 through Motion 14317,
228 has a healthy environment goal to preserve open space and rural character while
229 addressing climate change.)

230
231 King County ((will)) uses existing and updated subarea and functional plans and Water
232 Resource Inventory Area salmon recovery plans to ((provide guidance to)) guide
233 programs, regulations, and incentives to protect and restore environmental quality. The
234 County has initiated the Land Conservation Initiative, which calls for a series of
235 accelerated actions to close gaps in equitable access to open space and to protect King
236 County's last, most important natural lands and urban green spaces before increasing
237 land prices and development pressure foreclose opportunities for conservation. The
238 Land Conservation Initiative is a regional collaboration between King County, cities,
239 businesses, farmers, environmental partners, and other key partners to achieve
240 conservation results more quickly and cost-effectively.

241
242 ~~((E-105)) E-101 Environmental quality and important ecological functions shall be~~
243 ~~protected and hazards to health and property shall be minimized~~
244 ~~through development reviews and implementation of land use ((plans,~~
245 ~~Water Resource Inventory Area salmon recovery plans, stormwater~~
246 ~~management plans and programs, flood hazard management plans,~~
247 ~~environmental monitoring programs, and park master plans. These~~
248 ~~plans shall also encourage stewardship and restoration of critical areas~~
249 ~~as defined in the Growth Management Act, and include an adaptive~~
250 ~~management approach)) and environmental plans and programs.~~

251
252 ~~((E-101)) E-102 In addition to its regulatory authority, King County should use~~
253 ~~incentives to protect and restore the natural environment ((whenever~~
254 ~~practicable)). Incentives ((shall)) should be monitored and periodically~~
255 ~~reviewed to determine their effectiveness ((in terms of)) at protecting~~
256 ~~and restoring natural resources.~~

257
258 ~~((E-102)) E-103 King County should take a regional role in promoting and~~
259 ~~supporting environmental stewardship through direct education,~~
260 ~~coordinating of educational efforts, and establishing partnerships with~~
261 ~~other entities that share similar environmental concerns and~~
262 ~~stewardship opportunities.~~

263
264 ~~((E-102a)) E-104 King County ((will)) shall consider environmental justice~~
265 ~~and climate ((justice)) equity impacts and disparities in its planning,~~
266 ~~projects, and services to assess and mitigate unintended impacts on~~
267 ~~frontline communities and to ensure solutions that enhance conditions~~
268 ~~for people and the environment.~~

269
270 ~~((E-112a)) E-105 The protection of lands where development would pose hazards~~
271 ~~to health and safety, property, important ecological functions, or~~
272 ~~environmental quality shall be achieved through acquisition,~~
273 ~~enhancement, incentive programs, and appropriate regulations. The~~
274 ~~following critical areas and their buffers are particularly susceptible and~~
275 ~~shall be protected in King County:~~
276 ~~a. ((Floodways of 100-year floodplains;~~
277 ~~b. Slopes with a grade of 40% or more or landslide hazards that~~
278 ~~cannot be mitigated;~~
279 ~~c. Wetlands and their protective buffers;~~
280 ~~d. Aquatic areas, including streams, lakes, marine shorelines and their~~
281 ~~protective buffers;~~
282 ~~e. Channel migration hazard areas;~~
283 ~~f. Critical Aquifer Recharge Areas;~~
284 ~~g. Fish and Wildlife Habitat Conservation Areas; and~~
285 ~~h. Volcanic hazard areas)) Critical aquifer recharge areas;~~

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- b. Fish and wildlife habitat conservation areas;**
- c. Frequently flooded areas, regulated as flood hazard areas;**
- d. Geologically hazardous areas; and**
- e. Wetlands.**

((E-417)) E-106 King County should take precautionary action informed by best available science where there is a significant risk of damage to the environment. Precautionary action should be coupled with monitoring and adaptive management.

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King County coordinates many programs internally as well as with other agencies and governments. The cooperative development and implementation of watershed-based salmon recovery plans over the last decade has brought together local governments, federal and state agencies, residents, and interest groups. Continued collaboration at the watershed level is critical for successful implementation of these habitat focused plans. Indian ~~((F))~~tribes with treaty-reserved fishing rights and the Washington Department of Fish and Wildlife co-manage harvest and hatchery actions. Working closely with these co-managers is essential to ensure that watershed-based salmon recovery strategies effectively integrate habitat, harvest, and hatchery actions.

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King County works closely with federal and state agencies, cities, and other counties to try to integrate and streamline compliance with federal mandates, including the Clean Water Act, Clean Air Act, and Endangered Species Act. In doing so, multiple benefits can be achieved. For example, in some cases mandated monitoring for Clean Water Act compliance can provide useful information to support salmon conservation efforts.

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King County also participates in ~~((F))~~the Puget Sound Partnership ~~((was created by the Washington State Legislature and Governor in July 2007 to achieve the recovery of the Puget Sound ecosystem by the year 2020. The Partnership's goal is)), which works to coordinate and significantly strengthen the federal, state, local, and private efforts undertaken to date to protect and restore the health of Puget Sound and its watersheds. ((Additional discussion of King County's participation in the Puget Sound Partnership is found later in this chapter.~~

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~~King County also works closely with federal and state agencies, cities, and other counties to try to integrate and streamline compliance with federal mandates, including the Clean Water Act, Clean Air Act, and Endangered Species Act. In doing so, multiple benefits can be achieved. For example, in some cases mandated monitoring for Clean Water Act compliance can provide useful information to support salmon conservation efforts:))~~

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((E-104)) E-107 Development of environmental regulations, restoration and mitigation projects, and incentive and stewardship programs should be coordinated with Indian tribes, local jurisdictions, federal and state agencies, ~~((tribes;))~~ special interest groups, and residents when conserving and restoring the natural environment consistent with Urban Growth Area, Rural Area, and ~~((designated))~~ Natural Resource Lands goals.

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((E-422)) E-108 King County's land use and park planning~~((;))~~ and regulatory~~((;))~~ and operational functions related to environmental protection, public safety, and equity should be closely coordinated across departments and with other applicable agencies and organizations to achieve an ecosystem-based approach.

341 **E-109** King County should promote the efficient provision of utilities and
342 public services by exempting minor activities from ~~((its))~~ critical areas
343 regulations~~((;))~~ if the agency ~~((has an approved))~~ develops a best
344 management practices plan ((approved by King County, and the plan
345 ensures that proposed projects that may affect habitat of listed species
346 be carried out in a manner that protects the resource or mitigates
347 adverse impacts)) that:
348 a. Is based on best available science;
349 b. Accounts for no net loss of ecological functions; and
350 c. Ensures projects that may affect habitats of endangered,
351 threatened, sensitive, or candidate species, or species of local
352 importance, are carried out in a manner that protects the resource and
353 mitigates adverse impacts.
354

355 The State Environmental Policy Act requires King County to consider the environmental
356 impacts of proposed actions ~~((that may have a significant adverse environmental~~
357 ~~impact)).~~ Over the years, King County has adopted development regulations that
358 address many of the impacts that are likely to occur as a result of development. In many
359 cases, King County's regulations adequately address environmental impacts and
360 development proposals do not require additional mitigation under the State
361 Environmental Policy Act. However, there may be certain development proposals or
362 unusual circumstances not contemplated by the development regulations that require
363 further mitigation under the State Environmental Policy Act. This principle is articulated
364 in King County Code Chapter 20.44. The presence of a species listed by the federal
365 government as endangered or threatened ~~((by the federal government))~~ is an example
366 of such an unusual circumstance.

367
368 ~~((E-107) Regulations to prevent unmitigated significant adverse environmental~~
369 ~~impacts should be based on the importance and sensitivity of the~~
370 ~~resource.~~

371
372 ~~E-108))~~ **E-110** King County may exercise its substantive authority under the State
373 Environmental Policy Act to condition or deny proposed actions ~~((in~~
374 ~~order))~~ to mitigate associated individual or cumulative impacts such as
375 significant habitat modification or degradation that ((may actually kill,
376 injure or harm listed threatened or endangered species by significantly
377 impairing essential behavioral patterns, including)) impairs breeding,
378 feeding, spawning, rearing, migrating, ((or)) sheltering, or other
379 essential behavior patterns for endangered, threatened, sensitive, or
380 candidate species, or species and habitats of local importance.

381 ~~((B. Policy and Regulatory Context~~

382 ~~3. Growth Management Act and Critical Areas Protection~~

383 The Growth Management Act requires that each city and county in Washington State
384 identify, designate, and protect critical areas found in their local environment. Critical
385 areas, as defined in the Growth Management Act, include wetlands, areas with a critical
386 recharging effect on aquifers used for potable water, fish and wildlife habitat
387 conservation areas, frequently flooded areas and geologically hazardous areas. This
388 chapter establishes policies for designating and protecting critical areas in King County.
389 King County Code Title 21A provides the regulatory framework for these policies.
390

391 The Growth Management Act also requires local governments to include the best
392 available science in developing policies and development regulations to protect the
393 functions and values of critical areas, and to give special consideration to the
394 conservation or protection measures necessary to preserve or enhance anadromous
395 (fish that spawn in freshwater and spend part of their lifecycle in salt water) fisheries.

396

397 ~~4. Shoreline Management Act~~

398 ~~The Shoreline Management Act requires each city and county with Shorelines of the~~
399 ~~State to adopt a Shoreline Master Program that complies with state guidelines but that is~~
400 ~~tailored to the specific needs of the community. The Shoreline Management Act applies~~
401 ~~to all marine waters, streams with a mean annual flow of 20 cubic feet or more per~~
402 ~~second, and lakes that are 20 acres or more in size. The Shoreline Management Act also~~
403 ~~applies to upland areas called “shorelands” within 200 feet of these waters, as well as~~
404 ~~associated wetlands and floodplains. The program’s goals are set by state law and~~
405 ~~include protecting natural resources, increasing public access to shorelines and~~
406 ~~encouraging businesses such as marinas along the waterfront.~~

407
408 ~~Under the Shoreline Management Act, the Shoreline Master Program includes both a~~
409 ~~Shoreline Master Plan and implementing shoreline land use and development~~
410 ~~regulations. The Growth Management Act requires that a local government’s~~
411 ~~Comprehensive Plan, Shoreline Master Plan, and development regulations, including~~
412 ~~both shoreline regulations and critical area regulations, must be consistent with each~~
413 ~~other. The Shoreline Master Program is included in its entirety in Chapter 6,~~
414 ~~Shorelines:))~~

415

II. Climate Change

416 ~~Climate change is one of the paramount environmental and economic challenges for~~
417 ~~this generation. Human-caused sources of greenhouse gas emissions, including carbon~~
418 ~~dioxide and methane, are causing unprecedented and severe changes in global and~~
419 ~~local climate systems. This is the consensus view of the world’s leading scientists,~~
420 ~~including the Intergovernmental Panel on Climate Change and the U.S. National~~
421 ~~Academy of Sciences.~~

422
423 ~~King County faces significant environmental and economic challenges stemming from~~
424 ~~climate change, including stressed and rapidly changing ecosystems, costly impacts on~~
425 ~~public and private property, and increasing public health risks related to wildfire smoke,~~
426 ~~extreme heat waves, and changes in infectious diseases. The impacts of a changing~~
427 ~~climate will be experienced differently by King County residents, influenced by factors~~
428 ~~such as income, age, health, and location. These changes can act as a threat multiplier~~
429 ~~that creates complex challenges, particularly for frontline communities affected by~~
430 ~~historical and current inequities who have limited resources to adapt.~~

431
432 ~~Effective and equitable climate action requires a significant commitment on the part of~~
433 ~~King County to reduce greenhouse gas emissions, prepare for climate change impacts,~~
434 ~~and build sustainable and resilient frontline communities.~~

435
436 ~~King County’s ((2015)) Strategic Climate Action Plan, ((which was adopted)) updated~~
437 ~~every five years and approved by the King County Council ((through Motion 14449)), is~~
438 ~~King County’s comprehensive legislative and policy plan for equitable climate action. ((It~~
439 ~~provides the blueprint for county decision-makers, employees, and the general public~~
440 ~~to learn about the County’s climate change commitments.)) The Strategic Climate~~
441 ~~Action Plan outlines King County’s priorities and commitments for climate action,~~
442 ~~integrating climate change and climate equity into all areas of County operations and in~~
443 ~~the County’s work with cities, partners, communities, and residents. A subset of the~~
444 ~~policies and commitments from the Strategic Climate Action Plan are also reflected in~~
445 ~~this section of the Comprehensive Plan. ((To learn more about the Strategic Climate~~
446 ~~Action Plan: <http://www.kingcounty.gov/climate>.~~

447

448 Impacts from climate change have the potential to dramatically impact ecosystems,
449 agriculture, economy, biodiversity, and public health and safety in myriad and
450 interrelated ways. Impacts of a changing climate will be experienced differently by King
451 County residents, influenced by factors such as income, age, health, and location.
452 However, by working collaboratively to develop and implement strategies to prevent,
453 respond to, and prepare for climate change, King County has many opportunities to
454 address broader inequities. Sustaining quality of life and the environment requires a
455 significant commitment on the part of King County to both reducing greenhouse gas
456 emissions, the primary driver of human caused climate change, and preparing for
457 climate change impacts in an ever-changing and increasingly dynamic landscape.))

458

459 **E-201 The County's Strategic Climate Action Plan should guide the planning,**
460 **development, and implementation of greenhouse gas reduction goals and**
461 **actions, equitable and community-driven climate solutions, and policies**
462 **and actions that reduce climate change vulnerabilities and increase climate**
463 **resilience.**
464

465 ~~((Climate Change Science and Impacts~~

466 Human caused sources of greenhouse gas emissions, including carbon dioxide and
467 methane, are causing unprecedented and severe changes in global and local climate
468 systems. This is the consensus view of the world's leading scientists, including the
469 Intergovernmental Panel on Climate Change and the US National Academy of Sciences.
470

471

472 In King County, decreasing mountain snowpack, increasing flooding, and rising sea
473 levels are evidence that the climate system is changing. While many factors affect the
474 climate system and natural environment, scientists have attributed many changes in
475 significant part to recent increases in atmospheric greenhouse gas concentrations. The
476 County faces significant environmental and economic challenges stemming from
477 climate change, including stressed and rapidly changing ecosystems, costly impacts on
478 public and private property, and new public health risks resulting from worsening air
479 and water quality (e.g., toxic algal blooms), additional heat related impacts, and
480 increased exposure to infectious disease.

481

481 ~~King County Greenhouse Gas Emissions~~

482 Climate change over the last century has been caused primarily from increasing
483 greenhouse gas emissions such as methane, carbon dioxide and nitrous oxide. King
484 County is committed to reduce the greenhouse gas emissions of its operations and
485 support broader efforts to reduce countywide emissions.
486

487

487 ~~Government Operations~~

488 King County government operations create greenhouse gas emissions.)) Major
489 ~~((government)) sources of greenhouse gas emissions from King County government~~
490 ~~operations~~ are associated with combustion of diesel and gasoline for transit buses and
491 fleet vehicles, methane from landfills, electricity usage, ~~fossil fuel usage~~ in buildings and
492 for wastewater treatment, and emissions from the production, use, and disposal of
493 government-purchased goods and services.
494

495

496 ~~((King County is making progress in reducing greenhouse gas emissions from county~~
497 ~~operations, with emissions from energy-related non-transit sources decreasing 14%~~
498 ~~between 2007 and 2014. During this time emissions directly associated with vehicles~~
499 ~~and transit service increased by six percent, primarily due to increased use of biodiesel~~
500 ~~and increased transit service.~~

501 *Countywide*

502 ~~Within King County's geography)) At the countywide community scale, the largest~~
503 ~~contributors to greenhouse gas emissions are ((primarily caused by)) fossil fuel use~~
504 ~~((gasoline and diesel) for transportation and to a lesser but significant extent to heat~~
505 ~~buildings (natural gas and heating oil)) for building energy and transportation, followed~~
506 ~~to a lesser extent by land use, refrigerants, waste, and wastewater. In King County,~~
507 ~~overall greenhouse gas emissions increased by 11 percent from 2007 to 2019; however,~~
508 ~~per capita emissions declined by seven percent during the same time period. The most~~
509 ~~substantial drivers for an increase in emissions were population growth, higher~~
510 ~~greenhouse gas emissions from electricity, and increased aviation emissions. The~~
511 ~~largest contributors to decreasing emissions have been increased efficiency of~~
512 ~~passenger vehicles (decreased emissions per mile) and more efficient electricity use by~~
513 ~~households and commercial entities. Additional significant emissions are associated~~
514 ~~with consumption in King County, but these sources do not necessarily occur within its~~
515 ~~geographic borders. These emissions are created through the production, transport,~~
516 ~~sale, use, and disposal of ((imported)) purchased goods and services ((such as food and~~
517 ~~electronics)).~~

519 *~~((Preparing for Climate Change Impacts~~*

520 ~~Even if all human sources of greenhouse gas emissions ceased today, global and~~
521 ~~regional temperatures would continue to increase for several decades. Therefore, King~~
522 ~~County must be proactive in preparing for local climate change impacts. For King~~
523 ~~County, this includes preparing for more frequent and severe flooding and droughts,~~
524 ~~developing recycled water sources, working with farm and forest owners to address~~
525 ~~climate change impacts, planning for effects of climate change on human health, taking~~
526 ~~steps to improve the resiliency of the natural and built environments, and ensuring that~~
527 ~~the County can continue to provide services such as transit, wastewater treatment, and~~
528 ~~flood protection.~~

530 *~~Status of King County Climate Change Efforts))~~*

531 ~~King County ((has a long record of)) is committed to innovation, leadership, and~~
532 ~~investment in reducing greenhouse gas emissions, prioritizing climate equity, and~~
533 ~~preparing for the impacts of climate change. Consideration of climate change impacts~~
534 ~~and opportunities to reduce energy use and greenhouse gas emissions are deeply~~
535 ~~embedded throughout the work plans and capital investments of ((e))County~~
536 ~~departments and lines of business. ((Since 2010, the investments in energy efficiency~~
537 ~~and changes in operations have reduced building energy use and costs by over \$3~~
538 ~~million annually.~~

540 ~~King County Metro has pioneered the use of hybrid bus technology is on track to have~~
541 ~~an all hybrid or electric bus fleet by 2018. As of 2015, the county is now producing~~
542 ~~renewable energy equivalent to 57% of its government operational energy needs.~~
543 ~~However, to make significant reductions in greenhouse gas emissions and ensure that~~
544 ~~the built and natural environment are resilient in the face of a changing climate, even~~
545 ~~bolder action and stronger collaboration with cities, businesses, and county residents is~~
546 ~~required:))~~

548 ~~The following ((sections of this section highlight and)) subsections include climate-~~
549 ~~related policies, which are consistent with key ((2015)) Strategic Climate Action Plan~~
550 ~~((policies and commitments)) goals, strategies, and priority actions.~~

551
552
553

554 ~~((B:))~~ A. Reducing Greenhouse Gas Emissions

555 King County is ~~((leading by example in))~~ reducing operational sources of greenhouse
556 gas emissions through efforts such as:

- 557 • ~~((Green building and sustainable development practices that reduce emissions of
558 capital facilities projects;~~
- 559 • ~~Purchasing and maintenance practices that reduce emissions associated with the
560 production, use and disposal of goods and services;~~
 - 561 • ~~Modifying operations of county buildings and facilities that reduce emissions and
562 resource demand;~~
 - 563 • ~~Purchasing and efficiently using alternative vehicles such as electric powered
564 vanpools and hybrid cars and buses;~~
 - 565 • ~~Improving energy efficiency and producing renewable energy sources at King
566 County's wastewater treatment and solid waste disposal facilities; and~~
 - 567 • ~~Protecting forested areas, encouraging and supporting active stewardship, and
568 undertaking tree planting and restoration projects that enhance biological carbon
569 sequestration)) Increasing the efficiency of County vehicle fleets and minimizing
570 their greenhouse gas emissions:~~
 - 571 • Reducing energy use in County facilities, making investments to reduce building
572 fossil fuel use, and producing more renewable energy;
 - 573 • Building, maintaining, and operating County facilities consistent with the highest
574 green building and sustainable building practices;
 - 575 • Minimizing operational resource use, maximizing reuse and recycling, and choosing
576 products and services with low environmental and greenhouse gas impacts; and
 - 577 • Managing and restoring County-owned parks, natural lands, and farmlands to
578 maximize biological carbon storage and increase climate resilience.

579
580 King County is also supporting emissions reductions at the broader countywide scale
581 through ~~((sustainable land use policies, transportation infrastructure, and through the
582 provision of important services such as recycling and transit, including actions and
583 policies))~~ efforts such as:

- 584 ((
- 585 • ~~Land use designations and zoning that influence the pattern and density of
586 development and the level of reliance on single occupancy vehicles;~~
 - 587 • ~~Use of voluntary tools such as Transfer of Development Rights to reduce
588 development density on Rural Area and Natural Resource Lands;~~
 - 589 • ~~Building codes and facilities standards that can influence the types of building
590 materials and future energy demands;~~
 - 591 • ~~Promoting the use of transit and non-motorized travel modes to decrease vehicle
592 miles traveled; and~~
 - 593 • ~~Protecting Rural Area and Natural Resource Lands from further development
594 through acquisition of fee title or conservation easements to redirect future growth
595 to urban areas to reduce emissions related to transportation and new
596 development))~~
 - 597 • Reducing passenger car trips and vehicle emissions by sustaining and increasing
598 transit services, focusing development into urban areas and centers, supporting
599 equitable pricing of vehicle usage, and supporting clean fuels and electric vehicles;
 - 600 • Reducing energy and fossil fuel use in the built environment and increasing the use
601 of clean energy supplies and technologies by partnering to develop efficiency
602 programs and supporting converting oil, natural gas, and propane-heated homes
603 to clean sources;
 - 604 • Reducing energy use and greenhouse gas emissions associated with new
605 construction, additions, retrofits, and remodels in all buildings in King County by
606 working with partners to advance state green building code amendments, updating
607 building codes in unincorporated King County, and improving commercial energy

- 608 code:
- 609 • Achieving a circular economy, whereby waste is minimized through prevention,
- 610 reuse, recycling, and materials staying in use longer, by spurring and supporting
- 611 new recycled markets, implementing a regional organics plan, prioritizing food
- 612 waste reduction strategies, and making recycling improvements at County-owned
- 613 transfer stations; and
- 614 • Protecting high-value forests and farmlands, expanding the total area of forest
- 615 cover and actively farmed lands, and restoring health, vitality, and resilience of
- 616 forest and farmlands by implementing the Land Conservation Initiative and Rural
- 617 Forest Carbon Program, and ensuring that strategies to reduce emissions and
- 618 increase carbon sequestration are included in farm and forest stewardship plans.

619

620 King County is committed to actions and solutions that reduce emissions and prevent

621 and repair harms to frontline communities. To learn more about how the County is

622 committed to advancing climate equity, see additional details in the "Advancing Climate

623 Equity" subsection of this section. Many actions that reduce greenhouse gas emissions

624 result in additional benefits, such as saving energy and fuel costs, improving health, and

625 minimizing other types of air and water pollution. For example, walkable, transit-

626 oriented communities have been shown to have significantly below average per capita

627 greenhouse gas emissions while at the same time saving residents money, supporting

628 healthier lifestyles, and creating stronger communities.

629

630 In some cases, ((c))County actions are direct sources of greenhouse gas emissions((-))

631 but, when considered at a broader scale, have a net emissions reduction benefit. For

632 example, ((providing public transportation results in significant direct greenhouse gas

633 emissions, primarily from combusting diesel. At the same time,)) the greenhouse gas

634 emissions avoided by providing public transit service ((offsets these direct operational

635 emissions by more than three times by decreasing)) - from decreased driving, providing

636 traffic congestion relief, and supporting walkable, efficient land use - are three times

637 greater than direct emissions from operating public transit service itself. As this

638 example shows, there are sometimes complex considerations that need to be taken into

639 account in making decisions about greenhouse gas emissions reduction strategies.

640

641 ((Policies related to King County efforts to reduce operational and countywide

642 greenhouse gas emissions are presented below. Policies related to reducing

643 greenhouse gas emissions and adaptation strategies for agriculture and forestry can be

644 found in Chapter 3: Rural Area and Natural Resource Lands. Policies related to

645 reduction of Greenhouse Gas Emissions from transit and fleet vehicles can be found in

646 Chapter 8: Transportation. Policies related to water supply, use of recycled water, and

647 energy can be found in Chapter 9: Services, Facilities and Utilities. Policies related to

648 green building and sustainable development can be found in Chapter 9: Services,

649 Facilities and Utilities (as related to government operations) and Chapter 10: Economic

650 Development (as related to private development).))

651 1. Government Operations

652 ~~((E-205))~~ **E-202 King County shall reduce greenhouse gas emissions from ((all**

653 **facets-of)) its operations and actions, including but not limited to, those**

654 **associated with construction and management of ((c))County-owned**

655 **facilities, infrastructure development, transportation, and**

656 **environmental protection programs, to achieve the emissions**

657 **reductions targets set in ((E-206)) E-203 and to work towards the**

658 **carbon neutral goal in F-((215b))415.**

659

660 ~~((E-206))~~ **E-203 King County shall reduce total greenhouse gas emissions from**

661 **government operations, compared to a 2007 baseline, by at least**

662 **((25%)) 50 percent by ((2020)) 2025 and ((50%)) 80 percent by 2030.**

663

664 ~~((E-206a))~~ **E-204** King County's Department of Natural Resources and Parks,
665 including the Wastewater Treatment Division, Solid Waste Division,
666 Parks and Recreation Division, and Water and Land Resources Division,
667 shall achieve, at a minimum, net carbon neutrality ~~((for its operations by~~
668 ~~2017))~~ on an annual basis.

669
670 ~~((E-206b))~~ **E-205** King County's Wastewater Treatment Division and Solid Waste
671 Division shall each independently achieve carbon-neutral operations by
672 2025.

673
674 ~~((E-207))~~ **E-206** King County shall ~~((develop and))~~ continue to implement an
675 operational "social cost of carbon." The social cost of carbon should be
676 used in life-cycle assessments and decision making related to County
677 operations, including for purchase of vehicles, buses, and fuels, for
678 facility construction and resource efficiency projects, and for related
679 technology investments. King County should also ~~((pursue))~~ consider
680 using the social cost of carbon to inform broader County planning and
681 decision making.

682
683 ~~((E-208))~~ ~~King County shall maximize the creation of resources from waste~~
684 ~~products from county operations such as gases produced by~~
685 ~~wastewater treatment and solid waste disposal in a manner that~~
686 ~~reduces greenhouse gas emissions and produces renewable energy.~~

687
688 ~~E-209))~~ **E-207** King County ~~((will))~~ shall continue to evaluate its own maintenance
689 and operations practices, including procurement, for opportunities to
690 reduce its own emissions or emissions produced in the manufacturing
691 of products.

692 2. Countywide

693 ~~((In 2014,))~~ King County and the 39 King County cities ~~((came together to develop))~~ have
694 shared, countywide greenhouse gas emissions reduction targets. ~~((In July 2014, targets~~
695 ~~were unanimously))~~ These targets are adopted in the Countywide Planning Policies ~~((by~~
696 ~~the King County Growth Management Planning Council)).~~ The formal adoption of a
697 shared, community-scale greenhouse gas emissions target by local governments ~~((is~~
698 ~~relatively unusual, and))~~ provides a strong foundation and guidepost for
699 community-scale efforts to reduce greenhouse gas emissions. The shared targets are
700 near- and long-term, ambitious and achievable, and consistent with what climate
701 science says needs to be done ~~((in order))~~ to avoid the worst impacts of climate change.
702 ~~((The adopted targets are significantly more ambitious than Washington State's~~
703 ~~greenhouse gas emissions reduction requirements (Revised Code of Washington~~
704 ~~47.01.440).~~

705
706 ~~E-210))~~ **E-208** King County shall ~~((collaborate)),~~ independently and in
707 collaboration with ((its)) cities(;) and other partners, ((to reduce
708 countywide sources of greenhouse gas emissions, compared to a 2007
709 baseline, by 25% by 2020, 50% by 2030, and 80% by 2050)) adopt and
710 implement policies and programs to achieve a target of reducing
711 countywide sources of greenhouse gas emissions, compared to a 2007
712 baseline, by 50 percent by 2030, 75 percent by 2040, and 95 percent
713 by 2050, with net-zero emissions through carbon sequestration and
714 other strategies by that year. King County shall evaluate and update
715 these targets over time in consideration of the latest international
716 climate science and statewide targets aiming to limit the most severe
717 impacts of climate change and keep global warming under 1.5 degrees
718 Celsius.

719

720 ~~((E-212) King County will work with its cities and other partners to establish a~~
721 ~~greenhouse gas emissions inventory and measurement framework for~~
722 ~~use by all King County jurisdictions to efficiently and effectively~~
723 ~~measure progress toward countywide targets.))~~
724

725 Renewable energy technology, such as solar power, has the potential for replacing a
726 significant share of King County's energy portfolio. Renewable energy technologies
727 that have the benefit of zero or very low levels of greenhouse gas emissions should be
728 encouraged. Renewable energy production can consider other potential benefits and
729 uses of available resources, such as avoiding waste-to-renewable-energy efforts that
730 disincentivize waste reduction or more beneficial societal uses. The renewable energy
731 technology industry is evolving, and no single technology is guaranteed to fit all the
732 county's alternative energy needs. King County should provide flexibility in its policies
733 and regulations to adapt to the changing circumstances.

735 ~~((E-213)) E-209 King County should ensure that its land use policies, development~~
736 ~~and building regulations, technical assistance programs, and incentive~~
737 ~~programs support and encourage the use of viable renewable energy,~~
738 ~~energy efficiency, and fossil fuel reduction and transition technologies~~
739 ~~that ((have)) produce zero or minimal greenhouse gas emissions, while~~
740 ~~considering equity and racial and social justice siting impacts.~~

741 ~~E-210 King County shall develop and implement building and energy codes~~
742 ~~that reduce energy use and phase out fossil fuel use in the built~~
743 ~~environment within King County's jurisdiction.~~

744 ~~E-211 King County shall support:~~
745 ~~a. Stronger Washington State building and energy codes and policies~~
746 ~~that reduce energy use, reduce the embodied carbon of materials,~~
747 ~~phase out fossil fuel use, and support deployment of electric~~
748 ~~vehicles and clean energy; and~~
749 ~~b. Increased state resources for local code development and~~
750 ~~implementation.~~

751 ~~E-212 King County should work with other local building officials and staff, as~~
752 ~~well as community partners and the building industry, to effectively~~
753 ~~implement building and energy codes that reduce energy use and the~~
754 ~~embodied carbon of materials and phase out fossil-fuel use.~~

755 ~~((F-215a)) E-213 King County should plan to achieve net-zero greenhouse gas~~
756 ~~emissions associated with new residential and commercial buildings~~
757 ~~built in King County ((2030)) 2031.~~

758 ~~E-214 King County shall develop and implement countywide community-~~
759 ~~scale built environment programs and policies that:~~
760 ~~a. Reduce energy use, increase the use of renewable energy, and~~
761 ~~phase out the use of fossil fuels, such as: energy loan, residential~~
762 ~~efficiency retrofits; and fossil fuel reduction and transition~~
763 ~~incentives and programs; and~~
764 ~~b. Prioritize access and affordability of solutions for frontline~~
765 ~~communities, especially for households at or below 80 percent of~~
766 ~~area median income, renter households, and households headed~~
767 ~~by people aged 62 years and older.~~

768 ~~((E-214) King County, through its Comprehensive Plan policies and~~
769 ~~development regulations, should promote healthy community designs~~
770 ~~that enable walking, bicycling, and public transit use, thereby reducing~~
771 ~~greenhouse gas emissions and regional air pollution.~~

779 *New Development*

780 Nearly every new development results in new sources of greenhouse house gas
781 emissions. These include emissions from construction and land development,
782 emissions created from producing and transporting building materials, energy used in
783 operating buildings and structures, and transportation associated with the
784 development. Although the emissions associated with construction occur today, the
785 emissions associated with energy and transportation will occur over the life of the
786 development, which may extend for 50 years or more. This means that decisions made
787 today about development will have an effect on climate change far into the future.

788
789 ~~**E-215** King County shall evaluate proposed actions subject to the State
790 Environmental Policy Act for their greenhouse gas emissions. King
791 County may exercise its substantive authority under the State
792 Environmental Policy Act to condition or deny proposed actions in
793 order to mitigate associated individual or cumulative impacts to global
794 warming. In exercising its authority under this policy, King County
795 should consider project types that are presumed to be not significant in
796 generating greenhouse gas emissions and do not require review for
797 their greenhouse gas emissions. (Any standards related to
798 consideration of greenhouse gas emissions through the State
799 Environmental Policy Act process shall be subject to Council review and
800 adoption by ordinance:))~~

801 **3. Assessment**

802 King County has completed periodic inventories and assessments of greenhouse gas
803 emissions associated with government operations, as well as emissions associated with
804 all resident and business activity in the county, since 2000. These assessments have
805 provided valuable data to inform actions that will reduce greenhouse gas emissions, as
806 well as to monitor progress toward meeting emissions reduction targets.

807
808 ~~**((E-202)) E-215** King County shall ((assess and publicly report on:
809 a. its normalized and total energy usage and total greenhouse gas
810 emissions associated with county operations;
811 b. Countywide greenhouse gas emissions associated with resident,
812 business, and other local government activities; and
813 c. Countywide greenhouse gas inventories that quantify all direct
814 local sources of greenhouse gas emissions as well as emissions
815 associated with local consumption));
816 a. Assess and publicly report on countywide greenhouse gas
817 emissions associated with resident, business, and local government
818 buildings, vehicles, and solid waste at least every two years;
819 b. Update its comprehensive greenhouse gas emissions inventory that
820 quantifies all direct local sources of greenhouse gas emissions and
821 emissions associated with local consumption at least every five
822 years; and
823 c. Develop city-specific emissions inventories and data, in partnership
824 with cities.~~

825
826 ~~**((E-203)) E-216** King County shall ((collaborate to set transparent standards to
827 account for the net energy and greenhouse gas emissions impacts of
828 government actions such as constructing transportation infrastructure
829 and providing services such as recycling and transit and shall)) assess
830 and ((publically)) publicly report on ((these impacts as practicable)) the
831 net and total energy and greenhouse gas impacts of County operations
832 and services at least every five years, using best practice accounting
833 standards.~~

834 **B. Advancing Climate Equity**

835 King County recognizes that climate change can have disproportionate impacts on
836 frontline communities due to existing and historical racial, social, environmental, and
837 economic inequities. These inequities create barriers to frontline community
838 participation in decision-making processes. Climate equity ensures just distribution of
839 climate protection efforts and alleviates the unequal burdens created by climate change
840 through an equitable division of accountability, benefits, and opportunities. Addressing
841 climate change and social inequities simultaneously requires bold action to prioritize
842 equity, to develop solutions that benefit people and stabilize climate impacts in
843 partnership with frontline communities, and to address climate change as a threat
844 multiplier to other social issues, including systemic racism.

845
846 As King County transitions away from an extractive fossil fuel-based economy toward a
847 more resilient, equitable, and sustainable one, it is critical that the County's solutions
848 benefit frontline communities and avoid leaving people behind. This approach requires
849 addressing the root causes of climate vulnerability, which often overlap and compound
850 impacts. By intentionally investing in and partnering with frontline communities, the
851 County can center and integrate community-driven climate solutions. The County is
852 addressing climate equity by working with frontline communities to:

- 853 • Plan for and invest in long-term partnerships that build capacity in frontline
854 communities; Black, Indigenous, and other People of Color populations; and
855 among youth;
- 856 • Build the knowledge base of community leaders and community-based
857 organizations regarding climate change impacts on frontline communities;
- 858 • Invest in and support green jobs pathways that advance sustainability and living-
859 wage career opportunities for frontline communities;
- 860 • Invest in frontline communities' ability to prepare for, respond to, and recover from
861 emergency events and climate-related health impacts;
- 862 • Invest in strengthening local, culturally relevant food systems and food security for
863 populations at risk of food insecurity;
- 864 • Support, align, and elevate actions and strategies advancing affordable and
865 climate-resilient housing in frontline communities, including anti-displacement
866 strategies;
- 867 • Support and invest in reducing energy burden, and increase access to and
868 resources for transitioning to sustainable and energy efficient systems; and
- 869 • Prioritize community-driven mobility development and climate-resilient transit
870 infrastructure.

871
872 **E-217 King County shall prioritize and support ongoing partnerships with**
873 **frontline communities in co-development and implementation of**
874 **County climate planning, policies, and programs.**

875
876 **E-218 King County shall invest in and enable culturally contextualized and**
877 **linguistically appropriate climate change education that builds frontline**
878 **communities' capacity to engage on climate change impacts and**
879 **solutions.**

880
881 **E-219 King County shall invest in climate solutions that result in equitable**
882 **outcomes that benefit frontline communities by:**
883 **a. Centering and funding access and pathways to living wage green**
884 **jobs and careers for frontline communities, including youth and**
885 **Black, Indigenous, and other People of Color populations;**

- 886 **b. Providing frontline communities with resources and support to**
- 887 **respond to extreme weather events and public health emergencies**
- 888 **through culturally relevant strategies and avenues;**
- 889 **c. Supporting a just food economy that increases affordability and**
- 890 **access to healthy foods;**
- 891 **d. Addressing housing insecurities intensified by climate change**
- 892 **through programs and resources expanding frontline community**
- 893 **access to climate-resilient housing and anti-displacement**
- 894 **strategies; and**
- 895 **e. Expanding public transportation mobility access and climate-**
- 896 **resilient infrastructure for frontline communities in greatest need of**
- 897 **public transit.**

898

899 **E-220 King County shall prioritize an affordable transition from fossil fuels to**

900 **renewable energy for frontline communities, and should expand the**

901 **availability to those communities of utility assistance and measures for**

902 **energy efficiency, renewable energy, and fossil fuel reduction and**

903 **transition.**

904 C. Preparing for Climate Change Impacts

905 Climate change impacts are here and now(, in the last century, sea level in Seattle has

906 risen by eight inches and average annual temperatures in the Pacific Northwest have

907 increased 1.5 degrees Fahrenheit)). Average annual air temperature is increasing,

908 heavy rain events are getting heavier, the region is experiencing a long-term decline in

909 snow and ice in the Cascades and Olympic mountains, sea level is rising, and ocean

910 chemistry is changing in ways that are harmful to local marine species like shellfish and

911 salmon. These changes can have significant consequences. More than 30 deaths in

912 King County were attributable to a record-setting June 2021 heat wave that saw

913 temperatures reach 108 degrees Fahrenheit or higher in the County. While greenhouse

914 gas emissions must be reduced to avoid the worst impacts of climate change, impacts

915 are projected through the end of the century or longer, even if global and local

916 greenhouse gas emissions are drastically cut. To ensure that County residents are

917 prepared for and able to effectively adapt to climate change impacts, ((F))the County is

918 integrating climate change preparedness into:

- 919 • Operations and maintenance of infrastructure, programs, and natural
 - 920 resources;
 - 921 • Provision of public services;
 - 922 • Policies and regulation; and
 - 923 • Partnerships with other local governments, community groups and businesses.
- 924

925 1. Overarching Climate Change Preparedness Goals

926 ~~((E-215a King County will collaborate with local cities, residents, and other~~

927 ~~partners to prepare for the effects of climate change on the~~

928 ~~environment, human health, public safety, and the economy.))~~

929

930 **E-221 King County shall take actions that equitably reduce climate change**

931 **vulnerabilities and increase the resilience of King County residents,**

932 **communities, natural systems, and the built environment by:**

933 **a. Integrating and accounting for climate impacts in policies, plans,**

934 **practices, and procedures, and implementing climate-resilient**

935 **decisions;**

936 **b. Investing in and using data and other technical information to inform**

937 **climate preparedness work at King County;**

938 **c. Prioritizing health and equity in climate preparedness actions and**

939 **activities;**

- 940 **d. Strengthening collaborations and partnerships to address countywide**
- 941 **climate impacts and increase regional resilience; and**
- 942 **e. Investing in public outreach, engagement, and technical assistance**
- 943 **related to climate preparedness.**

944 2. Integrating Climate Preparedness

945 More transformative changes may be needed to achieve climate-resilient outcomes.

946 Evaluating the effectiveness of actions over time and implementing evidence-based

947 decisions that reduce climate impacts and increase resilience is necessary.

948

949 **((E215b)) E-222 King County ((will)) shall plan and prepare for the likely impacts of**

950 **climate change on County-owned facilities, infrastructure, and natural**

951 **resources, and shall develop and, as feasible, implement strategies to**

952 **incorporate climate change response into the design and operations of**

953 **its facilities, infrastructure, and natural resources.**

954

955 **((E-215bb)) E-223 King County ((should)) shall develop and implement**

956 **regulations that help mitigate and build ((resiliency)) resilience to the**

957 **anticipated impacts of climate change, based on best available**

958 **information. Such impacts could include sea level rise((:)); changes in**

959 **rainfall patterns and flood volumes and frequencies((:)); changes in**

960 **average and extreme temperatures and weather((:)); impacts to slope**

961 **stability, including increasing and more intense landslides and alluvial**

962 **fan hazards; and impacts to forests, including increased wildfires,**

963 **droughts ((and pest infiltrations)), disease, and insect attacks. Methods**

964 **could include mitigating greenhouse gas emissions, establishing sea**

965 **level rise regulations, managing existing and limiting new**

966 **development in floodplains, and/or strengthening forests' ability to**

967 **withstand impacts.**

968

969 **((E-219)) E-224 King County shall integrate estimates of the magnitude and timing**

970 **of climate change impacts into capital project planning, siting, design,**

971 **and construction and ((also)) implement infrastructure operation and**

972 **maintenance programs that consider full life-cycle costs and climate**

973 **change impacts in asset management.**

974

975 **((E-216)) E-225 King County shall integrate observed and projected climate change**

976 **impacts, including severe weather, extreme heat, extreme cold,**

977 **flooding, drought, wildfire, and landslides, into emergency**

978 **management planning and programs.**

979

980 **((E223)) E-226 King County shall consider projected impacts of climate change on**

981 **habitat for salmon and other wildlife when developing long-range**

982 **conservation plans and prioritizing habitat protection and restoration**

983 **actions.**

984

985 **((E-224)) E-227 To foster resilience to climate change in ecosystems and species,**

986 **King County should prioritize efforts such as: the restoration of**

987 **floodplains to improve the resilience of major rivers to changing flow**

988 **regimes and temperatures; the protection and restoration of riparian**

989 **vegetation and mature and old-growth forests to reduce warming in**

990 **cold water systems, of wetlands to reduce drought and flooding, and of**

991 **connections between different habitats to maintain current seasonal**

992 **migration; and facilitate migration opportunities for species whose**

993 **ranges shift in latitude and altitude.**

994 **3. Building Technical Capacity**

995 King County is committed to using best available science and technical information to
996 inform its climate preparedness work. This includes drawing on existing climate change
997 research and technical studies conducted by other agencies and organizations, as well
998 as directly funding and/or conducting new studies and technical assessments. This also
999 includes building internal staff capacity and expertise to apply current data and science
1000 to preparedness activities.
1001

1002 ~~((E-204))~~ **E-228** King County shall collaborate with ((experts in the field of climate
1003 change,)) **the scientific community**, including scientists at the University
1004 of Washington’s Climate Impacts Group(;) **or successor groups**, and
1005 with state and federal agencies and other jurisdictions, when needed,
1006 to monitor, assess, and publicly share information about the impacts of
1007 climate change in King County, including development of detailed,
1008 science-based estimates of the magnitude and timing of impacts on air
1009 temperatures and heat waves, rainfall patterns and severe weather,
1010 forest health and wildfire, public health, flooding, landslides and debris
1011 flows, channel migration, sea level rise, biodiversity (including fish and
1012 wildlife), and ocean acidification.
1013

1014 ~~((E-215c~~ King County should collaborate with the scientific community, state
1015 and federal agencies, and other jurisdictions to develop detailed,
1016 science-based estimates of the magnitude and timing of climate change
1017 impacts on air temperatures and heat waves, rainfall patterns and
1018 severe weather, river flooding, sea level rise, fish and wildlife, and
1019 ocean acidification in King County.
1020

1021 ~~E-215bbb))~~ **E-229** King County shall assess the best available sea level rise
1022 projections ((two years)) prior to each ((eight)) **10-year update(,))** and
1023 shall ((incorporate the projections into)) **update relevant risk**
1024 **assessments and policies in the Comprehensive Plan,** where
1025 appropriate.
1026

1027 ~~((E-220))~~ **E-230** King County shall periodically review and evaluate climate change
1028 impacts on natural resources that its resource programs are designed to
1029 protect, such as open space, forests, fisheries, productive farmland, and
1030 water ((quality and treatment)) **resources**, ((in order)) to assess and
1031 improve the efficacy of existing strategies and commitments.

1032 **4. Prioritizing Health and Equity**

1033 ~~((E-218))~~ **E-231** King County shall ((apply its Equity Impact Review process)) **use**
1034 **equity impact reviews** to help prioritize investments in making
1035 infrastructure, natural resources, and communities more resilient to the
1036 impacts of climate change.
1037

1038 ~~((E-225))~~ **E-232** Through land use and transportation actions, King County should
1039 work to reduce ((air quality and)) climate change ((related)) **health**
1040 **inequities ((and)) related to** the exposure of vulnerable populations to
1041 poor air quality and extreme weather events.
1042

1043 ~~((E-226))~~ **E-233** King County shall develop and incorporate into outreach efforts
1044 public health messages related to the health implications of climate
1045 change, particularly in urban communities, and the benefits of actions(,;
1046 such as using alternative transportation options that simultaneously
1047 reduce greenhouse gas emissions, improve air quality, and improve
1048 public health)) **that can reduce climate impacts on health.**
1049

1050 5. ~~((Public Services))~~ Outreach, Engagement, and Education

1051
1052 ~~E-234~~ **King County shall implement and support equitable outreach,**
1053 **engagement, and technical assistance related to reducing climate risks.**
1054 **This should include, but not be limited to, providing information on**
1055 **climate change impacts in King County, local efforts to address climate**
1056 **change, and actions that individuals and communities can take to**
1057 **reduce climate risks.**

1058
1059 ~~((E-217))~~ **King County will work with its cities and other partners to formulate**
1060 **and implement climate change adaptation strategies that address the**
1061 **impacts of climate change to public health and safety, the economy,**
1062 **public and private infrastructure, water resources, and habitat.**

1063 *County Infrastructure and Operations*

1064 *Natural Environment*

1065
1066 ~~E-222~~ **King County should collaborate with climate scientists in order to**
1067 **increase knowledge of current and projected climate change impacts to**
1068 **biodiversity.**

1069 *Public Health*

1070 Vulnerable populations are often defined as groups whose unique needs may not be
1071 fully integrated into planning for disaster response. These populations include, but are
1072 not limited to, those who are physically or mentally disabled, blind, deaf,
1073 hard-of-hearing, cognitively impaired, or mobility challenged. Also included in this
1074 group are those who are non-English (or not fluent) speakers, geographically or
1075 culturally isolated, medically or chemically dependent, homeless, frail elderly and
1076 children. Public Health – Seattle & King County has established a Vulnerable Population
1077 Action Team (The Community Resilience + Equity Program) to address the needs of this
1078 population.))

1079 D. Collaboration with Others

1080 King County recognizes that ~~((the))~~ climate change ~~((challenge))~~ is worldwide in its
1081 scope, ~~((and that))~~ with far-reaching consequences to the environment and to
1082 ~~((humankind's))~~ quality of life ~~((may result if this issue is not addressed effectively))~~.
1083 ~~((King))~~ While the County's actions are important ~~((contributors to addressing this issue;~~
1084 ~~however, its))~~ contributions, the global nature ~~((with))~~ of climate change requires
1085 cooperation across local, regional, state, and international boundaries. King County can
1086 play important roles in collaborating with others ~~((on solutions, especially))~~ through
1087 community outreach, education, advocacy, monitoring, and information sharing with
1088 other ~~((local))~~ governments and universities.

1089
1090 ~~((E-201))~~ **E-235 King County ~~((should))~~ shall participate in and support appropriate**
1091 **local, regional, and national efforts and organizations focused on**
1092 **reducing greenhouse gas emissions, advancing climate equity, and**
1093 **preparing for climate change impacts.**

1094

1095 ~~((E-227)) E-236~~ King County shall support((s)) comprehensive federal, regional,
1096 and state science-based limits and a market-based price on carbon
1097 pollution and other greenhouse gas emissions. A portion of revenue
1098 from these policies should support local greenhouse gas emissions
1099 reduction efforts, such as funding for transit service, energy efficiency
1100 and fossil fuel reduction projects, and forest protection and restoration
1101 initiatives; efforts that advance climate equity and frontline community
1102 investments; and climate preparedness and resilience efforts.

1104 ~~E-237~~ King County shall ((also)) support((s)) renewable energy standards for
1105 electricity production and vehicle efficiency performance standards.

1107 ~~((E-228)) E-238~~ King County ((should)) shall advocate for federal, regional, and
1108 state initiatives and grant and loan programs that support local
1109 investments in projects and programs, such as community solar, fossil
1110 fuel reduction, ((and)) energy efficiency retrofits to reduce greenhouse
1111 gas emissions, climate equity, and ((prepare)) preparedness strategies
1112 for climate change impacts.

1114 ~~((E-215a)) E-239~~ King County ((with)) shall collaborate with ((local)) cities,
1115 residents, and other partners to prepare for and adapt to the effects of
1116 climate change on the environment, natural resources, human health,
1117 public safety, infrastructure, and the economy.

1119 ~~((E-215d)) E-240~~ King County ((should)) shall share information on climate
1120 change impacts and collaborate on approaches to improving
1121 ((resiliency-of)) infrastructure resilience, disaster preparedness, and
1122 public engagement with ((local)) cities and other partners to ((make the
1123 best use of limited resources and)) more efficiently and effectively
1124 engage King County residents.

1126 ~~((E-229)) E-241~~ King County shall work with ((the business community)) relevant
1127 industry sector partners to support efforts that reduce energy and fossil
1128 fuel use and greenhouse gas emissions, ((and to promote King County
1129 and the Puget Sound region as a center for green manufacturing)) as
1130 well as to promote locally recognized high growth sectors such as
1131 green manufacturing, construction, transportation, and professional
1132 services in King County and the Puget Sound. The ((c))County shall also
1133 work with community groups, consumers, and the retail sector to
1134 promote the consumption ((of green-manufactured products)) and
1135 adoption of products and services supporting reduced energy use and
1136 reduced greenhouse gas emissions.

1137 ~~((IV. Land and Water Resources)) III.~~
1138 Animals, Plants, and Habitat

1139 **A. Conserving King County's Biodiversity**

1140 It is King County's goal to conserve fish and wildlife resources in the county and to
1141 maintain countywide biodiversity. This goal may be achieved through implementation
1142 of several broad policy directions that form an integrated vision for the future. Each of
1143 the pieces is necessary for the whole to be successful. The policy objectives are to: (1)
1144 initiate multi-species, biodiversity management approaches, (2) integrate biodiversity
1145 conservation goals and climate change planning into new and existing developments
1146 and habitat restoration programs, (3) identify and protect fish and wildlife habitat
1147 conservation areas, (4) connect the fish and wildlife habitat conservation areas and other

1148 important conservation areas and protected lands through a habitat network system, (5)
1149 include working farmland and forestland within the larger conservation landscape, and
1150 (6) provide education and incentive opportunities to engage residents. ~~((Incentives can
1151 include, but are not limited to, tax incentives, regulatory flexibility (e.g., alternatives to
1152 fixed-width buffers), streamlined permit processing, reduced permit fees, and free or
1153 low-cost technical assistance.))~~ Conservation of biodiversity is necessary if benefits
1154 including important ecosystem services such as clean water, natural flood control,
1155 agricultural and timber production, climate ~~((regulation))~~ change adaptation, and
1156 pollination currently enjoyed and relied upon by residents of the county are to be
1157 available for future generations.

1158 ~~((1. — Biodiversity))~~

1159 Because of its size, topography, and geology, the diversity of landscapes and habitats in
1160 King County is dramatic. From the Cascade Mountains to Puget Sound, alpine areas to
1161 lowland bogs, King County possesses an astonishing array of habitats and species.
1162 Approximately 220 species of breeding and non-breeding birds are usually seen on an
1163 annual basis in King County. Based on an analysis by the State of Washington, 69
1164 species of mammals, 12 species of amphibians, and 8 species of reptiles are thought to
1165 be breeding in the county. About 50 species of native fish (and 20 species of
1166 introduced fish) are found in the freshwater streams, rivers, ponds, and lakes of King
1167 County. In the county's marine environment, over 200 species of fish, some 500 species
1168 of invertebrate animals, and eight species of marine mammals can be found. A total of
1169 1,249 (383 introduced) species of vascular plants have been identified in the county.
1170 The diversity of geography combined with King County's history of land use has shaped
1171 the biodiversity of the past and present and will continue affecting it into the future.
1172

1173 King County defines biodiversity as the variety of living organisms considered at all
1174 levels, from genetic diversity through species, to higher taxonomic levels, including the
1175 variety of habitats, ecosystems, and landscapes in which the species are found. ~~((The
1176 Washington Biodiversity Conservation Strategy provides another working definition:))~~
1177 Biodiversity is the full range of life in all its forms, including the habitats in which ~~((they))~~
1178 species live, the ways species interact with each other and their environment, and the
1179 natural processes (such as flooding) that support those interactions.

1180
1181 The biggest threats to biodiversity in King County visible today are climate change and
1182 habitat loss and fragmentation from development~~((, invasive plant and animal species,
1183 and climate change))~~.

1184
1185 ~~((E-401))~~ **E-301 King County shall strive to conserve the native diversity of species**
1186 **and habitats in the county.**

1187
1188 ~~((E-402))~~ **E-302 In the Urban Growth Area, King County shall strive to maintain a**
1189 **quality environment that includes fish and wildlife habitats that support**
1190 **the greatest diversity of native species consistent with Growth**
1191 **Management Act-mandated population density objectives.**

1192
1193 **E-303 ~~((In areas o))~~Outside the Urban Growth Area, the ((c))County should**
1194 **strive to maintain, protect, and recover ecological processes, native**
1195 **landscapes, ecosystems, and habitats that can support viable**
1196 **populations of native species. This should be accomplished through**
1197 **coordinated conservation planning and collaborative implementation.**

1198

1199 ~~((E-403)) E-304 King County should develop a biodiversity conservation~~
1200 ~~framework and conservation strategy to achieve the goals of~~
1201 ~~maintaining and recovering native biodiversity. ((This framework~~
1202 ~~should be coordinated with the Washington Biodiversity Conservation~~
1203 ~~Strategy where applicable.)) King County should collaborate with other~~
1204 ~~governments and private and nonprofit organizations on the creation~~
1205 ~~and implementation of this strategy.~~
1206

1207 ~~((E-404) King County should collaborate with other governments and private~~
1208 ~~and non-profit organizations to establish a bioinventory, an assessment~~
1209 ~~and monitoring program, and a database of species currently using~~
1210 ~~King County to provide baseline and continuing information on wildlife~~
1211 ~~population trends in the county.))~~

1212 ~~((2. Climate Change and Biodiversity~~

1213 ~~The effects of climate change on native biodiversity in the Pacific Northwest are likely to~~
1214 ~~be serious, but as yet are largely unpredictable. In King County, some effects already~~
1215 ~~are apparent as average temperatures over the last decade have increased slowly but~~
1216 ~~steadily, especially in winter. For many native species, c) Climate change ((will present))~~
1217 ~~brings added stresses ((to)) for many native species and ecosystems ((and populations)),~~
1218 ~~including changes in distribution and availability of food, cover, and breeding habitat.~~
1219 ~~Changes in temperature can alter productivity and growth rates or cause direct~~
1220 ~~mortality, particularly for salmon, and trigger invasions of non((-)native species. The~~
1221 ~~range and seasonal presence of some species will shift, and ((it is likely that)) the timing~~
1222 ~~of when some species are in certain habitats won't match ((with)) the availability of their~~
1223 ~~food sources. Some species will go extinct locally, and new species will move into the~~
1224 ~~area. Finally, changing lake and ocean temperatures may have devastating impacts on~~
1225 ~~the base of food web.~~
1226

1227 ~~The effects of climate change are ((only beginning to)) being observed and understood~~
1228 ~~in the county and ((are presumed to)) will increase over time. In the face of climate~~
1229 ~~change, biodiversity conservation may be of critical importance for buffering the effects~~
1230 ~~of rising temperatures on regional ecosystems, damping the rates of ecological change,~~
1231 ~~and reducing the potential for sudden, extreme changes in the environment.~~
1232

1233 ~~((E-405)) E-305 King County should evaluate a range of projected future climate~~
1234 ~~scenarios based on best available science to help ensure that~~
1235 ~~biodiversity conservation efforts are able to meet their objectives in a~~
1236 ~~changing climate.~~

1237 ~~((c. Ecosystem Resilience and Natural Processes))~~

1238 ~~Ecosystems and habitats suitable for particular species communities are the result of~~
1239 ~~various geologic, hydrologic, climatic, and biologic processes. Where habitat-forming~~
1240 ~~processes are intact, ecosystems and their inhabitants are more likely to persist in the~~
1241 ~~face of environmental variation and disturbances made worse by climate change,~~
1242 ~~including disease, invasive species, wildfire, flooding, and drought.~~
1243

1244 ~~((Further, reducing vulnerability of systems to large-scale disturbances including~~
1245 ~~disease, invasive species, catastrophic fire, flooding, and drought is best accomplished~~
1246 ~~by supporting resilience, which is the ability of a system to return to its former state after~~
1247 ~~a disturbance. When an ecosystem is resilient, that system with its species communities~~
1248 ~~is better able to bounce back following disturbance or change with ecological functions~~
1249 ~~and processes still intact. In addition, current efforts such as the Washington State~~
1250 ~~Department of Ecology's Watershed Characterization analysis can be used to inform~~
1251 ~~decisions and direct resources for regarding land protection and restoration efforts with~~
1252 ~~maximum ecological benefit.~~
1253

1254 ~~E-413))~~ **E-306** King County's efforts to restore and maintain biodiversity should
1255 place priority on protecting and restoring ecological processes that
1256 create and sustain habitats and species diversity and support climate
1257 change resilience.

1258
1259 ~~((E-414~~ When acquiring land for habitat protection, efforts should be made to
1260 protect and restore areas of each habitat type most likely to be
1261 resistant to and enhance resilience to climate change.

1262 ~~E-411))~~ **E-307** King County should ~~((conduct an analysis to identify areas critical for~~
1263 ~~functional habitat connectivity. This assessment should be coordinated with~~
1264 ~~state and federal mapping efforts as appropriate))~~ map habitat connectivity
1265 corridors and biodiversity areas to protect wildlife populations in a changing
1266 climate. Areas identified by this analysis ((as being critical for functional
1267 habitat connectivity)) should be prioritized by King County, and in
1268 collaboration with Indian tribes, the state, cities, and other landowners, for
1269 land conservation and restoration actions and programs.

1270 ~~((3. Biodiversity Conservation Approaches~~

1271 This section provides guidance for biodiversity management of the county's natural
1272 resources. The following concepts and principles are based on current approaches to
1273 conservation biology, restoration ecology, and climate science combined with input
1274 from the new Washington State Climate Change Response Strategy:

1275 ~~a. Landscape Context))~~

1276 Natural resource protection occurs within an ecological context. Environmental
1277 management should consider not only the immediate site but also the spatial and
1278 temporal context that surrounds it. In terms of spatial context, different activities will
1279 require consideration of different scales—from small sub-basins of a few square miles to
1280 watersheds and ecosystems that contain many hundreds or thousands of square miles.
1281 For example, watershed boundaries are useful ways to define ecological planning units
1282 for resource protection of aquatic systems whereas large-scale vegetation communities
1283 may be more useful for terrestrial systems.

1284
1285 In terms of temporal contexts, habitat conditions and populations can fluctuate over
1286 long time periods. It may take decades to see the results of habitat restoration projects
1287 and other environmental management actions on populations, and in the interim
1288 climate change and possibly major events such as flooding will also impact the
1289 trajectory of restoration actions.

1290
1291 There is no single scale appropriate for all planning and management of conservation
1292 activities. Management within the context of a landscape helps to ensure the actions in
1293 one area will not be undone or rendered unsustainable by conditions in the
1294 surrounding watershed or ecoregion. Conservation efforts designed to protect only
1295 one species could have an unintended, detrimental effect on others. Ecological
1296 communities consist of multiple species often that interact in the same geographical
1297 area.

1298
1299 ~~((E-406))~~ **E-308** King County's conservation efforts should be integrated across
1300 multiple landscape scales, species, and ecological communities.

1301
1302 ~~((E-407))~~ **E-309** Distribution, spatial structure, and diversity of native wildlife and
1303 plant populations should be taken into account when planning
1304 restoration activities, acquiring land, and designing, planning, and
1305 managing parks.
1306

1307 ~~((E-408)) E-310 King County should carry out conservation planning efforts in close~~
1308 ~~collaboration with ((other)) Indian tribes, local governments, ((tribes,))~~
1309 ~~state and federal governments, land((-)owners, community groups,~~
1310 ~~and other conservation planning ((stakeholders)) partners.~~
1311

1312 ~~(("Ecoregions" are land areas that contain a geographically unique set of species,~~
1313 ~~communities, and environmental conditions. Washington is a highly diverse state, with~~
1314 ~~portions of nine ecoregions located within its boundaries. Three ecoregions cover parts~~
1315 ~~of King County: the Puget Lowland Ecoregion in the western half of the county, the~~
1316 ~~North Cascades Ecoregion in the northeastern and east central portion, and the~~
1317 ~~Cascades Ecoregion in the southeastern portion of the county.~~
1318

1319 ~~Ecoregions are the largest units of biodiversity in King County, and this scale is~~
1320 ~~appropriate for broader natural resources planning and management. More localized~~
1321 ~~habitats and species can be identified within these ecoregions, and can inform actions~~
1322 ~~at the watershed and even property-specific level. Funding for landscape evaluations of~~
1323 ~~this nature is extremely limited and will typically require grant funds. The County should~~
1324 ~~take advantage of opportunities that may arise to collaborate with other ecoregional~~
1325 ~~planning efforts.~~
1326

1327 ~~E-409 King County should develop a countywide landscape characterization~~
1328 ~~system based on ecoregions as a key tool for assessing, protecting, and~~
1329 ~~recovering biodiversity.))~~
1330

1331 ~~"Structural diversity" is ((an accepted scientific term whose)) the range of different~~
1332 ~~physical landscapes within a habitat. What this means ((meaning)) varies depending on~~
1333 ~~the ecosystem. For example, ((in)) in a forest, structural diversity means the combination~~
1334 ~~of tree species, tree height classes, and legacy components (snags, logs); the more of~~
1335 ~~each of these there are, the greater the forest structural diversity. Structural diversity of~~
1336 ~~a river or stream means the degree of sinuosity (meaning curviness of the river and~~
1337 ~~more is better) combined with both native riparian habitat and natural in-stream~~
1338 ~~structure, which includes downed wood, various-sized substrate, and a combination of~~
1339 ~~pools, riffles, and glides. "Landscape diversity" means the size, shape, and connectivity~~
1340 ~~of different ecosystems across a large area; a mosaic of heterogeneous land cover types~~
1341 ~~and vegetation types; assemblages of different ecosystems.~~
1342

1343 ~~((E-415)) E-311 King County should conserve areas where conditions support~~
1344 ~~dynamic ecological processes that sustain important ecosystem and~~
1345 ~~habitat functions and values, and promote structural and landscape~~
1346 ~~diversity.~~

1347 ~~((e. Rare Ecosystems, Habitats, and Species))~~

1348 ~~Rare or sensitive ecosystems, habitats and species are at a greater risk of extinction than~~
1349 ~~those that are widespread and abundant and therefore should be a high priority for~~
1350 ~~conservation. ((An important secondary benefit of protecting habitat for rare,~~
1351 ~~e)) Endemic species are those that are ((f)) native to a particular geographic area and~~
1352 ~~found nowhere else. If the habitat where endemic species live is damaged or lost, the~~
1353 ~~species would cease to exist. ((, or k)) Keystone species are those ((a species)) that ((is))~~
1354 ~~have a disproportionately large effect on their natural environment relative to their~~
1355 ~~abundance and are central to the survival of a multitude of other species((? species is~~
1356 ~~that habitat for many other species is protected as well. For example, the most effective~~
1357 ~~way to protect and enhance native salmonid populations is through protection of those~~
1358 ~~river and stream channels, riparian corridors, lakes, wetlands, groundwater, headwaters,~~
1359 ~~and watersheds that provide or impact spawning and rearing habitat, food resources,~~
1360 ~~and fish passage. Protecting these resources also enhances protection of habitat for~~
1361 ~~other species.)) Keystone species may have habitat-regulating functions, as is the case~~
1362 ~~with sea stars, or they may have habitat-forming functions, as is the case with North~~
1363 ~~American beavers.~~

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~~((E-418)) E-312 King County should assess different land types, habitats, and resources for:~~

- ~~a. ((the)) Their relative scarcity and sensitivity;~~
- ~~b. ((of different land types, habitats and resources, the)) their role ((of these land types, habitats and resources)) in supporting endangered, threatened, sensitive, or candidate species, or species of local importance; and~~
- ~~c. ((and the level of threat to these land types, habitats, and resources in terms of habitat modifications that would likely)) the degree to which habitat alterations would reduce these populations ((of sensitive species)).~~

~~((E-419)) E-313 King County should give special consideration to protection of rare, endemic, and keystone species when identifying and prioritizing land areas for protection through acquisition, conservation easements, and incentive programs.~~

~~((E-420)) E-314 King County should incorporate climate change projections into new species protection plans and shall revise older species protection plans when feasible or when conducting ((eight)) 10-year updates to incorporate projected impacts from climate change.~~

~~((Rare ecosystems, habitats, and species are also addressed in the Fish and Wildlife Habitat Conservation Areas section below.))~~

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B. Habitat

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~~((4.)) 1. Fish and Wildlife Habitat Conservation Areas~~

~~Fish and wildlife habitat conservation, according to the state’s definition, means land management for maintaining populations of species in suitable habitats within their natural geographic distribution so that the habitat available is sufficient to support viable populations over the long term and isolated subpopulations are not created. This definition does not mean that all individuals of all species at all times must be maintained, but it does mean not degrading or reducing populations or habitats so that they are no longer viable over the long term. Additionally, it should be recognized that geographic distributions will shift with climate change.~~

~~((King County’s fish and wildlife policies and regulations have been informed by current state fish and wildlife guidance, recommendations, and requirements. The Growth Management Act directs local jurisdictions to designate and protect critical areas, including Fish and Wildlife Habitat Conservation Areas. Fish and Wildlife Habitat Conservation Areas are designated with the intent to ensure the conservation of individual species recognized as declining or imperiled as well as protect and connect specific areas of habitat deemed important. This approach of protecting individual species and their habitat comprises one of the five major objectives described above for protecting the county’s biodiversity. Because biodiversity encompasses a variety of levels, from genes to ecosystems, and occurs at multiple spatial scales, a wider approach beyond single-species management is necessary to conserve biodiversity in King County. Additionally, most fish and wildlife species are not confined to small portions of the landscape; rather, they move about for feeding, breeding, rearing young, and interacting with other members of their species to insure adequate genetic exchange and population viability.))~~

~~Federal laws have been enacted over the past century to protect a wide range of species. In addition to the Endangered Species Act, other federal laws include the~~

1418 Marine Mammal Protection Act, and the Migratory Bird Treaty Act. Individuals of
1419 Endangered Species Act -listed species, marine mammals, and migratory birds in King
1420 County are protected under the provisions of these laws.

1421
1422 ~~((In order to))~~ To build a robust approach to biodiversity conservation, especially in view
1423 of a changing climate, individual species and habitat protections must be integrated
1424 with a landscape-scale approach to fostering and protecting resilient and diverse
1425 ecosystems. Fish and Wildlife Habitat Conservation Areas occur on both publicly and
1426 privately owned lands. Designating these areas is an important part of land use
1427 planning for appropriate development densities, ~~the~~ ~~((U))~~Urban ~~((G))~~Growth ~~((A))~~Area
1428 ~~((boundaries))~~ boundary, open space corridors, incentive-based land conservation and
1429 stewardship programs, and acquisition planning. The policies in this section are
1430 intended to fulfill federal and state requirements for protection of specific species and
1431 habitats while implementing landscape-based approaches to conserve native
1432 biodiversity in the long term. Protection measures designed to help maintain
1433 populations of certain species may necessarily include protecting the habitat where
1434 those species have a primary association with the protected area such as spawning or
1435 breeding, and also for rearing young, resting, roosting, feeding, foraging, and
1436 migrating.

1437 ~~((f.))~~ *Integrated Land and Water Management and Planning*

1438 ~~In the past, aquatic and terrestrial habitats and species have often been managed~~
1439 ~~independently of each other.))~~ Effective conservation and resource management of
1440 aquatic and terrestrial systems requires coordinated planning among departments with
1441 authority over development regulations and guidelines, wastewater treatment,
1442 stormwater management, flood hazard management, groundwater protection,
1443 transportation planning and road building, water quality, natural resource management,
1444 agriculture, and fish and wildlife conservation. Effective conservation planning must
1445 include the interests of private landowners as well.

1446
1447 Coordinated planning and management can improve understanding of cumulative
1448 effects on terrestrial and aquatic systems, and can allow for a systems-based approach
1449 to avoiding or mitigating for adverse effects and improving habitat functions and value
1450 over time.

1451
1452 ~~((E-421))~~ **E-315 Terrestrial and aquatic habitats should be conserved and enhanced**
1453 **to protect and improve conditions for fish and wildlife.**

1454
1455 ~~((E-432))~~ **E-316 King County shall designate and protect the following areas as Fish**
1456 **and Wildlife Habitat Conservation Areas:**

- 1457 a. **Areas with which federal- or state-listed endangered, threatened,**
1458 **candidate, or sensitive species have a primary association;**
- 1459 b. **Habitats of Local Importance and ((H))habitats for Species of Local**
1460 **Importance, including Wildlife Habitat Conservation Areas;**
- 1461 c. **Wildlife habitat networks designated by the ((c))County;**
- 1462 d. **Aquatic Areas**
- 1463 e. **Commercial and recreational shellfish areas;**
- 1464 ~~((e))~~f. **Kelp and eelgrass beds;**
- 1465 ~~((f))~~g. **Herring, smelt, and sand lance spawning areas;**
- 1466 ~~((g))~~h. **Riparian ((corridors)) areas; and**
- 1467 ~~((h))~~i. **State aquatic reserves.**

1468
1469 ~~((E-433))~~ **King County should map Fish and Wildlife Habitat Conservation Areas.**
1470 **King County shall protect Fish and Wildlife Habitat Conservation Areas**
1471 **through measures such as regulations, incentives, capital projects or**
1472 **purchase, as appropriate.**

1473

1474 The Washington Administrative Code guidelines suggest considering waters of the
1475 state, wetlands, salmonid habitat (which includes marine nearshore areas), and riparian
1476 ecosystems when designating fish and wildlife habitat conservation areas. All of these
1477 areas and their associated buffers are highly valuable wildlife habitat, and they serve
1478 many other functions as well. Protections for these areas are addressed more broadly in
1479 other provisions of this chapter.

1480 ~~g.)~~ 2. Habitat and Development

1481 A key element in local wildlife conservation is the integration of wildlife and habitats into
1482 developments of all types. Wildlife protection does not have to be at odds with many
1483 types of development. Urban ~~((multifamily))~~ multiunit projects, industrial developments,
1484 new school facilities and rural open space projects all provide opportunities to enhance
1485 wildlife ~~((amenities))~~ habitat quality and connectivity. Residential developers and
1486 businesses have been able to use wildlife in marketing strategies to attract more
1487 potential homeowners, renters, and ~~((quality))~~ employees.

1489 Techniques such as minimizing clearing during site preparation, using native plant
1490 species in required buffers, landscaping, using bridges ~~((and wildlife-specific crossings))~~
1491 rather than culverts to cross streams, wildlife-specific crossings, and innovative site
1492 design can be used to promote wildlife presence and connectivity and minimize
1493 ~~((problems))~~ conflicts with ~~((nuisance))~~ wildlife. Other plan elements, such as open
1494 space, road system design, and housing density~~(?)~~ also have related impacts on the
1495 remaining wildlife values that must be considered.

1497 Benefits to wildlife are enhanced ~~((if))~~ when native vegetation is retained or when
1498 screening and landscaping is composed of native vegetation. ~~((Retention of natural~~
1499 ~~vegetation can provide wildlife and aesthetic benefits often at a lower cost than~~
1500 ~~non-native or constructed options:~~

1502 Standard buffers for streams and wetlands will not always adequately protect wildlife
1503 resources that utilize those sensitive areas. Areas with critical wildlife resources may
1504 need larger buffers to protect the resource.

1506 **E-425)) E-317 King County may increase the size of riparian areas, buffers, and**
1507 **critical area setbacks ((F))to protect ((or improve)) adjacent**
1508 **wetland(s), ((and)) aquatic area, and riparian habitat(s), native**
1509 **vegetated areas that connect wetlands complexes, and species of local**
1510 **importance and their habitats. ((stream and wetland buffer**
1511 **requirements may be increased to protect King County species of Local**
1512 **importance and their habitats, as appropriate:)) Whenever possible,**
1513 **density transfers, clustering, ((and)) buffer averaging, and other**
1514 **mechanisms should be allowed.**

1516 ~~**((E-475 To improve adjacent wetlands and aquatic habitat, areas of native**~~
1517 ~~**vegetation that connect wetland complexes should be protected.**~~
1518 ~~**Whenever effective, incentive programs such as buffer averaging,**~~
1519 ~~**density credit transfers, or appropriate non-regulatory mechanisms**~~
1520 ~~**shall be used for this purpose.**~~

1521 ~~d.~~ Decisions in the Face of Uncertainty

1522 ~~Both))~~ Historical, current, and ((historical)) projected information on habitat conditions,
1523 including climate, and species distribution can inform ecologists and decision-makers
1524 about environmental management decisions. However, decision-makers do not always
1525 have access to complete information.

1527 ~~((E-416)) E-318 King County should use a mixture of information on historical,~~
1528 ~~current, and projected future conditions to provide context for~~
1529 ~~managing public hazards and protecting and restoring habitat.~~

1531 ~~((E-423)) E-319 ((New d))Development, erosion control projects, and critical area~~
1532 ~~mitigation and restoration should((, where possible,)) incorporate~~
1533 ~~native plant communities ((into the site plan)), both through the~~
1534 ~~preservation of existing ((native)) plants and addition of new native~~
1535 ~~plants. The introduction of nonnative and invasive species should be~~
1536 ~~avoided.~~

1537
1538 ~~((E-424)) E-320 King County shall steward public lands well and shall integrate fish~~
1539 ~~and wildlife habitat considerations into capital improvement projects~~
1540 ~~whenever feasible. Fish and Wildlife Habitat Conservation Areas~~
1541 ~~should be protected and, where possible, enhanced as part of capital~~
1542 ~~improvement projects.~~

1543 ~~3.((b.))Habitat connectivity~~

1544 Protecting and enhancing habitat connectivity is a critical action for maintaining
1545 ecosystem integrity and resilience, particularly in the face of climate change. However,
1546 funding for such evaluations is extremely limited. Protection of isolated blocks of
1547 habitat is critical but not enough to adequately protect wildlife in King County. Critical
1548 wildlife habitats and refuges also need to be connected across the landscape through a
1549 system of habitat corridors, or networks.

1550
1551 The King County Wildlife Habitat Network was designed to help reduce the effects of
1552 fragmentation by linking diverse habitats through the developed and developing
1553 landscape. The network is intended to facilitate animal dispersal by connecting isolated
1554 critical areas, segments, open space, and wooded areas on adjacent properties. The
1555 corridors tend to follow riparian areas and streams ~~((corridors))~~ across the lowlands and
1556 the upland plateau to the east and southeast of Lake Washington into the foothills. The
1557 Wildlife Habitat Network is mapped on the "Wildlife Network and Public Ownership
1558 Map."

1559
1560 How wide the corridors within the network should be is related to requirements of
1561 target wildlife species, length of network segment and other important characteristics
1562 within the network. Wider corridors will be required for larger species if the distance
1563 between refuges is great or if multiple uses, such as public access and trails, are desired.
1564 Because it may not be possible to protect wide corridors in the Urban Growth Area, it
1565 may not be possible to accommodate larger wildlife species in all areas. Networks will
1566 address some of the problems of habitat fragmentation for smaller species within the
1567 Urban Growth Area.

1568
1569 Open spaces set aside during subdivision of land should be located to make
1570 connections with larger off-site systems. This approach will also benefit other open
1571 space goals.

1572
1573 ~~((E-410)) E-321 Habitat networks for threatened, endangered and Species of Local~~
1574 ~~Importance((, as listed in this chapter,)) shall be designated and~~
1575 ~~mapped. Fish and wildlife habitat areas and ((H))habitat networks for~~
1576 ~~other priority species ((in the Rural Area and Natural Resource Lands))~~
1577 ~~should be identified, designated, and mapped using ecoregion~~
1578 ~~((information about the county and its)) and resource((s and)) data.~~
1579 ~~Mapping should be coordinated with state and federal ecosystem~~
1580 ~~mapping efforts as appropriate.~~

1581
1582 ~~((As mentioned above, protecting and enhancing habitat connectivity is critical for~~
1583 ~~maintaining ecosystem integrity and resilience. Functional habitat connectivity is the~~

1584 degree to which a given species can easily move between habitat areas. Because
1585 individual species respond to the landscape, functional connectivity depends on both
1586 the features in the landscape and how particular species respond to that landscape.
1587 Focal species are used to identify important linkages between habitat areas that will be
1588 suitable for a variety of species.
1589

1590 **~~E-412)) E-322~~ King County should work with Indian tribes, adjacent jurisdictions,
1591 state and federal governments, ((tribes;)) and landowners to identify
1592 and protect habitat networks at jurisdictional and property boundaries
1593 during development of land use and environmental plans((, Water
1594 Resource Inventory Area salmon recovery plans, and site development
1595 reviews to identify and protect habitat networks at jurisdictional and
1596 property boundaries)).**

1597 ~~((5:))4. Conservation Incentives and Education~~

1598 King County offers landowner technical assistance for protection of fish and wildlife
1599 habitat through programs including Forest Stewardship, Noxious Weed Control, ((the
1600 GoNative web site;)) and assistance for native plant restoration and landscaping. Other
1601 organizations, including King Conservation District, Natural Resource Conservation
1602 Service, Washington State University Extension, and Washington Department of Fish
1603 and Wildlife's Backyard Wildlife Sanctuary Program offer support to landowners to
1604 enhance fish and wildlife habitat. Landowners can also receive property tax reductions
1605 through the King County Public Benefit Rating System in exchange for protecting and
1606 improving habitat.
1607

1608 **~~((E-443)) E-323~~ King County should promote voluntary wildlife habitat
1609 enhancement projects by private individuals and businesses through
1610 educational, active stewardship, and incentive programs.**

1612 **~~((E-444)) E-324~~ King County should partner with community associations, realtors,
1613 community groups, and other agencies to conduct targeted outreach to
1614 potential and new property owners about fish and wildlife habitat
1615 education and forestry education and incentive programs, particularly
1616 in the Rural Area(s) and Natural Resource Lands in the county.**

1618 **~~((E-469)) E-325 ((A tiered system for protection of aquatic resources should be
1619 developed based on an assessment of basin conditions using
1620 Regionally Significant Resource Area and Locally Significant Resource
1621 Area designations, Water Resource Inventory Area Plans, habitat
1622 assessments completed for acquisitions plans, the Water Quality
1623 Assessment, Total Maximum Daily Loads, ongoing monitoring
1624 programs, and best available science:)) Through a coordinated
1625 approach of incentives and acquisitions, King County should prioritize,
1626 enhance, and protect a variety of ecosystems, including urban open
1627 space uplands, riparian areas, floodplains, and aquatic systems with the
1628 highest conservation value and those supporting equitable access to
1629 quality open space.~~**

1630 ~~((c. — Wildlife Habitat Network~~

1631 The King County Wildlife Habitat Network was designed to help reduce the effects of
1632 fragmentation by linking diverse habitats through the developed and developing
1633 landscape. The network is intended to facilitate animal dispersal by connecting isolated
1634 critical areas, segments, open space, and wooded areas on adjacent properties. The
1635 corridors tend to follow riparian and stream corridors across the lowlands and the
1636 upland plateau to the east and southeast of Lake Washington into the foothills. The
1637 Wildlife Habitat Network is mapped on the "Wildlife Network and Public Ownership
1638 Map.))

1639 C. Animals and Plants

1640 ~~((a.)) 1. Federal and State Listed Endangered, Threatened, Sensitive~~
1641 ~~Species~~

1642 ~~((1. — Endangered Species Act~~

1643 ~~In March 1998, The National Marine Fisheries Service proposed to list the Puget Sound~~
1644 ~~Chinook salmon as "threatened" under the Endangered Species Act. This Chinook~~
1645 ~~population was officially listed in March 1999. The listing of Chinook as threatened~~
1646 ~~triggered a requirement for consultations with the National Marine Fisheries Service on~~
1647 ~~any activity requiring a federal permit, relying on federal funds, or being sponsored by a~~
1648 ~~federal agency.~~

1649
1650 ~~Since that listing, several other aquatic species present in King County have been listed~~
1651 ~~as threatened, including two additional salmonids: bull trout in November 1999, and~~
1652 ~~steelhead in May 2007. Coho salmon are considered a Species of Concern. Puget~~
1653 ~~Sound's southern resident Orca, which rely almost solely on Chinook salmon as a food~~
1654 ~~source, were also listed under the Endangered Species Act as endangered in~~
1655 ~~November 2005.)) Over the last twenty years, several species connected to King~~
1656 ~~County's streams and rivers have become listed under the Endangered Species Act.~~
1657 ~~Threatened species include Chinook salmon, bull trout, and steelhead, and Southern~~
1658 ~~Resident orca are listed as endangered. The listing of Chinook salmon and Southern~~
1659 ~~Resident orca are related to one another, as Southern Resident orca rely heavily on~~
1660 ~~Chinook as a primary food source. The listings trigger requirements for consultations~~
1661 ~~with the National Marine Fisheries Service on any activity requiring a federal permit,~~
1662 ~~relying on federal funds, or being sponsored by a federal agency.~~

1663
1664 ~~The National Marine Fisheries Service and the U.S. Fish and Wildlife Service have also~~
1665 ~~issued rules describing regulations deemed necessary to conserve Puget Sound~~
1666 ~~Chinook and steelhead, as well as other threatened West Coast salmonids. ((These~~
1667 ~~rules, commonly referred to as "4(d) rules," legally establish the protective measures~~
1668 ~~that are necessary to provide for conservation of a listed species. These rules also make~~
1669 ~~it a violation of the Endangered Species Act for any person, government, or other entity~~
1670 ~~to "take" a threatened species. Prohibited "take" under the Endangered Species Act~~
1671 ~~includes harm through significant habitat modification or degradation where it actually~~
1672 ~~kills or injures wildlife by significantly impairing essential behavioral patterns, including~~
1673 ~~breeding, feeding, spawning, rearing, migrating or sheltering.~~

1674
1675 ~~The 4(d) rule for Chinook and steelhead also establishes conditions or limits under~~
1676 ~~which certain categories of activities that may result in "take" may be conducted. King~~
1677 ~~County takes actions under the conditions established for two categories of activity:~~
1678 ~~routine road maintenance and habitat restoration projects funded by the State Salmon~~
1679 ~~Recovery Funding Board.))~~

1680
1681 ~~Final Endangered Species Act Recovery Plans have been developed for Puget Sound~~
1682 ~~Chinook (2007) ((and)), bull trout ((2004)) 2015), and Puget Sound steelhead (2019). A~~
1683 ~~final Recovery Plan for ((Orca whales)) orca was published in 2008. These plans~~
1684 ~~describe recovery goals for the species, specific measures to address the factors that~~
1685 ~~are limiting the health of the species, and timeframes and cost estimates for recovery~~
1686 ~~measures. Conservation actions identified in Water Resource Inventory Area salmon~~
1687 ~~recovery plans for King County watersheds are now being implemented subject to~~
1688 ~~available funding and are anticipated to contribute significantly to the achievement of~~
1689 ~~recovery goals for these species and their eventual removal from the Endangered~~
1690 ~~Species list.~~

1691

1692 Many of the ((c))County's ((functional)) plans, programs, and development regulations
1693 assist in the ((c))County's effort to conserve and recover Endangered Species Act listed
1694 species. These include the code provisions governing zoning, critical areas, clearing
1695 and grading, landscaping, and the shoreline master program. County ((plans))
1696 documents guiding operations and regulations include the Surface Water Design
1697 Manual, the ((f))Flood ((h))Hazard ((m))Management ((p))Plan, and ((r))Regional
1698 ((w))Wastewater ((s))Services ((p))Plan. Finally, the ((c))County's reliance on best
1699 management practices for vegetation management((:)); use of insecticides, herbicides,
1700 and fungicides((, and)); pest management((, as well as for)); and management of
1701 agricultural and forest lands also plays a crucial role in protecting Endangered Species
1702 Act listed species.

1703
1704 **((E-499m)) E-326 King County ((will)) shall monitor and evaluate programs**
1705 **and regulations to determine their effectiveness in contributing to**
1706 **Endangered Species Act listed species conservation and recovery, and**
1707 **((will)) shall update and enhance programs and plans as necessary.**
1708 **King County should amend regulations, plans, and best management**
1709 **practices to enhance their effectiveness in protecting and restoring**
1710 **((salmonid)) habitat, using a variety of resources, including best**
1711 **available science as defined in Chapter 365-195 Washington**
1712 **Administrative Code ((365-195-905 through 365-195-925)).**
1713

1714 The importance of designating seasonal ranges and habitat elements where federal,
1715 and state-listed endangered, threatened, and sensitive species have a primary
1716 association is that these areas, if altered, may reduce the likelihood that the species will
1717 survive over the long term. The state recommends that King County and other local
1718 jurisdictions identify and classify these areas.

1719
1720 **((E-434)) E-327 Habitats for species that have been identified as endangered,**
1721 **threatened, or sensitive by the state or federal government shall not be**
1722 **degraded or reduced in size and ((should)) shall be ((conserved))**
1723 **preserved and protected.**
1724

1725 ~~**((E-499p) King County shall, in cooperation with the cities, ensure a no-net loss of**~~
1726 ~~**housing capacity that preserves the ability to accommodate adopted**~~
1727 ~~**growth targets, while pursuing compliance with Endangered Species**~~
1728 ~~**Act requirements. To achieve this goal, densities shall be increased on**~~
1729 ~~**buildable lands, consistent with H-110.**~~

1730 **b.) 2. Species and Habitats of Local Importance**

1731 Federal and state listings of species as endangered or threatened often encompass
1732 relatively large geographic areas. More localized declines of species within King
1733 County may not be captured by state and federal listings. For example, local monitoring
1734 data indicate the extinction of the ((Early)) Lake Sammamish Kokanee Early run, ((likely))
1735 possible extinction or significant decline of the ((Middle)) Lake ((Sammamish))
1736 Washington Kokanee ((salmon)) Middle run, and a significant decline in the ((Late)) Lake
1737 Sammamish Kokanee ((salmon)) Late run((s)). ((In 2000, a petition to list just the Early
1738 run was filed with the U.S. Fish and Wildlife Service, but by 2003 the run went extinct
1739 without any federal action to prevent that result. In 2007, a second petition was filed to
1740 list all remaining Lake Sammamish kokanee. This petition led to an official review of the
1741 population's status by the U.S. Fish and Wildlife Service.

1742
1743 On September 30, 2011, the U.S. Fish and Wildlife Service concluded that kokanee and
1744 sockeye throughout the Pacific Northwest should be considered together in their listing
1745 determination and therefore declined to list this unique kokanee population. However,
1746 King County believes the c)Conservation of local native kokanee salmon and its
1747 watershed habitat ((to be)) is important to the quality of life and natural heritage of the

1748 region's residents. ~~((Towards that end t))~~The County maintains strong collaborative
1749 relationships with the watershed cities, the U.S. Fish and Wildlife Service, Washington
1750 Department of Fish and Wildlife, Washington State Parks, the Muckleshoot Tribe, the
1751 Snoqualmie Tribe, Trout Unlimited, Long Live the Kings, and additional governmental
1752 and non-governmental organizations, schools, watershed residents, and other key
1753 contributors. Together these partners work to: improve kokanee salmon habitat,
1754 including Lake Sammamish, tributary streams, and contributing watershed areas;
1755 conduct research~~((;))~~; educate local residents and businesses~~((;))~~; and support an
1756 artificial propagation program at the Issaquah Salmon Hatchery and the Long Live the
1757 Kings hatcheries to increase the viability of the kokanee population.

1758
1759 King County defines Species of Local Importance as those species that are of local
1760 concern primarily because of their population status or their sensitivity to habitat
1761 manipulation. The ~~((c))~~County takes into consideration native species named as priority
1762 species by the Washington Department of Fish and Wildlife; anadromous salmonids;
1763 aquatic species whose populations are particularly vulnerable to changes in water
1764 quality and quantity; species whose habitat or mobility is limited (local populations of
1765 species that are immobile or have very limited habitat); and species that can be directly
1766 impacted by King County (for example, where road projects or other infrastructure
1767 development can impact habitat; where the ~~((c))~~County may acquire, protect, or restore
1768 certain habitat types). King County Species of Local Importance are identified so that
1769 they and their habitats may be considered during land use planning and protected
1770 during project implementation and development. Habitats for Species of Local
1771 Importance are designated as a type of Fish and Wildlife Habitat Conservation Area and
1772 are covered by policies and regulations designed to protect those areas. However,
1773 individual animals or plants may also be at risk of injury from development or during
1774 construction or other changes to the landscape and may require additional measures to
1775 protect them from injury. For example, freshwater mussels may be protected from an
1776 instream project by relocating individual animals so they are not injured or killed during
1777 construction. Or, a rare individual plant may require the protection of an area of land
1778 because the plant cannot be relocated.

1779
1780 **((E-435)) E-328 King County designates the following to be Species of Local**
1781 **Importance:**

- 1782 a. **Salmonids and other anadromous or freshwater fish - Kokanee**
1783 **salmon, Sockeye/red salmon, Chum salmon, Coho/silver salmon,**
1784 **Pink salmon, Chinook salmon, Coastal resident/searun cutthroat**
1785 **trout, Rainbow trout, steelhead trout, bull trout, Pygmy whitefish,**
1786 **Dolly Varden, Western river lamprey, ((and)) Pacific lamprey, and**
1787 **Olympic mudminnow;**
- 1788 b. **Native Freshwater Mussels - Western pearlshell mussel, Oregon**
1789 **((and western)) floater, and western ridge mussel;**
- 1790 c. **Shellfish - Dungeness crab, Pandalid shrimp, ((Geoduck)) Butter**
1791 **clam, Littleneck clam, and ((Pacific)) Olympia oyster;**
- 1792 d. **Marine Fish - White sturgeon((;)); Pacific herring((;)); Longfin**
1793 **smelt((;)); Surfsmelt((;)); Lingcod, Pacific cod; Pacific sand lance((;));**
1794 **Yelloweye, Brown, Copper, Bocaccio, Canary, and Quillback**
1795 **Rockfish; English sole((;)); and Southern ((R))rock sole;**
- 1796 e. **Birds - Marbled Murrelet; Western grebe, Caspian Tern, Pigeon**
1797 **Guillemot, Pelagic Cormorant, American bittern, Great blue heron,**
1798 **Common Loon, Western High Arctic Brant, Harlequin duck,**
1799 **Bufflehead, Wood duck, Hooded merganser, Barrow's goldeneye,**
1800 **Common goldeneye, Cinnamon teal, Tundra swan, Trumpeter**
1801 **swan, Surf scoter, White-winged scoter, Black scoter, Bald Eagle,**
1802 **Golden Eagle, Peregrine Falcon, Northern Goshawk, Osprey,**
1803 **Spotted owl, Western screech-owl, Sooty grouse, Pacific coast**
1804 **((B))band-tailed pigeon, Belted kingfisher, ((Hairy woodpecker;))**
1805 **Olive-sided flycatcher, Western meadowlark, Cassin's finch,**

- 1806 Oregon Vesper Sparrow, Red-eyed Vireo, Purple Martin, Vaux's
1807 Swift, ((and)) Purple finch, Yellow-billed Cuckoo, Black-backed
1808 Woodpecker, American three-toed woodpecker, Hairy
1809 woodpecker, Pileated woodpecker, and the following bird
1810 concentrations:
1811 i. Waterfowl Concentrations (Anatidae excluding Canada Geese in
1812 urban areas); and
1813 ii. Western Washington nonbreeding concentrations of plovers
1814 (Charadriidae), sandpipers;
1815 f. Mammals - American marten, ((mink, Columbian black-tailed
1816 deer;)) Wolverine, Fisher, Gray wolf, Cascade red fox, Douglas
1817 squirrel, Northern flying squirrel, Townsend's chipmunk, Hoary
1818 marmot, Roosevelt ((E))elk ((in their historic range)), mountain
1819 goat, Pika, Townsend's big-eared bat, roosting concentrations of
1820 Big-brown bat, Pallid bats, and Myotis bats, Killer whale (Orca),
1821 Gray whale, Dall's and Harbor porpoise, Harbor seal, Stellar sea
1822 lions, and concentrations of California sea lions;
1823 g. Amphibians - Red-legged frog, Larch Mountain salamander,
1824 Oregon spotted frog, and Western toad;
1825 h. Reptiles - Western fence lizard and Northwestern pond turtle;
1826 i. Rare Plants - ((bristly sedge; Canadian St. John's-wort; clubmoss
1827 cassiope; Oregon goldenaster; toothed wood fern; Vancouver
1828 ground-cone; and white-top aster)) Tall bugbane, Triangular-lobed
1829 moonwort, Western moonwort, Stalked moonwort, Harvest
1830 brodiaea Alaska harebell, Few-flowered sedge, Long-styled sedge,
1831 Clubmoss mountain-heather, Golden paintbrush, Weak thistle,
1832 Spleenwort-leaved goldthread, Tree clubmoss, Spotted Joe-pye
1833 weed, Kamchatka fritillary, Swamp gentian, Oregon goldenweed,
1834 Large St. Johns'-wort, Pacific peavine, Water lobelia, Northern bog
1835 clubmoss, One-cone clubmoss, White meconella, Branched montia,
1836 Old field blue toadflax, Brewer's cliffbrake, Whitebark pine,
1837 Choriso's bog-orchid, Columbia white-topped aster, and Flat-
1838 leaved bladderwort; and
1839 j. ((High-quality ecological communities - Douglas-fir - Pacific
1840 Madrone / Salal; Douglas-fir - Western Hemlock / Swordfern;
1841 Forested Sphagnum Bog PTN, Low Elevation Freshwater Wetland
1842 PTN, North Pacific Herbaceous Bald and Bluff, Red Alder Forest;
1843 Western Hemlock - (Western Redcedar) / Bog Labrador-tea /
1844 Sphagnum Spp.; Western Hemlock - (Western Redcedar) /
1845 Devil's-club / Swordfern; Western Hemlock - (Western Redcedar) /
1846 Sphagnum Spp.; Western Hemlock / Swordfern - Foamflower;
1847 Western Redcedar- Western Hemlock / Skunkcabbage; and Willow
1848 Spp. Shrubland {Provisional});)) Other invertebrates - Blue gray
1849 taildropper, Hatch's click beetle, Beller's ground beetle, Pacific
1850 clubtail, Western bumblebee, Johnson's hairstreak, and Valley
1851 silverspot.

1852
1853 **((E-436)) E-329 King County shall protect Species of Local Importance through**
1854 **measures such as regulations, incentives, capital projects, or purchase,**
1855 **as appropriate.**
1856

1857 Caves, cliffs, and talus (a sloping mass of rocky fragments at the base of a cliff) occupy a
1858 very small percent of the total land area, yet they are disproportionately important as
1859 wildlife habitats. The same is true for sphagnum-dominated peat bogs, Oregon white
1860 oak woodlands, herbaceous balds, Westside prairie, old(=)_growth forest, and snag
1861 -rich areas, which have all declined as a result of development. Each of these habitats
1862 concentrates and supports a unique plant and animal community. Plant associations
1863 adjacent to caves, cliff, and talus are important because they help stabilize light and
1864 wind patterns, and as with snag -rich areas, they provide perches for raptors. Caves,
1865 cliffs, talus, Oregon white oak woodlands, herbaceous balds, Westside prairie, and

1866 sphagnum-dominated peat bogs are fragile environments that can be easily destroyed,
1867 but cannot be easily restored.

- 1868
1869 **((E-437)) E-330 King County shall designate the following to be Habitats of Local**
1870 **Importance:**
1871 **a. Caves;**
1872 **b. Cliffs;**
1873 **c. ~~((Talus)) Herbaceous balds;~~**
1874 **d. Old-growth forest;**
1875 **e. ~~((Sphagnum-dominated peat bogs; and)) Oregon white oak~~**
1876 **woodlands;**
1877 **f. Snag-rich areas;**
1878 **g. Sphagnum-dominated peat bogs;**
1879 **h. Talus; and**
1880 **i. Westside prairie.**
1881

1882 The federal and state governments also designate “candidate” species. In the context of
1883 the Endangered Species Act, candidate means any species being considered for listing
1884 as an endangered or a threatened species but not yet the subject of a proposed rule.
1885 Lists of federal candidate species are updated annually. Review of these lists and the
1886 supporting assessments can provide valuable information about threats to species
1887 found within King County and can help the ~~((e))~~ County to be proactive in preparing for
1888 potential future listings.
1889

- 1890 **((E-438)) E-331 King County should review federal and state candidate listings for**
1891 **information about candidate species that are under consideration for**
1892 **listing as an endangered or threatened species and found in King**
1893 **County. King County shall protect habitat for candidate species, as**
1894 **listed by the Washington Department of Fish and Wildlife or a federal**
1895 **agency. Information regarding candidate species should be used to**
1896 **inform King County’s long-term wildlife conservation and planning**
1897 **efforts.**
1898

- 1899 **((E-439)) E-332 King County shall review fish and wildlife surveys and assessments**
1900 **with local application to King County and consider additional habitat**
1901 **protections where warranted. Habitat protection should be**
1902 **accomplished through incentives, cooperative planning, education,**
1903 **habitat acquisition, habitat restoration, or other appropriate actions**
1904 **based on best available science.**
1905

- 1906 **((E-440)) E-333 King County should regularly review the Washington Department**
1907 **of Fish and Wildlife’s list of Priority Species and other scientific**
1908 **information on species of local importance, and evaluate whether any**
1909 **species should be added to or deleted from the lists in policies**
1910 **E-~~((435))328 and E-~~((437))330. Any additions or deletions ((should))~~~~**
1911 **may be made through the annual update.**
1912

- 1913 **((E-441)) E-334 Development proposals shall be assessed for the presence of King**
1914 **County Species of Local Importance. A comprehensive assessment**
1915 **should follow a standard procedure or guidelines and shall occur one**
1916 **time during the development review process.**

1917 3. Salmon

1918 Salmon are particularly important because of their significance to local and regional
1919 character, Indian tribes, salt and freshwater ecosystems, and recreational and
1920 commercial fisheries. A growing number of salmon stocks within King County and other
1921 areas of Puget Sound are in a serious state of decline. Three salmonid species present
1922 within King County have been listed under the Endangered Species Act, several others

1923 have significant potential for listing, and the salmon-dependent ~~((Orca whale))~~ orca has
1924 been listed as endangered.

1925
1926 The protection and restoration of river and stream channels, riparian ~~((corridors))~~ areas,
1927 lakes, wetlands, headwaters and watersheds, and marine nearshore habitats that
1928 provide or impact spawning and rearing habitat, food resources, and fish passage is
1929 essential to the conservation of native fish populations. Intermittent streams also can be
1930 critical to native fish populations.

1931
1932 Hatcheries and other artificial propagation facilities that are properly managed to
1933 protect the abundance, productivity, genetic diversity, and spatial distribution of native
1934 salmon may contribute in the near term to both maintaining sustainable salmon stocks
1935 and harvest opportunities while habitat protection and restoration measures for salmon
1936 are implemented.

1937
1938 **~~((E-442)) E-335 King County should conserve and restore salmonid habitats by~~**
1939 **~~ensuring that land use and facility plans (transportation, water, sewer,~~**
1940 **~~electricity, gas) include riparian and stream habitat conservation~~**
1941 **~~measures developed by the ((c))County, ((cities;)) Indian tribes, cities,~~**
1942 **~~service providers, and state and federal agencies. Project review of~~**
1943 **~~development proposals within basins that contain hatcheries and other~~**
1944 **~~artificial propagation facilities that are managed to protect the~~**
1945 **~~abundance, productivity, genetic diversity, and spatial distribution of~~**
1946 **~~native salmon and provide harvest opportunities should consider~~**
1947 **~~significant adverse impacts to those facilities.~~**
1948

1949 ~~((E. Watershed-Based Salmon Recovery))~~

1950 The protection and recovery of salmonid species that are listed under the Endangered
1951 Species Act and encompassed by Indian tribal treaty rights are and will continue to be a
1952 significant priority for King County. The listing of a species under the Endangered
1953 Species Act and decline of Indian tribal treaty right protected species are cause for
1954 great concern, because wild Pacific salmon have great environmental, cultural,
1955 economic, nutritional, recreational, and symbolic importance to local communities, in
1956 particular Indian tribal communities, in the entire Puget Sound region.

1957
1958 It is King County's goal to ensure the recovery and maintenance of salmon populations
1959 to sustainable and harvestable levels, and to accrue the ecological, cultural, economic,
1960 and local food supply benefits that will be provided by healthy salmon stocks. King
1961 County ~~((with))~~ pursues salmon conservation strategies that sustain the region's vibrant
1962 economy. Successful restoration and maintenance of healthy salmon populations ~~((with))~~
1963 requires time, money, and effort, and collaboration with Indian tribal, federal, state,
1964 ~~((tribal))~~ and local governments, as well as businesses, environmental groups, and
1965 residents.

1966
1967 ~~((The increasing number and diversity of Endangered Species Act federally protected~~
1968 ~~species in King County and around the Puget Sound calls for the development and~~
1969 ~~implementation of species conservation actions that are embedded within a strategy~~
1970 ~~that addresses natural resource management issues at the ecosystem scale. Although~~
1971 ~~species are listed one at a time, managing them toward recovery and robust health that~~
1972 ~~way increases the likelihood that conservation efforts will be incomplete, redundant,~~
1973 ~~and more expensive.~~

1974
1975 ~~((More detailed policies related to reducing greenhouse gas emissions and improving~~
1976 ~~air quality can be found in Section II of this chapter, Chapter 8: Transportation, and~~
1977 ~~Chapter 9: Services, Facilities and Utilities.))~~
1978

1979 In accordance with new statutory requirements, ((as described in Chapter 9, Services,
1980 Facilities and Utilities,)) the Department of Ecology has established a Watershed
1981 Restoration and Enhancement Committee in all five Watershed Resource Inventory
1982 Areas located either entirely or partially within King County. King County is
1983 participating in the Ecology process of developing a flow restoration strategy for each of
1984 the Watershed Resource Inventory Areas to mitigate the consumptive use of new
1985 permit-exempt wells drilled in the next 20 years. ((The flow restoration strategies are
1986 anticipated to be recommended by 2021.)) As of 2024, Ecology has adopted
1987 streamflow restoration plans for Water Resource Inventory Area 9 (the Green/Duwamish
1988 Watershed), and Water Resource Inventory Area 10 (the White/Puyallup Watershed).
1989 The streamflow restoration committees for Water Resource Inventory Area 7 (the
1990 Snohomish/Snoqualmie/Skykomish Watershed), Water Resource Inventory Area 8
1991 (Cedar/Sammamish Watershed), and Water Resource Inventory Area 15 (Kitsap) did not
1992 reach agreement by all members to complete their planning process. Ecology has
1993 completed these plans and forwarded them to the Salmon Recovery Funding Board for
1994 technical review after which they may amend and adopt the plans. Ecology will initiate
1995 rulemaking within six months of plan adoption.

1996
1997 ((As a means to address salmonid listings and to sustain this precious resource for
1998 generations to come,)) Local governments in the Puget Sound region, in cooperation
1999 with ((state and)) Indian tribal governments, the state, and other ((major stakeholders))
2000 partners, have developed long-term salmon habitat conservation strategies at the
2001 Watershed Resource Inventory Area level. The boundaries of Water Resource Inventory
2002 Areas are defined under state regulations, and generally adhere to the watershed
2003 boundaries of major river or lake systems.

2004
2005 King County participated as an affected jurisdiction in the development Water Resource
2006 Inventory Area plans for Water Resource Inventory Area 8 (Cedar/Sammamish
2007 Watershed), Water Resource Inventory Area 9 (the Green/Duwamish Watershed), Water
2008 Resource Inventory Area 7 (the Snohomish/Snoqualmie/Skykomish Watershed), about
2009 half of which is in King County, and Water Resource Inventory Area 10 (the
2010 White/Puyallup Watershed), a small percentage of which is in King County.
2011 Additionally, King County has acted as a service provider at the direction of
2012 multi-jurisdictional forums for the development and implementation of the salmon
2013 recovery plans for Water Resource Inventory Areas 8 and 9, and for the King County
2014 portion of Water Resource Inventory Area 7.

2015
2016 **~~((E-499)) E-336 King County shall continue to participate in the Water Resource~~**
2017 **~~Inventory Area salmon recovery plan implementation efforts and in~~**
2018 **~~other regional efforts to recover salmon and the ecosystems they~~**
2019 **~~depend on, such as the Puget Sound Partnership. King County's~~**
2020 **~~participation in planning and implementation efforts shall be guided by~~**
2021 **~~the following principles:~~**

- 2022 a. **Focus on federally listed salmonid species and declining stocks**
2023 **protected under Indian tribal treaty rights first, then take an**
2024 **ecosystem approach to habitat management and seek to address**
2025 **management needs for other species over time;**
- 2026 b. **Concurrently work on early actions((;)) and long-term projects and**
2027 **programs that will lead to improvements to, and information on,**
2028 **habitat conditions in King County that can enable the recovery of**
2029 **endangered or threatened salmonids, while maintaining the**
2030 **economic vitality and strength of the region;**
- 2031 c. **Address both King County's growth management needs and**
2032 **habitat conservation needs;**
- 2033 d. **Use best available science as defined in Chapter 365-195**
2034 **Washington Administrative Code ((365-195-905 through**
2035 **365-195-925));**

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- e. **Improve water quality, water quantity, and channel characteristics; and**
- f. **Coordinate with key decision-makers and stakeholders; and**
- g. **Develop, implement, and evaluate actions within a watershed-based program of data collection and analysis that documents the level of effectiveness of specific actions and provides information for adaptation of salmon conservation and recovery strategies.**

~~((The Water Resource Inventory Area plans recommend an array of actions including the restoration, acquisition and preservation of landscapes, municipal programmatic activities, and public outreach and education. The plans suggest that programmatic activities for salmon habitat conservation can generally be accomplished with the following three tools: regulation, incentives and education. Consequently, in addition to capital projects, local governments including King County will need to incorporate salmon recovery objectives and strategies into their normal operations, making best use of a wide range of their authorities and programs.~~

~~**(E-103)) E-337 King County should coordinate with Indian tribes, local jurisdictions, universities, federal and state agencies, (tribes,) special interest groups, special districts, businesses, and residents to implement, monitor, and update Water Resource Inventory Area salmon recovery plans for all areas of King County.**~~

~~**(E-499k)) E-338 King County should use the recommendations of approved Water Resource Inventory Area salmon recovery plans and other watershed planning efforts to inform (the) establishment of Fish and Wildlife Habitat Conservation Areas, updates to development regulations, establishment of incentive programs, and (as well as) operations and capital planning for its floodplain management, fish passage, surface water management, transportation, wastewater treatment, parks, and open space programs.**~~

~~**(E-499l)) E-339 King County should seek to support Water Resource Inventory Area salmon recovery plan goals of maintaining intact natural landscapes through:**~~

- a. ~~Retaining low density land use designations such as Agriculture, Forestry and Rural Area designations;~~
- b.) ~~Promoting Current Use Taxation and other incentives;~~
- ~~(c.)~~ b. ~~Promoting stewardship programs including development and implementation of Forest Plans(;) and Farm Plans(, and Rural Stewardship Plans); and~~
- ~~(d. Promoting the use of Low Impact Development methods; and~~
- e.) c. ~~Acquiring property or conservation easements in areas of high ecological importance with unique or otherwise significant habitat values.~~

~~**(E-499n) Through the Watershed Resource Inventory Area planning process, geographic areas vital to the conservation and recovery of listed salmon species are identified. King County will evaluate this information to determine appropriate short and long-term strategies, including, but not limited to: designation of Fish and Wildlife Habitat Conservation Areas, development regulations (special district overlays, zoning, etc.), acquisitions, facility maintenance programs, and capital improvement projects.**~~

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E-499o) E-340 King County may use its authority under the Growth Management Act, including its authority to designate and protect critical areas, such as fish and wildlife habitat conservation areas, to preserve and protect key habitat for listed salmonid species by developing and implementing development regulations and nonregulatory programs.

Local governments primarily have authority and influence over land use actions affecting habitat. However, protecting and restoring habitat is just one piece of the salmon recovery puzzle. Management of fish harvest, hatchery, hydropower, and water storage actions is also critical, and actions need to be coordinated with entities having authority in these areas.

((E499q)) E-341 King County should continue to take actions that ensure its habitat restoration and protection actions are implemented as part of a watershed-based salmon conservation strategy that integrates habitat actions with actions taken by harvest and hatchery managers. Harvest and hatchery managers specifically include Indian tribes, the Washington Department of Fish and Wildlife, the National Marine Fisheries Service, and the U.S. Fish and Wildlife Service. Appropriate venues for this coordination include watershed plan implementation groups and other local or regional salmon management entities that rely on actions by habitat, harvest, and hatchery managers to achieve specific goals and objectives.

~~((To ensure the long-term success of salmon recovery actions, King County will need to develop and implement a program that provides for monitoring the effectiveness of recovery actions and the status and trends of priority fish populations and habitat conditions. Both types of monitoring provide valuable information to redirect and adapt salmonid recovery strategies and actions over time. Please see the Monitoring and Adaptive Management Section at the end of this chapter for policies related to this topic:))~~

~~In planning for climate change, it will be increasingly important to provide for habitat connectivity not only across jurisdictional boundaries, but also across a range of environmental gradients. ((As the “Washington State Integrated Climate Change Response Strategy” explains:)) Habitat connectivity is ((expected)) anticipated to allow species and ecosystems to ((better withstand)) adapt to a changing climate ((change)) by allowing ((them)) species to follow changes in climate across the landscape and maintain critical ecological processes such as dispersal and gene flow. ((In general, it is much costlier and more difficult to restore connectivity than to maintain existing connectivity, yet ongoing development rapidly removes this opportunity. Planning for habitat connectivity in the near term will be far more economical the sooner it is implemented:))~~

King County’s Fish Passage Restoration Program is an example of prioritizing investments in habitat restoration with a focus on restoring habitat connectivity. The program has surveyed more than 3,000 potential blockages to salmon migration up streams and prioritized 50 barrier locations where restoration of fish passage would open half of historically connected habitat blocked by County-owned barriers. The County-owned barriers occur mixed with fish passage barriers owned by other municipalities and landowners. Coordination with other barrier owners to address nearby barriers will maximize the habitat benefits of restoring fish passage in county waterways.

~~((Additional medium- and long-term strategies identified in the “Washington State Integrated Climate Change Response Strategy” that are appropriate for the County to consider when planning for connectivity include:~~

- ~~• Identifying and designating areas most suitable for core habitat and connectivity in view of a changing climate.~~
- ~~• Protecting and restoring areas most suitable for current core habitat, likely future core habitat, and connections between them.~~
- ~~• Protecting and re-establishing connectivity of rivers and their floodplains.~~
- ~~• Adjusting the size and boundaries of conservation areas (parks and natural areas) to accommodate anticipated shifts in habitat and species' ranges.~~
- ~~• Adjusting land use designations in important connectivity areas (for example, allowable density).~~
- ~~• Facilitating inland migration of marine shoreline habitats.~~

Connectivity is addressed further below, as the Wildlife Habitat Network is a designated Fish and Wildlife Habitat Conservation Area.))

E-342 King County shall work with non-governmental organizations and regulatory agencies to accelerate removal of barriers to fish passage and shall:

- a. Seek opportunities to accelerate permitting and project implementation;**
- b. Explore all mechanisms available to remove barriers and restore salmon access to the most and highest quality habitat as quickly as possible; and**
- c. Aggressively seek funding for projects to remove barriers.**

~~((E-465))~~ **E-343 King County should use the information from local and regional water ((supply planning processes)) comprehensive plans to enhance the county's water resource protection and planning efforts, including implementation of Water Resource Inventory Area salmon recovery plans.**

~~((E-466))~~ **E-344 ((As watershed plans are developed and implemented, zoning, regulations and incentive programs may be developed, applied and monitored so that critical habitat in King County watersheds is capable of supporting sustainable and fishable salmonid populations.)) Watershed-based plans should define how the natural functions and values of watersheds critical to salmonids are protected so that the quantity and quality of water and sediment entering the streams, lakes, wetlands and rivers can support salmonid spawning, rearing, resting, and migration.**

~~((E-467~~ **Responsibility for the costs of watershed planning and project implementation, including water quality, groundwater protection, and fisheries habitat protection, should be shared between King County and other jurisdictions within a watershed.))**

King County contains a number of wetlands, floodplains, lakes, and river and stream reaches that are important to the viability of fish and wildlife populations and are therefore considered biological, social and economic resources. Some ~~((resource))~~ areas ~~((, including Regionally Significant Resource Areas and Locally Significant Resource Areas, were previously))~~ have been identified ~~((through basin plans and other resource inventory efforts. Additional))~~ as high-priority habitat areas ~~((have been identified))~~ through Water Resource Inventory Area ~~((=))~~, salmon recovery plans, ~~((“Waterways 2000,” Cedar River Legacy Program, acquisition plans)),~~ the Land Conservation Initiative, and through the Critical Areas Ordinance basin conditions map ~~((s))~~ used to establish protective buffers along wetlands and streams under the ~~((Critical Areas Ordinance))~~ King County Code. Protection and restoration of connections between rivers and their floodplains is increasingly recognized as a priority element of salmon recovery and climate resiliency efforts.

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These areas contribute to the resource base of the entire Puget Sound region by virtue of exceptional species and habitat diversity and abundance when compared to basins of similar size and structure elsewhere in the region. These areas may also support rare, endangered, or sensitive species, including Endangered Species Act-listed salmonids. They also provide wetland, lake, and stream habitat that is important for wildlife and salmonid diversity and abundance within the basin.

The Puget Sound region has responded commendably to the listing of Puget Sound Chinook. In King County, more than 40 jurisdictions have joined together to cooperatively lead salmon recovery in the county's watersheds. In the 17 years since the plans were adopted (2006-2022), King County has implemented 80 priority salmon-restoration capital projects within its jurisdiction (and has initiated work on an additional 33) in addition to dozens of small habitat projects, such riparian restoration on private lands. King County has identified nearly 100 additional capital projects for future implementation. Since 2011, the National Marine Fisheries Service has conducted several five-year assessments of progress to implement the Puget Sound Salmon Recovery Plan. The assessments have repeatedly concluded that good habitat projects are being implemented across Puget Sound, but that the pace of salmon recovery implementation is too slow, primarily due to insufficient funding. This is true in King County as well, though in recent years the County has developed significant additional sources of local revenue to advance restoration. (The salmon recovery plans for the Snoqualmie portion of WRIA 7, WRIA 8 and WRIA 9 hit their ten year mark in 2015.) King County has renewed interlocal agreements with its 44 jurisdictional partners to continue to fund salmon recovery coordination in those watersheds (for the next decade) through at least 2025, with the expectation of renewal for another 10 years beyond that date.

Key conclusions and recommendations from the five-year assessments (completed in 2011) include:

- Habitat continues to decline, and the region needs to increase its scrutiny of the sources of habitat decline and the tools used to protect habitat sites and ecosystem process.
 - Habitat protection needs improvement, and salmon recovery lead entities and regional groups should advocate for stronger regulatory programs to protect habitat.
 - While extensive habitat work has taken place across King County and in the broader Puget Sound, funding has fallen well short of the need as identified in the work plans that have been developed in each watershed. Moreover, most sources only fund on-the-ground projects rather than the staffing that is needed to plan and coordinate overall recovery efforts.
- ((
- ~~Adaptive Management Plans are not completed. A process should be established to recognize changes that are being made to Recovery Plan strategies as implementation proceeds.~~)

Although Water Resource Inventory Area plans are Chinook salmon-focused, they are expected to also provide the basis for recovery planning for other listed aquatic species, including ((Orcas)) orca, steelhead and bull trout.

((5. — Puget Sound Partnership))

The Puget Sound Partnership ~~((was created by the Washington State Legislature and Governor in July 2007 to achieve the recovery of the Puget Sound ecosystem by the year 2020. Its goal is))~~ works to consolidate and significantly strengthen the federal, state, local, and private efforts undertaken to date to protect and restore the health of

2260 Puget Sound and its watersheds(~~(The Puget Sound Partnership also)~~), and serves as an
2261 umbrella group for salmon recovery efforts in Puget Sound, including implementation
2262 of salmon recovery plans prepared for Chinook salmon. King County, through its land
2263 use decisions, management of stormwater and wastewater discharges, development of
2264 recycled water supplies, cooperative habitat protection and restoration projects, work in
2265 flood risk reduction, salmon recovery, support for agricultural and natural land
2266 protection, actions to address climate change, and ongoing environmental monitoring,
2267 is actively involved in the conservation and recovery of Puget Sound. ~~((King County has
2268 the opportunity, and responsibility, to make significant contributions to protecting and
2269 restoring Puget Sound. The Puget Sound Partnership's 2018-2020 Action Agenda for
2270 Puget Sound was revised in 2012, 2014, 2016, and 2018, focusing on three Strategic
2271 Initiatives: protecting and restoring habitat, preventing pollution from stormwater, and
2272 recovering shellfish beds.~~

2273
2274 ~~E-113))~~ **E-345** King County should actively participate in updating and
2275 implementing the Puget Sound Partnership's Action Agenda, through
2276 the following Local Integrating Organizations: Puyallup-White River;
2277 South Central Action Area Caucus Group ~~((and))~~; Snohomish-
2278 Stillaguamish; and West Sound Partners for Ecosystem Recovery ~~((Local
2279 Integrating Organizations, consistent with King County goals))~~.

2280
2281 ~~((E-114))~~ **E-346** King County should collaborate with other watershed forum
2282 partners to ensure that recommendations of watershed-based salmon
2283 recovery plans for King County are integrated with the Puget Sound
2284 Partnership recommendations.
2285

2286 **E-347** King County should encourage integration of King County goals for
2287 regional stormwater controls and human and community health into
2288 Puget Sound Partnership recommendations.
2289

2290 ~~((The Puget Sound Partnership maintains a Strategic Science Plan and Biennial Science
2291 Work Plan which provide an overall framework for development and coordination of
2292 specific science activities necessary to support Puget Sound ecosystem protection and
2293 restoration under the Partnership's Action Agenda. The Puget Sound Partnership also
2294 organizes the Puget Sound Ecosystem Monitoring Program, a collaborative effort to
2295 improve communication and data sharing among the many monitoring programs
2296 operating in Puget Sound, with the goal of assessing progress towards recovery of the
2297 health of the Sound. King County actively participates in the Ecosystem Monitoring
2298 Program.~~

2299
2300 ~~E-115))~~ **E-348** King County should identify opportunities for coordinating its
2301 existing monitoring programs with monitoring and assessment work
2302 conducted through the Puget Sound Ecosystem Monitoring Program,
2303 the Puget Sound Partnership's Strategic Science Plan, and the Puget
2304 Sound Partnership's Biennial Science Work Plan.
2305

2306 ~~((E-706~~ King County should work with other Water Resource Inventory Area
2307 salmon recovery plan partners to establish a program (framework and
2308 methodology) for monitoring project specific and cumulative
2309 effectiveness of King County salmonid recovery actions. This program
2310 should include data collection and analysis and should provide
2311 information to guide an adaptive management approach to salmonid
2312 recovery.
2313

2314 ~~E-707 — King County shall continue to coordinate with other governments,~~
2315 ~~agencies, tribes, non-governmental organizations and others to~~
2316 ~~develop and implement regional and watershed-based Monitoring and~~
2317 ~~Adaptive Management programs focused on achieving salmon~~
2318 ~~recovery goals. The programs shall continue to include monitoring of~~
2319 ~~salmon populations and habitat status and trends over time in order for~~
2320 ~~the county and its partners in salmon recovery to be able to access the~~
2321 ~~overall trajectory of salmon recovery efforts.))~~

2322 ~~((h. — Non-Native)) 4. Invasive Species and Noxious Weeds~~

2323 Non(=)native species are often invasive because they did not evolve as part of the
2324 ecosystem and therefore do not have natural controls or competition. These species
2325 may be terrestrial, freshwater, or marine. Invasive species can create costly
2326 maintenance problems for both public and private landowners. ~~((Noxious and invasive~~
2327 ~~weeds)) Invasive plant and animal species pose threats to the environmental health of all~~
2328 ~~landscapes in King County, including natural, agricultural, wildlife, wetland, stream, and~~
2329 ~~recreational areas. ((Weeds spread in a variety of ways, including the transport of seeds~~
2330 ~~or plant parts by vehicles boats, shoes, clothing and animals (including pets, livestock,~~
2331 ~~wildlife, birds and insects), in soil, gravel and other landscaping and building materials,~~
2332 ~~down watercourses and in floods, by wind, and occasionally through deliberate~~
2333 ~~introduction by people.)) They alter ecosystems through disrupting food chains,~~
2334 ~~out-competing native species, and reducing habitat for native wildlife. Invasive species,~~
2335 ~~including weeds, are widely recognized as having a significant negative impact on~~
2336 ~~wildlife biodiversity. Invasive plants can also increase the risk of forest fire by acting as~~
2337 ~~an accelerant for fire (when extremely flammable) and/or by acting as ladder fuels that~~
2338 ~~carry a fire from ground level to the crown of trees.~~

2339 ~~((King County offers technical assistance with identification and removal of non-native~~
2340 ~~plants through programs, including Forest Stewardship and Naturescaping. The county~~
2341 ~~also partners with volunteer groups to remove invasive plants from open space and~~
2342 ~~natural areas. Some non-native species are classified as “noxious” weeds. The King~~
2343 ~~County Noxious Weed Control Program provides many services to county residents,~~
2344 ~~including: educational materials and workshops, current information on control and~~
2345 ~~eradication of noxious weeds, support to volunteer and land owner groups, and annual~~
2346 ~~road-side surveys. In addition, the Noxious Weed Control Program implements the~~
2347 ~~State Weed Law (Revised Code of Washington chapter 17.10) in the county which~~
2348 ~~requires all landowners to eradicate Class A noxious weeds and control designated~~
2349 ~~Class B and county-selected Class C noxious weeds on their properties.~~

2351 ~~6. — Noxious Weeds~~

2352 ~~left uncontrolled, n))~~ Noxious weeds can significantly impact public and private land use
2353 in the County. ~~Left uncontrolled, noxious weeds will ultimately undermine many of the~~
2354 ~~County’s environmental goals and initiatives, including the Local Food Initiative, salmon~~
2355 ~~habitat restoration projects, and the Land Conservation Initiative. The State Noxious~~
2356 ~~Weed Control Law (Chapter 17.10 Revised Code of Washington ((17.10)) establishes all~~
2357 ~~property owners’ responsibility for preventing and controlling the spread of noxious~~
2358 ~~weeds. Because plants grow without regard to property lines or political jurisdictions,~~
2359 ~~everyone’s cooperation is needed ((= city gardeners, government land agencies,~~
2360 ~~foresters, and farmers all have a role to play)). The key to successful noxious weed~~
2361 ~~control is effective engagement and participation of landowners and communities in the~~
2362 ~~stewardship of their lands. ((The law spells out these responsibilities and creates the~~
2363 ~~government infrastructure needed to educate residents and implement regulatory~~
2364 ~~processes.))~~

2365
2366 The State Weed Law applies to both private and public lands (except for Indian tribal
2367 and federal ((and tribal)) lands). King County manages approximately ~~((4,420))~~ 4,400

2368 parcels of public land totaling over 36,000 acres. King County also owns or manages
2369 approximately 1,500 linear miles of roads and right_of_way. These lands are managed
2370 by multiple ((e))County agencies, including the King County Departments of Natural
2371 Resources, ((Transportation)) Local Services, and Executive Services. Since weed
2372 infestations can spread from property to property, on both public and private lands, it is
2373 critical that the ((e))County have a coordinated strategy for controlling noxious and
2374 invasive weeds on ((e))County-owned and managed lands.
2375

2376 The King Conservation District and the County offer guidance and assistance on use of
2377 native plants. These plants are more resistant to pests and able to withstand the wet
2378 winters and dry summers. They can be used for nature-scaping (low-water requirement
2379 landscapes), wildlife enhancement, erosion control, and beautification. The County also
2380 establishes a list of "climate-smart plants," which are native plant species currently,
2381 historically, or prehistorically found within the surrounding ecoregion that are predicted
2382 to maintain their abundance under climate change.
2383

2384 ~~((E-426) Introductions of non-native, invasive plant, vertebrate, and~~
2385 ~~invertebrate species should be avoided in terrestrial, freshwater, and~~
2386 ~~marine environs.~~
2387

2388 **E-427)) E-349 King County should promote and restore native plant communities**
2389 **where sustainable, feasible, and appropriate to the site and**
2390 **surrounding ecological context and should incorporate climate change**
2391 **considerations into planting design, including:**

- 2392 **a. Management and control of nonnative invasive plants, including**
2393 **aquatic plants;**
2394 **b. Using environmentally safe methods to control noxious weeds;**
2395 **c. Use of locally- or climate-adapted species for landscaping,**
2396 **restoration, rehabilitation, and erosion control on County-owned**
2397 **lands; and**
2398 **d. Routine maintenance of plantings to prevent invasive species and**
2399 **ensure survival of plantings.**
2400

2401 ~~((E-428) On county-owned lands, King County should use locally adapted native~~
2402 ~~species for natural area landscaping, restoration, rehabilitation, and~~
2403 ~~erosion control. Habitat restoration projects should include provisions~~
2404 ~~for adequate maintenance of plantings to prevent invasion of weeds~~
2405 ~~and ensure survival of native plantings.~~
2406

2407 **E-429)) E-350 King County should provide incentives for ((private)) landowners**
2408 **who are seeking to remove invasive plants and noxious weeds ((and**
2409 **replace them with native plants)), such as providing technical**
2410 **assistance or access to ((appropriate)) native or climate-smart plants.**
2411

2412 ~~((E-430)) E-351 King County shall ((implement its strategy to)) minimize impacts of~~
2413 ~~noxious weeds to the environment, recreation, public health, and the~~
2414 ~~economy on all lands in the County. This includes preventing,~~
2415 ~~monitoring and controlling infestations of state-listed noxious weeds~~
2416 ~~and other non((-)native invasive weeds of concern on ((c))County-~~
2417 ~~owned((-)) and managed lands.~~
2418

2419 ~~((E-430a)) E-352 King County shall be a good steward of public lands and protect~~
2420 ~~water quality by reducing the use of insecticides, herbicides, and~~
2421 ~~fungicides through integrated pest and vegetation management~~
2422 ~~practices. Through training and other programs, King County should~~
2423 ~~actively encourage the use of environmentally safe methods of~~
2424 ~~vegetation control. Herbicide use on King County-owned and leased~~
2425 ~~properties shall be restricted to low-toxicity products applied by~~
2426 ~~trained and licensed staff or contractors, and used only as necessary.~~
2427 ~~((King County shall be a good steward of public lands and protect~~
2428 ~~water quality, by reducing the use of insecticides, herbicides and~~
2429 ~~fungicides through the use of integrated pest and vegetation~~
2430 ~~management practices:))~~

2431
2432 ~~((E-115a)) E-353 King County shall ((exercise its authority under Revised Code of~~
2433 ~~Washington 17.10 to)):~~
2434 ~~((1)) a. ((establish a)) Work with the King ((c))County ((n))Noxious~~
2435 ~~((w))Weed ((c))Control ((b))Board to provide public oversight and~~
2436 ~~direction of the County's Noxious Weed Control Program;~~
2437 ~~((2)) b. ((i))Implement a program of activities that minimizes the~~
2438 ~~impacts of noxious weeds to the environment, economy,~~
2439 ~~recreation, and public health within the ((€))county;~~
2440 ~~c. Adopt rules to ensure control of noxious weeds and weeds of~~
2441 ~~concern as identified by the Noxious Weed Control Board; and~~
2442 ~~d. Ensure close coordination between the King County Noxious Weed~~
2443 ~~Control Board and King Conservation District in the control of~~
2444 ~~noxious weeds.~~

2445
2446 ((Additional text and policies related to monitoring and adaptive management can be
2447 found at the end of this chapter.

2448 *i. Adaptive Management*

2449 Adaptive management refers to modifying management actions based on ongoing
2450 monitoring and data analysis. To sustain native biodiversity and improve the county's
2451 efforts at conservation, it must always be advancing the understanding of the systems
2452 under its care and change its efforts accordingly.

2453
2454 ~~E-431)) E-354 Management activities should((, when feasible and practicable,))~~
2455 ~~be ((designed)) implemented in a manner that can test ((them)) results~~
2456 ~~against management objectives and be adjusted as appropriate.~~

2457
2458 ((Additional text and policies related to monitoring and adaptive management can be
2459 found at the end of this chapter:))

2460 IV. Water

2461 ~~((D. Aquatic Resources))~~

2462 King County's aquatic resources include rivers, streams, lakes, wetlands, groundwater,
2463 and the marine waters of Puget Sound. These resources provide many beneficial
2464 functions, including fish and wildlife habitat; food supplies; flood risk reduction; water
2465 supply for agricultural, commercial, domestic, and industrial use; energy production;
2466 transportation; recreational opportunities; and scenic beauty.

2467
2468 In order to preserve and enhance aquatic resources in King County, they must be
2469 managed as an integrated system together with terrestrial resources, and not as distinct
2470 and separate elements. The hydrologic cycle (the occurrence, distribution, and

2471 circulation of water in the environment) is the common link among aquatic resources
2472 and describes their interdependence.

2473
2474 Use and modification of water resources and the surrounding terrestrial environment
2475 affects how the hydrologic cycle functions and can cause unintended detrimental
2476 impacts such as flooding, low stream and river flows, reduced groundwater availability,
2477 erosion, degradation of water quality, loss of fish and wildlife habitat, and loss of
2478 archeological and traditional cultural resources that depend upon but do not damage
2479 natural resources. In order to minimize adverse impacts on the water resources of King
2480 County and ensure the continued ability to receive the beneficial uses they provide, the
2481 ((e))County will need to promote responsible land and water resource planning and use.
2482 These beneficial uses include fish and wildlife habitat, flood risk reduction, water quality
2483 control, sediment transport, energy production, transportation; recreational
2484 opportunities, scenic beauty, and water supply for agricultural, municipal, and industrial
2485 purpose.

2486 ~~((1.))~~A. Watersheds

2487 A watershed is an area that drains to a common outlet or identifiable water body such as
2488 Puget Sound, a river, stream, lake, or wetland. There are six major watersheds in King
2489 County (Cedar/Lake Washington, Green/Duwamish, Puget Sound, South Fork
2490 Skykomish, Snoqualmie, and White) that, in turn, contain numerous smaller catchments
2491 and water bodies. Surface and ground waters are managed most effectively by
2492 understanding and considering potential problems and solutions for an entire
2493 watershed. Because watersheds frequently extend into several jurisdictions, effective
2494 restoration and preservation planning and implementation must be coordinated.

2495
2496 ~~((E-464))~~ **E-401 King County shall protect and should enhance surface waters,**
2497 **including streams, lakes, wetlands, and the marine waters and nearshore**
2498 **areas of Puget Sound, on a watershed basis by analyzing water quantity**
2499 **and quality problems and their impacts to beneficial uses, including fish**
2500 **and wildlife habitat, flood risk reduction, and erosion control. Conditions**
2501 **of and impacts to the downstream receiving marine beaches and waters**
2502 **of Puget Sound shall be included in watershed management efforts.**

2503
2504 ~~((Over the past several years King County has been working cooperatively with many of~~
2505 ~~the water utilities, local governments, state agencies, tribes, and other interested~~
2506 ~~parties in the region to gather data and information to support a regional water supply~~
2507 ~~planning process. (For more information and specific policies related to regional water~~
2508 ~~supply planning, please see Chapter 9: Services, Facilities and Utilities). This~~
2509 ~~cooperative work includes assessments of current and future water demands and~~
2510 ~~supplies, potential climate change impacts on water, opportunities for use of recycled~~
2511 ~~water, and potential improvements to steam flows. These cooperative efforts will~~
2512 ~~provide valuable information to inform not only water supply planning but also salmon~~
2513 ~~recovery planning and projects.~~

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2515 ~~((E-468))~~ **E-402 King County's ((Shoreline Master Program;)) watershed management**
2516 **plans, Water Resource Inventory Area salmon recovery plans, flood hazard**
2517 **management plans, master drainage plans, open space acquisition plans,**
2518 **and critical areas regulations should apply a tiered system of protection**
2519 **that affords a higher standard of protection for more significant resources.**
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((E-463)) E-403 King County shall integrate watershed plans with marine and freshwater surface water, flood hazard management, stormwater, groundwater, drinking water, wastewater, and recycled water planning, as well as federal and state Clean Water Act compliance and monitoring and assessment programs, to provide efficient water resource management.

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~~((2-))~~B. Wetlands

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Wetlands are valuable natural resources in King County. They include deep ponds, shallow marshes and swamps, wet meadows, and bogs. Wetlands comprise forested and scrub-shrub communities, emergent vegetation, and other lands supporting a prevalence of plants adapted to saturated soils and varying flooding regimes. Wetlands, with their highly diverse forms and diffuse distribution, can be particularly challenging to categorize and manage.

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The federal and state governments also have roles in identifying and regulating certain types of wetlands and development activity. ~~((In order to))~~ To streamline and synchronize regulatory standards for wetlands, the ~~((c))~~ County relies on guidance from the Washington State Department of Ecology, U.S. Army Corps of Engineers Seattle District, and Environmental Protection Agency for wetland identification, delineation, categorization, and, where appropriate, mitigation.

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~~**((E-470) King County shall use current manuals and guidance from state and federal governmental agencies and departments to identify, delineate, and categorize wetlands and to establish mitigation requirements for wetlands.**~~

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~~**E-471 King County will apply the current scientifically accepted methodology for wetland mitigation based on technical criteria and field indicators. Where appropriate, King County should rely on publications and recommendations from state and federal agencies to ensure King County approved mitigation will be accepted by state and federal agencies with jurisdiction.**~~

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Some wetlands are large and their physical boundaries as well as their functions and values extend beyond individual jurisdictional boundaries.

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~~**E-472)) E-404 King County shall ((communicate and coordinate with other jurisdictions and tribes to)) encourage the establishment of uniform countywide wetlands policies that provide protection of both regionally and locally highly-rated wetlands.**~~

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Wetlands are productive biological systems, providing habitat for fish and wildlife. Wetlands also store flood waters and control runoff, thereby reducing flooding, downstream erosion, and other damage. Further, wetlands protect water quality by trapping sediments and absorbing pollutants. They allow rain and snowmelt to infiltrate into aquifers, recharging them and potentially making that water available for human use. They discharge groundwater, making it available to plants and animals. Wetlands store peak flows and discharge to streams in dry periods, thus enabling fish and riparian animal populations to survive. They may serve as outdoor classrooms for scientific study. Some are used for hiking, hunting, and fishing. These wetland functions and values need consideration from a watershed perspective. Measures to protect wetland functions and values need to be taken at both the site-specific and watershed scale. In the ~~((u))~~ Urban ~~((g))~~ Growth ~~((a))~~ Area, land use authority is often shared by multiple jurisdictions at the scale of a drainage basin. Similarly, efforts to protect and restore wetlands may be sponsored by multiple parties, including local governments.

2577 Buffers are necessary but often insufficient to adequately protect wetland values and
2578 functions especially when wetlands are small and the adjacent watershed large.
2579 Consequently, the location of development in addition to its size is important in
2580 determining its impact on wetland functions and values.

2581
2582 The functions and values of a wetland will change as the surrounding land is altered by
2583 development and other human activities, and as local conditions are influenced by
2584 climate change. Silviculture, agriculture, and development-related changes in forest
2585 cover and impervious surface affect stormwater runoff patterns, flooding, water quality,
2586 and wetland hydrology.

2587
2588 **~~((E-473)) E-405 King County((’s overall goal for the protection of wetlands is)) shall~~**
2589 **~~protect wetlands to achieve no net loss of wetland functions and values~~**
2590 **~~within each drainage basin. Acquisition, enhancement, regulations,~~**
2591 **~~and incentive programs shall be used ((independently or in~~**
2592 **~~combination with one another)) to protect and enhance wetland((s))~~**
2593 **~~functions and values. Watershed management plans, including Water~~**
2594 **~~Resource Inventory Area plans, should be used to coordinate and~~**
2595 **~~inform priorities for acquisition, enhancement, regulations, and~~**
2596 **~~incentive programs within unincorporated King County to achieve the~~**
2597 **~~goal of no net loss of wetland functions and values within each~~**
2598 **~~drainage basin.~~**

2599
2600 **~~((E-474 — Development adjacent to wetlands shall be sited such that wetland~~**
2601 **~~functions and values are protected, an adequate buffer around the~~**
2602 **~~wetlands is provided, and significant adverse impacts to wetlands are~~**
2603 **~~prevented:))~~**

2604
2605 The diversity of plants and animals found in wetlands generally far exceeds that found in
2606 terrestrial habitats in the Pacific Northwest. Habitat loss and fragmentation are
2607 considered the greatest threats to this native biodiversity. Wetlands in the Urban
2608 Growth Area will experience the largest reduction in the distribution and number of
2609 native animals and plants due to habitat loss and fragmentation. It is anticipated that
2610 climate change will exacerbate the adverse effects of habitat loss and fragmentation by
2611 further reducing existing wetland habitat and altering wetland hydroperiods thereby
2612 increasing the inter-habitat distances and potentially restricting the dispersal and
2613 movement of plants and wildlife between favorable wetlands and habitats.

2614
2615 Protecting wetland biodiversity depends upon supporting the natural processes
2616 (including hydrology, nutrient cycling, and natural disturbances) that shape wetland
2617 habitat, protecting wetlands functions and values from the impacts of adjacent land
2618 uses, maintaining biological linkages, and preventing fragmentation of wetland habitats.
2619 Small wetlands strategically located between other wetlands may provide important
2620 biological links or “stepping stones” between other, higher quality wetlands. Wetlands
2621 adjacent to habitat networks also are especially critical to wildlife because they allow
2622 individual animals to escape danger and populations to inter((=di))sperser and breed.
2623 Wetlands adjacent to habitat networks should receive special consideration in planning
2624 land use.

2625
2626 Many wildlife species require access to both wetlands and adjacent terrestrial lands to
2627 support them at different stages of their lives. For example, many amphibians breed in
2628 the water and need access to terrestrial habitat for feeding and for shelter during the
2629 winter. Fixed-width buffers alone are unlikely to adequately address these needs or
2630 entirely protect wetlands from surrounding human activity. Adjacent and accessible
2631 terrestrial habitat may be too small or fragmented to provide core feeding,
2632 overwintering, and other habitat needs.

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~~((E-476)) E-406~~ King County should identify upland areas of native vegetation that connect wetlands to upland habitats and that connect upland habitats to each other. The ~~((c))~~County should seek protection of these areas through acquisition, stewardship plans, and incentive programs such as the Public Benefit Rating System and the Transfer of Development Rights Program.

~~((E-477)) E-407~~ The unique hydrologic cycles, soil and water chemistries, and vegetation communities of bogs and fens shall be protected through the use of incentives, acquisition, best management practices, and implementation of the King County Surface Water Design Manual to control and/or treat stormwater within the wetland watershed.

~~((E-478)) E-408~~ Public access to wetlands for traditional cultural, scientific, and recreational ~~((, and traditional cultural use is desirable, providing that))~~ use should be encouraged, if:

- ~~a. ((p))~~Public access trails are carefully sited ~~((;))~~;
- ~~b. ((sensitive habitats and species are protected;))~~ Protection is provided for critical areas; and
- ~~c. ((h))~~Hydrologic continuity is maintained.

~~((E-479)) E-409~~ Regulatory approaches for protecting wetland functions and values, including the application of wetland buffers and the siting of off-site compensatory mitigation, should consider intensity of surrounding land uses and basin conditions. King County shall continue to review and evaluate wetland research and implement changes in its wetland protection programs based on such information.

~~((E-480)) E-410~~ Enhancement or restoration of degraded wetlands may be allowed to ~~((maintain or))~~ improve wetland functions and values, provided that all wetland functions are evaluated in a wetland management plan, and adequate monitoring, code enforcement, and evaluation is provided and assured by responsible parties. The enhancement or ~~((R))~~restoration ~~((or enhancement))~~ must result in a net improvement to the functions and values of the wetland system. Within available resources, King County should provide technical assistance to small property owners as an incentive to encourage the enhancement or restoration ~~((or enhancement))~~ of degraded wetlands.

~~((E-481)) E-411~~ Provided all wetland functions are evaluated, impact avoidance and minimization sequencing is followed, affected significant functions are appropriately mitigated, and mitigation sites are adequately monitored, alterations to wetlands may be allowed to:

- a. Accomplish a public agency or utility development;
- b. Provide necessary crossings for utilities, stormwater tightlines and roads; or
- c. Allow constitutionally mandated "reasonable use" of the property.

When adverse impacts cannot be avoided, compensatory mitigation may be allowed. This means wetland enhancement, restoration, or creation to replace project-induced losses of wetland functions and values. The ~~((c))~~County recognizes that, especially in the Urban Growth Area, allowing alteration of low-function wetlands in exchange for compensatory mitigation that contributes to wetlands of higher functions and values within a connected wetland system may achieve greater resource protection than simply preserving the low functioning wetland.

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((E-482)) E-412 A small Category IV wetland that is less than 2,500 square feet and that is not part of a wetland complex may be altered to move functions to another wetland as part of an approved mitigation plan that is consistent with E-((483))413 and E-((484))414.

((E-483)) E-413 Wetland impacts should be avoided if possible, and minimized in all cases. Where impacts cannot be avoided, they should be mitigated on site if the proposed mitigation is ((feasible)) practical, ecologically appropriate, and likely to continue providing equivalent or better biological functions in perpetuity. Where on-site mitigation is not possible or appropriate, King County may approve off-site mitigation.

((E-484)) E-414 Mitigation projects should contribute to an existing wetland system or restore an area that was historically a wetland. Mitigation should only create new wetlands after site monitoring indicates that hydrologic conditions exist to support a new wetland. Mitigation sites should be strategically located to reduce habitat fragmentation or to restore and enhance area-specific functions within a watershed.

((E-485)) E-415 Land used for wetland mitigation should be preserved in perpetuity. Monitoring and maintenance in conformance with King County standards should be provided or paid for by the project proponent until the success of the site is established. Long-term stewardship should occur at mitigation sites to ensure sites continue to provide desired functions and values.

Mitigation banks and in-lieu fee programs are forms of watershed-based compensatory mitigation, with the goal of providing greater resource protection and benefit to the public. Both approaches can allow for the consolidation of multiple, small mitigation projects into a large-scale wetland or wetland complex, resulting in economies of scale in planning, implementation, and maintenance. Depending on their location and functions, mitigation banks and projects constructed using in-lieu fee programs can result in wetlands of greater hydrologic, chemical, and biological value because of their size and ecological context and the commitment to long(=)term management. These mitigation approaches also provide applicants with a range of options for meeting their off-site mitigation obligations.

Mitigation banking allows compensatory mitigation to occur prior to the loss of existing wetlands and their functions and values, thereby reducing “temporal” losses. Mitigation banking allows a project proponent to mitigate for their impacts by contributing fees to a bank sponsor for the creation or restoration of the bank site. In-lieu fee programs, such as King County’s Mitigation Reserves Program, allow an applicant to meet its off-site wetland mitigation requirements through payment of a fee to King County or another authorized agent with the capacity to design and construct, maintain, and monitor a successful mitigation project. Both types of programs enable fees to be pooled so that larger projects can be constructed to offset impacts elsewhere in a watershed.

Moreover, King County’s Mitigation Reserves Program enables such projects to be constructed on lands with degraded wetlands or aquatic areas or lands with the potential to reestablish wetlands or aquatic areas that could be restored or enhanced to benefit overall watershed functions. These Mitigation Reserve lands are managed for long term ecological protection, so that the landscape and stream basin context support a successful enhancement project. Such projects should be planned in a watershed context and may achieve multiple ecological objectives, including meeting salmon conservation and other habitat protection objectives as well as wetland enhancement needs.

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~~((E-486)) E-416~~ King County, in partnership with other governmental entities and interested parties, should encourage the development and use of wetland mitigation banks through which functioning wetlands or aquatic areas are enhanced, restored, or created prior to the impacting of existing wetlands or aquatic areas. ~~((The county shall encourage establishment of such banks by established government entities as well as by private, entrepreneurial enterprises.~~

~~In 2008, the U.S. Army Corps of Engineers and the Environmental Protection Agency jointly issued new federal rules (40 Code of Federal Regulations Part 230 and 33 Code of Federal Regulations Part 332) regarding compensatory mitigation for losses to functions and values of aquatic resources associated with unavoidable permitted impacts. These rules require implementation of mitigation in a watershed context and consideration of functional losses to resources from permitted impacts and functional gains at mitigation sites.))~~

~~King County ((revised its compensatory mitigation program in 2011 to comply with these new federal rules and is well positioned to become)) is a regional service provider for compensatory in-lieu fee mitigation - both to permittees in unincorporated King County and within cities ((when appropriate agreements are in place)). The ((revised)) County's compensatory mitigation program(~~, authorized by state and federal agencies in 2012;~~) offers private and public project proponents the opportunity to pay a fee to King County in lieu of completing their own mitigation. These fees in turn will be used to implement mitigation projects, equitably applied among larger- and smaller-scale developments, that address watershed needs as determined through analysis of best available science.~~

~~((In approving mitigation proposals, King County should consider the ecological context of the impacted wetland, as well as the wetland impact acreage, functions, and values. Mitigation sites should be located in areas in which the project will enhance ecological conditions of the watershed and should first replace or augment the functions and values that are most important to the optimum functioning of the wetland being created, restored, or enhanced. These functions and values may differ from those lost as a result of the impacting development project. Wetland mitigation proposals should result in no net loss, and if possible, in an increase in overall wetland functions and values within the watershed in which the impacted site is located.~~

~~E-487)) E-417~~ King County should continue to implement and encourage use of its Mitigation Reserves Program to provide a fee-based option for permit applicants to mitigate for unavoidable impacts of permitted development on wetland and aquatic area functions and values. The fee structure shall be based on the full costs of land acquisition, site selection, design, construction, and long((-))term maintenance and monitoring. Mitigation projects implemented through the Mitigation Reserves Program should occur within a watershed context.

~~((E-488)) E-418~~ King County should be a regional service provider of compensatory mitigation through the Mitigation Reserves Program by working with local cities, other counties, and state agencies to establish partnerships for implementation of inter((-))jurisdictional in-lieu fee mitigation.

E-419 When implementing in-lieu fee mitigation projects, King County should consider the ecological context of the impacted wetland, and the impacted wetland's acreage, functions, and values. In-lieu fee mitigation should result in no net loss, and if possible, in an increase in overall wetland functions and values within the watershed in which the impacted site is located.

2806 Through the King County Mitigation Reserves Program, ~~((restoration))~~ mitigation sites
2807 are selected ~~((and pre-purchased in advance of))~~ to offset development-related impacts.
2808 Selected sites, with wetland or aquatic area preservation, enhancement, restoration, or
2809 creation potential, will be ~~((purchased))~~ protected in perpetuity as open space and
2810 actively managed as mitigation sites ~~((and will be protected in perpetuity as open~~
2811 ~~space))~~. Mitigation projects implemented through the Mitigation Reserves Program will
2812 preserve, enhance, restore, and/or create ecological functions at the site to compensate
2813 for wetland, stream, river, and/or buffer functions and values lost during unavoidable
2814 impacts associated with permitted construction of projects at other locations. Sites and
2815 projects through the Mitigation Reserves Program will occur where the projects will
2816 have sustainable long-term benefits to aquatic resources in the watershed, ensuring
2817 projects at protected sites occur in places with importance to ecological integrity of the
2818 watershed. King County's Mitigation Reserves Program ~~((has received approval from))~~ is
2819 approved by the U.S. Army Corps of Engineers, ~~((the))~~ Environmental Protection
2820 Agency, ~~((and the))~~ Washington Department of Ecology, and other agencies to ~~((serve~~
2821 ~~as an in-lieu fee program to mitigate))~~ provide mitigation for the impacts to wetlands
2822 and other aquatic resources ~~((subject to state and federal regulations))~~.
2823

2824 A large portion of western Washington farming occurs in lands that were once wetlands.
2825 Region-wide, agricultural lands have been targeted as mitigation sites because the
2826 relative cost of land is low and the likelihood of success in returning wetland functions is
2827 high. King County's Agricultural Production Districts that are located in floodplains and
2828 the poorly drained Osceola soils of the Enumclaw Plateau are no exception. Unless
2829 carefully sited and engineered, wetland mitigation projects can inadvertently raise water
2830 tables on adjacent agricultural properties. King County has joined other counties in
2831 discouraging the use of productive farmland for wetland mitigation, while working with
2832 farmers on wetland enhancement and restoration at a scale appropriate to sustaining
2833 their farms.
2834

2835 **~~((E-489)) E-420~~ Wetland mitigation projects should avoid impacts to and prevent**
2836 **loss of farmable land within Agricultural Production Districts. Creation**
2837 **of wetland mitigation banks ~~((are))~~ shall not be allowed in the**
2838 **Agricultural Production Districts when the purpose is to compensate for**
2839 **wetland impacts from development outside the Agricultural Production**
2840 **Districts.**

2841 ~~((5.))~~ C. Rivers, Streams, and Floodplains

2842 There are approximately ~~((3,100))~~ 6,400 miles of rivers ~~((and))~~, streams, and creeks in
2843 King County and more than ~~((52,000))~~ 59,000 acres of floodplains along rivers, streams,
2844 and marine shorelines. The river and stream channels, the surrounding riparian
2845 (streamside) areas and upland areas, their floodplains all contribute to the functioning
2846 and integrity of rivers and streams. Many rivers and streams provide habitat that is
2847 essential for various life stages of many species of wildlife and fish, including salmonids.
2848

2849 Rivers, streams, and floodplains are dynamic systems. When flood waters overtop
2850 banks, floodplains temporarily store that water. Depending on the depth and flow,
2851 floods can dramatically alter river and stream courses, creating new channels, eroding
2852 banks, and depositing sediment and gravel. Flooding and erosion can also dislodge
2853 trees. These changes slow flood flows and help to support dynamic and complex
2854 habitat for fish and wildlife. At the same time, they can create public safety issues for
2855 people living along and recreating in rivers.
2856

2857 In addition, public access to rivers and streams is both a requirement of the Shoreline
2858 Management Act and a goal for King County to support the regional economy and
2859 provide recreational opportunities for the community. People enjoy rivers and streams
2860 for the scenic and recreation values, including boating, floating, swimming, fish and

2861 wildlife viewing, and fishing. Management of these systems needs to consider not only
2862 habitat protection, but also public health and safety and opportunities for education
2863 and stewardship.

2864
2865 **((E-498a)) E-421 The existing flood storage and conveyance functions and**
2866 **ecological values of floodplains, wetlands, and riparian ((corridors))**
2867 **areas shall be protected, and should((,- where possible,)) be restored**
2868 **and enhanced ((or restored)) through integrated actions that provide**
2869 **multiple benefits, such as preservation of open space and adjacent low-**
2870 **density development.**

2871
2872 **((E-499)) E-422 ((Rivers and streams are inherently dangerous.)) King County**
2873 **should coordinate across ((c)) County departments and with other**
2874 **agencies and organizations to promote public awareness of the**
2875 **dynamics and dangers of river and stream systems and the need for**
2876 **personal responsibility when living near or recreating in or on rivers**
2877 **and streams.**

2878
2879 **((E-499a)) E-423 When King County places large wood in rivers and streams for**
2880 **habitat restoration or enhancement, it should do so in a manner that**
2881 **minimizes danger to the public.**

2882
2883 Specific policies addressing management of large wood are found in the King County
2884 Flood Hazard Management Plan. In urban areas, rivers and streams in some cases also
2885 serve as stormwater drainage systems. During the winter months, stormwater runoff
2886 during storms can bring pollutants to these water bodies. During the summer months,
2887 lawn irrigation and other water uses can also carry pollutants to rivers and streams.

2888
2889 **((E-499b)) E-424 River and stream channels, stream outlets, headwater areas,**
2890 **riparian ((corridors)) areas, and areas where dynamic ecological**
2891 **processes are present should be preserved, protected, and enhanced**
2892 **for their hydraulic, hydrologic, ecologic, and aesthetic functions,**
2893 **including their functions in providing large wood to salmonid-bearing**
2894 **streams. ((Management of)) Actions taken along river and stream**
2895 **channels should ((consider other beneficial uses of these water bodies,**
2896 **including recreation)) provide multiple benefits, including resiliency to**
2897 **climate change. Flood risk reduction actions should benefit all**
2898 **communities, especially frontline communities, consistent with equity**
2899 **and racial and social justice goals and the policies of the King County**
2900 **Flood Hazard Management Plan or successor plans.**

2901
2902 **((E-499c)) E-425 To protect or improve adjacent wetlands and aquatic habitat, the**
2903 **designation of buffers for aquatic areas, including rivers and streams,**
2904 **should take into account watershed-scale actions to mitigate the**
2905 **impacts of upland development on flooding, erosion, and habitat.**

2906
2907 **((E-499d)) E-426 King County shall continue to monitor and assess river and stream**
2908 **flows, water and sediment quality, physical habitats, and biotic**
2909 **resources in rivers and streams. Assessment shall identify trends and**
2910 **describe impacts on human health and safety, aquatic life, and wildlife**
2911 **habitat.**

2912
2913 **((E-499e)) E-427 To maintain and restore stream health, sources of uncontrolled**
2914 **stormwater flows contributing to peak flows in small streams should be**
2915 **managed using on-site structural or non-structural flow control**
2916 **techniques.**

2917
2918 Most streams in King County originate in either mountainous terrain or on rolling glacial
2919 uplands. These streams often descend through steep, narrow ravines before reaching

2920 the floodplain. At the point where these streams leave their ravines and flow onto the
2921 floodplain, the channel gradient (slope) and confinement decrease quickly, dramatically
2922 reducing the streams' ability to carry sediment. These are areas of natural sediment
2923 deposition and channel migration. The combination of sediment deposition and
2924 repeated channel migration creates fan-shaped depositional features known as alluvial
2925 "fans."

2926
2927 During periods of heavy rainfall, streams often carry large sediment loads from
2928 upstream that deposit on downstream alluvial fans. Landslides, beaver dam failures and
2929 other natural disturbances can create episodes of particularly high rates of sediment
2930 production and delivery. In many stream systems, instances of heavy sediment
2931 deposition may occur episodically with years or decades of apparent stability in the
2932 intervening periods. In many instances, sediment production and tributary or stream
2933 flow rates are exacerbated by upland land use conditions and associated stormwater
2934 effects.

2935
2936 Alluvial fans share many of the ecological attributes and land use risks associated with
2937 channel migration hazard areas and landslide hazards, though they are unique in many
2938 respects. In a natural environment, alluvial fans often provide some of the best available
2939 spawning habitat in a tributary stream, while also providing a source of gravel for areas
2940 downstream. In some heavily altered streams, the alluvial fan may represent the only
2941 remaining areas that are suitable for spawning. Alluvial fans can also form the highest
2942 ground available in the floodplain, and have historically been used for construction of
2943 buildings (including farm buildings), roads, and other structures. Unfortunately, they are
2944 inherently unstable environments in which to build. During high flows coupled with
2945 sediment deposition, a stream may jump its bank in the area of the alluvial fan, in some
2946 cases damaging private property, disrupting agricultural activities, destroying culverts
2947 and road crossings, stranding fish, and creating risks to public safety. Protecting
2948 buildings, roads, bridges, and crops on and ~~((along)) adjacent to~~ alluvial fans often
2949 requires extensive ~~(;)~~ and costly ongoing maintenance activities. Maintenance activities
2950 can have adverse effects on habitat, and in some circumstances may not be permissible
2951 under state regulations nor feasible as a management strategy.

2952
2953 ~~((The Rural Areas and Natural Resource Lands chapter calls for alluvial fan pilot projects~~
2954 ~~to test best management practices and innovative solutions for reducing hazards to~~
2955 ~~agricultural landowners and protecting and restoring habitat.~~

2956
2957 **~~E-499f)) E-428 King County should improve the management of alluvial fans ((by~~**
2958 **~~developing and clarifying definitions of alluvial fans;)) through~~**
2959 **~~mapping the locations of existing alluvial fans and areas at risk of~~**
2960 **~~alluvial fan hazards, and through developing appropriate management~~**
2961 **~~strategies such as development standards and mitigation requirements.~~**
2962 **~~Strategies should:~~**
2963 **~~a. Address potential conflicts between adjacent landowners and~~**
2964 **~~natural alluvial fan hazards and processes;~~**
2965 **~~b. Take climate change into account;~~**
2966 **~~c. ((p))Protect intact habitat ((and));~~**
2967 **~~d. ((r))Restore degraded habitat(;;); and~~**
2968 **~~e. ((r))Reduce threats to public safety(, and accommodate) for~~**
2969 **~~existing land uses. ((Findings from Alluvial Fan Management Pilot~~**
2970 **~~Projects should inform management strategies for alluvial fans.))~~**
2971

2972 ~~((An alluvial fan is a depositional landform along a watercourse where there is an abrupt~~
2973 ~~decrease in gradient and a resulting area of active sediment deposition. Most alluvial~~
2974 ~~fans in King County form where steep tributary streams discharge onto nearly level river~~
2975 ~~floodplains. Since m)) Much of the county's farmland is located ((in)) on valley floors,~~
2976 ~~((some)) and agricultural landowners frequently have properties on ((or containing))~~

2977 alluvial fans ((that are significantly affected by t)). The episodic deposits of ((upslope))
2978 sediment and debris that ((accumulate on their land)) naturally occur on alluvial fans can
2979 reduce the capacity of stream channels and wetlands, and debris flows may cover fertile
2980 farmland, disrupting agricultural operations. ((These events result in obstructed stream
2981 channels, filled wetlands, covered farmland, and disruptions in operations. Water is
2982 redirected into unexpected places. Permits, regulations, and the lack of approved
2983 management practices make it difficult to remedy the situation to regain operations and
2984 farm viability.)) Sudden shifts in the location of streams on alluvial fans can also flood
2985 agricultural buildings and farm residences. Obtaining permits allowing active
2986 management to remove the accumulated sediments and reestablish stream channels
2987 can be difficult given the regulations that apply to critical areas such as alluvial fan
2988 hazards, aquatic areas, and floodplains.

2989 ~~((R-671)) E-429 King County should ((use pilot or demonstration projects and multi-
2990 agency collaboration to develop a new suite of practices that will))
2991 provide regulatory options ((for landowners whose existing)) to protect
2992 existing residences and agricultural operations that are ((affected))
2993 threatened by alluvial fan ((deposits)) hazards. These options should
2994 provide ((timely and cost-effective)) emergency relief from debris and
2995 ((the associated)) stream flow changes ((to the watercourse along with
2996 protection of intact)) and consider long-term multi-benefit solutions
2997 that protect and restore fish habitat ((and restoration of degraded fish
2998 habitat within these areas)).~~

3000 ~~((F.))~~ D. Flood Hazard Management

3001 Floodplains are lands adjacent to lakes, rivers, and streams that are subject to periodic
3002 flooding. Floodplains naturally store flood water, contribute to groundwater recharge,
3003 protect water quality, and are valuable for recreation, agriculture, and fish and wildlife
3004 habitat. Floodplains also provide a deposition zone for sediments mobilized by rivers
3005 and streams. Wetlands are often an integral part of floodplains.

3006 There are two primary types of flood hazards: inundation and channel migration.
3007 Inundation is defined as floodwater and debris flowing through an area that is not
3008 normally under water. Such events can cause minor to severe damage, depending on
3009 the velocity and depth of flows, the duration of the flood event, the quantity of logs and
3010 other debris carried by flows, and the amount and type of development and personal
3011 property in the floodwater's path. Floodplains are designated based on the predicted
3012 frequency of flooding for a particular area. For example, a 100-year floodplain is a land
3013 area that has a one percent probability of experiencing flooding in any given year.
3014 Inundation hazards can come from major rivers, smaller tributary streams, local
3015 stormwater runoff, high lake levels, high groundwater levels, coastal storm surge, and
3016 tidal action.

3017 Channel migration results from ((erosion wears)) the wearing away of a riverbank by
3018 flowing water. Ongoing erosion of one riverbank coupled with sediment deposition
3019 along the opposite bank results in the lateral movement or migration of a channel
3020 across its floodplain. When this shift is abrupt it is called channel avulsion. Channel
3021 migration can lead to flood and erosion damage to structures, farms, and critical
3022 infrastructure. At the same time, it is a natural process that forms complex fish habitat
3023 by creating braided channels and causing trees to fall into rivers. Bank stabilization
3024 actions to limit channel migration have negative impacts on channel processes and
3025 reduce salmonid habitat quality and quantity. Channel migration hazard areas are
3026 designated based on geomorphic analyses and review of historical channel migration
3027 patterns and rates, consistent with the King County Flood Hazard Management Plan and
3028 the Shoreline Management Act.
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3031

3032 Development can reduce the floodplain's ability to store and convey floodwaters,
3033 thereby increasing the velocity and depth of floodwaters in other areas. In addition,
3034 floodplain development puts humans in harm's way and often occurs at the expense of
3035 important fish and wildlife habitat. King County has adopted the Flood Hazard
3036 Management Plan as a functional element of the King County Comprehensive Plan to
3037 detail regional policies, programs, and projects to reduce the risk to people and
3038 property from river flooding and channel migration in King County and to provide
3039 guidance for decisions related to land use and floodplain management activities.

3040
3041 ~~((E-499qq)) E-430 King County shall implement a comprehensive local floodplain~~
3042 ~~management program that, consistent with the King County Flood~~
3043 ~~Hazard Management Plan or successor plans: protects lives((-));~~
3044 ~~minimizes damage and disruption to infrastructure and critical~~
3045 ~~facilities((-)); preserves and restores natural floodplain functions((-));~~
3046 ~~uses integrated approaches to provide multiple benefits; is resilient to~~
3047 ~~climate change; supports floodplain management actions that benefit~~
3048 ~~frontline communities; and ensures that new development does not put~~
3049 ~~people in harm's way or cause adverse flooding impacts elsewhere((-~~
3050 ~~consistent with the King County Flood Hazard Management Plan)).~~

3051
3052 ~~((E-499qqq)) E-431 King County shall continue to exceed the federal minimum~~
3053 ~~standards stipulated by the National Flood Insurance Program for~~
3054 ~~unincorporated areas to better protect public safety, reduce the risk of~~
3055 ~~flood and channel migration hazards to existing public and private~~
3056 ~~property, and prevent new at-risk development.~~

3057
3058 ~~((E-499r)) E-432 King County's floodplain land use and floodplain management~~
3059 ~~activities shall be carried out in accordance with policies, programs,~~
3060 ~~and projects detailed in the King County Flood Hazard Management~~
3061 ~~Plan, or successor plans.~~

3062 ~~((7-Beavers and Beaver Activity))~~

3063 Beaver ponds, created when beavers dam watercourses, provide a protective pool for a
3064 beaver lodge and environmental benefits. They help retain stormwater runoff, trap
3065 sediment and pollutants, maintain stream flow during summer, reduce downstream
3066 flooding and erosion, raise groundwater levels, and help create diverse plant and
3067 animal habitat. ~~Beaver ponds also provide significant environmental benefits and~~
3068 ~~functions for salmon rearing habitat, floodplain connectivity, wood inputs, increased~~
3069 ~~complexity of aquatic systems, and biodiversity.~~

3070
3071 Beaver dams may also cause upstream flooding of roads, utilities, and both public and
3072 private property, and create the potential for downstream risk to public safety and
3073 infrastructure should dam failure occur. If a dam is harmed or removed, the beavers will
3074 typically repair the damage quickly, because their survival depends on having the
3075 entrance to their lodge underwater.

3076
3077 ~~((For over 150 years beavers and humans were able to coexist in King County, because~~
3078 ~~beaver populations were kept in balance through trapping and human development~~
3079 ~~was confined to areas without large beaver populations. However, as the urban and~~
3080 ~~suburban areas of King County extended out into areas with an abundance of beaver~~
3081 ~~habitat and beaver populations increased, beavers have begun to come into greater~~
3082 ~~conflict with humans.~~

3083
3084 ~~These growing conflicts were exacerbated in 2000 with the passage of Initiative~~
3085 ~~Measure 713 (I-713), a law that prohibited the use of body-gripping traps with the~~
3086 ~~exception of a Conibear trap in water, a padded leg-hold trap, or a non-strangling type~~
3087 ~~foot snare, all of which require a special permit (see Revised Code of Washington~~

3088 77.15.194). The results of these changes were that fewer beavers are being trapped and
3089 more beavers are repopulating historic habitat.

3090
3091 Fifteen years since 1-713 went into effect, beavers continue to repopulate the water
3092 bodies of King County. Non-lethal/engineered solutions (beaver deceivers and pond
3093 levelers) help control water levels of beaver ponds and are part of the solution for
3094 co-existing with beavers. But these solutions are not always sufficient and will likely
3095 become less and less feasible in terms of maintenance capacity as beaver populations
3096 continue to expand.

3097
3098 **E-499ii) E-433 King County should support((s)) the coexistence of beavers and**
3099 **people in rural King County. ((King County should prepare a beaver**
3100 **management strategy to guide a program on issues such as where and**
3101 **how beavers and humans can co-exist with or without engineered**
3102 **solutions and where beavers should be excluded or removed.**

3103 ~~3.))~~ E. Lakes

3104 There are approximately 700 lakes in King County ranging in size from less than one
3105 acre to Lake Washington's roughly 21,500 acres. These lakes provide habitat that is
3106 essential for various life stages of many species of fish and wildlife, including salmonids,
3107 as well as recreational opportunities and scenic beauty. Watershed ((D))development,
3108 shoreline alteration, and stormwater runoff into lakes can alter their functioning and lead
3109 to eutrophication (increases in nutrients), loss of ((shoreline)) habitat, and threats to
3110 human and ecosystem health. Although sewage treatment has greatly reduced
3111 pollution in urban lakes like Lake Washington, stormwater runoff polluted by oil, metals,
3112 sediments, pet waste, lawn fertilizers, and ((pesticides)) toxic chemicals can threaten
3113 ((human health, aquatic life, and habitat. Construction of bulkheads and docks also has
3114 the potential to impact habitat by altering shoreline vegetation and natural erosion
3115 patterns)) lake ecosystems and those who use them.

3116
3117 King County conducts water quality monitoring assessment on lakes throughout ((King
3118 County, in some cases supported by interlocal agreements with cities)) the county,
3119 including sediment quality, habitat, biotic resources, and hydrology. ((Some of the
3120 earliest evidence of climate change includes temperature changes in regional lakes.
3121 Changes in annual temperature cycles in King County's regional lakes, particularly Lake
3122 Sammamish, Lake Union, and Lake Washington, provide some of the most accurate
3123 measures of climate change available locally.)) This monitoring supports restoration and
3124 protection of lakes in King County, as well as improves understanding of climate
3125 change, watershed development, stormwater impacts, and swimming, fishing, and
3126 drinking water uses.

3127
3128 King County also conducts specialized monitoring assessments for public health and
3129 safety. During the summer months, the ((e))County conducts regular monitoring at
3130 public swimming beaches and contaminate monitoring of some fish species. When
3131 monitoring indicates a public health hazard, the County works collaboratively with state
3132 agencies and local jurisdictions, and ((the)) information is provided to Public Health -
3133 Seattle & King County((, which can issue a temporary closure order. The Washington
3134 State Department of Health issues fish and shellfish consumption advisories to protect
3135 human health. There are consumption advisories for a number of species in Lake
3136 Washington. King County recently implemented a monitoring program to track the level
3137 of select contaminants in some fish species in Lake Washington. These data are used to
3138 evaluate the potential for both human health (through consumption) and ecological
3139 impacts)). This can result in public warnings, consumption advisories, management
3140 recommendations, and a temporary closure order if necessary. King County also offers
3141 technical response assistance to harmful algal bloom incidents.

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~~((E-490))~~ **E-434 Lakes ((shoud)) shall be protected through management of lake watersheds and shorelines. Lakes ((sensitive to nutrients shall)) should also be protected through the management of nutrients that stimulate potentially harmful algae blooms and aquatic plant growth. Where sufficient information is available, measurable standards for lake quality should be set and management plans established to meet the standards.**

E-435 When a lake borders multiple jurisdictions, King County should coordinate with those jurisdictions on lake protection and management. Formation of lake management districts or other financing mechanisms should also be considered to provide the financial resources necessary to support actions for protection of ((sensitive)) lakes.

~~((E-491))~~ **E-436 King County, in partnership with other governments and community groups, should monitor and assess lake water and sediment quality, physical habitat, ((and)) biotic resources, and hydrology. Assessment should identify trends and describe impacts on human and ecosystem health, aquatic life, and wildlife habitat.**

E-437 ((The c)) King County should collaborate with other ((affected)) jurisdictions, Public Health - Seattle & King County(~~the State Department of Health, and the State Department of Ecology~~), and state agencies to identify and address pollutant sources adversely impacting aquatic life and/or human and ecosystem health(~~through local or grant funding opportunities, the county should reduce or remove these inputs~~).

~~((E-492))~~ **E-438 Swimming beaches on lakes should be monitored for ((bacterial)) fecal contamination and algal toxins. When data shows public health to be at risk, Public Health - Seattle & King County should take appropriate action to address public health risks.**

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~~((6))~~ **E. Puget Sound**

There are approximately ~~((110 miles of marine shoreline in King County, including))~~ 51 miles of marine shoreline in unincorporated areas. Shorelines provide important functions for maintaining a healthy ecosystem and also provide essential habitat for a variety of important and listed species, including mammals, birds, fish, and invertebrates. In addition to recreational opportunities, the marine nearshore environment provides essential habitat for a variety of species including juvenile salmonids, forage fish, and several commercially important shellfish species. Kelp and eelgrass populations are particularly important for providing food and habitat, especially for juvenile life stages for a variety of key fish and invertebrate species. The intertidal area of marine beaches are the only spawning habitats for Pacific sand lance and surf smelt, which form the base for much of the food chain in Puget Sound and are highly susceptible to impacts from residential development of shoreline areas. Marine resources and shorelines, especially embayments, are susceptible to impacts from water pollution, changes in upland vegetation, alteration of natural bluff and beach erosion patterns, and alteration of nearshore substrates and aquatic vegetation.

The majority of marine waters within King County are subtidal waters, which provide important ecosystem functions and essential habitat for a variety of important species, including marine mammals, birds, salmonids and other fish, and invertebrates. Subtidal waters support geoduck, shrimp, and ~~((bottomfish))~~ commercial and Indian tribal fisheries ((as well as)), and also provide critical rearing habitats for salmonids and migratory pathways for marine mammals ((and salmonids)). Resident ~~((killer whales))~~

3199 orca are often observed in King County subtidal waters feeding on salmonids, and
3200 Biggs' whales are often seen feeding on seals and sea lions. Adult life stages of many
3201 species, such as rockfish and Dungeness crab, use subtidal waters extensively. In
3202 addition, subtidal waters provide an important connection to Pacific Ocean waters as
3203 well as waters within other parts of Puget Sound. Subtidal habitat is susceptible to
3204 impacts from water pollution, over-utilizing of biological resources, and climate change.
3205

3206 King County conducts water quality monitoring in marine offshore and nearshore areas
3207 throughout King County as part of the Marine Monitoring Program. Nutrients,
3208 chlorophyll, and dissolved oxygen are measured along with other physical and chemical
3209 parameters. Biological parameters, such as ~~((chlorophyll))~~ fecal indicator bacteria and
3210 phytoplankton and zooplankton community structure are also assessed. Offshore
3211 sediment quality is assessed in various subtidal areas and nearshore sediments are
3212 assessed throughout King County. The Washington State Department of Health issues
3213 fish and shellfish consumption advisories to protect human health. There are
3214 consumption advisories for a number of species within King County marine waters.
3215 King County ~~((recently implemented))~~ maintains a monitoring program to track the level
3216 of select contaminants in some species of fish and shellfish in Elliott Bay and King
3217 County's marine waters. These data are used to evaluate the potential for both human
3218 health (through consumption) and ecological impacts.
3219

3220 King County's freshwater and saltwater environments are integrally linked. Water,
3221 sediments, and nutrients move from upland areas to Puget Sound. Many species,
3222 including salmon, spend critical periods of their lives in both fresh and salt water.
3223 Salmon migrating from saltwater to their spawning areas bring marine-derived nutrients
3224 back to the upland areas. ~~((Given the functional linkages between freshwater and~~
3225 ~~saltwater environments, it is critical that planning and management be integrated.~~
3226

3227 **E-499g) E-439 King County should collaborate with ~~((the))~~ Indian tribes, federal
3228 and state agencies, ~~((including))~~ the Puget Sound Partnership(~~)),~~
3229 cities, ~~((tribes,))~~ other counties, and universities to monitor and assess
3230 Puget Sound marine waters, nearshore areas, and embayments.
3231 Monitoring and assessment should:**

3232 a. Address water and sediment quality, bioaccumulation of chemicals,
3233 physical habitat, ~~((and))~~ biotic resources, and hydrology (~~:-~~
3234 Assessment should)); and

3235 b. Identify trends and describe impacts on human and ecosystem
3236 health and safety, aquatic life, and wildlife habitat.
3237

3238 **E-440** ~~((The—c))~~ King County should collaborate with other ~~((affected))~~
3239 jurisdictions, Public Health ~~((--))~~ - Seattle & King County, ~~((the State~~
3240 ~~Department of Health, and the State Department of Ecology)), and state~~
3241 agencies to identify and address pollutant sources adversely impacting
3242 aquatic life and/or human and ecosystem health(~~;- through local or~~
3243 grant funding opportunities, the county should reduce or remove these
3244 inputs)).
3245

3246 ~~((E-499h))~~ **E-441** King County should protect and enhance the natural environment
3247 in those areas recommended or adopted as Aquatic Reserves by
3248 Washington State Department of Natural Resources. This should
3249 include participation in management planning for the aquatic reserves
3250 and working with willing landowners adjacent to the reserve on
3251 restoration and acquisition projects that enhance the natural
3252 environment.
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E-442 King County shall support efforts of the Poverty Bay Shellfish Protection District to safeguard against threats to water quality that limit access to existing commercial shellfish harvesting areas.

E-443 King County should continue to support regional programs and actions to monitor and address fecal pollution of King County lakes, streams, and beaches, such as the Pollution Identification and Control Program being run in collaboration with the King Conservation District and Public Health - Seattle & King County.

Human waste contains high levels of nutrients and pathogens. These pollutants can enter Puget Sound marine waters from a variety of pathways including combined sewer overflow outfalls, septic systems, stormwater runoff, ships and boats, and rivers and streams. Nutrients are also present in treated wastewater effluent. Public Health - Seattle & King County is responsible for assuring that ~~((onsite))~~ on-site sewage systems in King County meet state and local regulations. In addition, Public Health - Seattle & King County is required to identify areas where marine water quality is threatened or impaired as a result of contamination from ~~((onsite))~~ on-site sewage systems, to designate these areas as Marine Recovery Areas, Public Health - Seattle & King County has developed a Marine Recovery Areas plan for Vashon-Maury Island to identify failed septic systems within the Marine Recovery Areas, and to assure that these systems are repaired and maintained.

The State Department of Health conducts shoreline surveys, which ~~((identifies))~~ identify pollution sources that may impact water quality. Marine water sampling is to determine fecal coliform bacteria levels in the marine waters. Shellfish-growing areas are classified ~~((determining))~~ according to whether ~~((or not))~~ shellfish in the area can be harvested for human consumption. Public Health - Seattle & King County, in partnership with Department of Natural Resources and Parks and King Conservation District, has implemented the Quartermaster Pollution Identification and Correction programs to address the fecal coliform discharges that ~~((caused the shellfish beds to be prohibited from))~~ limit commercial harvesting.

The Marine Recovery Areas/Pollution Identification and Correction program has successfully returned portions of Quartermaster Harbor to harvestable condition and is continuing work on Vashon-Maury Island to address fecal coliform sources such as properties that have on-site sewage systems that pre-date regulatory oversight systems or that have failing systems. In addition to Quartermaster Harbor, other ~~((King County))~~ commercial shellfish beds that are listed as threatened or concerned in King County are East Passage and Colvos Passage on Vashon, and Poverty Bay on the mainland.

Most landowners act as responsible managers of their septic systems and maintain them effectively. However, those septic systems that are not maintained can fail, and impact the environment. ~~((The County and the State should work with landowners by providing technical assistance and support to prevent failures, take action to correct failing systems and address the associated problems.))~~

~~((E-499i)) E-444 King County should work with landowners, other jurisdictions, the state Department of Health, sewer districts, and the Puget Sound Partnership to proactively address failing septic systems with a priority in ((environmentally sensitive areas, including)) areas where on-site septic could pose an increased public health risk, critical areas and their buffers, and constrained shoreline environments.~~

3307 ~~((4.))~~ G. Groundwater Resources

3308 Protecting groundwater is an important regional issue because groundwater provides
3309 approximately 30~~((%))~~ percent of the water used in King County and is the primary

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source of water in the Rural Area(s) geography. On Vashon-Maury Island and in other sole-source aquifer areas, it is the only source of drinking water.

The natural hydrologic system can be altered by development practices and overuse of the aquifer. The result may be depletion of aquifers. Groundwater is also subject to contamination from human activity. Once a source of groundwater is contaminated it may be lost forever. The cost of protection is considerably less than the cost of remediation and replacement. Having accurate, up-to-date information on groundwater quality and quantity is essential for managing this resource. Mapping risk could be achieved for a variety of pollutants or pollutant classes by integrating groundwater protection level, distance to groundwater, soil type, pollutant mobility, and land use information into a new map layer for each pollutant. Finally, public education (particularly for individual well owners) and coordinated groundwater management efforts will help to protect this resource over the long(=)_run.

~~((E-493)) E-445 King County shall identify and map areas in unincorporated King County that are considered Critical Aquifer Recharge Areas and sole-source aquifers. The ((c))County shall periodically update this map with new information from adopted groundwater and wellhead protection studies and other relevant sources. King County should develop and maintain map layers of groundwater risk level when funding is available.~~

~~((E-494)) E-446 King County should protect the quality and quantity of groundwater countywide. ((by:~~

- ~~a. Implementing adopted Groundwater Management Plans;~~
- ~~b. Reviewing and implementing approved Wellhead Protection Programs in conjunction with cities, state agencies and groundwater purveyors;~~
- ~~c. Developing, with affected jurisdictions, best management practices for development and for forestry, agriculture, and mining operations based on adopted Groundwater Management Plans and Wellhead Protection Programs. The goals of these practices should be to promote aquifer recharge quality and to strive for no net reduction of recharge to groundwater quantity;~~
- ~~d. Refining regulations to protect Critical Aquifer Recharge Areas and well-head protection areas;~~
- ~~e. Educating the public about Best Management Practices to protect groundwater;~~
- ~~f. Encouraging forest retention and active forest stewardship;~~
- ~~g. Incorporating into its land use and water service decisions consideration of potential impacts on groundwater quality and quantity, and the need for long-term aquifer protection;~~
- ~~h. Coordinating groundwater management efforts with cities, water districts, groundwater committees, and state and federal agencies;~~
- ~~i. Requiring the proper decommissioning of any well abandoned in the process of connecting an existing water system to a Group A water system; and~~
- ~~j. When funding is available, monitoring groundwater status and trends, especially for the groundwater protection planning areas established by King County, and evaluating the groundwater monitoring results, along with groundwater monitoring performed by public water systems, plus their annual quantities of groundwater pumped over the five year period. Findings as an indicator of environmental quality should be reported for each groundwater management area.))~~

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E-447 King County should work with partners to implement adopted Groundwater Management Plans and approved Wellhead Protection Programs, to coordinate groundwater management among jurisdictions, and to monitor groundwater status and trends.

E-448 King County should work with partners to develop best management practices for development, for resource-based operations, and for the general public, and should work to educate the public on groundwater best management practices.

E-449 King County should incorporate into its land use and water service decisions consideration of potential impacts on groundwater quality and quantity and the need for long-term aquifer protection and should require the proper decommissioning of any well abandoned in the process of connecting an existing water system to a Group A water system.

~~**E-495** King County should protect groundwater recharge quantity by promoting low impact development and other methods that infiltrate stormwater runoff where site conditions permit and where pollution source controls and stormwater treatment can prevent potential groundwater contamination.~~

~~**E-496**~~ **E-450** ((In making future zoning and land use decisions that are subject to environmental review,) King County ((shall)) should periodically evaluate and monitor groundwater policies, their implementation costs, and the impacts upon the quantity and quality of groundwater. The depletion or degradation of aquifers needed for potable water supplies ((should)) shall be avoided or mitigated, and the need to plan and develop feasible and equivalent replacement sources to compensate for the potential loss of water supplies ((should)) shall be considered.

~~**E-497**~~ **E-451** King County should protect groundwater in the Rural Area by:

- a. Preferring land uses that retain a high ratio of permeable to impermeable surface area, and that maintain and/or augment the natural soil's infiltration capacity and treatment capability for groundwater;
- b. Evaluating impacts on groundwater, where appropriate, during review of commercial, industrial, and residential subdivision development projects that are proposed to be located within critical aquifer recharge areas, and, where appropriate, requiring mitigation for anticipated groundwater impacts to domestic water supply resulting from these projects; and
- c. Requiring standards for ((maximum)) vegetation clearing ((limits)), impervious surface limits, and, where appropriate, infiltration of surface water.

Climate change has the potential to impact future groundwater availability. Warmer temperatures in the Pacific Northwest are projected to lead to greater demand for water in the summer and fall, while reduced snow pack and associated stream flows could reduce seasonal groundwater recharge. Further analysis of the potential impacts of climate change on groundwater supplies in King County is needed to understand and mitigate for potential impacts.

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~~((E-498)) E-452 King County should, in partnership with water utilities, ((evaluate the likely effects of)) **work to ensure that climate change impacts on ((aquifer recharge and groundwater supplies and develop a strategy to mitigate potential impacts in coordination with other climate change initiatives)) groundwater are being accounted for in water supply planning and management, such as by:**~~
~~a. **Evaluating effects of climate change on aquifer recharge and groundwater supplies; and**~~
~~b. **Developing strategies through climate change initiatives with Indian tribes, cities, water districts, groundwater committees, and state and federal agencies to mitigate impacts of climate change.**~~

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~~((B:))~~ H. Stormwater Quality

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Rivers, streams, lakes, wetlands, and groundwater must be protected from the adverse impacts of development and land use change to continue functioning in a beneficial manner. Because development both increases runoff from storms and reduces streamflows in dry months by limiting infiltration, control of the rate, volume, and quality of stormwater runoff is critical. Unmitigated stormwater runoff can cause erosion, sedimentation, and flooding with resulting adverse impacts on water quality, fish and wildlife habitat, property, and human safety. In addition, stormwater runoff can carry pollutants, such as oil, heavy metals, fertilizers, herbicides, pesticides, ~~((and))~~ animal wastes, dust from tires, naturally occurring nutrients at problematic levels, and toxins and contaminants of emerging concern into waters. Sedimentation from soil disturbed by clearing, grading, farming and logging can reduce river or stream channel capacity, fill lakes and wetlands, and smother aquatic life and habitat.

King County stormwater management encompasses a wide range of strategies that ~~((integrate proven, traditional approaches with new and innovative concepts,))~~ include maintenance of more traditional, "gray" infrastructure such as stormwater ponds, and encourage more "green" approaches, such as low impact development practices intended to manage stormwater runoff on-site, reducing discharges of pollutants in stormwater runoff~~((:))~~ and mimicking natural hydrology.

~~((King County's stormwater management strategies include but are not limited to encouraging an approach to site development that includes clustering or smart growth, minimizes impervious surfaces, and maximizes the amount of native plants and soils; using education and social marketing to increase the public's awareness of water quality issues and encourage behaviors that support water quality; improving pollution source control by legislating product or material restrictions; improving business practices by educating business owners and operators about pollution generating activities and best management practices to mitigate them; and constructing and maintaining an stormwater infrastructure system that controls, conveys and treats stormwater runoff.~~

~~Together these strategies will reduce pollution and flow impacts of stormwater runoff on King County's surface and ground waters.~~

~~As required by the National Pollution Discharge Elimination System Phase I Municipal Stormwater Permit, King County is making low impact development the preferred and commonly used approach to site development. As a result of using the low impact development approach, an increasing number of stormwater management best management practices including, but not limited to, rain gardens, dispersion, permeable driveways and walkways, vegetated roofs, and the capture and reuse of rainwater, will be constructed on private property and will rely on private maintenance for their continuing function.~~

3476 In addition to the stormwater strategies discussed above, as well as those discussed in
3477 Chapter 8: Transportation, effective stormwater management will require a basin or
3478 sub-basin approach that identifies areas that were built out under old or nonexistent
3479 stormwater design standards. Basins where deficiencies in flow control or water quality
3480 are identified would be prioritized to correct those deficiencies. These retrofits could
3481 include upgrades to existing stormwater management structures or the placement of
3482 new ones, including onsite low impact development best management practices like
3483 bioretention or raingardens, or the replacement of impervious pavement with
3484 permeable.

3485
3486 Achieving the goals of contemporary stormwater management may require
3487 improvements to best management practices and encouraging or requiring the use of
3488 different products. Approaches could include using green products, implementing new
3489 land development approaches such as cluster housing, and, in some areas, the setting
3490 aside of land and its dedication to riparian habitat, and maintaining natural vegetation.

3491
3492 **~~E-445)) E-453~~ Stormwater runoff shall be managed through a variety of methods,
3493 with the goal of protecting surface water quality, in-stream flows, and
3494 aquatic habitat; promoting groundwater recharge while protecting
3495 groundwater quality; reducing the risk of flooding; protecting public
3496 safety and properties; and enhancing the viability of agricultural lands.**

3497
3498 **~~((E-446)) E-454~~ King County should:**
3499 **a. ~~((e))~~Evaluate the need for product or material restrictions because**
3500 **of water quality impacts;**
3501 **b. Use a data- and science-driven approach to identify and reduce the**
3502 **use of contaminants of emerging concern, such as 6PPD; and**
3503 **c. Seek changes to state regulations and permits to incentivize**
3504 **regional stormwater investments where they will achieve the best**
3505 **outcomes for pollution reduction.**

3506 ~~((2. — Clean Water Act))~~

3507 The Clean Water Act requires that all states protect and restore their waters to beneficial
3508 uses. This is accomplished through the development of a permitting framework called
3509 the National Pollutant Discharge Elimination System (NPDES) Permit ~~((p))~~Program.
3510 Authority for administering the NPDES Program has been delegated by the
3511 Environmental Protection Agency to the Washington State Department of Ecology
3512 (Ecology), and King County holds a number of NPDES general permits for various
3513 specified activities.

3514
3515 ~~((For instance, the County must comply with permit conditions that cover ongoing
3516 construction site activities, industrial activities, and stormwater runoff discharges from
3517 the municipal stormwater system. Since 1995, Ecology has issued a NPDES Phase I
3518 Municipal Stormwater permit to King County, authorizing stormwater discharges from
3519 the County's municipal separate stormwater sewer system.~~

3520
3521 The current permit, set to expire July 31, 2018, contains prescriptive requirements for
3522 discovering, controlling and monitoring pollutants in municipal stormwater, as well as
3523 stormwater control design standards for site development, public education and
3524 outreach, mapping, and operating and maintaining municipal stormwater infrastructure:

3525
3526 The County complies with the current Phase I municipal NPDES stormwater permit by
3527 implementing the County's stormwater management program plan that can be found at
3528 the following website:

3529 [http://www.kingcounty.gov/environment/waterandland/stormwater/pollution-discharge-](http://www.kingcounty.gov/environment/waterandland/stormwater/pollution-discharge-permit/annual-reports.aspx)
3530 [permit/annual-reports.aspx](http://www.kingcounty.gov/environment/waterandland/stormwater/pollution-discharge-permit/annual-reports.aspx)

3531

3532 The implementation of the County's plan is reported to Ecology by submitting an annual
3533 report. The annual report documents compliance with permit requirements over the
3534 preceding year and the stormwater management plan outlines compliance activities for
3535 the upcoming year. The most current annual report can be found here:

3536 [http://www.kingcounty.gov/environment/waterandland/stormwater/pollution-discharge-](http://www.kingcounty.gov/environment/waterandland/stormwater/pollution-discharge-permit/annual-reports.aspx)
3537 [permit/annual-reports.aspx](http://www.kingcounty.gov/environment/waterandland/stormwater/pollution-discharge-permit/annual-reports.aspx)

3538 ~~Water Quality Standards and Total Maximum Daily Loads))~~

3539 When a particular water body falls short of state surface water quality standards Ecology
3540 must impose a Total Maximum Daily Load (TMDL). A TMDL is developed to restore
3541 beneficial uses to the water body by reducing or eliminating pollutants. ~~((In addition to
3542 the actions found in the County's stormwater management plan, the Permit also
3543 contains requirements for the County to implement actions that address four impaired
3544 water bodies:))~~ The Bear-Evans watershed, Issaquah Creek, and the Puyallup/White
3545 watershed are impaired by elevated levels of fecal coliform ~~((, and))~~. The Lower White
3546 River has a TMDL for elevated pH and Cottage Lake is impaired by elevated levels of
3547 total phosphorous. The actions to counteract these elevated levels of pollution
3548 include ~~((:))~~ animal waste education and collection stations at municipal parks, and
3549 inventorying and inspecting commercial animal handling facilities. ~~((King County's Illicit
3550 Discharge Detection and Elimination program also conducts field screening for
3551 pollution sources by designating high priority areas, and conducting bacteria sampling
3552 and monitoring.))~~

3553 In addition to the TMDLs found in the Permit, several others have been approved within
3554 King County ~~((:))~~, including for the Snoqualmie River, Little Bear Creek, Lake Fenwick,
3555 Lake Sawyer, the Duwamish River, Lower Green River, Pipers Creek, North Creek,
3556 Newaukum Creek, Puyallup River, White River, and Fautleroy Creek. King County
3557 TMDLs under development or pending approval by the Environmental Protection
3558 Agency include Green River and Newaukum Creek, White and Puyallup Rivers, and
3559 Soos Creek. ~~((A list of these Water Quality Improvement Projects in King County can be
3560 found at:~~

3561 <http://www.ecy.wa.gov/programs/wq/tmdl/TMDLsbyCounty/king.html>.
3562
3563

3564 ~~**E-110** — **Surface waters designated by the state as Water Quality Impaired**
3565 **under the Clean Water Act (water bodies included in Category 5 of the**
3566 **Water Quality Assessment) shall be improved through monitoring,**
3567 **source controls, best management practices, enforcement of existing**
3568 **codes, and, where applicable, implementation of Total Maximum Daily**
3569 **Load plans. The water quality of other water bodies shall be protected**
3570 **or improved through these same measures.**~~

3571
3572 ~~**E-111** — **King County shall evaluate development proposals subject to drainage**
3573 **review in unincorporated King County to assess whether the proposed**
3574 **actions are likely to cause or contribute to violations of Washington**
3575 **State water quality standards in receiving waters for individual**
3576 **pollutants of concern and identify mitigation or requirements to avoid**
3577 **the impacts when appropriate.**~~

3578
3579 There are certain actions that can be used to help moderate water quality. Such actions
3580 may include maintaining and increasing connections between surface waters and
3581 shallow groundwater or hyporheic flow, promoting riparian vegetation and stormwater
3582 structural retrofitting using infiltration techniques including Low Impact Development
3583 techniques, and increasing the physical complexity of river channels.
3584

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~~E-112))~~ **E-455** When environmental monitoring, testing, or reliable data indicates human activities have caused impaired water quality, such as increased water temperature, fecal contamination, low oxygen, excess nutrients, metals, or other contaminants, King County shall take actions ~~((which will))~~ that help moderate those impairments.

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~~((E-705~~ King County shall fully comply with the monitoring requirements in its National Pollutant Discharge Elimination System permits, including seeking compliance strategies that are cost-effective and useful.

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~~E-461))~~ **E-456** King County shall use incentives, regulations, capital projects, open space acquisitions, public education and stewardship, and other programs, ~~((like))~~ such as recycled water, to manage its aquatic resources ~~((Puget Sound, rivers, streams, lakes, freshwater and marine wetlands and groundwater))~~ and to protect and enhance their multiple beneficial uses. Use of water resources for one purpose should, to the fullest extent practicable, preserve opportunities for other uses.

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~~((E-462))~~ **E-457** Development shall occur in a manner that supports continued ecological and hydrologic functioning of water resources and should not have a significant adverse impact on water quality, ~~((or))~~ water quantity, or sediment transport, and should maintain base flows, natural water level fluctuations, unpolluted groundwater recharge in Critical Aquifer Recharge Areas, and fish and wildlife habitat.

3609

((€.)) V. Upland Areas

3610

((†.)) A. Forest Cover

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King County recognizes the value of trees and forests in both rural and urban communities for benefits such as improving air and water quality and enhancing fish and wildlife habitat. Forests absorb and slowly release rainwater to streams and aquifers, filter runoff, store carbon, and provide food, shade, and cover for wildlife. In doing so, they help to prevent flooding and erosion, reduce stormwater runoff and increase infiltration, protect drinking water, ~~((and))~~ support fish and wildlife and their habitat, and provide recreational opportunities and health benefits to communities. ~~((Therefore, it is important that regulations protecting critical areas like wetlands take into consideration both regulations and incentive programs intended to conserve forest cover in upland areas.))~~ Forested headwaters in upper reaches of watersheds can be especially important for preventing flooding, improving water quality, and protecting salmon and other wildlife habitat, given the presence of large areas of with relatively low levels of development. Forests in rural King County are also relied upon for recreation and resource use, including harvest and firewood collection and cultivation of special forest products categorized as edibles, florals, and medicinals. Forest Stewardship Plans provide mechanisms for tailoring regulations and best management practices for forest management to individual properties. Completion of one of these plans can also qualify landowners for tax incentive programs and streamlined permitting. ~~((The retention or restoration of forest cover and native vegetation also reduces stormwater runoff and maximizes natural infiltration processes, thus reducing the need for additional stormwater management.~~

3633 ~~E-447)) E-501 ((King County recognizes that conserving and restoring headwater~~
3634 ~~and upland forest cover is important for preventing flooding,~~
3635 ~~improving water quality, and protecting salmon and other wildlife~~
3636 ~~habitat.)) The central role that forests ((cover)) play((s)) in supporting~~
3637 ~~hydrologic and other ecological processes should be reflected in~~
3638 ~~((policies and programs addressing)) stormwater management,~~
3639 ~~flooding, wildlife, and open space policies and programs.~~

3640
3641 ~~((E-448)) E-502 King County's critical areas and clearing and grading regulations~~
3642 ~~should provide for activities compatible with long-term forest use,~~
3643 ~~including use of recreational trails, firewood collection, forest fire~~
3644 ~~((prevention)) risk reduction, forest management, and control of~~
3645 ~~invasive plants.~~

3646
3647 ~~((E-449)) E-503 King County shall promote retention of forest cover and significant~~
3648 ~~trees using a mix of regulations, incentives, and technical assistance.~~

3649
3650 ~~E-504 King County shall identify and implement recommended strategies to~~
3651 ~~establish and protect corridors of forest with old-growth characteristics,~~
3652 ~~particularly in upper watershed areas and along major river corridors in~~
3653 ~~support of habitat for salmon and other wildlife.~~

3654 ~~((2. Soils and)) B. Organics and Waste~~

3655 ~~((Soils play a critical role in the natural environment. The benefits of healthy soils~~
3656 ~~include: (1) keeping disease-causing organisms in check, (2) moderating stormwater~~
3657 ~~runoff, (3) filtering, binding, and biodegrading pollutants, (4) recycling and storing~~
3658 ~~nutrients, and (5) serving as the basis for forest and agricultural fertility. More recently,~~
3659 ~~the carbon storage properties of soils have been recognized as a major~~
3660 ~~climate-moderating influence. The properties of a healthy soil are similar to those of a~~
3661 ~~sponge, faucet and filter. They soak up and store water, naturally regulate the flow of~~
3662 ~~water, and bind and degrade pollutants. The presence of millions of macro and~~
3663 ~~microorganisms in soil creates a vibrant soil culture where organic material is consumed~~
3664 ~~and air and water are retained. Nutrients are made available to plants to allow healthy~~
3665 ~~root growth and oxygen generation.~~

3666
3667 ~~It is common for healthy native soils to be removed during land development. Even~~
3668 ~~when soils are not removed, development and other human activity often cause soil~~
3669 ~~compaction, removal and erosion of healthy, native soils. Fewer organisms are present~~
3670 ~~in disturbed soils. The resulting decrease in organic matter inhibits the soil's ability to~~
3671 ~~hold water, which increases stormwater runoff. In addition, plants cannot thrive in~~
3672 ~~disturbed soils because of the lack of nutrients. This, in turn, causes people to use more~~
3673 ~~chemical fertilizers, pesticides, and water to induce plant growth. The combination of~~
3674 ~~increased stormwater runoff and increased fertilizer and pesticide use results in greater~~
3675 ~~water pollution downstream.~~

3676
3677 ~~Increasing the organic content in disturbed soils can help restore their environmental~~
3678 ~~function. Composted organic materials that might be used include yard debris, food~~
3679 ~~and wood wastes, soiled paper, biochar, biosolids and/or livestock wastes, but not~~
3680 ~~others, such as fly ash from industrial smokestacks. Benefits of incorporating~~
3681 ~~composted organic materials in soils include: improving stream habitat, supporting~~
3682 ~~healthier plants, reducing stormwater runoff, and closing the recycling loop for organic~~
3683 ~~materials. The transformation of degraded soils to enhance their ability to uptake and~~
3684 ~~store carbon may be the one of the most effective actions that can be taken to mitigate~~
3685 ~~the near-term effects of climate change.~~

3686
3687 ~~It is preferable to leave native soil and vegetation in place as much as possible so that it~~
3688 ~~can continue to function as a natural sponge and filter, minimizing erosion and~~

3689 stormwater runoff. Where soil is disturbed or removed, soil function can be improved
3690 by providing soil with adequate depth and organic matter content.

3691
3692 ~~**E-450** — Site development practices should minimize soil disturbance and~~
3693 ~~maximize retention of native vegetation and soils. Where soil~~
3694 ~~disturbance is unavoidable, native soils should be stockpiled on site~~
3695 ~~and reused on site in accordance with best management practices to~~
3696 ~~the maximum extent practicable.~~

3697
3698 ~~**E-451** — King County shall require the use of organic matter to restore disturbed~~
3699 ~~soils on site developments.~~

3700
3701 Salmon play an important role in sustaining the productivity of soils in riparian and
3702 floodplain areas. Salmon mature in saltwater environments and then spawn and die in
3703 their original spawning streams. In doing so, salmon transport nutrients back to
3704 watersheds that eventually become available to vegetation.

3705
3706 ~~**E-452** — The role of salmon in transferring nutrients and maintaining the~~
3707 ~~productivity of riparian and floodplain soils should be incorporated in~~
3708 ~~the development of salmon and soil conservation plans.))~~

3709
3710 Organics comprise a large portion of the waste generated by King County residences,
3711 businesses, and farms. Management of ((~~7~~))this organic waste stream requires
3712 significant solid waste, farm management, and wastewater treatment resources. Many
3713 of these "waste materials" (yard debris, food and wood waste, soiled paper, biosolids,
3714 and agricultural livestock wastes), can be minimized, recycled, and reused to provide
3715 numerous uses that are beneficial to the environment and the economy.

3716
3717 ~~((King County has a long history of resource conservation and waste recycling.~~
3718 ~~Programs have successfully captured organic materials for beneficial use such as yard~~
3719 ~~debris and biosolids applications to farms, forests and composting. However, large~~
3720 ~~volumes of organic waste continue to be disposed of in the landfill. Significant volumes~~
3721 ~~of livestock waste generated in the suburbs, Rural Areas and Natural Resource Lands~~
3722 ~~are inadequately managed, which can adversely impact water quality and fish habitat.~~

3723
3724 ~~Although efforts are underway to increase the amount of organic materials that are~~
3725 ~~recycled, the region still lacks the capacity to process all of these materials. Along with~~
3726 ~~its efforts to promote beneficial use of these products, King County is working with~~
3727 ~~organic material processors and others to try and increase the processing capacity in~~
3728 ~~the region.)) The Re+ program focuses on actions to minimize King County's
3729 environmental footprint, create more green jobs, divert waste from the landfill, and
3730 ensure everyone in King County has equitable access to efficient waste services.~~

3731
3732 ~~**((E-453)) E-505** King County should implement programs to improve availability~~
3733 ~~and markets for organic materials for soils that have been disturbed by~~
3734 ~~new and existing developments.~~

3735
3736 ~~**((E-454** — King County shall regard the region's organic waste materials as~~
3737 ~~resources which should be reused as much as possible, and minimize~~
3738 ~~the disposal of such materials.~~

3739
3740 ~~**E-455)) E-506** King County shall work with regional ((stakeholders)) partners to~~
3741 ~~ensure a viable and safe organics recycling infrastructure that allows for~~
3742 ~~yard, food, wood, biosolids, manure and other organic wastes to be~~
3743 ~~turned into resources benefiting climate change, soil health, water~~
3744 ~~quality, and maximizing landfill diversion, consistent with the County's~~
3745 ~~zero waste of resources goals.~~

3746

3747 ~~((King County seeks to divert as much material as possible from disposal to reduce~~
3748 ~~overall costs of solid waste management, conserve resources, protect the environment,~~
3749 ~~and strengthen the county's economy (see Chapter 9: Services, Facilities and Utilities,~~
3750 ~~F-266). In many cases, organic materials can be recycled into a beneficial, highly valued~~
3751 ~~resource helping to meet these diversion goals. Beneficial uses of organic materials~~
3752 ~~include, but are not limited to, the following: soil amendment, mulch, erosion control,~~
3753 ~~and even energy production.~~

3754
3755 King County recognizes that in most cases, the best management method for yard
3756 debris and livestock wastes is to compost it on the property where it is generated.
3757 Examples of residential onsite yard debris management techniques include grasscycling
3758 (leaving the grass on the lawn when it is cut) and backyard composting.

3759 **~~((E-456)) E-507~~ King County shall promote, encourage, and require, where**
3761 **~~appropriate, the beneficial use and reuse of organic materials in soils~~**
3762 **~~and minimize their disposal, including but not limited to their use in the~~**
3763 **~~following activities: agriculture and silviculture; road, park, and other~~**
3764 **~~public project development; site development and new construction;~~**
3765 **~~restoration and remediation of disturbed soils; nursery and sod~~**
3766 **~~production; and landscaping. For these purposes, organic materials do~~**
3767 **~~not include fly ash.~~**

3768
3769 **~~((E-457)) E-508~~ King County agencies shall use and promote compost ~~((recycled~~**
3770 **~~organic products, such as compost;)) whenever feasible ~~((and promote~~~~**
3771 **~~the application of organic material)) to compensate for historical losses~~**
3772 **~~of organic content in soil caused by human actions, including~~**
3773 **~~development, landscaping, agricultural practices, and resource~~**
3774 **~~extraction. Where use of compost is not feasible, agencies shall~~**
3775 **~~consider use of other recycled organic products, such as biosolids.~~**

3776
3777 **~~((E-458)) E-509~~ King County ~~((will)) shall seek to enhance soil quality~~((;)) and~~~~**
3778 **~~protect water quality and biodiversity across the landscape by~~**
3779 **~~developing policies, programs, and incentives that support the goal of~~**
3780 **~~no net loss of organic material.~~**

3781
3782 Biosolids are the nutrient-rich organic product from the wastewater treatment process
3783 which can be recycled as a soil amendment. At King County's wastewater treatment
3784 plant, solids are removed from the wastewater and treated in large digesters where the
3785 organic solids are stabilized, reducing the volume by half. After digestion, a portion of
3786 water is removed, leaving the semisolid material ready for recycling.

3787
3788 The Biosolids Management Program's mission is to safely and sustainably return carbon
3789 and nutrients to the land through the use of biosolids. The Biosolids Management
3790 Program pursues environmental stewardship through diverse public-private
3791 partnerships. One hundred percent of county biosolids are beneficially used through
3792 the forestry and agriculture programs. ~~((A portion of the County's biosolids are~~
3793 ~~composted as a Class A product.~~

3794
3795 **~~E-459)) E-510~~ King County supports and should explore ways to beneficially use**
3796 **~~biosolids locally, whenever feasible.~~**

3797
3798 On-farm composting as a method of managing livestock waste and other organic waste
3799 materials is ~~((becoming)) an important waste management strategy for farmers. Benefits~~
3800 ~~of on-farm composting include:~~

- 3801
- Additional revenue from the sale of compost;
- 3802
- Reduced costs for water, fertilizers and pesticides, due to reduced water usage and
- 3803 reduced reliance on fertilizers and pesticides;

3804 • Reduced impacts to surface waters; and

3805 • Increased crop yields.

3806

3807 ~~((King County's Livestock Management Ordinance, adopted in December 1993, sets~~
3808 ~~manure management standards in order to minimize impacts to water quality by~~
3809 ~~preventing farm wastes from contaminating the region's watersheds. The Livestock~~
3810 ~~Management Ordinance)) Regulations for managing livestock encourage((s)) farmers to~~
3811 ~~implement farm plans in collaboration with the King Conservation District to protect and~~
3812 ~~enhance natural resources, including water quality. The King Conservation District~~
3813 ~~provides technical assistance and education to agricultural landowners on how to~~
3814 ~~implement best management practices, which include manure storage facilities and~~
3815 ~~pasture renovation, as well as stream and wetland buffer fencing ((and clean water~~
3816 ~~diversion)). The resulting farm plans can include provisions for ((onsite)) on-site and~~
3817 ~~((offsite)) off-site management of livestock wastes and strategies to integrate processing~~
3818 ~~livestock wastes with other organic waste materials. These strategies should be~~
3819 ~~consistent with the King County Comprehensive Solid Waste Management Plan,~~
3820 ~~including but not limited to on-farm composting and land application of processed yard~~
3821 ~~debris. Farm plans that address livestock waste management further compliance with~~
3822 ~~the provisions of the Clean Water Act and other federal and state mandates regarding~~
3823 ~~water quality.~~

3824

3825 **~~((E-460)) E-511 King County shall promote livestock waste management that keeps~~**
3826 **~~waste out of stormwater runoff and from infiltration to groundwater,~~**
3827 **~~and enhances soil health by methods such as combining livestock~~**
3828 **~~waste with other plant and animal waste material for incorporation into~~**
3829 **~~crop soils.~~**

3830 ~~((G. Hazardous Waste))~~

3831 Throughout King County, businesses use and generate hazardous materials as part of
3832 their normal operations. There are numerous rules and requirements for the proper
3833 management of these materials and requirements can vary slightly by jurisdiction.
3834 Often the businesses will learn of these requirements after they have found out that they
3835 are not in compliance. To help mitigate the potential harmful effects to human health
3836 and the environment and to minimize the economic impacts to businesses that may
3837 generate hazardous chemicals, King County provides education and technical
3838 assistance to businesses on requirements for proper management and disposal of
3839 hazardous chemicals, as well as information on less toxic alternatives.

3840

3841 Contacting businesses with information on proper hazardous waste disposal as early as
3842 possible in the business development phase can help to prevent improper disposal of
3843 hazardous waste and associated risks to public safety and the environment. Taking a
3844 preventative approach can also help to avoid costly code violations.

3845

3846 **~~((E-499t)) E-512 King County should review permits for new businesses ((permit~~**
3847 **~~and change of use applications for businesses)) that propose to use~~**
3848 **~~hazardous chemicals or generate hazardous waste as part of their~~**
3849 **~~operations. The ((c))County should offer to provide technical assistance~~**
3850 **~~related to hazardous waste disposal requirements((, spill response,))~~**
3851 **~~and non-toxic alternatives.~~**

3852

3853

VI. Geologically Hazardous Areas

3854 King County is located at a tectonically active convergent plate margin, which is
3855 characterized by dynamic geologic processes including active mountain building,
3856 abundant seismic activity, and volcanism. In addition, the relatively recent glacial history
3857 has resulted in the creation of numerous steep and unstable hillsides throughout the
3858 county, many of which are prone to naturally occurring landslides. Snow avalanches are
3859 also a common occurrence in the Cascade Mountains in ((E))eastern King County. The
3860 hazardous impacts from these processes can be worsened with climate change, and
3861 increases in extreme wet weather increase risks from geologic hazards.

3862
3863 Often, ((times)) the result of these naturally occurring events can be beneficial to the
3864 environment((;)) by providing gravel and woody debris in streams and rivers((;)) and
3865 continuing the process of natural regeneration. Salmon need gravel for spawning and
3866 in-stream debris for cover and to provide shade and regulate temperature. While the
3867 relatively flat Puget Lowlands made it historically ideal for development and agriculture,
3868 the natural processes of erosion and deposition will continue. King County must
3869 balance the positive benefits of these natural occurrences with any adverse impacts that
3870 pose a threat to public health and safety. The ((e))County must also strike a balance
3871 between allowing naturally occurring landslides and erosion, and the need to prevent
3872 the unnatural acceleration of landslides and erosion due to development activities.

3873
3874 Coal mines have created additional areas of subsidence and instability in addition to
3875 those ((which)) that occur naturally. When human activity occurs in areas subject to such
3876 active geologic processes, the potential consequences to life, property, and
3877 environmental integrity can be enormous. If geologic processes are recognized and
3878 appropriately addressed in the course of development activities, adverse consequences
3879 can be substantially reduced if not completely eliminated.

3880 A. Erosion Hazard Areas

3881 Virtually any area in King County can experience soil erosion if subjected to
3882 inappropriate grading and construction practices. The ((US)) United States Department
3883 of Agriculture's ((Soil)) Natural Resources Conservation Service has identified certain soil
3884 types in King County as being especially subject to erosion((;)) if disturbed. These
3885 Erosion Hazard Areas may not be well suited to high-density developments and
3886 intensive land uses because of the sensitivity of these soils to disturbance.

3887 ~~((E-501) Grading and construction activities shall implement erosion control~~
3888 ~~best management practices and other development controls as~~
3889 ~~necessary to reduce sediment and pollution discharge from~~
3890 ~~construction sites to minimal levels.~~

3892
3893 **E-502)) E-601 Land uses ((permitted)) allowed in Erosion Hazard Areas shall**
3894 **minimize soil disturbance and should maximize retention and**
3895 **replacement of native vegetative cover.**

3896
3897 ~~((E-503)) E-602 Slopes with a grade of 40((%)) percent or more shall not be~~
3898 ~~developed unless the risks and adverse impacts associated with such~~
3899 ~~development can be reduced to a non-significant level.~~
3900 ~~((No-disturbance zones shall be designated where basin plans identify~~
3901 ~~the need to prevent erosion damages in areas that are extremely~~
3902 ~~sensitive to erosion impacts. Properly designed stormwater tightlines~~
3903 ~~may be allowed within designated no-disturbance zones.~~

3904

3905 ~~Vegetation is an important component of the natural environment. This general term~~
3906 ~~refers to all plant life growing at, below or above the soil surface. It includes trees,~~
3907 ~~shrubs, herbs, grasses and aquatic plants. Vegetation, especially forests, provides many~~
3908 ~~significant ecological functions. Vegetation absorbs, filters and slows surface water flow.~~
3909 ~~This is particularly important over aquifer recharge areas. Native vegetation also~~
3910 ~~provides wildlife habitat to which native species are well adapted. Forests are key~~
3911 ~~components in atmospheric cycles; they absorb carbon dioxide, produce oxygen and~~
3912 ~~filter particulate matter. Additionally, they absorb noise and are aesthetically pleasing.~~
3913

3914 ~~Noxious weeds are nonnative invasive plants that pose a threat to health and safety,~~
3915 ~~agriculture, wildlife, wetlands and recreational areas. They tend to spread in areas that~~
3916 ~~have been disturbed by urban development and agriculture and are difficult to~~
3917 ~~eradicate once they become established. Without natural predators, some noxious~~
3918 ~~weeds can displace native plant communities, reducing plant diversity. Invasive plants~~
3919 ~~also decrease the quality of wildlife habitats, reduce visual quality, and increase~~
3920 ~~maintenance and production costs for natural resource managers and farmers.~~
3921

3922 ~~**E-504 — King County should protect native plant communities by encouraging**~~
3923 ~~**management and control of nonnative invasive plants, including**~~
3924 ~~**aquatic plants. Environmentally sound methods of vegetation control**~~
3925 ~~**should be used to control noxious weeds.**~~
3926

3927 ~~**E-506 — The use of native plants should be encouraged in landscaping**~~
3928 ~~**requirements and erosion control projects, and in the restoration of**~~
3929 ~~**stream banks, lakes, shorelines, and wetlands.**~~
3930

3931 ~~**E-507 — In response to watershed-based salmon conservation Water Resource**~~
3932 ~~**Inventory Area plans and as part of King County's continued basin**~~
3933 ~~**planning and stewardship programs, King County may adopt**~~
3934 ~~**vegetation retention goals for specific drainage basins. These goals**~~
3935 ~~**should be consistent with R-334, as applicable. The county should**~~
3936 ~~**adopt incentives and regulations to attain these goals, and the county**~~
3937 ~~**should monitor their effectiveness.))**~~

3938 B. Landslide Hazard Areas

3939 ~~Certain hillsides in King County are either naturally unstable or susceptible to instability~~
3940 ~~when disturbed. These hillsides contain slopes greater than 15((%)) percent, are~~
3941 ~~underlain by impermeable soils, and are subject to seepage. They also include areas~~
3942 ~~that have experienced landslides in the past.~~
3943

3944 ~~Many of the largest and most active landslides in King County are associated with the~~
3945 ~~steep slopes adjacent to river corridors or along marine shorelines where glacial strata~~
3946 ~~are eroded and steepened. Areas undergoing rapid undercutting due to stream bank~~
3947 ~~erosion, wave action, or human alteration of stormwater discharge are potentially~~
3948 ~~unstable and such areas may be prone to damaging landslides.~~
3949

3950 ~~Construction in areas susceptible to landslides is expensive and difficult. Landslides on~~
3951 ~~such slopes following development can result in enormous public and private costs and~~
3952 ~~severe threats to human health and safety. Such landslides can also cause severe~~
3953 ~~natural resource damage.~~
3954

3955 ~~((Partly in response to the 2014 State Route 530 Landslide,)) King County has~~
3956 ~~undertaken an effort to refine ((our)) its knowledge of landslide hazard areas using~~
3957 ~~updated mapping methods. King County ((initiated a project in 2014 to map and~~
3958 ~~characterize)) has mapped and characterized landslide hazard areas using the best~~
3959 ~~available Light Detection And Ranging imagery and recent geologic mapping to~~
3960 ~~identify potential areas at risk of ((landsliding)) landslide. Known and potential landslide~~

3961 hazard areas can be indicated by the known presence of shallow landslides, deep-
3962 seated slumps, debris fans and flows, rockfalls, avalanches, unstable and over-
3963 steepened slopes along river and stream channels, long runout presence or potential.
3964 ~~((The results of this work will be))~~ This mapping is used to inform future planning,
3965 outreach, and regulatory decisions.
3966

3967 ~~((E-507a))~~ **E-603 King County should ~~((work with))~~ partner with jurisdictions**
3968 **to ~~((maintain a))~~ periodically review and update the ~~((map and))~~**
3969 **inventory and map of known and potential landslide hazards ~~((areas in~~**
3970 **unincorporated King County that is based upon the best available**
3971 **information)) using best available science and current data. ~~((This~~**
3972 **information will be used to inform future planning and guide**
3973 **development regulations.**
3974

3975 ~~E-507b))~~ **E-604 King County ~~((should))~~ shall make landslide hazards information**
3976 **readily available to the public ~~((in order))~~ to improve the general**
3977 **understanding of landslides and their associated hazards. This may**
3978 **include making information available on a public website and**
3979 **providing outreach and assistance to current and prospective property**
3980 **owners and developers.**
3981

3982 ~~((E-508))~~ **E-605 Landslide hazard areas shall not be developed unless the risks and**
3983 **adverse impacts associated with such development are eliminated or**
3984 **minimized so that they are at a non-significant level. Development**
3985 **proposed in areas affected by landslide hazards shall be adequately**
3986 **reviewed and mitigated as needed to eliminate or minimize risk to the**
3987 **development as well as to ensure the development does not increase**
3988 **landslide or erosion hazards that would adversely impact adjacent**
3989 **properties or natural resources.**
3990

3991 ~~((E-508a))~~ **E-606 King County shall consider landslide hazards and related flooding**
3992 **hazards in the context of hazard communication, operational**
3993 **preparedness, and emergency response.**

3994 ~~((C. Seismic Hazard Areas~~

3995 King County is an earthquake-prone region subject to ground shaking, seismically
3996 induced landslide and liquefaction of soil. Areas with low-density soils are likely to
3997 experience greater damage from earthquakes.
3998

3999 ~~E-509~~ **In areas with severe seismic hazards, special building design and**
4000 **construction measures should be used to minimize the risk of structural**
4001 **damage, fire and injury to occupants and to prevent post-seismic**
4002 **collapse.**

4003 ~~D.))~~ **C. Volcanic Hazard Areas**

4004 King County is located in a region characterized by active volcanism. The volcanic
4005 hazard that poses the greatest risk to safety and wellbeing of county residents would be
4006 from a lahar (volcanic mudflow) originating on ~~((Mt.))~~ Mount Rainier and flowing down
4007 the White River valley (possibly overflowing into the lower Green River Valley). Ongoing
4008 investigations by the ~~((U.S.))~~ United States Geological Survey continue to clarify the
4009 nature of this hazard. Current information provides the basis for taking steps to mitigate
4010 that risk.
4011

4012 **~~((E-510)) E-607~~ King County should work with the ~~((U.S.)) United States Geological~~
4013 **Survey to identify lahar hazard areas and shall work with local**
4014 **governments to assess the risk to county residents from lahars and to**
4015 **implement appropriate emergency planning and implement**
4016 **appropriate development standards.****

4017 **~~((E-)) D.~~ Coal Mine Hazard Areas**

4018 King County has a long and varied history of underground and surface coal mining.
4019 Some coal mining was conducted by large, well-capitalized mining companies that used
4020 methods such as detailed underground and surface mapping and protection of surface
4021 improvements. Other mines were small operations or re-mining operations that sought
4022 to maximize coal extraction with less regard for surface impacts or mapping. Some
4023 intensively developed areas of King County are located over abandoned underground
4024 coal workings, including Talbot Hill and the north Benson Hill of Renton, the Spring Glen
4025 area around Cascade Vista, East Fairwood, Black Diamond, southwest Issaquah, and the
4026 Newcastle/Coal Creek area.

4027
4028 The greatest dangers to people, wildlife, and surface facilities typically exist around
4029 mine portals, timber chutes, air shafts, and workings which have collapsed to the
4030 surface. Other areas were deep mined by "room and pillar" mining techniques in which
4031 "pillars" of coal were left to provide support for the mining of adjacent "rooms." Once
4032 abandoned, pillars would collapse and rooms of mined-out coal would fill with
4033 collapsed roof material, coal debris, and water. Regional downwarping of these areas
4034 was generally not observable and usually happened in the early years following mining
4035 of a section. Deep-mined areas with a high ratio of overburden/cover-to-void usually
4036 present no hazards for surface development. However, areas with low
4037 overburden/cover-to-void ratio present higher risks and may require more advanced
4038 investigations and construction techniques for development. Mine portals, timber
4039 chutes, airshafts, and workings which have collapsed to the surface require the greatest
4040 need for detailed engineering studies to ensure that these sites are safe for new,
4041 productive use.

4042
4043 **~~((E-511)) E-608~~ King County ~~((will)) shall~~ encourage efforts by public and private
4044 **property owners and the Office of Surface Mining, Reclamation, and**
4045 **Enforcement to return lands to their highest productive use by safely**
4046 **minimizing or eliminating coal mine hazards.****

4047
4048 **~~((E-512)) E-609~~ King County shall require all development proposals potentially
4049 **subject to coal mine hazards to assess the mine-related hazards,**
4050 **including risks to structures, improvements, occupants, and public**
4051 **health and safety.****

4052
4053 **~~((E-513)) E-610~~ King County shall allow development within coal mine hazard
4054 **areas if the proposal includes appropriate mitigation for identified,**
4055 **mine-related hazards using best available engineering practices and if**
4056 **the development is in compliance with all other local, state, and federal**
4057 **requirements.****

4058
4059 **~~((E-514)) King County shall require all landowners proposing new development~~**
4060 **~~in coal mine hazard areas to document the potential hazard on the title~~**
4061 **~~of the parcel or parcels being developed. This notice may include~~**
4062 **~~reference to any available technical studies or detailed hazard~~**
4063 **~~delineations.))~~**
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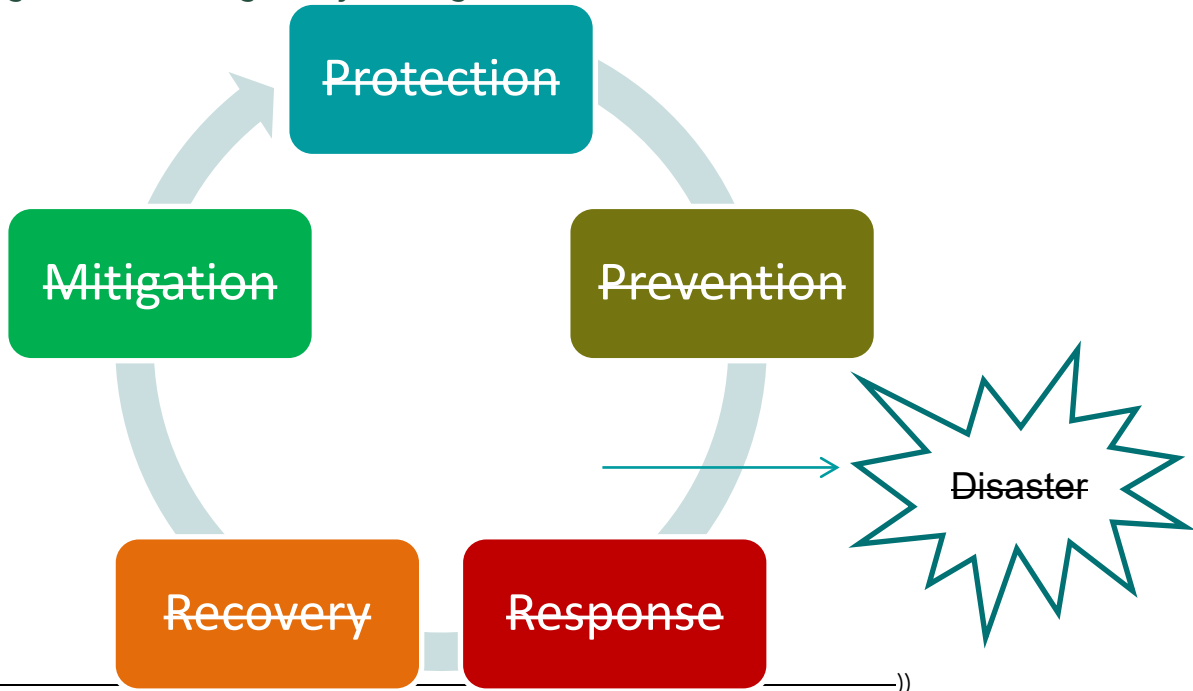
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VII. Planning for Disasters

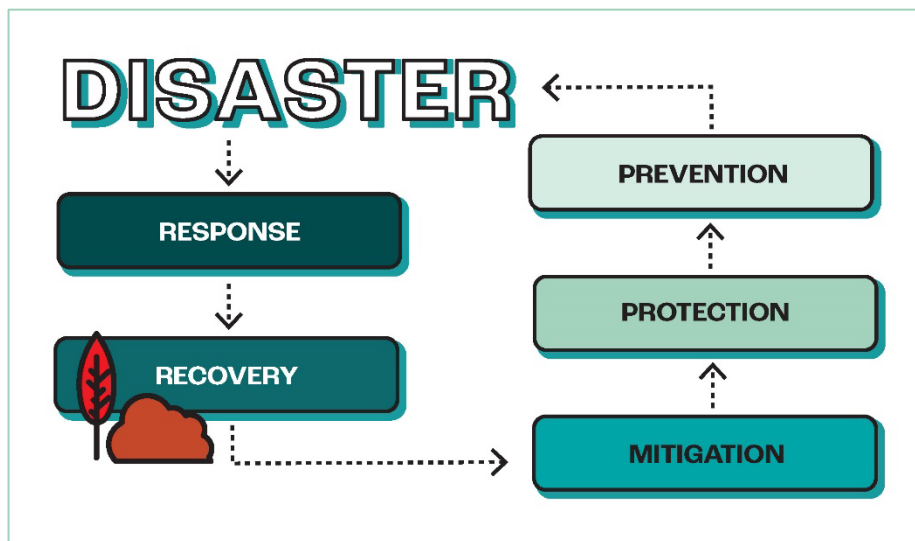
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King County has an active emergency planning program (that goes beyond the land use and supporting services planning, that occurs through the Comprehensive Plan.) based on the five phases of emergency management (protection, prevention, response, recovery, and mitigation). (This work takes into account mitigation of hazard impacts prior to disasters, as well as the rebuilding of communities following a disaster. The following diagram illustrates the facets of planning for disasters:

Figure: Resilient King County Planning Model



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4080 King County is susceptible to multiple hazards including earthquakes, flooding, and
4081 landslides. ~~((Based on the five phases of emergency management (depicted above);
4082 t))~~The process of mitigation allows the ~~((c))~~County to build more resilient communities
4083 by assessing vulnerabilities~~((;))~~ and ~~((taking))~~ take sustained action to permanently
4084 eliminate or reduce risk to future disasters. These actions can inform land use planning,
4085 such as in ~~((the c))~~critical ~~((A))~~areas ~~((Ordinance))~~ regulations.
4086

4087 When a disaster does occur, the process of recovery allows the ~~((c))~~County to review the
4088 Comprehensive Plan and its core principles, develop a recovery strategy by engaging
4089 the community, and rebuild the community in a way that sustains physical, emotional,
4090 social, and economic ~~((well-being))~~ wellbeing.
4091

4092 ~~((E-601))~~ **E-701 King County shall ~~((incorporate into))~~ consider high-priority**
4093 **strategies and actions identified in the King County Regional Hazard**
4094 **Mitigation Plan, or successor plans, in its land use and transportation**
4095 **planning, economic development efforts, and natural resource**
4096 **management ~~((the most promising actions))~~, to reduce impacts from**
4097 **natural hazards~~((;))~~ such as earthquake, flooding, and landslides ~~((risk))~~.**

4098 VIII. Air Quality

4099 A. Overview

4100 ~~((Clean air, free of pollutants, is essential for the day-to-day quality of life and long-term
4101 health of county residents. King County has shown critical leadership in forging
4102 solutions to air pollution and will continue to do so well into the future.))~~

4103 King County works ~~((for clean air))~~ to ensure clean and healthy air in partnership with the
4104 Puget Sound Clean Air Agency, which ~~((has))~~ serves as the lead air quality regulatory
4105 and monitoring ~~((responsibilities))~~ agency for the region in accordance with the Clean
4106 Air Act. ~~((Underlying drivers of the Clean Air Act include protecting public health,
4107 reducing property damage, and generally protecting the environment. Because air
4108 quality impacts water quality, a better understanding is needed regarding the input of
4109 pollutants via air transport from both local and distant sources.~~

4110
4111
4112 ~~))~~The Puget Sound Clean Air Agency is the lead agency responsible for monitoring and
4113 regulating ~~((six-"))~~criteria air pollutants~~(("- using standards set by the Environmental
4114 Protection Agency. The six-"))~~criteria air pollutants are:

- 4115 ● ~~—~~Fine particulate matter (dust, soot, smoke);
- 4116 ● ~~—~~Ground-level ozone (smog);
- 4117 ● ~~—~~Carbon monoxide (gas primarily from vehicle exhaust);
- 4118 ● ~~—~~Sulfur dioxide (gas primarily from industrial processes like smelters, paper mills, and
4119 power plants);
- 4120 ● ~~—~~Oxides of nitrogen; and
- 4121 ● ~~—~~Lead;)) (fine particulate matter, ozone, carbon monoxide, sulfur oxide, oxides of
4122 nitrogen, and lead).

4123
4124 The Puget Sound Clean Air Agency also focuses on reducing harmful air toxics that
4125 come ~~((primarily))~~ from wood smoke and diesel burning~~((, as well as))~~ and greenhouse
4126 gases such as carbon dioxide and methane from landfills. ~~((The Puget Sound Clean Air
4127 Agency is also responsible for regulating))~~ They also regulate air pollution emissions ((of
4128 air pollution)), such as asbestos and gasoline vapors, from businesses. King County
4129 coordinates with the Puget Sound Clean Air Agency on regional air quality data and on
4130 related community plans and projects.

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Efforts to address climate change and improve air quality are strongly linked. For example, conversion from conventional to ~~((hybrid))~~ electric buses and fleet vehicles ~~((not only helps to))~~ reduces greenhouse gas emissions~~((, but also reduces))~~ and emissions of fine particulate~~((s))~~ matter that can be harmful to public health. Similarly, in indoor settings, conversion from gas to electric stoves and furnaces reduces indoor and outdoor pollution. Additionally, a likely impact of climate change on air quality is an increase in fine particulate matter from more wildfires and wildfire smoke episodes that can impact regional air quality and increase ground-level ozone because higher temperatures enhance the conversion of precursors into ground-level ozone. Ozone and fine particulate matter can exacerbate health conditions such as asthma, chronic obstructive pulmonary disease, and heart disease, and generally reduce respiratory system functioning. Because of these linkages, there is significant overlap ~~((with))~~ between this section and the climate change section of this chapter. ~~((Section II, subpart B of this chapter relates to reducing greenhouse gas emissions. These strategies usually concurrently reduce other types of air pollution. Section II, subpart C of this chapter describes the linkages between climate change and health impacts, including policies related to minimizing health inequities among vulnerable populations more negatively impacted by climate change and air pollution:))~~

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B. Ozone, Fine Particulate and Toxics

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Reducing criteria pollutants ~~((will))~~ continue to be a primary focus for King County. The ozone strategy identified by the Puget Sound Clean Air Agency for the central Puget Sound region focuses on reducing volatile organic compounds, which are precursors to ozone formation. Emission of volatile organic compounds results mostly from vehicles, as well as to a significant degree from household chemicals and paint evaporation.

In addition to ozone, fine particulate~~((s))~~ matter (dust, soot, and smoke) also represent a serious health threat. Health studies have shown a significant association between exposure to fine ~~((particles))~~ particulate matter and premature death from heart or lung disease. Fine ~~((particles))~~ particulate matter can aggravate heart and lung diseases and have been linked to effects such as: cardiovascular symptoms; cardiac arrhythmias; heart attacks; respiratory symptoms; asthma attacks; and bronchitis. These effects can result in increased hospital admissions, emergency room visits, absences from school or work, and restricted activity days. Individuals that may be particularly sensitive to fine ~~((particles))~~ particulate matter exposure include people with heart or lung disease, ~~((older adults))~~ people aged 62 years and older, and children. Diesel emissions are one of the county's largest sources of fine particulate matter emissions. ~~((King County's participation in the ultra-low sulfur diesel program, known as "Diesel Solutions," has made tremendous strides in cleaning up King County Metro's fine particulate emissions:))~~ Indoor burning and outdoor burning are a major source of fine particulate~~((s))~~ matter, especially during winter months.

Contributions of fine particulate matter from wildfire smoke are also a growing concern. Climate change is contributing to an increase in the frequency of large wildfires in the Pacific Northwest and British Columbia. As a result, King County is seeing more days in summer with degraded air quality. For example, in 2020, King County experienced 14 days of air quality identified as "unhealthy for sensitive groups" to "hazardous," due to smoke from fires near Portland, Oregon. In 2022, King County experienced more than 30 days with "moderate" to "very unhealthy" air quality due to smoke from the Bolt Creek fire near Skykomish. Public Health has partnered with community-based organizations to develop outreach materials on wildfire smoke hazards, to distribute box fans and air filters for indoor air filtration, and to set up HEPA air filtration units for homeless service providers, small businesses, childcare providers, and schools.

4185 ((As a large county with a mix of urban, Rural Area and Natural Resource Lands uses,))
4186 King County will continue to face risks from air ((toxics)) pollution that can be toxic to
4187 people, pets, and wildlife. Examples of ((air toxics)) toxins that may be present in air
4188 pollution include benzene, formaldehyde, mercury, and dioxins. The air quality impact
4189 of ((toxics)) these toxins cannot be evaluated in isolation. Their greatest health risk
4190 comes from their combined effect. ((National air toxics assessment data indicate that air
4191 toxics risks in the Puget Sound region are in the top five percent in the nation.)) The
4192 Environmental Protection Agency and its regulatory partners at the state and local level
4193 identify steps to reduce toxic air pollutants and provide important health protections(:)
4194 by reducing toxic emissions from industrial sources; reducing emissions from vehicles
4195 and engines through stringent emission standards and cleaner burning gasoline; and
4196 addressing indoor air pollution through voluntary programs.

4197
4198 Local air monitoring data done by the Washington State Department of Ecology
4199 indicates that diesel exhaust and wood smoke are key contributors to ((toxics)) air
4200 pollution toxins.

4201
4202 ((In 2002, King County Metro became the first transit agency in the United States to test
4203 articulated hybrid-diesel electric buses. King County Metro currently owns 214
4204 articulated hybrid buses, the largest such fleet in the nation. A National Renewable
4205 Energy Laboratory study found articulated hybrids provide a 30% reduction in
4206 greenhouse gases and are 40% more reliable than diesel fueled articulated buses.))
4207 The U.S. Environmental Protection Agency has adopted increasingly stringent air
4208 pollution standards for heavy-duty vehicles, which has significantly reduced air
4209 pollution. In 2020, Metro retired the last of its diesel-only fleet vehicles; the entire bus
4210 fleet is now either diesel electric hybrid or zero-emission. Metro has continued its
4211 efforts to reduce air pollution and greenhouse gas emissions and has committed to
4212 transitioning to a fully zero emission bus fleet by 2035. As of 2023, Metro operates a
4213 fleet of more than 1,300 buses, comprised of approximately 1,145 diesel-electric
4214 hybrids, 174 zero emission trolleys, and 45 zero emission battery electric buses.

4215
4216 ((Wood smoke is a leading contributor to air toxics. King County will examine proposals
4217 to curtail the impacts of woodstove burning and land-clearing practices in rural parts of
4218 the county.))

4219
4220 The focus of King County air quality improvement efforts is to engage in projects and
4221 changed practices ((to)) that reduce county emissions, reduce the impacts of poor air
4222 quality on health (particularly for frontline communities), and promote policies that
4223 incorporate consideration of air quality impacts. Motorized vehicle and other fuel
4224 burning engine-related emissions are the primary source of ozone, fine particulate
4225 matter, ((toxics)) toxins, and greenhouse gas emissions in King County and therefore
4226 should be a primary focus for emissions reduction.

4227
4228 **((E-301)) E-801 King County should support initiatives that reduce air pollution**
4229 **emissions due to indoor and outdoor wood burning consistent with the**
4230 **actions of the Puget Sound Clean Air Agency to control this source of**
4231 **((public health threat)) health impacts.**

4232
4233 **((E-302)) E-802 King County ((will)) shall continue to actively develop partnerships**
4234 **with the Puget Sound Clean Air Agency, local jurisdictions, the state,**
4235 **and public, private, and ((not-for-profit)) nonprofit groups to promote**
4236 **programs, ((and)) policies, and code changes that reduce emissions and**
4237 **health impacts of ozone, wildfire smoke, fine particulates, toxics, and**
4238 **greenhouse gases, particularly for those populations already**
4239 **experiencing health disparities linked to air quality.**
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E-803 King County shall encourage the use of methods to improve indoor air quality and reduce smoke infiltration into indoor environments during wildfire smoke events, particularly for populations already experiencing health disparities, including people aged 62 and over, such as air filtration technologies and other mechanisms that reduce the level of wildfire smoke that can make its way into indoor environments.

~~((More detailed policies related to reducing greenhouse gas emissions and improving air quality can be found in Section II of this chapter, Chapter 8: Transportation, and Chapter 9: Services, Facilities and Utilities.~~

4253

~~VII.)~~ IX. Monitoring and Adaptive Management

4254

~~((King County's environment is constantly changing in response to land and water management actions that are within its control, as well as climate cycles and geologic processes that are beyond human control. The county makes significant investments in projects, programs, and policy implementation to help ensure that its environment supports a range of ecological, cultural and economic values that are fundamental to the region's quality of life.~~

4261

~~King County's policies, regulations, and actions to protect and restore the environment need to be assessed on an ongoing basis to ensure that they are having the intended effect, and that they are responding to changing conditions. Efforts to protect the environment will also need to reflect improvements in knowledge about the natural environment and how human activity impacts ecological systems, and uncertainties about ecological and biological processes:))~~

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Assessing the effectiveness of specific and cumulative actions requires data collected within rigorous monitoring programs. Monitoring provides essential information to track: (1) changes in the natural and built environment, (2) implementation of planned and required actions (like construction of wetland mitigation projects), and (3) effectiveness of environmental protection actions. Monitoring information ~~((can support))~~ is essential to supporting a formal ~~((A))~~ adaptive ~~((M))~~ management program to modify policies, goals, and management decisions as necessary, and inform regulatory change.

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Adaptive management can be used to help ~~((insure))~~ ensure that projects, programs, and policies are moving the ~~((e))~~ County toward its environmental goals over time. Adaptive ~~((M))~~ management is defined as the process of making hypotheses of management outcomes, collecting data relevant to those hypotheses, and then using monitoring data to inform changes to policies and actions to better achieve intended goals. Adaptive management concepts are often applied in programs intended to address complex natural resource management problems, for example in Water Resource Inventory Area plans for salmon recovery or in Habitat Conservation Plans to comply with the Endangered Species Act. The Washington Administrative Code calls for local governments to use monitoring and adaptive management to address uncertainties in best available science for protecting critical areas like wetlands.

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King County conducts a diverse array of monitoring activities, ~~((ranging from project-specific))~~ including monitoring of Capital Improvement Projects and legally required monitoring of municipal wastewater and stormwater discharges in compliance with ~~((National Pollutant Discharge Elimination System))~~ NPDES permit requirements~~((; to))~~. Effectiveness monitoring is used to evaluate projects and programs to improve

4295 project designs and ecosystem management activities. Ambient monitoring is
4296 performed watershed -wide ((ambient monitoring of)), encompassing groundwater,
4297 rivers, streams, lakes, and marine waters of Puget Sound to the extent that funding
4298 allows. For example, King County maintains a continuous water quality monitoring
4299 program for freshwater streams, rivers, lakes, and marine waters. This long-term
4300 monitoring program informs the County's understanding of changes in water quality
4301 over time ((including those caused by climate change, and contributes to)) allowing for
4302 the identification of emerging pollution issues and sources of water pollution. ((The
4303 monitoring program also allows the quantification of water quality and aquatic habitat
4304 improvements:)) The status and trends information provided by long-term monitoring
4305 programs allows for better understanding of how systems are responding to pressures
4306 like climate change and human impacts. The data collected by these programs
4307 additionally provides the necessary baseline information for many scientific studies
4308 conducted in King County wetlands, lakes, streams, and marine waters by ((c))County
4309 scientists, as well as scientists at universities and state and federal agencies.

4310 Financial resources for environmental protection programs, including monitoring, are
4311 limited((Because baseline monitoring does not result in an actual project "on the
4312 ground," and often is not mandated, it may)) and generally do not compete well with
4313 other priorities for limited funding. However, investments in monitoring will provide
4314 essential information for evaluating the effectiveness of current actions and guiding
4315 future policy decisions, priorities, and investments. To make the most efficient use of
4316 limited resources, it is critical that the ((c))County look for opportunities to coordinate its
4317 data collection and dissemination efforts so that they can meet as many information
4318 needs as possible. The ((c))County should also partner with entities conducting
4319 monitoring, including other governments and universities.

4320
4321
4322 ((When data are collected, it is important that its usefulness is maximized. "Metadata" is
4323 background information on data, and is necessary to facilitate the understanding, use,
4324 storage, sharing, and management of data. For example, metadata can describe how a
4325 particular data set was collected, provide definitions for types of data, and describe the
4326 reliability of the data.

4327
4328 **E-701)) E-901 King County should conduct a comprehensive and coordinated
4329 program of environmental monitoring and assessment to track
4330 long-term changes in climate ((e.g.)) such as precipitation((;)) and
4331 temperature), water quality and quantity, toxics in fish and shellfish,
4332 land use, land cover and aquatic and terrestrial habitat, natural
4333 resource conditions, and biological resources as well as the
4334 effectiveness of policies, programs, regulations, capital improvement
4335 projects, and stormwater treatment facility design. This monitoring
4336 program should be coordinated with Indian tribes, other jurisdictions,
4337 state and federal agencies, ((tribes,)) and universities to ensure the
4338 most efficient and effective use of monitoring data.**

4339
4340 **((E-702)) E-902 King County should seek to develop and maintain a publicly
4341 accessible((;)) geo-spatial database on environmental conditions to
4342 inform policy decisions, support technical collaboration, and inform the
4343 public. ((All King County monitoring data should be supported by
4344 metadata.**

4345

4346 **E-703)) E-903 King County should establish a decision -support system suitable**
4347 **for adaptive management that uses data from its environmental**
4348 **monitoring programs.**

4349 ~~((A. Performance Measurement, Performance~~
4350 ~~Management and KingStat~~

4351 Like adaptive management in realm of science, performance management includes
4352 collecting data, analyzing data to inform decision-making, and making programmatic
4353 course corrections based on this analysis:))

4354 King County reports to the public both community-level conditions and agency
4355 performance measures. Monitoring data referenced in this chapter serves as a core
4356 element of helping elected officials and the public stay informed about the state of the
4357 environment and the effectiveness of agency programs.

4358 ((The executive's KingStat program is using environmental monitoring data to assess
4359 environmental conditions, develop appropriate county responses, and provide an
4360 opportunity to collaborate and partner with other organizations in making
4361 improvements. With respect to environmental conditions, data used in KingStat
4362 includes marine water, freshwater, terrestrial habitat, fish and wildlife, atmosphere, and
4363 resource consumption.

4364 **E-704)) E-904 King County should continue to collect data on key natural**
4365 **resource management and environmental parameters for use in**
4366 **((KingStat, King County's Strategic Plan implementation goals and**
4367 **objectives, and other)) environmental ((benchmarking)) monitoring**
4368 **programs. Findings should be reported to the public, partner agencies,**
4369 **and decision-makers. The information collected should be used to**
4370 **inform decisions about policies, work program priorities and resource**
4371 **allocation.**

4372 ~~((B. National Pollutant Discharge Elimination~~
4373 ~~System Compliance~~

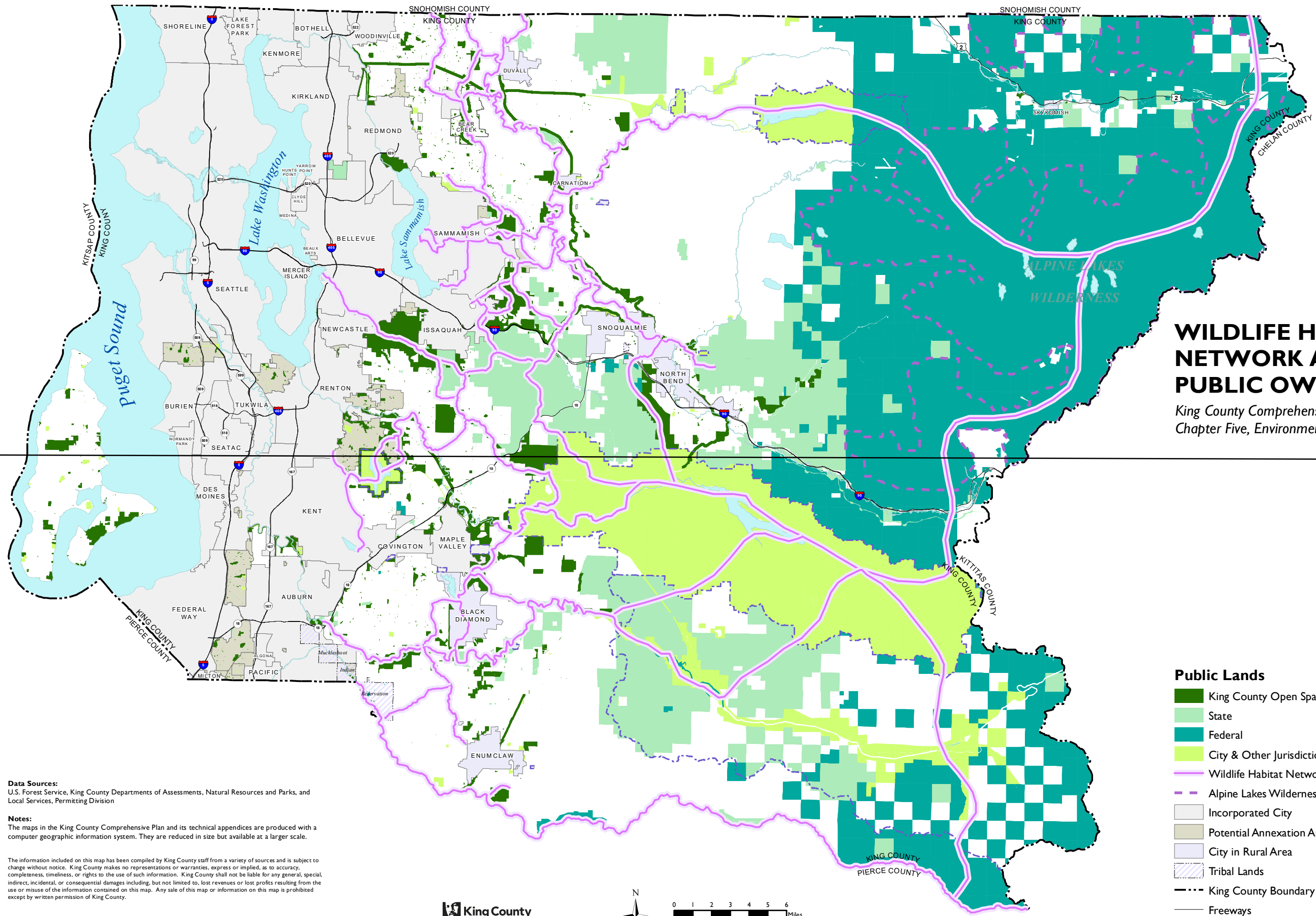
4374 King County operates under a number of National Pollutant Discharge Elimination
4375 System Permits, including a general Phase I Municipal Stormwater permit, and a number
4376 of general Industrial and Sand and Gravel Stormwater permits for Transit, Solid Waste
4377 and Roads facilities. There are individual wastewater permits for wastewater treatment
4378 plants and a solid waste management facility. King County also is issued construction
4379 stormwater permits for capital projects involving land disturbance. Complying with
4380 these permits is a high priority for King County as part of its strategy for protecting
4381 ground and surface water quality.

4382 ~~C. Water Resource Inventory Areas Salmon~~
4383 ~~Recovery Plan Implementation~~

4384 ~~D. Effectiveness of Critical Areas Regulations~~

4385 Under the Growth Management Act, all counties and cities are required to periodically
4386 review their comprehensive plans and development regulations, including critical area
4387 regulations, for consistency with the Growth Management Act. Growth Management
4388 Act also requires local governments to include best available science in the
4389 development of land use policies and regulations to protect the functions and values of
4390

4393 critical areas. Washington State Department of Commerce procedural criteria for
4394 adoption of comprehensive plans and development regulations provide direction on
4395 how local governments should include best available science in their critical area
4396 regulations (Washington Administrative Code 365-195). The procedural criteria call for
4397 the use of a precautionary approach, in which development and land use activities are
4398 strictly limited until the uncertainty is sufficiently resolved, where the science is
4399 uncertain.
4400
4401 Coupled with this precautionary approach should be an adaptive management
4402 program that allows for changes to regulations as new information comes in to address
4403 uncertainties. The adaptive management program is dependent upon a monitoring
4404 program that is designed to obtain the information needed to determine the
4405 effectiveness of regulations:))



WILDLIFE HABITAT NETWORK AND PUBLIC OWNERSHIP 2020

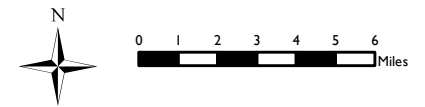
King County Comprehensive Plan, 2020
Chapter Five, Environment

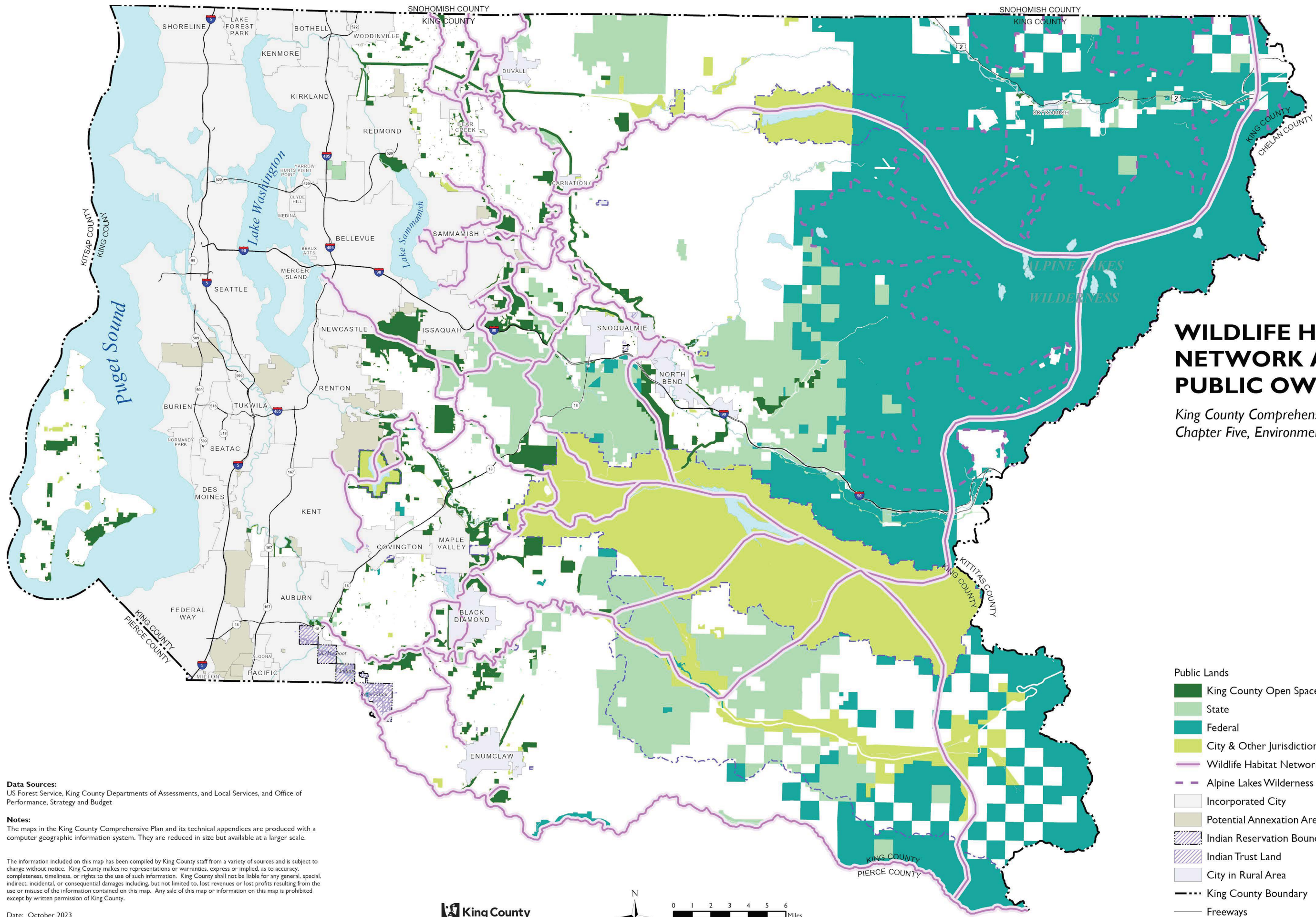
- Public Lands**
- King County Open Space System
 - State
 - Federal
 - City & Other Jurisdiction
 - Wildlife Habitat Network
 - Alpine Lakes Wilderness
 - Incorporated City
 - Potential Annexation Areas
 - City in Rural Area
 - Tribal Lands
 - King County Boundary
 - Freeways
 - Municipal Watershed

Data Sources:
U.S. Forest Service, King County Departments of Assessments, Natural Resources and Parks, and Local Services, Permitting Division

Notes:
The maps in the King County Comprehensive Plan and its technical appendices are produced with a computer geographic information system. They are reduced in size but available at a larger scale.

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WILDLIFE HABITAT NETWORK AND PUBLIC OWNERSHIP 2024

King County Comprehensive Plan, 2024
Chapter Five, Environment

- Public Lands**
- King County Open Space System
 - State
 - Federal
 - City & Other Jurisdiction
 - Wildlife Habitat Network
 - Alpine Lakes Wilderness
 - Incorporated City
 - Potential Annexation Areas
 - Indian Reservation Boundary
 - Indian Trust Land
 - City in Rural Area
 - King County Boundary
 - Freeways
 - Municipal Watershed

Data Sources:
US Forest Service, King County Departments of Assessments, and Local Services, and Office of Performance, Strategy and Budget

Notes:
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Date: October 2023
\\gisnas1\projects\KCCP2024\ExecRecCompPlanMaps\KCCP2024_ExecRecMaps\KCCP2024_ExecRecMaps.aprx — Wildlife_Habitat mcombsp

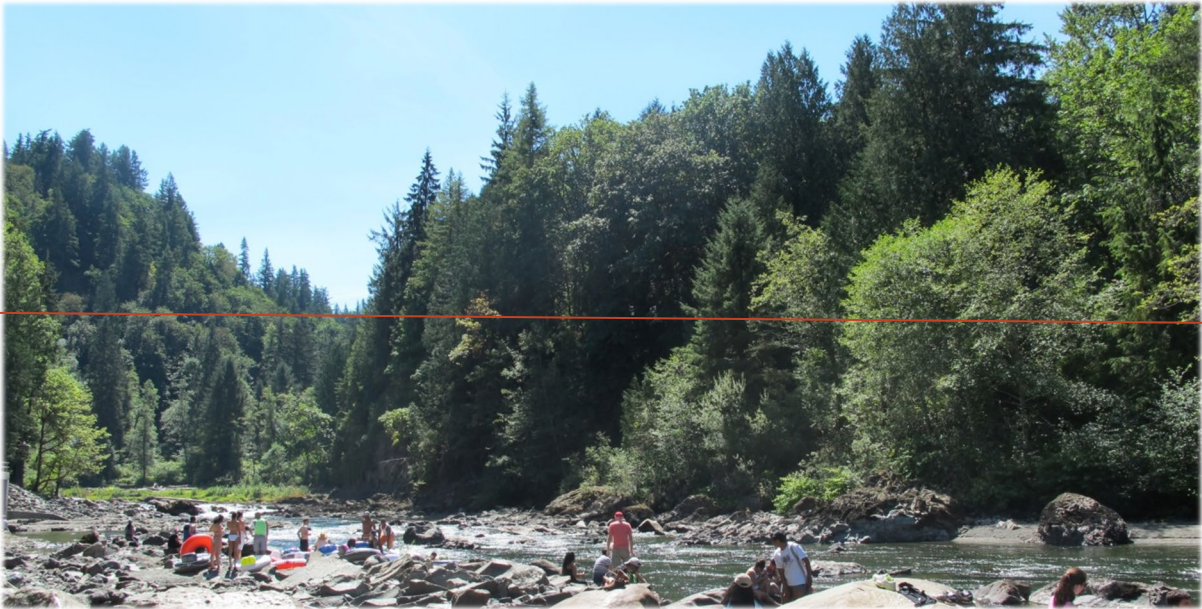




CHAPTER 6

SHORELINES

1 ((



2))
3

4 I. Introduction

5 A. Recitals

6 King County adopts the following recitals, which are based on the Shoreline Management Act legislative
7 findings in Revised Code of Washington 90.58.020. These recitals represent King County's belief and
8 agreement that a coordinated approach to utilizing, managing, and protecting the shoreline resource is
9 necessary and essential. ((These recitals apply to the shoreline jurisdiction.))

- 10
11 1. Shorelines are some of the most valuable and fragile of King County's natural resources. There
12 is appropriate concern throughout the county relating to the utilization, protection, restoration,
13 and preservation of the shoreline jurisdiction.
- 14 2. Ever increasing pressures of additional use are being placed on the shoreline jurisdiction, which
15 in turn necessitates increased coordination in its management and development.
- 16 3. Much of the shoreline jurisdiction and the uplands adjacent thereto are in private ownership.
17 Unrestricted construction on the privately owned or publicly owned shorelines is not in the best
18 public interest; and therefore, coordinated planning is necessary ((in order)) to protect the
19 public interest associated with the shoreline jurisdiction while recognizing and protecting
20 private property rights consistent with the public interest.
- 21 4. There is a clear and urgent demand for a planned, rational, and concerted effort, jointly
22 performed by federal, state, and local governments, to prevent the inherent harm in an
23 uncoordinated and piecemeal development of King County's shoreline jurisdiction.
- 24 5. It is the intent of King County to provide for the management of the shoreline jurisdiction by
25 planning for and fostering all reasonable and appropriate uses. This program is designed to
26 ((insure)) ensure the development in a manner that, while allowing for limited reduction of rights
27 of the public in the navigable waters, will promote and enhance the public interest.

- 28 6. King County shoreline policies are intended to protect against adverse effects to the public
29 health, the land and its vegetation and wildlife, and the waters of the state and their aquatic life,
30 while protecting generally public rights of navigation and corollary rights incidental thereto.
- 31 7. In the implementation of this chapter, the public's opportunity to enjoy the physical and
32 aesthetic qualities of natural shorelines shall be preserved to the greatest extent feasible
33 consistent with the overall best interest of the state, the county, and the people generally. To
34 this end uses shall be preferred which are consistent with control of pollution and prevention of
35 damage to the natural environment or are unique to or dependent upon use of the state's
36 shoreline.
- 37 8. Alterations of the natural condition of the shoreline jurisdiction, in those limited instances when
38 authorized, shall be given priority for single ~~((family))~~ detached residences and their appurtenant
39 structures~~((:));~~ ports~~((:));~~ shoreline recreational uses, including but not limited to, parks, marinas,
40 piers, and other improvements facilitating public access to shorelines~~((:));~~ industrial and
41 commercial developments that are particularly dependent on their location on or use of the
42 shoreline jurisdiction~~((:));~~ and other development that will provide an opportunity for substantial
43 numbers of the people to enjoy the shorelines.
- 44 9. Shorelines and shorelands in King County shall be appropriately designated and these
45 classifications shall be revised when circumstances warrant, regardless of whether the change in
46 circumstances occurs through man-made causes or natural causes. Any areas resulting from
47 alterations of the natural condition of the shorelines and shorelands no longer meeting the
48 definition of "shorelines of the state" shall not be subject to the provisions of King County
49 Shoreline Master Program.
- 50 10. Permitted uses in the shorelines zone shall be designed and conducted in a manner to minimize,
51 insofar as practical, any resultant damage to the ecology and environment of the shoreline
52 jurisdiction and any interference with the public's use of the water.

53

54 B. About ~~((King County and))~~ King County Shorelines

55 1. Geography

56 King County covers 2,130 square miles and extends from Puget Sound in the west to 8,000-foot Mt.
57 Daniel at the Cascade crest in the east. King County's shoreline jurisdiction includes saltwater coastline,
58 river floodplains, and extensive lakes and streams.

59

60 ~~((2. — King County's shoreline jurisdiction))~~

61

62 King County's diverse shorelines fringe or flow into Puget Sound. Puget Sound and surrounding lowland
63 lakes and river valleys are relatively young in geologic terms. Puget Sound is a glacially-carved, deep
64 fjord between the Cascade and Olympic mountains.

65

66 Puget Sound is King County's link to the Pacific Ocean via two connections: the Strait of Juan de Fuca
67 and the Strait of Georgia. Water, people, and a diverse array of fish and wildlife travel freely between the
68 ocean and King County via Puget Sound and these Straits.

69

70 Puget Sound is a large estuary complex created by the freshwater it receives from streams, rivers and
71 springs, and tidal exchange introduced through the two Straits. It is one of the more prominent and
72 productive estuaries in the world. In 1988, it was identified as an Estuary of National Significance by the
73 United States government. Within Puget Sound are numerous small to large estuaries. The largest
74 estuary in King County is the Green-Duwamish, although it is now a small remnant of its
75 pre-development state.

76

77 Puget Sound consists of five basins. King County's portion of Puget Sound lies within the Central Basin
78 and includes Vashon-Maury Island. The Central ~~((or Main))~~ Basin extends from Admiralty Inlet to Tacoma
79 Narrows. It is the largest and deepest of the basins. The major drainages to the Central Basin, including
80 ~~the~~ Cedar River/Lake Washington watershed (including Lake Sammamish and the Sammamish River), the
81 Green-Duwamish watershed, and ~~the~~ Puyallup River/White River watershed, drain a total area of about
82 2,700 square miles and contribute slightly less than 20~~((%)~~) percent of Puget Sound's freshwater input.
83 The Snohomish watershed (including the Snoqualmie River Basin that lies mostly in King County) outlet
84 into Puget Sound lies in Everett.

85
86 Shorelines of the State in King County, as defined by the Shoreline Management Act, include the total of
87 all shorelines and shorelines of statewide significance. Shorelines include shorelands, which are defined
88 as those lands extending landward for 200 feet from the ordinary high water mark, floodways and
89 contiguous floodplain areas landward 200 feet from such floodways, and all associated wetlands and
90 river deltas. King County currently includes the 100-year floodplain in its shoreline jurisdiction.
91 Shoreline jurisdiction under the Shoreline Management Act does not include Indian tribal reservation
92 lands or lands held in trust by the federal government for ~~((the))~~ Indian tribes.

93
94 Table S-1 below shows the number of shoreline miles managed under King County's Shoreline Master
95 Program.

Table S-1. Miles of shoreline under King County's jurisdiction

Lake	River/Stream	Marine
((234)) 229	((1,696)) 1,690	51

98
99 ~~((Puget Sound is located in a region that has great overlap between valuable natural resources and a~~
100 ~~burgeoning human population. The productivity, diversity and value of the resources are greatly~~
101 ~~affected by the extent and density of the population. Due to proximity to transportation routes and~~
102 ~~abundant food and water resources, most of the region's human development since the mid-1800s,~~
103 ~~when settlers of European descent started to explore and develop the region, has occurred along Puget~~
104 ~~Sound's shorelines, large lakes and rivers.~~

~~C. Washington State's Shoreline Management Act~~

~~1. Overview of) 2. Washington State Shoreline Management Act~~

107 ~~((Washington's Shoreline Management Act was passed by the Legislature in 1971 and adopted by the~~
108 ~~public in a 1972 referendum. The goal of the Shoreline Management Act is "to prevent the inherent~~
109 ~~harm in an uncoordinated and piecemeal development of the state's shorelines."))~~

110
111 The Shoreline Management Act establishes a broad policy giving preference to uses that:

- 112 • Protect the quality of water and the natural environment,
- 113 • Depend on proximity to the shoreline ("water-dependent uses"), and
- 114 • Preserve and enhance public access or increase recreational opportunities for the public
115 along shorelines.

116
117 The Shoreline Management Act establishes a balance of authority between local and state government.
118 Cities and counties are the primary regulators but the state, through the Department of Ecology, has
119 authority to review local shoreline master programs and shoreline permit decisions.

120
121 Under the Shoreline Management Act, ~~((each city and c))~~ the County adopts a Shoreline Master Program
122 that is based on the Department of Ecology's Shoreline Master Program rules or guidelines, but tailored
123 to the specific needs of the community. ~~((More than 200 cities and all 39 counties have Shoreline Master~~
124 ~~Programs. Local Shoreline Master Programs combine both plans and regulations. The plans are a~~

125 comprehensive vision of how shoreline areas will be used and developed over time. Regulations are the
126 standards that shoreline projects and uses must meet.

127
128 The Department of Ecology provides technical assistance to local governments undertaking Master
129 Program amendments. Master Programs and Master Program amendments are only effective after
130 approval from the Department of Ecology. In reviewing Master Programs, the Department of Ecology is
131 limited to a decision on whether or not the Program is consistent with the policy and provisions of the
132 Shoreline Management Act and the Department of Ecology's guidelines:))

133
134 Local governments may modify Master Programs to reflect changing local circumstances, new
135 information, or improved shoreline management approaches. ((All changes to Master Programs require
136 public involvement and approval from the Department of Ecology. At a minimum, local governments
137 must hold public hearings:

138
139 In 2003, the Department of Ecology adopted revised state guidelines. Cities and counties with Shoreline
140 Master Programs are required to update their Shoreline Master Programs to bring them into compliance
141 with these new state guidelines:))

142 ((2. History of shoreline management in King County

143 King County adopted its original Shoreline Master Program through two ordinances adopted by the
144 King County Council and approved by the King County Executive, John Spellman, on May 2, 1978:
145 Ordinance 3692 adopted the Shoreline Master Plan, which established the goals, objectives, and
146 policies of the King County Shoreline Master Program. Ordinance 3688 adopted the development
147 regulations that implemented the Shoreline Master Plan. By a letter dated June 30, 1978, the
148 Department of Ecology stated that it had approved King County's Shoreline Master Program.

149
150 The 1978 Shoreline Master Plan addressed the required elements of the shoreline guidelines originally
151 adopted by the Department of Ecology in 1972. The 1978 Plan established goals, objectives, and
152 policies for eight different shoreline elements. For each of the four shoreline environments, it also
153 established general policies.

154
155 The 1978 Plan stated that:
156 "Each environment represents a particular emphasis in the type of uses and the extent of
157 development that should occur within it. The system is designed to encourage uses in each
158 Environment which enhance the character of the Environment while at the same time requiring
159 reasonable standards and restrictions on development so that the character of the Environment is
160 not destroyed."

161
162 Finally, the 1978 Shoreline Master Program included general policies for a variety of different shoreline
163 use activities, including agriculture, mining, recreation, and residential development. Associated
164 shoreline regulations establish the designation criteria, the allowed uses, and development standards for
165 the four shoreline environments recognized by the 1972 state guidelines.

166
167 In 1990, the King County Council adopted regulations governing environmentally sensitive areas, some
168 of which include areas also within shoreline jurisdiction. (Ordinance 9614) King County updated its
169 critical areas regulations effective January 1, 2005. (Ordinances 15032, 15033, and 15034) King
170 County's Critical Areas Regulations and its Shoreline Master Program both provide that the regulations
171 that are most protective of the environment apply in the case of a conflict.

172

173 ~~3.~~ ~~Shoreline jurisdiction under the Shoreline Management Act~~

174 ~~D.))~~ C. **King County's Shoreline Master Program**

175 The Shoreline Master Program adopted by King County provides a legal framework for decision((-))
176 making on land use and other activities that complies with the Shoreline Management Act. This section
177 describes the elements of the Shoreline Master Program, with the details being further ((developed))
178 described throughout this chapter.

179 **1. Components of the Shoreline Master Program**

180 The King County Shoreline Master Program consists of this chapter and the implementing shoreline
181 management regulations.

182
183 This chapter describes King County's shoreline goals and policies. It addresses the shoreline jurisdiction,
184 overall shoreline policy goals, shoreline element policies, Shoreline Master Program relationship to other
185 laws, shoreline environment designations, environmental protection, shoreline use and modification,
186 and administrative policies.

187
188 The terms "Shoreline Master Program," "Shoreline Program" and "Program" are all used throughout this
189 chapter to describe King County's shoreline policies (this chapter) and shoreline management
190 regulations in their entirety.

191
192 The following documents provide supporting information for these goals and policies:

193
194 **King County Shoreline Protection and Restoration Plan (September 2010):** The Shoreline
195 Protection and Restoration Plan summarizes the methods and results of King County's shoreline
196 analysis with respect to restoration planning, the elements and applicability of the restoration plan,
197 and the ways in which shoreline restoration is expected to occur over time.

198
199 **King County Shoreline Public Access Plan (September 2010):** The Shoreline Public Access Plan
200 includes an inventory of existing formal and informal shoreline public access opportunities in the
201 unincorporated area, and identifies gaps in public access opportunities. The Shoreline Public
202 Access Plan describes King County's priorities for providing new public access to major shorelines in
203 the unincorporated area.

204
205 **King County Shoreline Cumulative Impacts Assessment (September 2010):** The Shoreline
206 Cumulative Impacts Assessment provides a mechanism for examining the potential success of
207 ((τ))County policies and regulations in meeting the goal of no net loss of shoreline ecological
208 processes and functions.

209
210 **King County Shoreline Inventory and Characterization (May 2007):** The Shoreline Inventory and
211 Characterization includes the data and analytic methods used to develop King County's shoreline
212 inventory and shoreline characterization (including evaluation of existing physical and shoreline
213 ecological processes and functions, public access and recreation, land use and economic
214 development, public facilities and utilities, and archaeological and historic resources). In addition,
215 the Shoreline Inventory and Characterization includes methodologies for cumulative impact analysis
216 associated with shoreline management and comprehensive shoreline restoration planning.
217 ((Specific data can be found at: <http://www.kingcounty.gov/shorelines:>))

218
219 **King County Shoreline Map Folio ((and List)) (September 2010):** The Shoreline Map Folio
220 includes all maps produced and referenced as part of the Shoreline Master Program, with the
221 exception of those maps included in this chapter.
222

223 **King County Shoreline List (December 2020):** The King County Shoreline List includes all streams
224 and lakes within the shoreline jurisdiction. ~~((All geographic information can be found at:~~
225 ~~http://www.kingcounty.gov/shorelines))~~

226 2. Shoreline ~~((p))~~Policies

227 The Shoreline Master Program contains specific policies relating to a wide variety of shoreline uses and
228 issues.

229
230 Shoreline policies establish broad shoreline management directives. They are statements of intent by
231 King County that direct or authorize a course of action or specify criteria for regulatory or non-regulatory
232 action. The policies serve as the basis for regulations that govern use and development along the
233 shoreline.

234
235 King County's shoreline policies must:

- 236 1. Be consistent with the Shoreline Management Act;
- 237 2. Address the Master Program elements of Revised Code of Washington 90.58.100;
- 238 3. Include policies for environmental designations as described in Washington Administrative
239 Code 173-26-211;
- 240 4. Be designed and implemented in a manner consistent with all relevant constitutional and
241 other legal limitations on regulation of private property; and
- 242 5. Be consistent with the King County Comprehensive Plan ~~((and functional plans adopted as
243 components of the Comprehensive Plan))~~.

244
245 Shoreline policies provide a comprehensive foundation for the Shoreline Master Program regulations,
246 which are more specific standards that are used to evaluate shoreline development proposals. King
247 County must evaluate permit applications in light of the shoreline policies and may approve a permit
248 only after determining that the development conforms to the policies in the Shoreline Master ~~((Plan))~~
249 Program.

250
251 In addition, shoreline policies assist in prioritizing King County's spending on facilities and services within
252 shorelines of the state. Finally, the shoreline policies provide direction for regional issues such as
253 resource management, environmental protection, transportation, inter-governmental coordination, and
254 regional planning.

255 3. Shoreline Environments

256 The Shoreline Management Act requires that shoreline ~~((management))~~ programs classify shoreline
257 areas into specific environment designations. ~~((The Department of Ecology's guidelines recommend six
258 different environment designations, but does not require that local programs adopt this particular
259 scheme. King County's 1978 Shoreline Master Program adopted the four environment designations
260 recommended by the Department of Ecology at that time: Urban, Rural, Conservancy, and Natural. In
261 this update King County is adopting eight environment designations in total, based on the
262 recommendations from the Department of Ecology:))~~ These environment designations are ~~((:))~~ listed
263 below and further discussed in the "Shoreline Environment Designations" section of this chapter.

264 : High Intensity Shoreline Environment

265 : Residential Shoreline Environment

266 : Rural Shoreline Environment

267 : Conservancy Shoreline Environment

268 : Resource Shoreline Environment

269 : Forestry Shoreline Environment

270 : Natural Shoreline Environment

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323

: Aquatic Environment

~~**((High Intensity Shoreline Environment:** Applied to areas that provide high-intensity water-oriented commercial, transportation, and industrial uses.~~

~~**Residential Shoreline Environment:** Applied to accommodate residential uses at urban densities, while allowing for non-residential uses that are consistent with the protection of the shoreline jurisdiction.~~

~~**Rural Shoreline Environment:** Applied to accommodate rural residential shoreline development, while allowing for rural non-residential uses that are consistent with the protection of the shoreline.~~

~~**Conservancy Shoreline Environment:** Applied to protect and conserve the shoreline for ecological, public safety, and recreation, purposes. Includes areas with important shoreline ecological processes and functions, valuable historic and cultural features, flood and geological hazards and recreational opportunities. Residential areas can also be designated as conservancy shorelines.~~

~~**Resource Shoreline Environment:** Applied to allow for mining and agriculture land uses, except for shorelines that are relatively intact or that have minimally degraded shoreline processes and functions.~~

~~**Forestry Shoreline Environment:** Applied in areas to allow for forest production and protect municipal water supplies.~~

~~**Natural Shoreline Environment:** Applied to shorelines that are relatively intact or have minimally degraded shoreline processes and functions that are intolerant of human use.~~

~~**Aquatic Shoreline Environment:** Applied to the areas waterward of the ordinary high water mark.~~

4 — Shoreline program elements

The Shoreline Management Act identifies eight “program elements” that must be addressed and included in local shoreline master programs:

Economic development element that considers the location and design of industries, industrial projects of statewide significance, transportation facilities, port facilities, tourist facilities, commerce, and other developments that are particularly dependent on shorelines of the state:

Public access element that considers public access to publicly owned land along shorelines of the state:

Recreational element that identifies recreational opportunities along shorelines, such as parks, tidelands, beaches, and recreational areas, and that pursues acquisition through implementation of the King County Shoreline Master Program:

Circulation element that consists of the general location and extent of existing and proposed major thoroughfares, transportation routes, terminals, and other public utilities and facilities:

Land use element that considers the general distribution and location, as well as the extent of use on the shorelines and adjacent areas for housing, business, industry, transportation, agriculture, natural resources, recreation, education, public buildings and grounds, and other categories of public and private use of the land:

324 ~~**Conservation element** that addresses the preservation of natural resources including, but not~~
325 ~~limited to, scenic vistas, aesthetics, and vital estuarine areas for fish and wildlife.~~

326
327 ~~**Historic, cultural, scientific and educational element** that prevents the destruction of or damage~~
328 ~~to any site having historic, cultural, scientific, or educational value as identified by the appropriate~~
329 ~~authorities, including affected Tribes, and the state office of archaeology and historic preservation.~~

330
331 ~~**Flood hazard element** that considers the prevention and minimization of flood damages.~~
332

333 5.)) 4. Shoreline modifications and uses

334 ((The Shoreline Management Act requires that local Shoreline Master Programs distinguish between
335 shoreline modifications and shoreline uses.))

336
337 The Shoreline Management Act makes a distinction between a shoreline use and a shoreline
338 modification. A shoreline use is an activity that is allowed within the shoreline((s)) jurisdiction. In most
339 cases, ((in order)) to engage in an activity, the shoreline must be modified. Shoreline modifications often
340 involve construction of a physical element, such as a dike, breakwater, dredged basin, or fill, as well as
341 other actions such as clearing, grading, application of chemicals, or significant vegetation removal. This
342 means that shoreline modifications are often undertaken in support of or in preparation for an activity
343 along shorelines.

344
345 **Shoreline modifications** are generally related to construction of a physical element, such as a dike,
346 breakwater, dredged basin, or fill, but can include other actions such as clearing, grading, or application
347 of chemicals. A shoreline modification is usually undertaken in support of or in preparation for a
348 shoreline use.

349
350 **Shoreline uses** are classified as "water-dependent," "water-related," "water-enjoyment," or
351 "water-oriented."

352
353 **A water-dependent use** is a use or portion of a use that cannot exist in a location that is not
354 adjacent to the water and that is dependent on the water by reason of the intrinsic nature of its
355 operations.

356
357 **A water-related use** is a use or portion of a use that is not intrinsically dependent on a waterfront
358 location but whose economic viability is dependent upon a waterfront location because:
359 (a) The use has a functional requirement for a waterfront location such as the arrival or shipment
360 of materials by water or the need for large quantities of water; or
361 (b) The use provides a necessary service supportive of the water-dependent uses and the
362 proximity of the use to its customers makes its services less expensive or more convenient.

363
364 **A water-enjoyment use** is a recreational use or other use that facilitates public access to the
365 shoreline as a primary characteristic of the use; or a use that provides for recreational use or
366 aesthetic enjoyment of the shoreline for a substantial number of people as a general characteristic of
367 the use and which, through location, design, and operation, ensures the public's ability to enjoy the
368 physical and aesthetic qualities of the shoreline. In order to qualify as a water-enjoyment use, the
369 use must be open to the general public and the shoreline-oriented space within the project must be
370 devoted to the specific aspects of the use that fosters shoreline enjoyment.

371
372 **A water-oriented use** is a use that is water-dependent, water-related, water-enjoyment, or a
373 combination of such uses.

374 II. Shoreline Jurisdiction

375 A. King County's Responsibility to Regulate Shorelines

376 ~~((1. King County assumes primary responsibility for shoreline planning and~~
377 ~~regulation~~

378 King County has primary responsibility for shoreline management planning and for the administration of
379 shoreline regulations within its jurisdiction.

380 ~~**S-101 King County has primary responsibility within its boundaries for planning required by**~~
381 ~~**the Shoreline Management Act and for administering its shoreline regulatory program.**~~

382 King County recognizes that its Shoreline Master Program is subject to review and approval by the
383 Washington State Department of Ecology and that the Shoreline Master Program must be consistent
384 with the policies and provisions of the Shoreline Management Act (Revised Code of Washington 90.58):

385 ~~2. King County's Shoreline Master Program is intended to be consistent with the~~
386 ~~Shoreline Management Act & Guidelines~~

387 King County's Shoreline Master Program is intended to be consistent with the required elements of the
388 Department of Ecology's guidelines for implementing the Shoreline Management Act that are found in
389 Chapters 173-26 and 173-27 of the Washington Administrative Code. King County's Shoreline Master
390 Program shall be interpreted consistently with the Shoreline Management Act. In the event of a conflict
391 between Shoreline Management Act and King County's Shoreline Master Program, the Shoreline Master
392 Program should be interpreted to give meaning and effect to the Shoreline Management Act.

393 ~~**S-102)) S-101 King County's Shoreline Master Program ((is to be)) shall be interpreted consistently**~~
394 ~~**with the policies and requirements of the Shoreline Management Act (Chapter 90.58**~~
395 ~~**Revised Code of Washington ((90.58))) and the shoreline guidelines found in Chapters**~~
396 ~~**173-26 and 173-27 of the Washington Administrative Code.**~~

397 ~~**((S-103 King County's Shoreline Master Program is to be interpreted consistently with the**~~
398 ~~**required elements of the shoreline guidelines found in Chapters 173-26 and 173-27 of**~~
399 ~~**the Washington Administrative Code.**~~

400 ~~3. King County's Shoreline Master Program is to be liberally construed~~

401 The Shoreline Management Act explicitly provides that it is exempt from the rule of strict construction
402 and must be liberally construed to give full effect to the Act's objectives and purposes. By adopting a
403 liberal standard of construction, the state Legislature demonstrated the importance it attached to
404 protecting the shoreline and accomplishing the goals and policies of the Shoreline Management Act.
405 Consistent with this mandate, and because King County believes that accomplishing the goals and
406 objectives of the Shoreline Management Act within the county is of primary importance, the Shoreline
407 Master Program is to be liberally construed to accomplish its objectives and purpose.

408 ~~**S-104 King County's Shoreline Master Program is exempted from the rules of strict**~~
409 ~~**construction and shall be construed liberally to give full effect to its objectives and**~~
410 ~~**purpose:))**~~

417 **B. King County's Shoreline Jurisdiction**

418 ~~((1. Shoreline jurisdiction extends over all "shorelines" and "shorelines of~~
419 ~~statewide significance" within unincorporated King County))~~

420 The Shoreline Management Act applies to all "shorelines of the state," (~~("Shorelines of the state" are~~
421 ~~defined to)) which include "shorelines" and "shorelines of statewide significance." ((It is important to~~
422 ~~understand the distinction between the terms "shorelines" and "shorelines of statewide significance."~~
423 ~~Both)) These terms are used throughout the Shoreline Management Act and define the scope of King
424 County's shoreline jurisdiction. The distinction is important because the Shoreline Management Act
425 imposes greater and more specific obligations when dealing with shorelines of statewide significance.
426~~

427 **a. "Shorelines of the state"** are defined in the Shoreline Management Act as follows:
428 "Shorelines of the state" are the total of all "shorelines" and "shorelines of statewide significance"
429 within the state.

430
431 **b. "Shorelines"** (~~Shorelines~~) are defined in the Shoreline Management Act as follows:
432 "Shorelines" means all of the water areas of the state, including reservoirs, and their associated
433 shorelands, together with the lands underlying them; except (i) shorelines of statewide
434 significance; (ii) shorelines on segments of streams upstream of a point where the mean annual
435 flow is 20 cubic feet per second or less and the wetlands associated with such upstream
436 segments; and (iii) shorelines on lakes less than 20 acres in size and wetlands associated with
437 such small lakes.

438
439 ~~((b-))~~ **c. "Shorelines of statewide significance,"** (~~Shorelines of statewide significance,~~) as specifically
440 defined in the Shoreline Management Act, include:

- 441 - Those areas of Puget Sound between the ordinary high water mark and the line of extreme
442 low tides;
- 443 - Lakes, whether natural, artificial or a combination thereof, with a surface acreage of 1,000
444 acres or more measured at the ordinary high water mark; and
- 445 - Natural rivers or segments thereof downstream of a point where the mean annual flow is
446 measured at 1,000 cubic feet per second or more.

447
448 In unincorporated King County, the water bodies that qualify as shorelines of statewide
449 significance include:

- 450 - The marine waters around Vashon-Maury Island
- 451 - Northeast Lake Washington (north of Kirkland) and southwest Lake Washington (west of
452 Renton)
- 453 - Lake Sammamish at Marymoor State Park and Lake Sammamish State Park
- 454 - Mud Mountain Reservoir and White River from river mile 15.5 to river mile 46 (excluding the
455 Muckleshoot Indian Reservation between river mile 8.9 and river mile 15.5)
- 456 - Green River from its confluence with the Duwamish River to river mile 95
- 457 - Duwamish River from river mile 3.5 to river mile 5
- 458 - Chester Morse Lake (Reservoir)
- 459 - Tolt Reservoir
- 460 - Mainstem Snoqualmie River to river mile 43 and Middle Fork Snoqualmie River to river mile
461 39
- 462 - South Fork Skykomish River to river mile 30

463
464 Associated shorelands that are adjacent to shorelines of statewide significance are included within
465 the shoreline of statewide significance jurisdiction.
466

467 **((c.)) d. "Shorelands"** ~~((Shorelines includes "associated shorelands" which))~~ are defined in the Shoreline
468 Management Act as follows:

469 "Shorelands" or "shoreland areas" means those lands extending landward for two hundred feet
470 in all directions as measured on a horizontal plane from the ordinary high water mark; floodways
471 and contiguous floodplain areas landward 200 feet from such floodways; and all wetlands and
472 river deltas associated with the streams, lakes, and tidal waters which are subject to the
473 provisions of [Chapter 90.58 RCW].
474

475 **((d.)) e. Shoreline jurisdiction**

476
477 ((King County's shoreline jurisdiction consists of the combination of shorelines, shorelines of statewide
478 significance, and shorelands:
479

480 **S-105) S-102 King County's shoreline jurisdiction extends over ((all)) the shorelines of the state(;**
481 **as that term is defined in the Shoreline Management Act,)) and 100-year floodplain of**
482 **the shorelines of the state in unincorporated King County. This includes ((jurisdiction**
483 **over)) shorelines, shorelines of statewide significance, ((and)) shorelands, floodways,**
484 **and the adjacent land extending 200 feet landward from the floodway.**
485

486 ~~((e.)) Options to extend geographic jurisdiction over shorelines and shorelines of statewide~~
487 ~~significance~~

488
489 The Shoreline Management Act gives King County two options concerning the scope of its shoreline
490 jurisdiction:
491

492 The first option allows the county to include 100-year floodplains:

493 Any county or city may determine that portion of a one-hundred-year flood plain to be included
494 in its master program as long as such portion includes, as a minimum, the floodway and the
495 adjacent land extending landward two hundred feet therefrom. (Revised Code of Washington
496 90.58.030(2)(d)(i))
497

498 In its original Shoreline Master Program adopted in 1977, King County included the 100-year floodplain.
499 The continued regulation of the 100-year floodplain is necessary to comply with certain federal
500 requirements under the National Flood Insurance Program. Therefore, King County continues to extend
501 its shoreline jurisdiction to cover 100-year floodplains:
502

503 **S-106 King County includes within its shoreline jurisdiction the 100-year floodplains of**
504 **shorelines of the state.**
505

506 The second option allows the extension of shoreline jurisdiction to include land necessary for buffers for
507 critical areas that extend beyond the 200-foot shoreland jurisdiction:

508 Any city or county may also include in its master program land necessary for buffers for critical
509 areas, as defined in chapter 36.70A RCW, that occur within shorelines of the state, provided that
510 forest practices regulated under chapter 76.09 RCW, except conversions to nonforest land use,
511 on lands subject to the provisions of this subsection (2)(d)(ii) are not subject to additional
512 regulations under Chapter 90.58 RCW. (Revised Code of Washington 90.58.030(2)(d)(iii))

513
514 King County is not exercising its option to extend its shoreline jurisdiction to include lands for buffers for
515 critical areas:

516
517 **S-103** Where critical areas are located within the shorelines of the state in ((the))
518 unincorporated King County ((shorelands)), the shoreline jurisdiction shall not include
519 the critical area buffers that extend outside of the shoreline jurisdiction boundary.

520 ((2. — Jurisdictional map))

521 Applying these definitions within King County has involved an extensive survey of the shoreline
522 jurisdiction, which is discussed in detail in the King County Shorelines Inventory and Characterization
523 (May 2007). The Shorelines of the State map at the end of this chapter generally shows the ((complete))
524 scope of King County's shorelines and shorelines of statewide significance.

525 III. Shoreline Policy Goals

526 A. Introduction to Shoreline ((g))Goals

527 King County's shoreline has a long history of settlement because of the abundant natural resources,
528 availability of water, and usefulness as transportation routes. The shoreline also draws people to enjoy
529 the aesthetic and recreational value that marine beaches, lakes, and rivers provide. The shoreline
530 supports some of the region's most important industries, such as shipping, fishing, and tourism.

531
532 Because of the unique and irreplaceable value of the shorelines of the state, King County recognizes that
533 it is in the public interest to protect shoreline ecological processes and functions, while allowing
534 reasonable and necessary use of shorelines to support the regional economy and provide recreational
535 opportunities for the public.

536
537 The high demand for shoreline use over time has degraded shoreline ecological processes and
538 functions in many areas. Many segments of King County's shoreline jurisdiction are devoid of native
539 vegetation, the banks are hardened with additions of rock and other materials, sediment movement is no
540 longer driven by natural forces, and valuable fish and wildlife habitat is gone or impaired to a significant
541 extent. Unaltered shorelines are increasingly rare. It has become critical to restore and enhance
542 degraded shorelines.

543
544 A vast majority of the shoreline jurisdiction, particularly in the lower parts of the regional watersheds and
545 along the marine shorelines, is in private ownership, giving the residents of King County an important
546 role in protecting unique and irreplaceable shoreline values. The challenge for King County is to
547 manage these lands in a manner that protects, restores, and enhances King County's shoreline
548 jurisdiction, while respecting private property rights and protecting the public interest.

549
550 ((King County has established a set of general policy goals that provide overarching guidance for
551 discretionary decision-making, support shoreline regulations, and define the vision that King County has
552 for the use, protection, restoration and enhancement of the shorelines of the state. These policy goals
553 reflect the wide range of Shoreline Management Act mandates, while at the same time preserving the
554 maximum possible flexibility for King County to address the unique shoreline conditions within its
555 jurisdiction.))

556 B. Statement of Applicability

557 ((The Shoreline Management Act includes a requirement that development proposals must obtain a
558 shoreline substantial development permit. However, the Shoreline Management Act includes a number
559 of exemptions from this requirement. For example, proposals to construct a single family residence or to
560 construct a bulkhead to protect a single family residence are exempt from the requirement to obtain a
561 substantial development permit. Activities that do not require a shoreline substantial development
562 permit can, individually and cumulatively, adversely impact adjacent properties and natural resources.

563 King County has both the authority and the responsibility to enforce Shoreline Master Program
564 regulations on all uses and development in the shoreline jurisdiction. In order to ensure that
565 permit-exempt activities comply with the Shoreline Management Act and the County's Shoreline Master
566 Program, King County generally requires applicants with exempt projects to apply for a shoreline
567 exemption.

568
569 Because there has been confusion in the past regarding the scope of the Shoreline Management Act,
570 Ecology requires that all Master Programs contain the following policy statement:))

571
572 **S-201 All proposed uses and development occurring within King County's shoreline jurisdiction**
573 **((must)) shall conform to the Shoreline Management Act and to King County's Shoreline**
574 **Master Program.**

575
576 **S-202 King County should require applicants with exempt projects to apply for a shoreline**
577 **exemption.**

578
579 **((S-904)) S-203 Nothing in the King County Shoreline Master Program nor in any action taken under**
580 **the Shoreline Master Program shall be construed to affect any Indian tribal treaty right**
581 **to which the United States is a party.**

582 C. Shoreline Preferred Uses

583 ((The Shoreline Management Act establishes mandatory preferences for uses that are unique to or
584 dependent upon a shoreline location. These preferred uses apply to the entire shoreline jurisdiction,
585 both the shorelines and shorelines of statewide significance. The Shoreline Management Act preferred
586 uses are recognized in the following policies:
587

588 **S-202)) S-204 In establishing and implementing shoreline policies and development regulations,**
589 **King County shall give preference to uses that are unique to or dependent upon a**
590 **shoreline location.**

591
592 **((S-203)) S-205 King County, when determining allowable uses and resolving use conflicts in the**
593 **shoreline jurisdiction, shall apply the following preferences and priorities in the order**
594 **listed below:**

- 595 a. Reserve appropriate areas for protecting and restoring shoreline ecological
596 processes and functions to control pollution and prevent damage to the natural
597 environment and to public health.
- 598 b. Reserve shoreline areas for water-dependent and associated water-related uses.
599 Harbor areas, established pursuant to Article XV of the State Constitution, and other
600 areas that have reasonable commercial navigational accessibility and necessary
601 support facilities, such as transportation and utilities, should be reserved for
602 water-dependent and water-related uses that are associated with commercial
603 navigation, unless adequate shoreline is reserved for future water-dependent and
604 water-related uses and unless protection of the existing natural resource values of
605 such areas preclude such uses. Shoreline mixed-use developments may be allowed
606 if they include and support water-dependent uses and address specific conditions
607 that affect water-dependent uses.
- 608 c. Reserve shoreline areas for other water-related and water-enjoyment uses that are
609 compatible with ecological protection and restoration objectives.
- 610 d. Locate single ((family)) detached residential uses where they are appropriate and
611 can be developed without significant impact to shoreline ecological processes and
612 functions or displacement of water-dependent uses.
- 613 e. Limit nonwater-oriented uses to those locations that are inappropriate for higher
614 priority uses or locations where the nonwater-oriented uses demonstrably
615 contribute to the objectives of the Shoreline Management Act.
616

617 ~~((S-204)) S-206~~ In particular circumstances, the preferred use policies, the local economic and land
618 use conditions, and the policies and regulations that ~~((assure)) ensure~~ protection of
619 shoreline resources may result in a determination that other uses may be considered as
620 necessary or appropriate. These other uses may be accommodated, provided that the
621 preferred uses are reasonably provided for throughout the shoreline jurisdiction.

622 D. General Policy Goals

623 ~~((The Shoreline Management Act policies of protecting shoreline ecological processes and functions,
624 fostering reasonable use, and maintaining the public right of navigation and corollary uses result in
625 certain mandatory policy goals for the shoreline jurisdiction:~~

626
627 These policies apply to both shorelines and shorelines of statewide significance. The policies are not
628 ranked in a specific order. King County reserves the right to balance these general policies based on the
629 unique circumstances, location and physical condition of the shoreline.

630
631 ~~S-205)) S-207~~ The following policy goals shall apply to all of the shoreline jurisdiction. The goals are
632 not ranked in importance and have been assigned a ~~((number)) letter~~ for identification
633 purposes only.

- 634 a. The use of the shoreline jurisdiction for those economically productive uses that are
635 particularly dependent on shoreline location or use.
636 b. The use of the shoreline jurisdiction for public access and recreation.
637 c. Protection and restoration of the ecological processes and functions of shoreline
638 natural resources.
639 d. Protection of the public right of navigation and corollary uses of waters of the state.
640 e. The protection and restoration of buildings and sites having historic, cultural, and
641 educational value.
642 f. Planning for public facilities and utilities correlated with other shorelines uses.
643 g. Prevention and minimization of flood damage.
644 h. Recognizing and protecting private property rights.
645 i. Preferential accommodation of single ~~((family)) detached~~ residential uses.
646 j. Coordination of shoreline management with other relevant local, state, and federal
647 agencies and programs.

648 E. Shorelines of Statewide Significance Policy Goals

649 ~~((The Shoreline Management Act identifies certain shorelines as "shorelines of statewide significance"
650 and raises their status by setting use priorities and by calling for a higher level of effort in implementing
651 the Shoreline Master Program. The state legislature has declared that the interest of all people shall be
652 paramount in the management of shorelines of statewide significance:~~

653
654 ~~S-206)) S-208~~ The interests of all people shall be paramount in the management of shorelines of
655 statewide significance within King County.

656
657 The ~~((t))~~ Legislature has established policy goals that govern shorelines of statewide significance.
658 Significantly, these policy goals are ranked in order of preference, ~~((i.e.))~~ meaning the first goal must be
659 given priority over all subsequent goals.

660
661 The following policy recognizes and accepts the policy goals as directed by the Shoreline Management
662 Act for shorelines of statewide significance:

663
664 ~~((S-207)) S-209~~ In developing and implementing its Shoreline Master Program for shorelines of
665 statewide significance, King County shall give preference, in the following order of
666 preference, to uses that:

- 667 a. Recognize and protect the statewide interest over local interest;
668 b. Preserve the natural character of the shoreline;

- 669 c. Result in long-term over short-term benefit;
- 670 d. Protect the resources and ecology of the shoreline;
- 671 e. Increase public access to publicly owned areas of the shorelines;
- 672 f. Increase recreational opportunities for the public in the shoreline; and
- 673 g. Provide for any other element as defined in Revised Code of Washington
- 674 90.58.100.
- 675

676 ((5-208)) **S-210** In developing and implementing policies relating to shorelines of statewide
677 significance, King County shall provide for optimum implementation of policies that
678 satisfy the statewide interest.

679 ~~((F. State-Owned Shoreline Policy Goals~~

680 The state also owns property within King County. The Shoreline Management Act requires that certain
681 policies be adopted with regard to shoreline land owned by the state. This is distinct from shorelines of
682 statewide significance, which may or may not be in state ownership. Because state-owned shoreline is
683 often adapted to providing recreational activities for the public, King County has given special
684 consideration to these factors in developing the Shoreline Master Program.

685 ~~G.)) E. Balancing Policy Goals~~

686 ((The policy goals for the management of the shoreline jurisdiction have the potential for conflict. King
687 County shorelines are considered among the most valuable and fragile of King County's natural
688 resources. These shorelines are valuable for economically productive industrial and commercial uses,
689 recreation, navigation, residential amenity, scientific research, and education. They are fragile because
690 shorelines depend upon a balance between physical, biological, and chemical systems that may be
691 significantly altered by both natural forces (earthquakes, volcanic eruptions, landslides, storms, droughts,
692 floods) and human activities (industrial, commercial, residential, recreation, navigational). Unbridled use
693 of the shorelines ultimately could destroy their utility and value for human use.

694
695 **S-210)) S-211** The policy goals of King County's Shoreline Master Program relate both to the use
696 and protection of the extremely valuable and vulnerable shoreline resources of the
697 state.

698
699 ((5-211)) **S-212** King County shall accommodate in the shoreline jurisdiction all reasonable and
700 appropriate uses consistent with protecting against adverse effects to the public health,
701 the land and its vegetation and wildlife, and the waters of the state, and consistent with
702 public rights of navigation.

703
704 ((5-212)) **S-213** ~~((The policy of achieving))~~ **Development regulations shall provide both shoreline**
705 **use and protection ((is reflected in the provision that)) by requiring permitted uses in**
706 **the shoreline jurisdiction ((shall)) to be designed and conducted in a manner to avoid or**
707 **minimize, in so far as practical, any resultant damage to the ecology and environment of**
708 **the shoreline area and the public's use of the water.**

709
710 ((5-213)) **S-214** King County shall balance shoreline use and shoreline protection when meeting the
711 policy goals of the Shoreline Management Act.

712
713 ((5-209)) **S-215** King County should encourage and help facilitate the use of state-owned shorelines
714 for public recreational activities, where appropriate.

715 ~~((H. Multiple Approaches to Accomplishing Policy Goals~~

716 The policy goals in the Shoreline Master Program may be achieved through a variety of methods that go
717 beyond simply regulating development within the shoreline jurisdiction. There are a wide range of
718 non-regulatory tools available that provide incentives for property owners to work cooperatively with

719 King County to achieve these policy goals. In addition, King County works closely with other public and
720 non-profit groups to achieve mutually beneficial objectives.

- 721
722 **S-214)) S-216 The King County Shoreline Master Program policies may be achieved by a number**
723 **of different means, both regulatory and non-regulatory. These include, but are not**
724 **limited to:**
725 **a. Regulations controlling development within the shoreline jurisdiction;**
726 **b. Acquisition of land and easements by purchase, lease, or gift, either alone or in**
727 **concert with other local governments;**
728 **c. Accepting grants, contributions, and appropriations from any public or private**
729 **agency or individuals;**
730 **d. Public facility and park planning;**
731 **e. Watershed planning;**
732 **f. Voluntary salmon recovery projects; and**
733 **g. Incentive programs, such as the transfer of development rights or the public benefit**
734 **rating system.**

735 IV. Shoreline Element Policy Goals

736 ~~((A. Need for shoreline elements~~

737 The Shoreline Management Act requires local master programs to include a number of elements that
738 range from use of shorelines for economic benefit and accommodating necessary infrastructure to
739 protecting both cultural and natural resources. These elements are addressed separately throughout this
740 chapter and are based on the following overarching King County Shoreline Master Program element
741 policy goals:

742 ~~B.)) A. Economic Development Element~~

743 ~~((King County's economy is the largest and most significant in the Puget Sound Region and in~~
744 ~~Washington State. With almost half of the state's nonagricultural jobs and almost 83,900 businesses, it is~~
745 ~~essential that the King County accommodate the industries and infrastructure to support a healthy and~~
746 ~~vibrant economy. Most of the county's industry and infrastructure lies within the incorporated cities and~~
747 ~~is not subject to the King County Shoreline Master Program. However, there are some portions of the~~
748 ~~shoreline jurisdiction in unincorporated King County that provide for economic development of the~~
749 ~~region.)) The Economic Development Element considers the location and design of industries, industrial
750 projects of statewide significance, transportation facilities, port facilities, tourist facilities, commerce, and
751 other developments that are particularly dependent on shorelines of the state.~~

- 752
753 **S-301 King County should plan for the location and design of industries, transportation**
754 **facilities, port facilities, tourist facilities, commerce, and other developments that are**
755 **particularly dependent on their location on or use of the shorelines of the state.**

756 ~~((C.)) B. Public Access Element~~

757 ~~((King County believes the shoreline should be accessible to the general public to enjoy and use within~~
758 ~~the limitations of private property rights and ecological considerations. Since a significant amount of~~
759 ~~shoreline property is in private ownership, the responsibility to maintain and provide public access falls~~
760 ~~primarily on public projects. Not all sites are appropriate for use by the public and must be evaluated~~
761 ~~carefully to ensure that public access can be safely provided without harm. Provisions should also be~~
762 ~~retained and sought to provide opportunities for the public to enjoy views of the water and shoreline.))~~
763 The Public Access Element considers public access to publicly owned land along shorelines of the state.
764 The King County Shoreline Public Access Plan (July 2009) provides details on the analysis of existing

765 shoreline public access in King County, identified public access gaps and opportunities, and the
766 resulting shoreline Public Access policies.

- 767
768 **S-302 King County shall:**
769 **a. Support the public interest with regard to rights to access waters held in public trust**
770 **by the state, while protecting private property rights and public safety, as well as**
771 **considering impacts on shoreline ecological processes and functions.**
772 **b. Protect the rights of navigation and the space necessary for water-dependent uses.**
773 **c. To the greatest extent feasible and consistent with the overall best interest of the**
774 **state and the people generally, protect the public's opportunity to enjoy the**
775 **physical and aesthetic qualities of shorelines of the state, including views of the**
776 **water.**
777 **e. Regulate the design, construction, and operation of permitted uses in the shorelines**
778 **of the state to minimize, insofar as practical, interference with the public's use of**
779 **the water.**
780

781 ((When planning shoreline public access, King County should try to achieve an integrated system that
782 can supplement, and be coordinated with, multimodal transportation planning. King County has
783 identified areas of potential public access that will be assessed in more detail through shoreline permits
784 and public projects. The King County Shoreline Public Access Plan (July 2009) provides details on the
785 analysis of existing shoreline public access in King County, identified public access gaps and
786 opportunities, and the resulting shoreline Public Access Plan:))
787

- 788 **S-303 The King County Shoreline Master Program should increase the amount and diversity of**
789 **public access to the shoreline jurisdiction in areas identified within a shoreline public**
790 **access gap. New public access should minimize impacts to shoreline ecological**
791 **processes and functions, preserve natural shoreline character as much as possible,**
792 **protect private property rights, and consider public safety.**
793

- 794 **S-304 Public agencies, including local governments, port districts, state agencies, and public**
795 **utility districts, should include public access in their development proposals if public**
796 **access is compatible with the activity and can be provided safely. An assessment of the**
797 **impact of public access on the shoreline and constructed features should also be**
798 **conducted.**
799

- 800 **S-305 King County shall require public access to shorelines of the state for land division of five**
801 **or more lots, tracts, or parcels and ((~~water-enjoyment, water-related, and dependent~~))**
802 **for new non-residential uses ((~~and for subdivisions of land into more than four parcels~~))**
803 **unless:**
804 **a. The development proposal is not compatible with public access;**
805 **b. There is a safety or security concern;**
806 **c. Inclusion of public access will have an environmental impact that cannot be**
807 **mitigated; or**
808 **d. There are legal limitations on allowing public access.**
809

- 810 **S-306 King County shall adopt development regulations that establish maximum building**
811 **height limits, setbacks, and view corridors to minimize the impact to existing views**
812 **from public property or a substantial number of residences. Where providing direct**
813 **public access or allowing for water dependent shoreline uses conflicts with maintaining**
814 **existing views, the direct public access or water dependent shoreline uses shall have**
815 **priority.**

816 ~~((D))~~ C. Recreational Element

817 Shorelines provide many opportunities for recreation, such as boating, swimming, beach combing,
818 hiking, and nature viewing. Since much of the shoreline jurisdiction is in private ownership, using public
819 lands for recreation will become increasingly important. Opportunities should be sought through public

820 projects to protect and enhance recreational opportunities. The Recreational Element identifies
821 recreational opportunities along shorelines, such as parks, tidelands, beaches, and recreational areas,
822 and pursues acquisition through implementation of the King County Shoreline Master Program.

823
824 **S-307 King County should protect and, when possible, expand recreational opportunities,**
825 **including but not limited to parks, beaches, tidelands, swimming beaches, and boat**
826 **launches.**

827
828 **S-308 King County should evaluate opportunities to acquire shoreline property for purposes**
829 **of public recreation from willing sellers of private property.**

830 ((E)) D. Circulation Element

831 ((Circulation and transportation planning is conducted at many levels in King County. The overarching
832 transportation planning agency in the Puget Sound region is the Puget Sound Regional Council, an
833 association of cities, towns, counties, ports, and state agencies that serves as a forum for developing
834 policies and making decisions about growth and transportation issues in the Puget Sound region. At the
835 local level, cities and counties approve local circulation patterns for their individual jurisdictions. King
836 County should consider the policy goals in this Shoreline Master Program when participating in regional
837 and local transportation planning discussions.))

838 The Circulation Element consists of the general location and extent of existing and proposed major
839 thoroughfares, transportation routes, terminals, and other public utilities and facilities.

840
841 **S-309 The King County Shoreline Master Program should guide the ((c))County's**
842 **transportation plans and projects within the shoreline jurisdiction.**

843 ((F)) E. Land Use Element

844 ((Land use in King County is established through implementation of the Washington State Growth
845 Management Act. To implement the Growth Management Act, King County relies primarily on the King
846 County Comprehensive Plan and functional plans that are adopted as part of this Comprehensive Plan
847 for facilities and services. This Comprehensive Plan establishes an Urban Growth Area and designates
848 land use and zoning for the unincorporated portions of King County. It also delineates and protects
849 Agricultural Production Districts, Forest Production Districts and mineral resource sites.)) The Land Use
850 Element considers the general distribution and location, as well as the extent of use on the shorelines
851 and adjacent areas for housing, business, industry, transportation, agriculture, natural resources,
852 recreation, education, public buildings and grounds, and other categories of public and private use of
853 the land.

854
855 **S-310 The King County Comprehensive Plan should consider the policy goals of the King**
856 **County Shoreline Master Program when designating land use and zoning on shorelines**
857 **of the state and adjacent lands.**

858 ((G)) E. Conservation Element

859 The Shoreline Management Act requires local master programs to include a conservation element for
860 the preservation of natural resources, including critical areas, scenic vistas, aesthetics, and vital
861 freshwater, saltwater and estuarine areas for fish and wildlife. The Conservation Element addresses the
862 preservation of natural resources including, but not limited to, scenic vistas, aesthetics, and vital
863 estuarine areas for fish and wildlife.

864
865

866 ((1. — Critical areas

867 King County's critical areas ordinance is based on best available science and protects coal mine hazard
868 areas; erosion hazard areas; flood hazard areas; seismic hazard areas; landslide hazard areas; volcanic
869 hazard areas; steep slope hazard areas; critical aquifer recharge areas; wetlands; aquatic areas
870 (including lakes, rivers and streams and marine areas); and wildlife habitat conservation areas. The
871 Growth Management Act requires that a Shoreline Master Program provide a level of protection for
872 critical areas located within shorelines that assures no net loss of shoreline ecological functions
873 necessary to sustain shoreline natural resources. Policy S-403 adopts this requirement.))

874
875 Past development of the shorelines has degraded the habitat for many species by activities such as
876 armoring banks against wave action and the erosive force of water flowing downstream; removal of
877 vegetation; straightening channels; installing in-stream structures for flood control, hydroelectricity, and
878 water supply; and allowing stormwater runoff that degrades water quality. ((Degraded shorelines should
879 be restored and shorelines that are in good condition should be preserved.))

880
881 **S-311 King County shall protect shoreline critical areas and, where possible, should restore**
882 **degraded habitat and critical area functions and values.**

883 ((2 — Scenic vistas))

884 The natural topography of King County provides numerous scenic vistas of the shoreline. King County
885 should ensure that development occurring both within and outside the shorelines of the state avoids
886 impacts on scenic vistas and protects view corridors while balancing other policy goals of this ((plan))
887 program.

888
889 **S-312 King County should consider and, when possible, require protection of scenic vistas of**
890 **the shoreline jurisdiction when reviewing public and private development proposals.**

891 ((3 — Aesthetics))

892 Natural shorelines are visually aesthetic in their natural state. When these shorelines are altered through
893 development, the aesthetic value of the shoreline should be preserved as much as possible. In areas
894 where shorelines have already been developed with little consideration of the aesthetics, restoration
895 should return the shoreline to an aesthetically-pleasing environment.

896
897 **S-313 King County should ensure that public and private development proposals protect and**
898 **restore the aesthetic quality of shorelines in the project design.**

899 ((H)) **G. Historic, Cultural, Scientific, and Educational**
900 **Element**

901 The ((H))Historic, ((C))Cultural, ((S))Scientific, and ((E))Educational ((E))Element provides for protection and
902 restoration of historic resources. Historic resources include historic building, sites, objects, districts and
903 landscapes, prehistoric and historic archaeological resources, and traditional cultural places.

904

- 905 **S-314** Historic resources in the shoreline jurisdiction should be protected to prevent the
906 destruction of, or damage to, any site having archaeological, historic, cultural, or
907 scientific value through coordination and consultation with the appropriate Indian
908 tribal, local, state, and federal authorities(~~(, including affected tribes)~~).
- 909 a. ~~((Sites should be protected in collaboration with appropriate tribal, state, federal,~~
910 ~~and other local governments.))~~ Cooperation among public and private parties ~~((is~~
911 ~~to))~~ should be encouraged in the identification, protection, and management of
912 cultural resources.
- 913 b. Where appropriate, access to such sites should be made available to parties of
914 interest. Access to such sites ~~((must))~~ shall be designed and managed in a manner
915 that gives maximum protection to the resource.
- 916 c. Opportunities for education related to archaeological, historical, and cultural
917 features should be provided where appropriate and incorporated into public and
918 private programs and development.
- 919
- 920 **S-315** King County should work with Indian tribal, state, federal, and local governments to
921 maintain an inventory of all known historic resources. King County shall protect these
922 inventories from public disclosure to the extent permitted or required under applicable
923 federal and state law. As appropriate, such sites should be preserved and restored for
924 study, education, and public enjoyment to the maximum possible extent.
- 925
- 926 **S-316** Provisions for historic resource preservation, restoration, and education should be
927 incorporated with open space or recreation areas in site development plans whenever
928 compatible and possible.
- 929
- 930 **S-317** Cooperation among ~~((involved private and public))~~ parties should be encouraged to
931 ~~((achieve these))~~ protect historic, cultural, scientific, and educational ~~((objectives))~~
932 resources.
- 933
- 934 **S-318** Private and public owners of historic resources should be encouraged to provide public
935 access and educational opportunities at levels consistent with long term protection of
936 both historic values and shoreline ecological processes and functions. Site-specific
937 conditions may require public site access to be restricted at times, but educational
938 means should be provided whenever possible.
- 939
- 940 **S-319** Historic resource development should be planned and carried out so as to prevent
941 impacts to the resource. Impacts to neighboring properties and other shoreline uses
942 should be limited to temporary or reasonable levels.
- 943
- 944 **S-320** Owners of historic resources are encouraged to make ~~((substantial development))~~ plans
945 known well in advance of application so that appropriate agencies, such as Indian
946 tribes, the Washington State Department of Archaeology and Historic Preservation,
947 ~~((Tribes))~~ and others, may have ample time to assess the site and make arrangements to
948 preserve historic, cultural, scientific, and educational values as applicable.
- 949

950 **S-321** If development is proposed adjacent to an historic resource, the proposed development
951 should be designed and operated so as to be compatible with continued protection of
952 the historic, cultural, or archaeological resource.

V. Shoreline ((Plan)) Master Program Relationship To ((Other Laws)) County Regulations

~~((A. Washington's Growth Management Act~~

957 The Growth Management Act, passed by the Washington State Legislature in 1990 and 1991, seeks to
958 further protect the quality of life in Washington State. The Growth Management Act requires that the
959 state's most populous and fastest growing counties and their cities prepare comprehensive land use
960 plans that anticipate growth for a 20-year horizon. Smaller communities and those communities that are
961 experiencing a slow rate of growth may choose to plan under the Growth Management Act, but are not
962 required to do so. Comprehensive Plans adopted in accordance with the Growth Management Act must
963 manage growth so that development is directed to designated urban areas and away from the Rural
964 Area and Natural Resource Lands. The Growth Management Act also requires local governments to
965 designate and protect critical areas and to identify and protect natural resource lands, which include
966 commercially significant forestry, agriculture, and mining areas. In 1997, the Washington State
967 Legislature amended both the Growth Management Act and the Shoreline Management Act in an effort
968 to achieve consistency between the two statutes. Among the amendments to the Growth Management
969 Act was a provision that makes the policies and goals of the Shoreline Management Act also policies and
970 goals of the Growth Management Act. See Revised Code of Washington 36.70A.480.

971
972 ~~**S-401** — The King County Shoreline Master Program must be consistent with the Washington~~
973 ~~State Growth Management Act.~~

~~B. King County Countywide Planning Policies~~

975 King County, along with the City of Seattle, City of Bellevue, and suburban cities established the Growth
976 Management Planning Council to prepare a coordinated policy framework for future development in
977 King County. In July 1992, the Growth Management Planning Council adopted Phase 1 of the
978 Countywide Planning Policies. Phase 2 was adopted in 1994. The King County Countywide Planning
979 Policies have been ratified by a majority of the jurisdictions in King County and therefore apply to all
980 jurisdictions. The Countywide Planning Policies address critical areas, land use patterns, transportation,
981 community character and open space, affordable housing, development and provision of urban services,
982 siting of public capital facilities, economic development, and regional financing and governance.

983
984 ~~**S-402** — The King County Shoreline Master Program must be consistent with and coordinated~~
985 ~~with the King County Countywide Planning Policies.~~

~~€.) A. Critical Areas Regulations~~

987 Critical areas located within shorelines are regulated under the Shoreline Management Act and
988 implemented through local Shoreline Master Programs. ~~((The Growth Management Act requires that~~
989 ~~shoreline master programs provide a level of protection for shoreline critical areas that assures no net~~
990 ~~loss of shoreline ecological functions necessary to sustain shoreline natural resources.~~

991
992 ~~**S-403)) S-401** The King County Shoreline Master Program ~~((and implementing regulations)) shall~~
993 ~~provide a level of protection for critical areas in the shoreline jurisdiction that ~~((assures))~~~~~~

994 **ensures no net loss of shoreline ecological functions necessary to sustain shoreline**
995 **natural resources.**
996

997 ~~((The Shoreline Management Act provides options for assuring consistency with the Growth~~
998 ~~Management Act protection of critical areas. These options range from including the Growth~~
999 ~~Management Act critical areas regulations in the Shoreline Master Program to preparing a discrete set of~~
1000 ~~shoreline regulations.~~

1001
1002 **S-404)) S-402 The King County Shoreline Master Program includes by reference portions of the**
1003 **King County critical areas regulations into the Shoreline Master Program to meet the**
1004 **requirements of Revised Code of Washington 90.58.090((3) and 90.58.090(4)).**

1005 ~~((D.))~~ **B. Zoning, Clearing and Grading, and Stormwater**
1006 **Regulations**

1007 King County has adopted a wide array of development regulations that protect various aspects of the
1008 environment and implement other King County policies. These regulations generally include King
1009 County's surface water management regulations, clearing and grading regulations, and zoning. In the
1010 shoreline jurisdiction, the Shoreline Master Program may impose additional requirements. Shoreline
1011 ~~((development))~~ management regulations must:

- 1012 1. Be sufficient in scope and detail to ensure implementation of the Shoreline Management Act
1013 ~~((statewide))~~ shoreline ~~((management))~~ policies, this chapter, and the King County
1014 Comprehensive Plan and functional plans ~~((adopted to implement the Comprehensive~~
1015 ~~Plan));~~
- 1016 2. Include regulations that apply to the environmental designations classified under
1017 Washington Administrative Code 173-26-211;
- 1018 3. Include general regulations, specific use regulations that address issues of concern in
1019 regard to specific uses, and modification regulations;
- 1020 4. Include clearing and grading and stormwater regulations that protect the ecological
1021 processes and functions of the shorelines; and
- 1022 5. Design and implement regulations and mitigation standards in a manner consistent with all
1023 relevant constitutional and other legal limitations on the regulation of private property.
1024 ~~((Revised Code of Washington 90.58.100))~~

1025
1026 ~~However, to the extent that it can, consistent with requirements of the Shoreline Management Act, King~~
1027 ~~County will rely on its existing regulations to meet the requirements of the Shoreline Management Act.~~

1028
1029 **S-405)) S-403 To the maximum extent practical, King County's Shoreline Master Program shall**
1030 **rely on King County's existing regulations, including critical areas regulations, surface**
1031 **water management regulations, clearing and grading regulations, and zoning ((in**
1032 **order)) to comply with the Shoreline Management Act and the Department of Ecology's**
1033 **guidelines.**

1034 ~~((E.))~~ **C. Flood Hazard Management Plan**

1035 The King County Flood Hazard Management Plan directs floodplain management within King County.
1036 This Plan was developed in coordination with incorporated cities within King County as directed by
1037 Revised Code of Washington 86.12.210 and is binding on each jurisdiction located within King County.
1038 The goals of the King County Flood Hazard Management Plan are:

- 1039 1. To reduce the risks from flood and channel migration hazards.
 - 1040 2. To avoid or minimize the environmental impacts of flood hazard management.
 - 1041 3. To reduce the long-term costs of flood hazard management.
- 1042

1043 Flood hazard regulations are implemented within unincorporated King County. Each jurisdiction within
1044 King County is required under the Flood Hazard Management Plan to adopt flood hazard management
1045 regulations that meet the minimum requirements of the National Flood Insurance Program.
1046

1047 ~~((In 2007, the King County Council approved the formation of a countywide Flood Control Zone District
1048 under the authority in Revised Code of Washington 86.15.025. The overarching countywide strategies
1049 and objectives include:~~

- 1050 ~~1. Improving levee protection through major commercial, industrial and residential areas;~~
- 1051 ~~2. Improving flood water conveyance and capacity;~~
- 1052 ~~3. Reducing hazards by removing flood, erosion, and landslide prone residential structures;~~
- 1053 ~~4. Providing safe access to homes and businesses by protecting key transportation routes;~~
- 1054 ~~5. Minimizing creation of new risks to public safety from development pressure.~~

1055
1056 The King County Flood Control Zone District is governed by a District Board of Supervisors that consists
1057 of the members of the King County Council. An advisory committee advises the board of supervisors of
1058 the Flood Control Zone District on regional flood protection issues by providing recommendations to
1059 the board of supervisors on the district's work program and budget, including capital improvement
1060 program projects. King County will rely on the Flood Hazard Management Plan and the Flood Control
1061 Zone District to meet the general shoreline master program provisions for flood hazard reduction in
1062 Washington Administrative Code 173-26-221(3).
1063

1064 **~~S-406)) S-404~~ The King County Shoreline Master Program ~~((will)) shall~~ rely on the policies and
1065 programs established in the King County Flood Hazard Management Plan and flood
1066 hazard regulations to meet the requirements of the Shoreline Management Act and the
1067 Department of Ecology's guidelines for flood hazard reduction.**

1068 VI. Shoreline Environment Designations

1069 A. Introduction ~~((to shoreline environment designations~~

1070 Shoreline management addresses a wide range of physical conditions and development settings:)) The
1071 Shoreline Master Program classifies shoreline reaches into defined environment designations, based on
1072 the existing use pattern, the current biological and physical character of the shoreline, and the goals and
1073 aspirations of the community. King County prescribes environmental protection measures, allowable
1074 use provisions, and development standards for each shoreline environment designation.
1075

1076 King County has established eight shoreline environment designations:

- 1077 • ~~((A-))~~ High Intensity Shoreline Environment
- 1078 • ~~((B-))~~ Residential Shoreline Environment
- 1079 • ~~((C-))~~ Rural Shoreline Environment
- 1080 • ~~((D-))~~ Conservancy Shoreline Environment
- 1081 • ~~((E-))~~ Resource Shoreline Environment
- 1082 • ~~((F-))~~ Forestry Shoreline Environment
- 1083 • ~~((G-))~~ Natural Shoreline Environment
- 1084 • ~~((H-))~~ Aquatic Environment

1085
1086 This section sets forth the purpose, criteria, and management policies for each shoreline environment
1087 designation. The Shoreline Environment Designation map((s)) at the end of this chapter show how the
1088 environment designations apply to shoreline reaches within the shoreline jurisdiction in unincorporated
1089 King County. ~~((Shoreline areas that meet the jurisdictional criteria, but that are not mapped or
1090 designated, are assigned a Conservancy designation until the Shoreline Master Program is amended to
1091 assign a shoreline environment to that shoreline reach:))~~
1092

1093 **S-501** Shoreline areas that are not mapped or designated shall be assigned a Conservancy
1094 Shoreline Environment until the Shoreline Master Program is amended to assign a
1095 shoreline environment designation to that shoreline reach.

1096 **1. Shoreline Environment Designation Criteria**

1097 ((King County has a long history of comprehensive planning and basin planning. Beginning in the
1098 1980s, basin plans were developed throughout the county and helped identify fragile aquatic resources.
1099 Relying on these plans, King County has assigned zoning that is appropriate given the nature of the
1100 resources that need protection. As a result, fragile resources generally have zoning classifications that
1101 permit only low intensity development. King County's zoning regulations limit high intensity
1102 development to urban areas designated under the Countywide Planning Policies and the King County
1103 Comprehensive Plan.

1104
1105 King County recognizes, however, that zoning by itself is insufficient to determine the shoreline
1106 environment designations. Other factors are also important in assuring)) To ensure that the shoreline
1107 environment designations help King County achieve the goals of the Shoreline Management Act((:
1108 These factors include,)) the following factors are considered for a given shoreline:

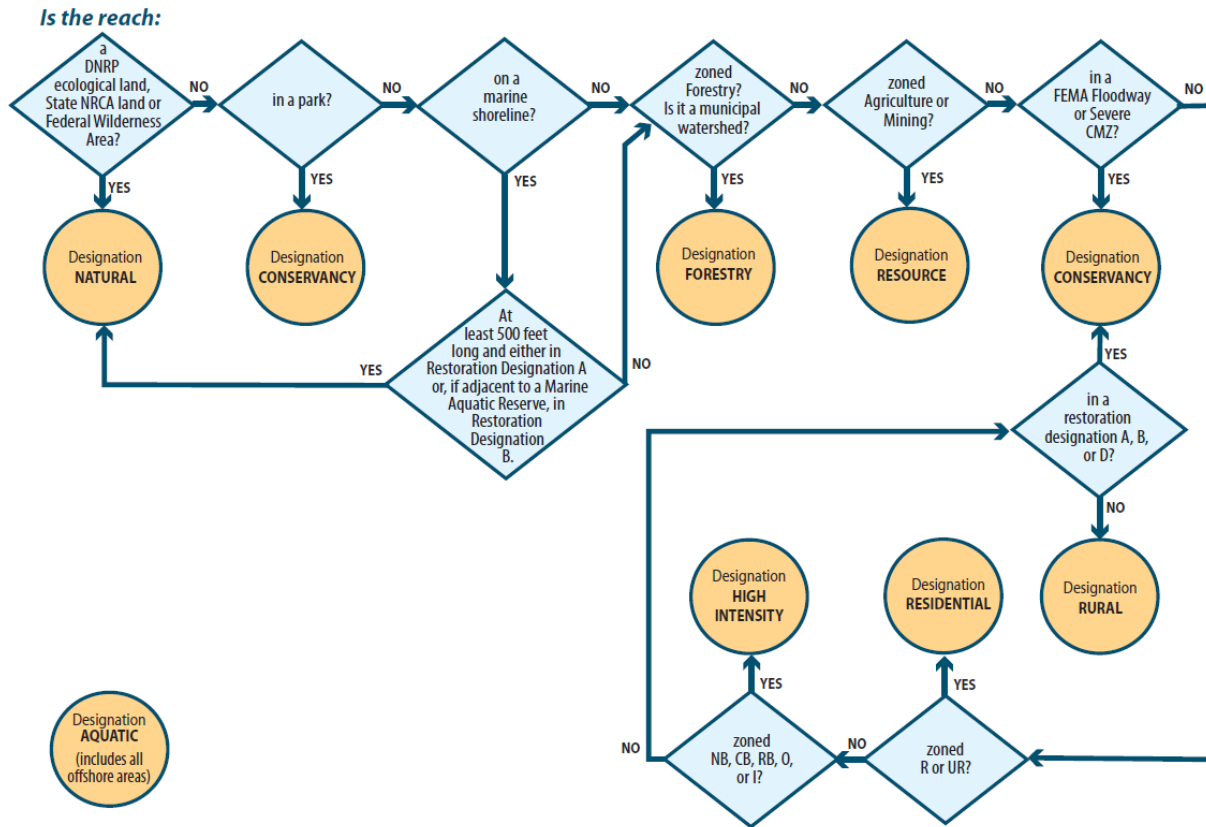
- 1109 • Existing development patterns together with zoning, the King County Comprehensive Plan
1110 land use designations and other officially adopted plans;
- 1111 • Existing shoreline ecological processes and functions and the degree of human alteration;
- 1112 • Whether the reach has a restoration priority that demonstrates it has both basin conditions
1113 and existing shoreline condition that support extra efforts to maintain shoreline ecological
1114 processes and functions and the length of such reaches;
- 1115 • Indian tribal. ((F))federal, state, county, ((tribal)) and municipal watershed ownership status;
- 1116 • The goals of King County residents for their shorelines as set forth in this chapter;
- 1117 • Pursuant to Revised Code of Washington 90.58.100((4)), for state-owned shorelines the
1118 public demand for wilderness beaches and other recreational activities and for ecological
1119 study areas; and
- 1120 • Other state policies in the Shoreline Management Act and the Department of Ecology's
1121 guidelines (Revised Code of Washington 90.58.020 and Chapter 173-26 Washington
1122 Administrative Code ((173-26)), respectively).

1123
1124 Figure S-1 depicts the decision((-))-making process that is used to determine the appropriate shoreline
1125 environment designation for a given shoreline.
1126

1127
1128

Figure S-1: Pathway of decisions in applying criteria to produce shoreline environment designations.

Flowchart for Shoreline Environment Designations



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The shoreline environment designations take into account several elements. Areas currently meeting the criteria for high levels of protection are given greater levels of protection. The determination of whether an area deserves a greater level of protection is based either on its current ownership and condition, ((e.g.)) such as publicly owned natural areas or wilderness areas, or on its restoration rating. The restoration rating is discussed in more detail below. Zoning is also an important criterion. King County has for years implemented zoning as a means to protect more sensitive areas from intense development. Shoreline environment designations also take into account whether a reach is located within a floodway and severe channel migration hazard area and gives greater protection to these areas due to their importance in maintaining shoreline ecological processes and functions and because of public health and safety concerns.

The restoration rating (see King County Shoreline Protection and Restoration Plan (July 2009)) is included in the shoreline environment designation as a way to incorporate more strongly the current degree of alteration along the shoreline, the biological importance of the reach in a watershed context, and the restoration priorities associated with the combination of the two analyses. The restoration ((designations)) ratings are largely concerned with whether it is most appropriate to implement measures to protect or conserve a site, restore it to a previous condition, or undertake projects to enhance its current condition or to create new features with shoreline ecological processes and functions. These ratings also provide guidance on areas where it is important to protect existing shoreline ecological processes and functions.

Restoration ratings combine the reach characterization based on the results from an alterations analysis with the context of basin analyses (See Table S-2). The reach or drift cell characterization is an

1154 assessment of the extent to which ecosystem structure, processes, and, ultimately, functions for a reach
1155 or drift cell are affected by anthropogenic factors. Scores resulting from this assessment are indicative of
1156 the degree to which shoreline ecological processes have been altered and impaired. The reach
1157 characterizations are found in King County Shoreline Inventory and Characterization: Methodology and
1158 Results (May 2007). The basin analysis is based on the Basin Condition Map (~~((adopted by the King
1159 County Council))~~) in King County Code 21A.24.065.

Table S-2. Restoration ((scores)) ratings and associated actions.

Restoration Score	Basin Condition	Reach Condition	Actions
A	High	High	Conserve, Preserve
B	High	Moderate	Conserve, Preserve, Restore, Enhance
C	High	Low	Restore, Enhance
D	Moderate	High	Conserve, Enhance, Restore, Preserve
E	Moderate	Moderate	Conserve, Enhance, Restore
F	Moderate	Low	Enhance, Restore
G	Low	High	Enhance, Conserve
H	Low	Moderate	Enhance, Create
I	Low	Low	Enhance, Create

1162 Each ((~~designation~~)) rating has specific restoration goals associated with it, based on the conditions
1163 observed on-site and in the basin. Depending on condition, as indicated by the degree of alteration,
1164 reaches and drift cells were placed into one of nine categories of preferred actions. These range from
1165 preservation and conservation under the highest conditions (high basin and reach conditions, ((~~ie,~~))
1166 meaning the least altered from natural) to enhancement and creation under the poorest condition (low
1167 basin and reach conditions, the most altered from natural).
1168

1169 The various actions are defined as follows:
1170

Preserve - To protect intact processes, often through acquiring lands or easements to exclude activities that may negatively affect the environment.

Conserve - To maintain biodiversity by protecting or increasing the natural potential of landscapes to support multiple native species. Typically, this is accomplished through financial incentives for landowners intended to offset any economic loss resulting from managing the land for conservation.

Restore - To transform degraded conditions to a close approximation of historical conditions. Restoration generally involves more intense and extensive modification and manipulation of site conditions than would occur with enhancement projects. Example actions include levee breaching, removal, or setback.

Enhance - To improve a targeted ecological attribute and/or process. Example actions may include culvert replacement, riparian plantings and fencing, invasive species removal, and streambank stabilization.

Create - To construct or place habitat features where they did not previously exist ((~~in order~~)) to foster development of a functioning ecosystem. Examples include tidal channel excavation and the placement of dredge material intended to create marsh or other habitat. Creation represents the most experimental approach and, therefore, may have a lower degree of success, particularly when landscape-scale ecological processes are not sufficient to support the created habitat type.

1191 The marine shoreline(~~(, which in unincorporated King County occurs only))~~) around Vashon-Maury
1192 Island(~~(;)~~) is treated a little differently than freshwater shorelines in the designation strategy. This is in

1193 recognition of both the differing character of marine shorelines, which are subject to tidal influences,
1194 wakes from large commercial vessels, and some variation in the ecological processes affecting them, as
1195 well as the creation of the Maury Island Environmental Aquatic Reserve along Maury Island and
1196 Quartermaster Harbor shorelines by the Washington state Department of Natural Resources. More
1197 protection by shoreline designation was afforded to marine shorelines with active feeder bluffs and little
1198 alteration to processes. As a result, in these areas, areas with a restoration rating of A or B were
1199 designated natural in recognition of the importance of conserving existing shoreline ecological functions
1200 and processes in this area.

1201 B. High Intensity Shoreline Environment

1202 Purpose

1203 ((The purpose of the High Intensity Shoreline Environment is to provide for high intensity water-oriented
1204 commercial and industrial uses.))

1205
1206 **S-502** **The purpose of the High Intensity Shoreline Environment is to provide for high intensity**
1207 **water-oriented commercial and industrial uses.**

1208 High Intensity Shoreline Environment Designation Criteria

1209 **~~((5-501))~~ S-503** **A shoreline may be designated High Intensity Shoreline Environment if the**
1210 **shoreland is characterized by high intensity development or uses or is zoned**
1211 **Neighborhood Business (NB), Commercial Business (CB), Regional Business (RB), Office**
1212 **(O), or Industrial (I), and:**
1213 **a. The shoreland does not contain limitations on urban uses, such as geological**
1214 **hazards or flood hazards; and**
1215 **b. The shoreline does not provide important shoreline ecological processes and**
1216 **functions that would be significantly compromised by high intensity residential,**
1217 **commercial, or industrial use.**

1218 High Intensity Shoreline Environment Management Policies((:))

1219 **~~((5-502))~~ S-504** **In the High Intensity Shoreline Environment, King County shall give priority to**
1220 **non-residential land uses that are water-dependent or water-related.**

1221
1222 **~~((5-503))~~ S-505** **King County shall discourage non((:))water-oriented, non-residential land uses in**
1223 **the High Intensity Shoreline Environment. Shoreline mixed-use developments that**
1224 **include and support water dependent uses may be allowed. King County should allow**
1225 **non((:))water-oriented land uses in the High Intensity Shoreline Environment only in**
1226 **limited situations and only if they do not conflict with or limit opportunities for**
1227 **water-dependent uses or are located on sites where there is no direct access to the**
1228 **shoreline.**

1229
1230 **~~((5-504))~~ S-506** **Prior to allowing expansion of a high intensity non((:))water-oriented use in the**
1231 **shoreline environment, King County shall determine that there is no feasible alternative**
1232 **for locating the expansion outside of the shoreline jurisdiction.**

1233
1234 **~~((5-505))~~ S-507** **King County should require visual or physical public shoreline access to be**
1235 **provided ((whenever feasible)) in the High Intensity Shoreline Environment.**

1236
1237 **~~((5-506))~~ S-508** **King County shall protect the aesthetic character of the shoreline in the High**
1238 **Intensity Shoreline Environment through development regulations, including sign**
1239 **controls, development siting criteria, screening requirements and architectural**
1240 **standards, landscaping requirements, and maintenance of natural vegetation.**
1241

1242 ((5-507)) **S-509** King County shall require that the scale and intensity of new uses and development
1243 within the High Intensity Shoreline Environment is compatible with, and protects or
1244 enhances, the existing character of the area.

1245 C. Residential Shoreline Environment

1246 Purpose

1247 ((The purpose of the Residential Shoreline Environment is to accommodate residential and commercial
1248 uses on a scale appropriate with urban residential zones.))

1249
1250 **S-510** The purpose of the Residential Shoreline Environment is to accommodate residential and
1251 commercial uses on a scale appropriate with urban residential zones.

1252 Residential Shoreline Environment Designation Criteria

1253 ((5-508)) **S-511** A shoreline may be designated Residential Shoreline Environment if the shoreland
1254 is characterized by urban levels of residential development or uses or is zoned Urban
1255 Residential (R) or Urban Reserve (UR) and:
1256 a. The shoreland does not contain limitations on urban uses, such as geological
1257 hazards or flood hazards; and
1258 b. The shoreline does not provide important shoreline ecological processes and
1259 functions that would be significantly compromised by urban levels of residential
1260 development.

1261 Residential Shoreline Environment Management Policies((:))

1262 ((5-509)) **S-512** King County shall require that the scale and intensity of new uses and development
1263 within the Residential Shoreline Environment is compatible with((:)) and protects or
1264 enhances the existing character of the area.

1265
1266 ((5-510)) **S-513** King County should encourage ((public or private)) outdoor recreation facilities that
1267 are compatible with the character of the area in the Residential Shoreline Environment.
1268 Water-dependent and water-enjoyment recreation facilities that provide opportunities
1269 for people to access and enjoy the shoreline are preferred uses in the Residential
1270 Shoreline Environment.

1271
1272 ((5-511)) **S-514** King County should discourage non((:))water-oriented commercial uses in the
1273 Residential Shoreline Environment. A non((:))water-oriented commercial use may be
1274 allowed as part of a shoreline mixed-use development or if the non((:))water-oriented
1275 use provides a substantial benefit with respect to the goals and policies of this Program,
1276 such as providing public access or restoring degraded shorelines.

1277 D. Rural Shoreline Environment

1278 Purpose

1279 ((The purpose of the Rural Shoreline Environment is to accommodate land uses normally associated with
1280 rural levels of development while providing appropriate public access and recreational uses to the
1281 maximum extent practicable.))

1282
1283 **S-515** The purpose of the Rural Shoreline Environment is to accommodate land uses normally
1284 associated with rural levels of development while providing appropriate public access and
1285 recreational uses to the maximum extent feasible.

1286 Rural Shoreline Environment Designation Criteria

- 1287 ~~((5-512))~~ **S-516** A shoreline may be designated Rural Shoreline if the shoreland is characterized by
1288 rural levels of development or if the shoreland is zoned Rural Area (RA-2.5, RA-5, RA-10,
1289 and RA-20) and:
1290 a. The shoreland does not contain limitations on rural residential uses, such as
1291 geological hazards or flood hazards; and
1292 b. The shoreline does not provide important shoreline ecological processes and
1293 functions that would be significantly compromised by rural levels of residential
1294 development.

1295 Rural Shoreline Environment Management Policies((:))

- 1296 ~~((5-513))~~ **S-517** King County should limit uses in the Rural Shoreline Environment to those rural
1297 development activities and associated services that sustain the shoreline's physical and
1298 biological resources and that protect options for restoration to the maximum extent
1299 ~~((practicable))~~ feasible given the nature of rural development.
1300
1301 ~~((5-514))~~ **S-518** King County ~~((should))~~ **shall** require that ~~((multi-family and multi-lot))~~ residential
1302 land division and recreational developments in the Rural Shoreline Environment
1303 provide public access and joint use for community recreational facilities, where
1304 appropriate.

1305 E. Conservancy Shoreline Environment

1306 Purpose

- 1307 ~~((The purpose of the Conservancy Shoreline Environment is to conserve areas that are a high priority for
1308 restoration, include valuable historic properties or provide recreational opportunities.))~~
1309
1310 **S-519** The purpose of the Conservancy Shoreline Environment is to conserve areas that are a high
1311 priority for restoration, include valuable historic properties, or provide recreational
1312 opportunities.

1313 Conservancy Shoreline Environment Designation Criteria

- 1314 ~~((5-515))~~ **S-520** A shoreline may be designated Conservancy Shoreline Environment if it is in an area
1315 where important shoreline ecological processes have not been substantially degraded
1316 by human activities, where important shoreline ecological processes would be
1317 degraded by development or present a public health or safety risk, or where the
1318 shoreline is in public ownership and is managed for public access or recreation. Areas
1319 that may be included in Conservancy Shoreline are:
1320 a. Shoreline reaches primarily within an identified FEMA floodway or severe channel
1321 migration hazard zone;
1322 b. Lake shorelines or river shorelines with a restoration ~~((plan))~~ rating of A, B, or D;
1323 c. Marine shorelines with a restoration ~~((plan))~~ rating of A, B, or D; and
1324 d. Shorelines in public ownership and managed for public access or recreation.

1325 Conservancy Shoreline Environment Management Policies((:))

- 1326 ~~((5-516))~~ **S-521** King County should limit uses in the Conservancy Shoreline Environment to those
1327 that sustain the shoreline area's physical and biological resources or to uses of a
1328 nonpermanent nature that do not substantially degrade the rural or natural character of
1329 the shoreline area or disturb historic and cultural resources. King County should
1330 discourage non-residential uses in the Conservancy Shoreline Environment except as
1331 follows:
1332 a. King County should allow aquaculture, forestry, and agriculture in the Conservancy
1333 Shoreline Environment; and

- 1334 b. King County should allow water-dependent and water-enjoyment recreation
- 1335 facilities as preferred uses if significant adverse impacts to the shoreline are
- 1336 mitigated.
- 1337
- 1338 **~~((S-517)) S-522~~ King County shall require that new uses or development in the Conservancy**
- 1339 **Shoreline Environment preserve the existing character of the shoreline consistent with**
- 1340 **the purpose of the environment, including:**
- 1341 a. Limiting the total effective impervious surface in the shoreline jurisdiction to no
- 1342 more than ~~((ten)) 10 percent ((in-order))~~ to maintain the existing hydrologic
- 1343 character of the site; and
- 1344 b. Allowing more effective impervious surface coverage on lots legally created prior to
- 1345 the date of adoption of this update to King County’s Shoreline Master Program. In
- 1346 these cases, effective impervious surface coverage shall be limited to the maximum
- 1347 extent ~~((practicable))~~ feasible.

1348 F. Resource Shoreline Environment

1349 Purpose

1350 ((The purpose of the Resource Shoreline Environment is to allow for mining and agricultural uses on
1351 lands that have been designated under the Growth Management Act as agricultural lands of long-term
1352 commercial significance or mineral resource lands where those lands do not provide significant
1353 shoreline ecological processes and functions.))

1354 **S-523** **The purpose of the Resource Shoreline Environment is to allow for mining and agricultural**
1355 **uses on lands that have been designated under the Growth Management Act as agricultural**
1356 **lands of long-term commercial significance or mineral resource lands where those lands do**
1357 **not provide significant shoreline ecological processes and functions.**
1358

1359 Resource Shoreline Environment Designation Criteria

1360 **~~((S-518)) S-524~~ A shoreline may be designated Resource Shoreline Environment if the shoreland is**
1361 **zoned Agriculture or Mineral and the shoreline is not designated Natural Shoreline**
1362 **Environment under Policy S-525.**

1363 Resource Shoreline Environment Management Policies~~((:))~~

1364 **~~((S-519)) S-525~~ King County should limit uses in the Resource Shoreline Environment to agricultural**
1365 **and mining activities.**

1366

1367 **~~((S-520)) S-526~~ King County shall adopt development standards for the Resource Shoreline**
1368 **Environment to preserve the existing character of the shoreline consistent with the**
1369 **purpose of the environment.**
1370

1371 G. Forestry Shoreline Environment

1372 Purpose

1373 ((The purpose of the Forestry Shoreline Environment is to allow for forestry uses in the Forest Production
1374 District and to protect municipal watersheds.))

1375
1376 **S-527 The purpose of the Forestry Shoreline Environment is to allow for forestry uses in the Forest**
1377 **Production District and to protect municipal watersheds.**

1378 Forestry Shoreline Environment Designation Criteria

1379 ((S-524)) **S-528 A shoreline may be designated Forestry Shoreline Environment if the shoreland is**
1380 **within the Forest Production District and the shoreline is not designated as a Natural**
1381 **Shoreline or a Conservancy Shoreline Environment.**

1382 Forestry Shoreline Environment Management Policies((:))

1383 ((S-522)) **S-529 King County shall require forest practices in the Forestry Shoreline Environment to**
1384 **comply with standards that provide protection for shoreline ecological processes and**
1385 **functions equal to or greater than the forest practice rules adopted by the Washington**
1386 **State Department of Natural Resources ((and in effect on January 1, 2007)).**

1387
1388 ((S-523)) **S-530 King County shall allow activities related to the direct management and delivery of**
1389 **municipal domestic water supplies in the Forestry Shoreline Environment only when**
1390 **consistent with municipal domestic water supply best management practices.**

1391
1392 ((S-524)) **S-531 King County shall allow agricultural and aquaculture uses within the Forestry**
1393 **Shoreline Environment if the use is subject to appropriate limitations or conditions to**
1394 **ensure that the use does not expand or alter practices in a manner inconsistent with the**
1395 **purpose of the designation.**

1396 H. Natural Shoreline Environment

1397 Purpose

1398 ((The purpose of the Natural Shoreline Environment is to protect those shoreline areas that are relatively
1399 free of human influence and are of high ecological quality. This designation allows only very low
1400 intensity uses in order to maintain the existing high levels of ecological process and function.))

1401
1402 **S-532 The purpose of the Natural Shoreline Environment is to protect those shoreline areas that**
1403 **are relatively free of human influence and are of high ecological quality. This designation**
1404 **allows only very low intensity uses to maintain the existing high levels of ecological**
1405 **process and function.**

1406 Natural Shoreline Environment Designation Criteria

1407 ((S-525)) **S-533 A shoreline may be designated Natural Shoreline Environment if the shoreline is:**
1408 **a. Of high ecological quality and is performing an important, irreplaceable ecological**
1409 **process or function that would be damaged by human activity;**
1410 **b. Unable to support new development or uses without significant adverse impacts to**
1411 **shoreline ecological processes and functions or risk to human safety;**
1412 **c. A federally designated wilderness area or in an area managed by the King County**
1413 **Department of Natural Resources and Parks as natural lands; or**

1414 d. A marine shoreline reach that extends at least five hundred feet along the ordinary
1415 high water mark and either has a restoration plan rating of A or has a restoration
1416 plan rating of B and is located adjacent to the Maury Island Marine Aquatic Reserve.

1417 Natural Shoreline Environment Management Policies((+))

1418 ~~((5-526)) S-534~~ King County shall not allow new shoreline armoring in the Natural Shoreline
1419 Environment.

1420 ~~((5-527)) S-535~~ King County shall ~~((not allow))~~ prohibit the following new uses in the Natural
1421 Shoreline Environment:
1422 a. Commercial uses;
1423 b. Industrial uses;
1424 c. Nonwater-oriented recreation uses that require shoreline modification ~~((in order))~~
1425 to provide shoreline access;
1426 d. Mining and associated facilities, such as docks, piers, and loading facilities; and
1427 e. Transportation facilities, utility corridors, and parking areas that can be located
1428 outside of the Natural Shoreline Environment.
1429

1430 ~~((5-528)) S-536~~ King County may allow single ~~((family))~~ detached residential development in the
1431 Natural Shoreline Environment as a shoreline conditional use if the scale and intensity of
1432 the use is limited to protect shoreline ecological processes and functions and is
1433 consistent with the purpose of the environment. King County shall require new
1434 subdivisions and short~~((+))~~ subdivisions in the Natural Shoreline Environment to locate
1435 new structures and impervious surfaces outside of the shoreline jurisdiction to the
1436 maximum extent ~~((practicable))~~ feasible.
1437

1438 ~~((5-529)) S-537~~ King County shall allow scientific, historical, cultural, and educational research uses
1439 in the Natural Shoreline Environment if no significant ecological impact on the area will
1440 result.
1441

1442 ~~((5-530)) S-538~~ Except for removal of noxious weeds or invasive vegetation as provided for in
1443 S-~~((645))~~635, King County shall not allow vegetation removal in the Natural Shoreline
1444 Environment that will reduce the capability of vegetation to perform normal ecological
1445 processes and functions.
1446

1447 ~~((5-531)) S-539~~ King County shall allow agricultural and aquaculture uses of a very low intensity
1448 nature within the Natural Shoreline Environment if the use is subject to appropriate
1449 limitations or conditions to ensure that the use does not expand or alter practices in a
1450 manner inconsistent with the purpose of the designation.
1451

1452 ~~((5-532)) S-540~~ King County shall allow passive and low~~((+))~~ impact recreational activities in the
1453 Natural Shoreline Environment. New passive and low impact recreation activities shall
1454 use designs that avoid or minimize impacts to shoreline processes and functions.
1455 Maintenance of trails and campsites shall minimize disturbance, and restoration of
1456 impacted areas is encouraged.
1457

1458 ~~((5-533)) S-541~~ King County should use tax incentives, easements, and buyouts to protect
1459 shorelines in the Natural Shoreline Environment with important fish and wildlife habitat
1460 at risk from moderate to high intensity development.
1461

1462 I. Aquatic Environment

1463 Purpose

1464 ((The purpose of the Aquatic Environment is to protect, restore, and manage the unique characteristics
1465 and resources of the areas waterward of the ordinary high water mark.))

1466
1467 **S-542** The purpose of the Aquatic Environment is to protect, restore, and manage the unique
1468 characteristics and resources of the areas waterward of the ordinary high water mark.

1469 Aquatic ((Shoreline)) Environment Designation Criteria

1470 ~~((5-534)) S-543~~ A shoreline shall be designated Aquatic if it is waterward of the ordinary high water
1471 mark ~~((of the shoreline)).~~

1472 Aquatic ((Shoreline)) Environment Management Policies((:))

1473 ~~((5-535)) S-544~~ King County shall allow new in-water and over-water structures in the Aquatic
1474 ~~((Shoreline)) Environment only for water-dependent uses, public access, or ecological~~
1475 ~~restoration.~~

1476
1477 ~~((5-536)) S-545~~ King County shall limit the size of new over-water structures in the Aquatic
1478 ~~((Shoreline)) Environment to the minimum necessary to support the structure's intended~~
1479 ~~use.~~

1480
1481 ~~((5-537)) S-546~~ King County shall encourage multiple uses of over-water facilities in the Aquatic
1482 ~~((Shoreline)) Environment ((in-order)) to reduce the impacts of shoreline development~~
1483 ~~and increase the effective use of water resources.~~

1484
1485 ~~((5-538)) S-547~~ King County shall require all developments and uses on navigable waters or their
1486 ~~beds in the Aquatic ((Shoreline)) Environment to be located and designed to minimize~~
1487 ~~interference with surface navigation, to consider impacts to public views, and to allow~~
1488 ~~for the safe, unobstructed passage of fish and wildlife and materials necessary to create~~
1489 ~~or sustain their habitat, particularly those species dependent on migration.~~

1490
1491 ~~((5-539)) S-548~~ King County shall not allow uses in the Aquatic ((Shoreline)) Environment that
1492 ~~adversely impact the ecological processes and functions of critical saltwater and~~
1493 ~~freshwater habitats, except when necessary to achieve the objectives of Revised Code~~
1494 ~~of Washington 90.58.020, and then only when the adverse impacts are mitigated~~
1495 ~~according to the sequence described in Washington Administrative Code~~
1496 ~~173-26-201(((2)(e))) as necessary to ((assure)) ensure no net loss of shoreline ecological~~
1497 ~~processes and functions.~~

1498
1499 ~~((5-540)) S-549~~ King County shall consider the guidance in the Maury Island Aquatic Reserve
1500 ~~Management Plan in making decisions about permitted uses in the shoreline~~
1501 ~~jurisdiction.~~

1502 VII. Environment Protection Policies

1503 A. General Environmental Protection Policy Goals

1504 ~~((The Department of Ecology's guidelines recognize that shoreline ecological processes and functions~~
1505 ~~may be impaired not only by shoreline developments that are required to obtain shoreline substantial~~
1506 ~~development permits, but also by past actions, unregulated activities, and developments that are~~
1507 ~~exempt from the shoreline substantial development permit requirements. The loss or degradation of~~
1508 ~~shoreline ecological processes and functions from any of these activities can significantly impact~~
1509 ~~shoreline natural resources and may also adversely impact human health and safety.))~~

1510
1511 The concept of ecological processes and functions recognizes that any ecological system is composed of
1512 a wide variety of interacting physical, chemical, and biological processes. These processes are
1513 interdependent in varying degrees and at different scales, and that result in the landscape, habitats and

1514 species as they exist at any time. Ecological functions are the work performed or roles played
1515 individually or collectively within ecosystems by these processes.

1516
1517 Nearly all shoreline areas, even substantially developed or degraded areas, retain important ecological
1518 processes and functions that contribute to the survival and successful reproduction of plants and
1519 animals. For example, an intensely developed harbor area may also have an important function as a fish
1520 migration corridor and feeding area critical to species survival. In addition, ecosystems are
1521 interconnected and many species may depend on the functioning of multiple systems for critical
1522 resources. As examples, anadromous fish depend upon the viability of freshwater, marine, and
1523 terrestrial shoreline ecosystems, and many wildlife species associated with shorelines depend on the
1524 functioning of both terrestrial and aquatic environments. Therefore, the policies for protecting and
1525 restoring ecological processes and functions should apply to the maximum extent practical to all
1526 shoreline areas, not just those that remain relatively unaltered.

1527 1528 **1. Cumulative Impacts and "No Net Loss" of Ecological Processes and** 1529 **Functions**

1530
1531 The Shoreline Management Act requires that King County's Shoreline Master Program achieve no net
1532 loss of shoreline ecological processes and functions from new uses or development, and that it address
1533 the cumulative impacts on shoreline ecology that would result from future shoreline development. ~~((The~~
1534 ~~Shoreline Management Act also requires local governments to plan for restoration of shoreline~~
1535 ~~ecological processes and functions where they have been impaired, thus working towards actual~~
1536 ~~improvement in shoreline ecological processes and functions.)) The following policies ensure that King
1537 County will address cumulative impacts of existing and proposed shoreline development and work
1538 towards improving shoreline ecological processes and functions.~~

1539
1540 ~~((5-608))~~ **S-601 The ((King County)) Shoreline Master Program shall consider the cumulative impacts**
1541 **of reasonably foreseeable future development to ensure no net loss of shoreline**
1542 **ecological processes and functions.**

1544 ~~((5-601))~~ **S-602 King County shall ensure that new uses, development, and redevelopment within**
1545 **the shoreline jurisdiction do not cause a net loss of shoreline ecological processes and**
1546 **functions.**

1548 ~~((5-609))~~ **S-603 The Shoreline Master Program is intended to fairly allocate the burden of**
1549 **addressing cumulative impacts. King County should adopt policies and regulations that**
1550 **are designed to avoid the need for individualized cumulative impacts analysis for**
1551 **commonly occurring and planned development.**

1553 ~~((5-602))~~ ~~King County should protect shorelines and conduct restoration in areas that have been~~
1554 ~~previously degraded.))~~

1556 ~~((5-603))~~ **S-604 King County shall require shoreline uses and modifications to be designed and**
1557 **managed to prevent degradation of water quality and alteration of natural**
1558 **hydrographic conditions to the maximum extent practical.**

1559
1560 ~~((5-604))~~ ~~King County's Shoreline Master Program shall include regulations and mitigation~~
1561 ~~standards to ensure that permitted and exempt developments in the aggregate will not~~
1562 ~~cause a net loss of shoreline ecological processes and functions.))~~

1563
1564 **S-605 ((King County's)) The Shoreline Master Program ((goals and policies will)) shall promote**
1565 **restoration of impaired shoreline ecological processes and functions. Policies and**
1566 **programs and non-regulatory actions that contribute to restoration goals ((will)) shall be**
1567 **identified. King County should consider the direct and indirect effects of regulatory or**
1568 **non-regulatory programs of other local, state, and federal governments, as well as any**

- 1569 restoration effects that may result from shoreline ((development)) management
1570 regulations and mitigation standards.
1571
- 1572 ~~((S-606))~~ **The King County Shoreline Master Program identifies restoration opportunities and**
1573 **planning elements that together should improve the overall condition of habitat and**
1574 **resources within the shoreline jurisdiction.**
1575
- 1576 **S-607** ~~King County should provide options for property-specific technical assistance and~~
1577 ~~tailored applications of shoreline management regulations through Rural Stewardship~~
1578 ~~Plans for single family residential uses in the upland areas of the Rural, Conservancy and~~
1579 ~~Natural Shoreline Environments. Rural Stewardship Plans must be consistent with the~~
1580 ~~goals of the Shoreline Management Act and King County Shoreline Protection and~~
1581 ~~Restoration Plan, and ensure no net loss of shoreline ecological processes and functions.~~
1582
- 1583 ~~S-611))~~ **S-606** When updating the Shoreline Master Program, King County should analyze
1584 proposed policies and regulations to determine whether they will cause cumulative
1585 adverse impacts to the shoreline and consider how such impacts may be avoided. The
1586 evaluation of cumulative impacts should consider:
1587 a. Current condition of the shorelines and associated natural processes;
1588 b. Reasonably foreseeable future development and shoreline uses;
1589 c. An appropriate evaluation of the effect on shoreline ecological processes and
1590 functions caused by unregulated activities, development exempt from permitting,
1591 and effects such as the incremental impact of residential bulkheads, residential
1592 piers, or runoff from newly developed properties; and
1593 d. Beneficial effects of any established regulatory programs under other local, state,
1594 and federal laws.
1595
- 1596 ~~((S-612))~~ **S-607** King County should use the shoreline permitting or shoreline conditional use
1597 permitting processes for development proposals that may have impacts that cannot be
1598 anticipated or uncommon impacts that have not been considered or identified at time of
1599 adoption of the ((King County)) Shoreline Master Program to ensure that all impacts are
1600 addressed and that there is no net loss of shoreline ecological function ((of the
1601 shoreline)) after mitigation.
1602
- 1603 ~~((S-613))~~ **S-608** King County shall consider and address cumulative impacts of shoreline
1604 development on shoreline ecological processes and functions and on shoreline uses
1605 given priority under Chapter 90.58 Revised Code of Washington ((Chapter 90.58)).
1606
- 1607 ~~((S-616))~~ **S-609** King County shall apply mitigation measures in the following sequence of steps
1608 listed in order of highest priority to lowest priority ((in evaluating the impacts of
1609 development and redevelopment on critical areas within the shoreline jurisdiction)):
1610 a. Avoid the impacts altogether by not taking a certain action or parts of an action;
1611 b. Minimize impacts by limiting the degree or magnitude of the action and its
1612 implementation by using appropriate technology or by taking affirmative steps to
1613 avoid or reduce impacts;
1614 c. Rectify impacts by repairing, rehabilitating, or restoring the affected environment;
1615 d. Reduce or eliminate the impacts over time by preservation and maintenance
1616 operations;
1617 e. Compensate for impacts by replacing, enhancing, or providing substitute resources
1618 or environments; and
1619 f. Monitor the impact and the compensation projects and taking appropriate
1620 corrective measures.

- 1621 **2. Ongoing Evaluation, Review of Cumulative Impacts and Duty to Update**
1622 ((King County will periodically review the Shoreline Master Program and make amendments that it
1623 determines are necessary to reflect changing local circumstances, new information and improved data,
1624 and to meet the requirements of Revised Code of Washington 90.58.080 and applicable guidelines.

1625 King County will also monitor actions taken to implement the Shoreline Master Program and the
1626 shoreline conditions to inform updates of Shoreline Master Program provisions and improve shoreline
1627 management over time.

1628
1629 ~~**S-614)) S-610 King County shall periodically review and amend its Shoreline Master Program**~~
1630 ~~**using a process that inventories and ensures meaningful understanding of current and**~~
1631 ~~**potential ecological processes and functions provided by affected shorelines.**~~

1632 B. Shoreline Critical Areas

1633 1. Standard for protection under the Shoreline Management Act

1634 The Growth Management Act requires King County to protect the functions and values of critical areas,
1635 which are defined as wetlands, critical aquifer recharge areas, frequently flooded areas, geologically
1636 hazardous areas, and fish and wildlife habitat conservation areas. Critical areas located within the
1637 shoreline jurisdiction are protected under the Shoreline Master Program rather than the Growth
1638 Management Act. The Shoreline Master Program provides a level of protection for critical areas to
1639 ~~((assure))~~ ensure no net loss of shoreline ecological functions. In addition, the Shoreline Management
1640 Act requires King County to give optimum protection of shorelines of ~~((state-wide))~~ statewide
1641 significance. The King County Comprehensive Plan ~~((and functional plans adopted as elements of the~~
1642 ~~King County Comprehensive Plan))~~ also guides the protection of critical areas within the shoreline
1643 jurisdiction.

1644 2. Use of scientific and technical information

1645 The Shoreline Management Act requires local governments to use scientific and technical information
1646 when establishing protection measures for critical areas. To achieve this requirement, King County has,
1647 to the extent feasible:

- 1648 1. Used a systematic interdisciplinary approach that ensures the integrated use of the natural
1649 and social sciences and the environmental design arts;
- 1650 2. Consulted with and obtained the comments of any federal, state, regional, or local agency
1651 having any special expertise with respect to environmental impacts;
- 1652 3. Considered all plans, studies, surveys, inventories, and systems of classification made or
1653 being made by federal, state, regional, or local agencies, by private individuals, or by
1654 organizations dealing with King County shorelines;
- 1655 4. Used all available information regarding hydrology, geography, topography, ecology,
1656 economics, and other pertinent data; and
- 1657 5. Employed, when possible, all appropriate, modern scientific data processing and computer
1658 techniques to store, index, analyze, and manage the information gathered.

1659
1660 King County has reviewed and synthesized a wide range of scientific information resulting in regulatory
1661 standards based on the best available science for the protection of critical areas. In addition, King
1662 County considered ~~((state;))~~ Indian tribal, state, and federal programs to provide a full spectrum of
1663 planning and regulatory measures to guide critical areas protection in shorelines.

1664
1665 ~~**((S-615)) S-611 In considering development regulations to protect shoreline ecological processes**~~
1666 ~~**and functions, King County shall consider the scientific and technical information**~~
1667 ~~**contained in functional plans, ((adopted to implement the Comprehensive Plan,**~~
1668 ~~**adopted)) watershed plans, ((King County)) critical areas regulations, and ((state;))**~~
1669 ~~**Indian tribal, state, and federal programs.**~~

1670
1671 ~~((In order to ensure no net loss of shoreline ecological processes and functions resulting from~~
1672 ~~development proposed in shoreline critical areas, the King County Shoreline Master Program requires~~
1673 ~~that development proposals analyze the environmental impacts of the proposal and consider measures~~
1674 ~~to avoid, if possible, and then mitigate for the adverse environmental impacts:))~~

1675 **3. Wetlands**

1676 ((When determining allowed uses within wetlands and their buffers in shorelines of the state,
1677 consideration should be given to those uses that would result in no net loss of wetland area and wetland
1678 function. Consideration should be given to specific uses that are likely to positively impact the physical,
1679 chemical, and biological processes that create and sustain wetlands:

- 1680 **~~S-617)~~ S-612 King County wetland regulations shall address the following uses to achieve, at a
1681 minimum, no net loss of wetland area and functions:**
1682 **a. Removal, excavation, grading, or dredging of soil, sand, gravel, minerals, organic
1683 matter, or material of any kind;**
1684 **b. Dumping, discharging, or filling with any material, including discharges of
1685 stormwater and domestic, commercial, or industrial wastewater;**
1686 **c. Draining, flooding, or disturbing of the open water level, duration of inundation, or
1687 groundwater table;**
1688 **d. Driving of pilings;**
1689 **e. Placing of obstructions;**
1690 **f. Construction, reconstruction, demolition, or expansion of any structure;**
1691 **g. Significant vegetation removal, except for non-conversion forest practices
1692 regulated under Chapter 76.09 Revised Code of Washington ((chapter 76.09));**
1693 **h. Other uses or development that results in a significant ecological impact to the
1694 physical, chemical, or biological characteristics of wetlands; and**
1695 **i. Activities reducing the functions of buffers.**

1697 ((Wetlands shall be categorized based on rarity, irreplaceability, or sensitivity to disturbance, as well as
1698 the functions the wetland provides. The Shoreline Management Act provides the option of using
1699 specified wetland rating systems or developing a regionally specific system, provided the system is
1700 scientifically based and provides a method to distinguish wetland quality and function. King County
1701 adopted the Washington State Wetland Rating System for Western Washington for use in categorizing
1702 wetlands under the Growth Management Act critical areas development standards:

1703 **~~S-618)~~ S-613 King County shall categorize wetlands within shorelines of the state as provided for
1704 in Chapter 5((:)), Environment((, of the King County Comprehensive Plan)).**

1705 ((The King County Shoreline Master Program provisions that would allow limited alterations to wetlands
1706 shall be consistent with the policy of no net loss of wetland area and functions, wetland rating, and
1707 scientific and technical information:

1708 **~~S-619)~~ S-614 King County should allow alterations to wetlands only if there is no net loss of
1709 wetland functions and values and the alteration is consistent with the critical areas
1710 regulations.**

1711 ((The King County Shoreline Master Program requires buffers be delineated and protected around
1712 wetlands. The size of the wetland buffer is based on the classification of the wetland and its
1713 characteristics and whether the wetland is located within or outside of the Urban Growth Area.
1714 Mitigation measures have been established to obtain a reduced buffer width in return for added
1715 measures to address light, noise, toxic runoff, change in water regime, pets and human disturbance,
1716 dust, and degraded buffer condition. Other modifications to buffer widths are allowed through buffer
1717 averaging. Circumstances, such as the presence of threatened or endangered species or proximity to
1718 steep slopes, may authorize increased buffer widths:

1719 **~~S-620)~~ S-615 King County shall delineate buffers around wetlands to protect and maintain
1720 wetland functions. Buffer widths shall be based on wetland category, ecological
1721 function, characteristics and setting, potential impacts with adjacent land use, and other
1722 relevant factors.**

1730 ((The King County Shoreline Master Program requires that mitigation measures achieve equivalent or
1731 greater wetland functions including, but not limited to, habitat complexity, connectivity and other
1732 biological functions, and seasonal hydrological dynamics. Preferential consideration is given to measures
1733 that replace the impacted functions directly and in the immediate vicinity of the impact.
1734

1735 ~~**S-621**~~ ~~————~~ ~~**In determining appropriate mitigation measures applicable to shoreline development,**~~
1736 ~~**the mitigation sequencing requirements described in Washington Administrative Code**~~
1737 ~~**173-26-201(((2)(e))) require that lower priority measures shall be applied only where**~~
1738 ~~**higher priority measures are determined to be infeasible or inapplicable.**~~
1739

1740 King County may authorize alternative compensatory mitigation within the watershed that addresses
1741 limiting factors or identified critical needs for shoreline resource conservation based on watershed or
1742 comprehensive resource management plans applicable to the area of impact. Authorization of
1743 compensatory mitigation measures may require appropriate safeguards, terms, or conditions as
1744 necessary to ensure no net loss of shoreline ecological processes and functions.
1745

1746 ~~**S-622)) S-616**~~ ~~**King County may allow compensatory mitigation only after a mitigation sequence is**~~
1747 ~~**applied ((see)) consistent with Policy S-((616))609 and higher priority means of**~~
1748 ~~**mitigation are determined to be infeasible.**~~

- 1749 ~~**a. Compensatory mitigation replacement ratios or other mitigation provisions shall**~~
1750 ~~**consider:**~~
1751 ~~**1. The risk of failure of the compensatory mitigation action;**~~
1752 ~~**2. The length of time the compensatory mitigation action will take to replace**~~
1753 ~~**adequately the impacted wetland functions and values; and**~~
1754 ~~**3. The gain or loss of the type, quality, and quantity of the ecological functions of**~~
1755 ~~**the compensation.**~~
1756 ~~**b. Performance standards shall be established to evaluate the success of**~~
1757 ~~**compensatory mitigation.**~~
1758 ~~**c. Long-term monitoring shall be required to determine if performance standards are**~~
1759 ~~**met.**~~
1760 ~~**d. Long-term protection and management shall be required for compensatory**~~
1761 ~~**mitigation sites.**~~

1762 4. Critical Aquifer Recharge Areas

1763 King County has classified and mapped critical aquifer recharge areas according to the vulnerability of
1764 the aquifer. Vulnerability is the combined effect of hydrogeological susceptibility to contamination and
1765 the contamination loading potential. High vulnerability is indicated by land uses that contribute
1766 contamination that may degrade groundwater and by hydrogeologic conditions that facilitate
1767 degradation. Low vulnerability is indicated by land uses that do not contribute contaminants that will
1768 degrade groundwater and by hydrogeologic conditions that do not facilitate degradation. ((Critical
1769 aquifer recharge areas are required to be protected under the Growth Management Act as a critical
1770 area.
1771

1772 ~~**S-623)) S-617**~~ ~~**The King County Shoreline Master Program shall protect critical aquifer recharge**~~
1773 ~~**areas consistent with the King County Comprehensive Plan and critical areas**~~
1774 ~~**regulations.**~~

1775 5. Geologically Hazardous Areas

1776 Geologically hazardous areas include areas susceptible to erosion, sliding, earthquake, or other
1777 geological processes and events. They pose a threat to the health and safety of residents when
1778 incompatible commercial, residential, or industrial development is sited in areas of significant hazard.
1779 Some geological hazards can be reduced or mitigated by engineering, design, or modified construction
1780 or mining practices, so that risks to health and safety are acceptable. When technology cannot reduce
1781 risks to acceptable levels, building in geologically hazardous areas is best avoided. Under the King
1782 County Shoreline Master Program, geologically hazardous areas include:

- 1783 • ~~((1.)) Alluvial fan hazard areas;~~
- 1784 • ~~Channel migration zones;~~
- 1785 • ~~Erosion hazard areas;~~
- 1786 • ~~((2.)) Landslide hazard areas;~~
- 1787 • ~~((3.)) Seismic hazard areas;~~
- 1788 • ~~((4.)) Coal mine hazard areas;~~
- 1789 • ~~((5.)) Volcanic hazard areas;~~
- 1790 • ~~Tsunami hazard area; and~~
- 1791 • ~~((6.)) Steep slope hazard areas.~~

1792
1793 The following policies to protect health and safety and also to reduce the loss of shoreline ecological
1794 processes and functions apply to geological hazardous areas located within the shoreline jurisdiction.
1795

1796 ~~((5-624) Development regulations for geologically hazardous areas shall meet the minimum
1797 requirements in Washington Administrative Code 365-190-120.~~

1798
1799 ~~S-625)) S-618 King County shall prohibit development and new lot creation in geologically
1800 hazardous areas if it would result in increased risk of injury to people or property
1801 damage, consistent with King County Code ((c))Chapter 21A.24.~~

1802
1803 ~~((5-626) King County shall prohibit new development that requires structural stabilization in
1804 geologically hazardous areas. Stabilization will be allowed in these areas only if the
1805 stabilization is necessary to protect existing allowed uses, there is no alternative
1806 location available, and no net loss of shoreline ecological processes and functions will
1807 result. Stabilization measures shall conform to Washington Administrative Code
1808 173-26-231.~~

1809
1810 ~~S-627) King County may allow stabilization structures or measures in geologically hazardous
1811 areas to protect existing primary residential structures, if there are no alternatives,
1812 including relocation or reconstruction of the residential structure, the stabilization is in
1813 conformance with Washington Administrative Code 173-26-231, and no net loss of
1814 shoreline ecological processes and functions will result.))~~

1815 1816 6. Fish and Wildlife Habitat Conservation Areas

1817 ((King County is required by the Growth Management Act to protect fish and wildlife habitat
1818 conservation areas as critical area. The Washington State Department of Commerce adopted guidelines
1819 to assist local governments in designating critical areas, including fish and wildlife habitat conservation
1820 areas. The Department of Commerce guidelines are designed to define and protect areas necessary to
1821 maintain species in suitable habitats within their natural geographic distribution, at least in part so that
1822 isolated subpopulations are not created.)) The Department of Commerce identifies the following areas
1823 as being suitable for fish and wildlife habitat conservation areas:

- 1824 1. Areas with which endangered, threatened, and sensitive species have a primary association;
1825 ((areas critical for habitat connectivity;))
 - 1826 2. Habitats and species of local importance;
 - 1827 3. Commercial and recreational shellfish areas;
 - 1828 4. Kelp and eelgrass beds; herring, smelt and sand lance spawning areas;
 - 1829 5. Naturally occurring ponds under twenty acres and their submerged aquatic beds that
1830 provide fish or wildlife habitat;
 - 1831 6. Waters of the state;
 - 1832 7. Lakes, ponds, streams, and rivers planted with game fish by an Indian tribal or other
1833 governmental ((or Tribal)) entity; or
 - 1834 8. State natural area preserves and natural resource conservation areas.
- 1835

1836 The King County Comprehensive Plan and its development regulations protect the functions and values
1837 of fish and wildlife habitat conservation areas through its provisions governing aquatic areas and wildlife
1838 habitat conservation areas.
1839

1840 The Department of Ecology’s guidelines divide fish and wildlife habitat conservation areas into critical
1841 saltwater and critical freshwater habitats.
1842

1843 *a. Critical saltwater habitat*

1844 Critical saltwater habitats include all kelp beds, eelgrass beds, spawning and holding areas for forage
1845 fish, such as herring, smelt and sand lance; subsistence, commercial and recreational shellfish beds;
1846 mudflats, spits, intertidal habitats with vascular plants((?)); and areas with which priority species have a
1847 primary association. Critical saltwater habitats include both the shorelines and the adjacent submerged
1848 areas.
1849

1850 **~~((5-628)) S-619~~ King County shall provide a high level of protection to critical saltwater habitats due**
1851 **to the important ecological functions they provide.**
1852

1853 **~~((5-629)) S-620~~ Protection and restoration of critical saltwater habitats should integrate**
1854 **management of shorelands as well as submerged areas.**
1855

1856 Comprehensive planning for the protection and restoration of critical saltwater habitat should include
1857 state resource agencies, local and regional government entities including, but not limited to, affected
1858 Indian tribes, the Port of Seattle, and Sound Transit(~~(, and affected tribes)~~). To reverse the impacts from
1859 development on critical saltwater habitats, the King County Shoreline Master Program should look for
1860 opportunities to restore critical saltwater shorelines and protect them from further degradation. All
1861 resources should be reviewed and considered.
1862

1863 **~~((5-630)) S-621~~ As part of its management planning for critical saltwater habitats, King County**
1864 **should include an evaluation of current data and trends regarding:**
1865 **a. Available inventory and collection of necessary data regarding physical**
1866 **characteristics of the habitat, including upland conditions, and any information on**
1867 **species population trends;**
1868 **b. Terrestrial and aquatic vegetation;**
1869 **c. The level of human activity in such areas, including the presence of roads and level**
1870 **of recreational types. Passive or active recreation may be appropriate for certain**
1871 **areas and habitats;**
1872 **d. Restoration potential;**
1873 **e. Tributaries and small streams flowing into marine waters;**
1874 **f. Dock and bulkhead construction, including an inventory of bulkheads serving no**
1875 **protective purpose;**
1876 **g. Conditions and ecological function in the near-shore area;**
1877 **h. Uses surrounding the critical saltwater habitat areas that may negatively impact**
1878 **those areas, including permanent or occasional upland, beach, or over-water uses;**
1879 **i. Potential Indian tribal uses of critical saltwater habitats to ensure that these uses are**
1880 **protected and restored when possible; and**
1881 **j. An analysis of what data gaps exist and a strategy for gaining this information.**
1882

1883 Because of the need for a higher level of protection for critical saltwater habitat, allowed uses should be
1884 carefully limited and only allowed to meet other policy goals of the Shoreline Management Act.
1885

1886 **~~((5-631)) S-622~~ Docks, bulkheads, bridges, fill, floats, jetties, utility crossings, and other**
1887 **human-made structures shall not intrude into or over critical saltwater habitats except**
1888 **when all of the conditions below are met:**
1889 **a. The public's need for such an action or structure is clearly demonstrated, and the**
1890 **proposal is consistent with protection of the public trust, as embodied in Revised**
1891 **Code of Washington 90.58.020;**

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- b. **Avoidance of impacts to critical saltwater habitats by an alternative alignment or location is not feasible or would result in unreasonable and disproportionate cost to accomplish the same general purpose;**
- c. **The project, including any required mitigation, will result in no net loss of ecological functions associated with critical saltwater habitat; and**
- d. **The project is consistent with ~~((state and))~~ Indian ~~((T))~~ tribal and state interests in resource protection and species recovery.**

~~((5-632))~~ **S-623 Public or private noncommercial docks for public, individual residential, or community use may be authorized provided that:**

- a. **Avoidance of impacts to critical saltwater habitats by an alternative alignment or location is not feasible; and**
- b. **The project, including any required mitigation, will result in no net loss of ecological functions associated with critical saltwater habitat.**

~~((b-))~~ *Critical freshwater habitat*

Critical freshwater habitats are as equally important ~~((to))~~ as saltwater areas ~~((as))~~ for fish and wildlife habitat conservation areas along shorelines of the state. Critical freshwater habitats include streams and rivers, with their associated channel migration zones, floodplains, wetlands, and lakes. Shorelines along these freshwater habitats often have been highly developed and are currently adversely impacted by improper stormwater, sewer, or industrial outfalls; unmanaged clearing and grading; and stormwater runoff from buildings and parking lots. Some impacts include altered quality and quantity of stormwater runoff, as well as destruction or alteration of vegetation. Potential impacts from vegetation changes can include increased water temperatures and altered hydrographic conditions. All of these changes create inhospitable conditions in water bodies for priority species and, in addition, make them more susceptible to problems stemming from catastrophic flooding, droughts, landslides, and channel changes.

Some freshwater habitats, particularly rivers and floodplains, often are considered as hazardous areas that can threaten life and property during catastrophic events, such as flooding. Development can exacerbate such conditions.

As with critical saltwater habitats, comprehensive planning for the protection and restoration of critical freshwater habitat should include affected Indian tribes, state resource agencies, and local and regional government entities including, but not limited to the Port of Seattle ~~((;))~~ and Sound Transit ~~((, and affected tribes))~~. To reverse the impacts from development on critical freshwater habitats, the King County Shoreline Master Program should look for opportunities to restore critical freshwater shorelines and protect them from further degradation. All resources should be reviewed and considered.

~~((5-633))~~ **S-624 King County shall provide a high level of protection to critical freshwater habitats due to the important ecological functions they provide.**

~~((5-634))~~ **S-625 King County should establish priorities for protection and restoration, where appropriate, along unincorporated river corridors and lake shorelines.**

~~((5-635))~~ **S-626 King County ~~((should))~~ shall regulate uses and development as necessary within and along stream channels, associated channel migration zones, wetlands, lake shorelines, ~~((and))~~ floodplains, and other critical areas within the shoreline jurisdiction, to ~~((assure))~~ ensure that no net loss of shoreline ecological processes and functions results from new development near freshwaters of the state, including associated hyporheic zones.**

~~((5-636))~~ **S-627 King County shall protect ecological functions associated with critical freshwater habitat as necessary to ~~((assure))~~ ensure no net loss from shoreline activities and associated changes.**

~~((5-637))~~ **S-628 King County should facilitate authorization of appropriate restoration projects.**

1949 **C. Frequently Flooded Areas and Channel Migration**
1950 **Hazard Areas**

1951 The King County ~~((2013))~~ Flood Hazard Management Plan (Flood Plan) ~~((was))~~ is adopted as a functional
1952 plan of the King County Comprehensive Plan. The Flood Plan outlines the policies, programs, and
1953 projects that King County uses to reduce the risk from flooding and channel migration. The ~~((King~~
1954 ~~County 2013))~~ Flood Hazard Management Plan was reviewed for consistency with the Shoreline
1955 Management Act and determined to be consistent with it. King County maps Channel Migration Hazard
1956 Areas and applies critical areas regulations to ~~((assure))~~ ensure that channel migration can be
1957 accommodated.

1958
1959 **~~((5-638)) S-629~~ The policies contained within the King County Flood Hazard Management Plan, or**
1960 **~~((its))~~ successor plan, constitute the policies for the protection of frequently flooded**
1961 **areas and channel migration within shorelines. Provisions implementing these policies**
1962 **are included in the critical areas regulations.**

1963
1964 **~~((5-639)) S-630~~ King County shall continue mapping channel migration zones on all of its rivers and**
1965 **streams within shoreline jurisdiction where channel migration zones have not already been**
1966 **mapped.**

1967 **D. Shoreline Vegetation Conservation**

1968 A major intent of vegetation conservation is to protect and restore the ecological processes and
1969 functions performed by stands of vegetation along shorelines. Vegetation conservation can also be
1970 undertaken to protect human safety and property, to increase the stability of river banks and coastal
1971 bluffs, to reduce the need for structural shoreline stabilization measures, to improve the visual and
1972 aesthetic qualities of the shoreline, to protect particular plant and animal species and their habitats, and
1973 to enhance shoreline uses.

1974
1975 In King County, aquatic environments, as well as their associated upland and wetland vegetated areas,
1976 provide significant habitat for a wide variety of fish and wildlife species. Healthy environments for
1977 aquatic species are inseparably linked with the ecological integrity of the surrounding terrestrial
1978 ecosystems. For example, nearly continuous stretches of mature forest characterize the natural riparian
1979 conditions of the Pacific Northwest. Riparian areas along marine shorelines provide the same or similar
1980 functions as their freshwater counterparts. The most commonly recognized functions of the shoreline
1981 vegetation include, but are not limited to:

- 1982 • Providing shade necessary to maintain cool water temperatures required by salmonids,
1983 spawning forage fish, and other aquatic biota.
- 1984 • Providing external organic inputs critical for some aquatic life.
- 1985 • Providing food for various insects and other benthic macro invertebrates, which are in turn
1986 food sources for fish, birds, and other wildlife.
- 1987 • Stabilizing banks, minimizing erosion, and reducing the occurrence of landslides. The roots
1988 of trees and other riparian vegetation provide the bulk of this function.
- 1989 • Reducing fine sediment input into the aquatic environment through stormwater retention
1990 and vegetative filtering.
- 1991 • Filtering and vegetative uptake of nutrients and pollutants from groundwater and storm
1992 runoff.
- 1993 • Providing a source of large woody debris for introduction into the aquatic system. Large
1994 woody debris is a primary structural component in streams that functions as a hydraulic
1995 roughness element to moderate flows and store sediment. Large woody debris also serves
1996 a pool-forming function, providing critical salmonid rearing and refuge habitat. Abundant
1997 large woody debris increases aquatic diversity and stabilizes systems.
- 1998 • Regulating microclimates in the lake and stream-riparian and intertidal corridors.
- 1999 • Providing critical wildlife habitat, including migration corridors and feeding, watering,

2000 rearing, and refuge areas.
2001
2002 The length, width, and species composition of a shoreline vegetation community all contribute
2003 substantively to aquatic ecological functions. Likewise, the biological communities of the aquatic
2004 environment are essential to ecological functions of the adjacent upland vegetation. The ability of
2005 vegetated areas to provide critical ecological functions diminishes as the length and width of the
2006 vegetated area along shorelines is reduced. When shoreline vegetation is removed, there is a greater
2007 risk that important ecological functions will not be provided.
2008
2009 Sustaining different ecological functions requires varying widths, compositions, and densities of
2010 vegetation. The importance of the different functions, in turn, varies with the type of shoreline setting.
2011 For example, in forested shoreline settings, periodic introduction of fallen trees, especially conifers, into
2012 the stream channel is an important attribute that is critical to natural stream channel maintenance.
2013
2014 Vegetation conservation includes activities to protect and restore vegetation that contributes to the
2015 ecological functions of shoreline areas along or near marine and freshwater shorelines.^(†) Vegetation
2016 conservation provisions generally include ~~((the))~~ prohibiting or limiting plant clearing and earth grading,
2017 restoring vegetation, and controlling invasive weeds and nonnative species. Vegetation conservation
2018 does not include those activities covered under the Washington State Forest Practices Act, except for
2019 conversion to other uses and those other forest practice activities over which local governments have
2020 authority.
2021
2022 ~~((5-640))~~ **S-631 King County shall adopt ((planning)) provisions to address vegetation conservation**
2023 **and restoration ((and regulatory provisions to address conservation of vegetation, as**
2024 **necessary,)) to ((assure)) ensure no net loss of shoreline ecological processes and**
2025 **functions, to avoid adverse impacts to soil hydrology, and to reduce the hazard of slope**
2026 **failures or accelerated erosion.**
2027
2028 ~~((5-641))~~ **S-632 Vegetation conservation provisions apply to all shoreline uses and developments,**
2029 **regardless of whether ((or not)) the use or development requires a shoreline**
2030 **((substantial development)) permit.**
2031
2032 ~~((5-642))~~ **S-633 Vegetation conservation standards shall not apply retroactively to existing uses and**
2033 **structures, such as existing agricultural practices.**
2034
2035 ~~((5-643))~~ **S-634 King County should identify which ecological processes and functions are important**
2036 **to the local aquatic and terrestrial ecology, and then conserve sufficient vegetation to**
2037 **maintain these functions. Vegetation conservation areas are not necessarily intended to**
2038 **be closed to use and development, but should provide for management of vegetation in**
2039 **a manner adequate to assure no net loss of shoreline ecological processes and**
2040 **functions.**
2041
2042 ~~((5-644))~~ **King County should adopt development regulations for vegetated areas along streams,**
2043 **which once supported or could in the future support mature trees, that include buffers**
2044 **of sufficient width to facilitate the growth of mature trees and periodic recruitment of**
2045 **woody vegetation into the water body to support vegetation-related shoreline**
2046 **functions.**
2047

~~((†Vegetation conservation does not include those activities covered under the Washington State Forest Practices Act, except for conversion to other uses and those other forest practice activities over which local governments have authority.))~~

2048 ~~S-645))~~ **S-635** King County should adopt mechanisms to implement the vegetation conservation
2049 policies of this chapter. These mechanisms may include setback or buffer requirements,
2050 riparian widths sufficient to support the growth of mature trees and recruitment of
2051 woody vegetation, clearing and grading standards, regulatory incentives, environment
2052 designation standards, or other provisions. Selective pruning of trees for safety and
2053 view protection may be allowed. Removal of noxious weeds and invasive vegetation
2054 should be allowed as long as appropriate best management practices are followed.

2055 E. Water Quality, Stormwater and Non-Point Pollution

2056 The Shoreline Master Program must protect against adverse impacts to the public health, to the land
2057 with its vegetation and wildlife, and to the waters of the state and their aquatic life. The intent of water
2058 quality, stormwater, and non-point pollution policies is to provide shoreline protection by preventing
2059 adverse impacts to shoreline ecological processes and functions, aquatic habitats, and water dependent
2060 uses such as aquaculture and fishing.

2061 ~~((S-646))~~ ~~Shoreline Master Program water quality, stormwater, and non-point pollution policies~~
2062 ~~apply to all development and uses in the shoreline jurisdiction that affect water quality.~~

2063 **S-647)) S-636** King County should work to prevent impacts to water quality and stormwater
2064 quantity that would result in a net loss of shoreline ecological functions, degraded
2065 aesthetic qualities, loss of recreational opportunities, or reduction in water-dependent
2066 uses, such as aquaculture and fishing.

2067 ~~((S-648))~~ **S-637** King County should ensure mutual consistency between shoreline management
2068 provisions and other regulations that address water quality and stormwater quantity,
2069 including Public Health – Seattle & King County standards, the King County Surface
2070 Water Design Manual, and King County surface water management regulations. The
2071 regulations that are most protective of ecological functions shall apply.

2072 ~~((S-649))~~ **S-638** The Shoreline Master Program shall include provisions to implement the water
2073 quality, stormwater, and non-point pollution policies in this chapter.

2078 F. Preparing for Climate Change

2079 ~~((As discussed in Chapter 5 of the King County Comprehensive Plan, c))~~ Climate change ~~((has the~~
2080 ~~potential for))~~ will have significant impacts on shorelines and shoreline habitats. Sea ~~((=))~~ level rise and
2081 storm surges may place at risk infrastructure, habitat restoration projects, and other development,
2082 including residential development. King County has adopted a Sea Level Rise Risk Area and associated
2083 code requirements for properties located in areas adjoining the current coastal high hazard area on
2084 Vashon-Maury Island. The Risk Area recognizes that coastal flooding will expand inland with sea level
2085 rise, affecting areas that may not experience flooding today. New development and ~~((maintenance or~~
2086 ~~replacement of))~~ improvements to existing development should take into account the ~~((potential for~~
2087 ~~harm that may))~~ impacts that can result from sea ~~((=))~~ level rise.

2088 ~~((S-650))~~ **S-639** King County shall ensure that new projects for and major maintenance or
2089 replacement of utilities, roads, and other public infrastructure consider the impacts of
2090 sea ~~((=))~~ level rise in the location, design, and operation of the projects.

2091 ~~((S-651))~~ **S-640** Habitat protection and restoration projects in the shoreline jurisdiction shall
2092 consider implications of sea ~~((=))~~ level rise and other climate change impacts to promote
2093 resiliency of habitats and species.

2096 VIII. Shoreline Use ~~((And Shoreline Modification))~~

2097 ~~((A. Shoreline Use versus Shoreline Modification~~

2098 ~~((B.))~~ A. General Shoreline Uses

2099 ~~((1.))~~ Generally

2100 Land uses in King County are based on federal, state, and county policies and regulations.) The
2101 baseline permitted uses are established in zoning regulations. Land uses that would be allowed in
2102 zoning may be further limited by the King County Shoreline Master Program and shoreline management
2103 regulations.

2104
2105 ~~((5-701))~~ **King County shall give preference to uses in the shoreline that are consistent with the**
2106 **control of pollution and prevention of damage to the natural environment or are unique**
2107 **to or dependent upon the shoreline.**

2108
2109 ~~((5-702))~~ **S-701 Development within the shoreline jurisdiction shall protect the public's health,**
2110 **safety, and welfare, as well as the land, including its vegetation and wildlife, and**
2111 **protect property rights, while implementing the policies of the Shoreline Management**
2112 **Act.**

2113
2114 ~~((5-703))~~ **S-702 Where there is a conflict between the uses permitted in the ((land use zone)) zoning**
2115 **code and the Shoreline Master Program for a site, the Shoreline Master Program shall**
2116 **control and preference shall be given first to water-dependent uses, then to**
2117 **water-related uses, and finally to water-enjoyment uses.**

2118
2119 ~~((5-704))~~ **Shoreline Master Program development regulations shall ensure no net loss of shoreline**
2120 **ecological processes and functions.**

2121
2122 ~~((5-705))~~ **S-703 King County shall adopt use policies and development regulations to achieve**
2123 **consistency among and between shorelands and adjacent lands as required by Revised**
2124 **Code of Washington 90.58.340.**

2125
2126 ~~((2.))~~ B. Shoreline Conditional Uses

2127 ~~((For the purposes of the King County Shoreline Master Program, a))~~ A shoreline conditional use may be
2128 appropriate ~~((in order))~~ to:

- 2129 1. Effectively address unanticipated uses that are not classified in the Shoreline Master Program;
2130 2. Address cumulative impacts; or
2131 3. Provide the opportunity to require specially tailored environmental analysis or design criteria for
2132 types of use or development that may otherwise be inconsistent with a specific designation
2133 within the Shoreline Master Program or with the Shoreline Management Act policies.

2134
2135 ~~((5-706))~~ **S-704 The following types of uses and development should require a shoreline conditional**
2136 **use permit:**

2137 ~~((1.))~~ **a. Uses and development that may significantly impair or alter the public's use of**
2138 **the waters of the state;**

2139 ~~((2.))~~ **b. Uses and development which, by their intrinsic nature, may have a significant**
2140 **impact on shoreline ecological processes and functions depending on location,**
2141 **design, and site conditions; and**

2142 ~~((3.))~~ **c. Development in critical saltwater habitats.**

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~~((3.))~~ C. Agriculture

The Shoreline Management Act defines agricultural activities as:

"agricultural uses and practices including, but not limited to: Producing, breeding, or increasing agricultural products; rotating and changing agricultural crops; allowing land used for agricultural activities to lie fallow in which it is plowed and tilled but left unseeded; allowing land used for agricultural activities to lie dormant as a result of adverse agricultural market conditions; allowing land used for agricultural activities to lie dormant because the land is enrolled in a local, state, or federal conservation program, or the land is subject to a conservation easement; conducting agricultural operations; maintaining, repairing, and replacing agricultural equipment; maintaining, repairing, and replacing agricultural facilities, provided that the replacement facility is no closer to the shoreline than the original facility; and maintaining agricultural lands under production or cultivation".

The Shoreline Management Act prohibits shoreline master programs from requiring modification to or limiting existing agricultural activities on agricultural lands in the shoreline jurisdiction. This limitation does not apply to new agricultural activities.

The Shoreline Master Program encourages agricultural uses that are compatible with the shoreline designation in which they are proposed.

~~((S-707))~~ S-705 The King County Shoreline Master Program shall not require modification of or limit existing agricultural activities in the shoreline jurisdiction. Existing agricultural activities in the shoreline jurisdiction shall be governed by existing provisions of the King County Comprehensive Plan and the King County Code.

~~((S-708))~~ New agricultural activities in the shoreline jurisdiction shall comply with the critical areas regulations incorporated into the shoreline master program as they apply to agricultural activities.

As required by the Growth Management Act, King County has designated agricultural lands of long-term commercial significance. These lands have been included in Agricultural Production Districts under the King County Comprehensive Plan. Land uses meeting the definition of "agricultural activities" also occur outside the designated Agricultural Production Districts. The King County Shoreline Master Program encourages agricultural uses, but they must be compatible with the shoreline designation in which they are proposed. In addition, under the rare circumstances when land is removed from the Agricultural Production Districts, any development occurring on that land must be consistent with the shoreline designation where it is located.

~~S-709))~~ S-706 New agricultural activities within the shoreline jurisdiction and outside the Agricultural Production Districts shall be consistent with the shoreline designation where the land is located.

~~((S-710))~~ S-707 New agricultural activities within the shoreline jurisdiction and outside the Agricultural Production Districts shall be located and designed to ensure no net loss of shoreline ecological processes and functions and shall not result in an adverse impact on other shoreline resources and ecological values.

~~((S-711))~~ S-708 Development and uses on land removed from the Agricultural Production Districts shall be consistent with the shoreline designation where the land is located.

2195 ((4.)) D. Forestry

2196 In general, the Department of Ecology’s guidelines require local shoreline master programs to rely on
2197 the Forest Practices Act and the rules implementing that Act and the Forest and Fish Report as adequate
2198 management of commercial forest uses within the shoreline jurisdiction. When a property owner
2199 chooses to convert commercial timber land to a use other than timber production, the regulations for
2200 commercial forestry no longer apply. Shorelines of statewide significance require a higher level of
2201 protection.

2202
2203 **((5-712)) S-709 If land is being converted to a non-forest use through Class IV-General forest**
2204 **practice, the provisions of the King County Shoreline ((Management)) Program that**
2205 **apply to development activities govern((s)) the proposed land use.**

2206
2207 **((5-713)) S-710 Within shorelines of statewide significance, selective commercial timber cutting**
2208 **shall be used for timber harvest within two hundred feet abutting landward of the**
2209 **ordinary high water mark so that no more than thirty percent of the merchantable trees**
2210 **may be harvested in any ((ten-)) 10-year period of time. Through a shoreline conditional**
2211 **use permit, King County may approve:**
2212 **a. Other timber harvesting methods in those limited instances where the topography,**
2213 **soil conditions, or silviculture practices necessary for regeneration render selective**
2214 **logging ecologically detrimental; and**
2215 **b. Clear cutting of timber that is solely incidental to the preparation of land for other**
2216 **uses authorized by the King County Shoreline Master Program.**

2217
2218 **((5-714)) S-711 For forest practice conversions and other Class IV-General forest practices, where**
2219 **there is a likelihood of conversion to nonforest uses, King County shall ensure that there**
2220 **is no net loss of shoreline ecological processes and functions and that there are no**
2221 **significant adverse impacts to other shoreline uses, resources, and values such as**
2222 **navigation, recreation, and public access.**
2223

2224 ((5.)) E. Surface Drilling for Oil and Gas

2225 The Shoreline Management Act prohibits surface drilling in the waters of Puget Sound north to the
2226 Canadian ((boundary)) border and the Strait of Juan de Fuca seaward from the ordinary high water mark
2227 and on all lands within one thousand feet landward from that line.

2228
2229 **((5-715)) S-712 Surface drilling for oil or gas shall be prohibited in Puget Sound seaward from the**
2230 **ordinary high water mark and on all lands within one thousand feet landward from the**
2231 **ordinary high water mark on Puget Sound.**
2232

2233 ((6.)) F. Aquaculture

2234 ((a.)) 1. General Aquaculture

2235 Aquaculture is the culture or farming of fish, shellfish, or other aquatic plants and animals. Aquaculture
2236 does not include the harvest of wild geoduck associated with the state managed wildstock geoduck
2237 fishery. ((Aquaculture is dependent on the use of the water area and, when consistent with goals for
2238 aesthetics, public access, control of pollution and prevention of damage to the environment should be
2239 allowed so long as it does not result in a net loss of shoreline ecological processes and functions.)) The
2240 visual and aesthetic impacts of aquaculture should not overwhelm adjacent land uses.
2241

2242 ((5-716)) S-713 Aquaculture is a water-dependent use and should be an allowed use of the
2243 shoreline when consistent with control of pollution and avoidance of adverse impacts to
2244 the environment and preservation of habitat for native species, ((f)) consistent with
2245 Washington Administrative Code 173-26-241(((3)(b)))

2246
2247 ((5-716a)) S-714 King County shall prohibit nonnative marine finfish aquaculture.

2248
2249 ((5-717)) S-715 Potential locations for aquaculture activities are relatively restricted because of
2250 specific requirements related to water quality, temperature, oxygen content, currents,
2251 adjacent land use, wind protection, commercial navigation, and salinity. The
2252 technology associated with some forms of aquaculture is still experimental and in
2253 formative states. Therefore, when implementing development regulations related to
2254 aquaculture, King County should provide flexibility in its development regulations
2255 governing the siting of aquaculture facilities, where appropriate. Those regulations
2256 shall require avoidance of adverse impacts to existing uses((;)) to the maximum extent
2257 practical, and no net loss in shoreline ecological functions and processes. If King County
2258 determines that certain types of aquaculture involve a significant risk of net loss in
2259 shoreline ecological functions or cumulative adverse effects on the environment or
2260 native species and their habitats, the County may prohibit or condition such uses in its
2261 development regulations.

2262
2263 ((5-718)) S-716 Aquaculture activities shall be designed, located, and operated in a manner that
2264 supports long-term beneficial use of the shoreline and protects and maintains shoreline
2265 ecological processes and functions. Aquaculture permits shall not be approved where it
2266 would result in net loss of shoreline ecological functions; net loss of habitat for native
2267 species including eelgrass, kelp, and other macroalgae; adverse impacts to other
2268 habitat conservation areas; or interference with navigation or other water-dependent
2269 uses.

2270
2271 ((5-719)) S-717 Aquaculture facilities shall be designed, operated, and located so as not to spread
2272 disease to native aquatic life, establish new nonnative species that cause significant
2273 ecological impacts, or substantially impact the aesthetic qualities and public access of
2274 the shoreline.

2275
2276 ((5-720)) S-718 Preference should be given to those forms of aquaculture that involve lesser
2277 environmental and visual impacts and lesser impacts to native plant and animal species.
2278 In general, projects that require no structures, submerged structures, or intertidal
2279 structures are preferred over those that involve substantial floating structures. Projects
2280 that involve little or no substrate modification are preferred over those that involve
2281 substantial modification, recognizing that in some circumstances that the importation of
2282 sand or pea gravel on rocky or cobble substrates may result in more diverse habitat.
2283 Projects that involve little or no supplemental food sources, pesticides, herbicides, or
2284 antibiotic application are preferred over those that involve such practices.

2285
2286 ((5-721)) S-719 Aquaculture shall not be permitted if it involves significant risk of cumulative
2287 adverse effects on water quality, sediment quality, benthic and pelagic organisms, or
2288 wild fish populations through potential contribution of antibiotic resistant bacteria,
2289 ((or)) escapement of non((-))native species, or other adverse effects on native species or
2290 threatened or endangered species and their habitats.

2291
2292 ((5-722)) S-720 King County shall consider the potential beneficial impacts and the potential
2293 adverse impacts of new aquaculture development on the physical environment; on
2294 other existing and approved land and water uses, including navigation; and on the
2295 aesthetic qualities of a project area.

2296

2297 **~~((5-723)) S-721~~ Legally established aquaculture uses, including authorized experimental projects,**
2298 **should be protected from incompatible uses that may seek to locate nearby. King**
2299 **County may deny uses or developments that have a high probability of damaging or**
2300 **destroying a legally established existing aquaculture.**

2301
2302 **~~((5-724)) S-722~~ King County should review and make permit decisions on restoration projects**
2303 **associated with aquaculture in a timely manner.**

2304
2305 **~~((5-725)) S-723~~ Experimental aquaculture projects in water bodies should be limited in scale and**
2306 **should be approved for a limited period of time. Experimental aquaculture means an**
2307 **aquaculture activity that uses methods or technologies that are unprecedented or**
2308 **unproven in the State of Washington.**

2309
2310 **~~((5-726)) S-724~~ King County should actively seek substantive comment regarding potential adverse**
2311 **impacts of any shoreline permit application for aquaculture from all appropriate Indian**
2312 **tribal, ~~((F))federal, ((S))state, and local agencies~~~~(, the Muckleshoot Tribe, the Puyallup~~
2313 **~~Tribes of Indians, the Tulalip Tribes and other tribes with treaty fishing rights;))~~, and the**
2314 **general public. Comments of nearby residents or property owners directly affected by**
2315 **an aquaculture proposal should be considered and evaluated, especially in regard to**
2316 **use compatibility and aesthetics.****

2317
2318 **~~((5-727)) S-725~~ The rights of treaty Indian tribes to aquatic resources within their usual and**
2319 **accustomed areas should be addressed through the permit review process. Direct and**
2320 **early coordination between the applicant or proponent and the relevant tribes should**
2321 **be encouraged.**

2322
2323 **~~((5-727a)) S-726~~ King County should ensure proper management of upland uses in the**
2324 **shoreline jurisdiction to avoid degradation of water quality of existing shellfish areas,**
2325 **including adoption of additional protections from impacts of geoduck aquaculture.**

2326 **~~((b-)) 2.~~ Net Pens**

2327 One specific type of aquaculture is a net pen, which is a type of large cage used to farm finfish in open
2328 water. These net pens allow for the exchange of water between the farm and the surrounding
2329 environment. ~~((In 2017, a large commercial net pen near Cypress Island collapsed and released~~
2330 ~~hundreds of thousands of nonnative salmon into King County's shorelines of statewide significance:~~

2331
2332 ~~Following this incident, King County reviewed its net pens regulations in 2018 for potential impacts on~~
2333 ~~native species and found that c))Commercial salmon net pen aquaculture operations generally have~~
2334 ~~adverse environmental and ecological impacts that do not appear to meet the ((SMA)) Shoreline~~
2335 ~~Management Act standard of 'no net loss of ecological function.'~~ These adverse impacts include
2336 increased disease transmission, increased water quality impacts, competition for food and habitat,
2337 predation on local native salmon, and genetic introgression.

2338
2339 King County's native salmon runs are among the Puget Sound region's most precious and irreplaceable
2340 natural resources. King County, ~~((area)) Indian tribes, the state, the region, and the federal government~~
2341 ~~have collectively invested hundreds of millions of dollars over many years to help protect and restore~~
2342 ~~native salmon species. ((The impacts of net pens to native salmon outlined above would threaten years~~
2343 ~~of work and millions of dollars in investments.))~~

2344
2345 The environmental and ecological risks associated with commercial salmon net pens may also apply to
2346 other finfish net pens, including net pens for noncommercial native salmon and commercial native
2347 finfish. ~~((, but there is a lack of current information regarding these risks. The Department of Ecology's~~
2348 ~~Shoreline Master Program Handbook lists only three references to guide local jurisdictions in how to~~
2349 ~~regulate net pens, all of which predate the Endangered Species Act listings of Southern Resident Puget~~
2350 ~~Sound Orcas, Puget Sound Chinook salmon, and Puget Sound steelhead as threatened. The~~

2351 Department of Ecology acknowledges in the handbook that interim net pen guidelines from the 1980s
2352 are out of date and caution should be used if relying on them:
2353

2354 In response to the Cypress Island incident, the Washington State Legislature adopted Engrossed House
2355 Bill 2957 prohibiting new or expanded leases for nonnative marine finfish aquaculture. House Bill 2957
2356 also directed state agencies to continue updating guidance and informational resources for planning
2357 and permitting marine net pen aquaculture. State agencies were further directed to seek advice and
2358 assistance from the Northwest Indian Fisheries Commission, national centers for coastal ocean science,
2359 and to invite consultation with universities and federally recognized Indian tribes. The applicable state
2360 agencies must report to the legislature in late 2019:
2361

2362 **~~((5-272b))~~ S-727 King County shall prohibit new commercial salmon net pen aquaculture operations**
2363 **to avoid adverse impacts on native salmon runs.**
2364

2365 **~~((5-272c))~~ S-728 King County shall support Indian tribal treaty fishing rights, including operation of**
2366 **noncommercial native salmon net pens for temporary rearing and brood stock recovery**
2367 **programs.**
2368

2369 **~~((5-727d))~~ S-729 King County shall review and condition the siting of net pens to ensure they apply**
2370 **all necessary environmental and ecological protections and meet the standard of no**
2371 **adverse impacts and no net loss of ecological function.**
2372

2373 **~~((5-727e))~~ S-730 King County shall revisit its policies and regulations associated with net pens,**
2374 **including the prohibition on commercial native salmon net pens, during the next**
2375 **statutory-required periodic review of this program. At that time, additional research**
2376 **and guidance from the state is expected to be available.**
2377

2378 ~~((7.))~~ G. Boating Facilities

2379 Boating facilities provide ~~((the boating public))~~ recreational opportunities on waters of the state,~~((, but~~
2380 ~~should be sited carefully to assure no net loss of shoreline ecological processes and functions and to~~
2381 ~~maintain the aesthetic quality of the shoreline. For purposes of the King County Shoreline Master~~
2382 ~~Program, “b))~~ “Boating facilities” do not include docks serving four or fewer single~~((-family residences))~~
2383 detached residences.
2384

2385 **~~((5-728))~~ S-731 Boating facilities shall be located only at sites with suitable environmental**
2386 **conditions, shoreline configuration, access, and neighboring uses, and:**
2387 **a. Meet health, safety, and welfare requirements;**
2388 **b. Mitigate aesthetic impacts;**
2389 **c. Provide public access in new marinas, unless there is a safety or security concern;**
2390 **d. Prevent the impacts to shoreline resources from boaters living on their vessels;**
2391 **e. Restrict vessels ~~((should be restricted))~~ from extended mooring on waters of the**
2392 **state unless authorization is obtained from the Washington Department of Natural**
2393 **Resources and impacts to navigation and public access are mitigated;**
2394 **f. ~~((Assure))~~ Ensure no net loss of shoreline ecological processes and functions or**
2395 **other significant adverse impacts; and**
2396 **g. Protect the rights of navigation.**
2397

2398 ~~((8.))~~ H. Commercial Development

2399 Some commercial uses within the shoreline jurisdiction may be required to incorporate appropriate
2400 design and operational elements to qualify as water-related or water-enjoyment. Public access and
2401 ecological restoration are considered appropriate mitigation for the impact to shorelines unless it is
2402 determined public access is infeasible or inappropriate. Most commercial land in unincorporated King
2403 County is located outside the shoreline jurisdiction.

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- ~~((5-729))~~ **S-732** King County shall require all commercial development on public land to provide public access, unless the use is incompatible with public access or there are public safety concerns.
- ~~((5-730))~~ **S-733** King County shall permit non((-))water-oriented commercial uses in the shoreline jurisdiction only if:
- a. The non((-))water-oriented commercial use is limited to the minimum size necessary for the use;
 - b. The use provides a significant public benefit with respect to the Shoreline Management Act's objectives such as providing public access and ecological restoration; and
 - c. The use is part of a mixed-use project that includes water-dependent uses(;;) or navigability is severely limited at the proposed site.
- ~~((5-731))~~ **S-734** King County may allow nonwater-oriented commercial development in the shoreline jurisdiction if the site is physically separated from the shoreline by another property or public right-of-way.
- ~~((5-732))~~ **S-735** King County shall allow over-water nonwater-dependent commercial uses only in existing structures or if the use is auxiliary to and necessary to support a water-dependent use. The area of any over-water structure shall be limited to the maximum extent practical.
- ~~((5-795))~~ **S-736** King County may allow water-related and water-enjoyment uses as part of a shoreline mixed-use development on over-water structures where they are clearly auxiliary to and in support of water-dependent uses, provided the minimum size requirement needed to meet the water-dependent use is not violated.
- ~~((5-733))~~ **S-737** King County shall prohibit commercial development that will have significant adverse impact to other shoreline uses, resources, and values, such as navigation, recreation, and public access. King County shall require mitigation for all commercial development in the shoreline jurisdiction to ensure that it does not cause a net loss of shoreline ecological processes and functions.

2439 ~~((9:))~~ **L. Industrial Development**

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- ~~((The King County Shoreline Master Program establishes a hierarchy for industrial development within the shoreline jurisdiction. Most industrial land in King County is located within cities rather than within unincorporated King County.~~
- ~~S-734))~~ **S-738** In the shoreline jurisdiction, King County shall give preference to industrial uses in the following order: first, water-dependent industrial uses; second, water-related industrial uses; and third, non((-))water-oriented industrial uses.
- ~~((5-735))~~ **S-739** ~~((To mitigate for the impacts of industrial development within the shoreline jurisdiction,))~~ King County ~~((should))~~ **shall** require ecological restoration and public access~~((, unless it determines that public access is infeasible or inappropriate))~~ **for industrial development, where appropriate.**
- ~~((5-736))~~ **S-740** King County shall require industrial uses located on public land in the shoreline jurisdiction to provide public access, unless the use is incompatible with public access or there are public safety concerns.

2457 ~~((5-737))~~ **S-741** King County should encourage ~~((t))~~ industrial development and redevelopment to
2458 be located where environmental cleanup and restoration of the shoreline can be
2459 incorporated.

2460
2461 ~~((5-738))~~ **S-742** King County shall permit new nonwater-oriented industrial development in the
2462 shoreline jurisdiction only if:
2463 a. The use is part of a mixed-use project that includes water-dependent uses or
2464 navigability is severely limited; and
2465 b. The use provides a significant public benefit with respect to the Shoreline
2466 Management Act's objectives, such as providing public access and ecological
2467 restoration.

2468
2469 ~~((5-739))~~ **S-743** King County may allow nonwater-oriented industrial uses in the shoreline
2470 jurisdiction if the site is physically separated from the shoreline by another property or
2471 public right-of-way.
2472

2473 ~~((10.))~~ J. In-Water Structures

2474 "In-water structure" means a structure placed by humans within a stream, river, or lake waterward of the
2475 ordinary high ~~((=))~~ water mark that either causes or has the potential to cause water impoundment or the
2476 diversion, obstruction, or modification of water flow. In-water structures may include those for
2477 hydroelectric generation, irrigation, water supply, flood control, transportation, utility service
2478 transmission, fish collection weir, or other purposes.

2479
2480 ~~((5-740))~~ **S-744** In-water structures shall provide for the protection and preservation of shoreline
2481 ecological processes and functions, and cultural resources, including, but not limited to,
2482 fish and fish passage, wildlife and water resources, shoreline critical areas, hydro ~~((=))~~
2483 geological processes, and natural scenic vistas.

2484
2485 ~~((5-741))~~ **S-745** The location and planning of in-water structures shall give due consideration to the
2486 full range of public interests and shoreline ecological processes and functions, with
2487 special emphasis on protecting and restoring habitat for threatened or endangered
2488 species.
2489

2490 ~~((11.))~~ K. Mining

2491 King County has identified and designated land that is appropriate for the removal of sand, gravel, soil,
2492 minerals, and other extractable resources. ~~((In King County, gravel removal was a common method of
2493 flood control in the first half of the 20th century. However, m))~~ Mining within shorelines can have
2494 significant impacts, particularly to habitat for threatened and endangered aquatic and riparian species.
2495

2496 ~~((5-742))~~ **S-746** Mining may be allowed within the shoreline jurisdiction if it is:
2497 a. Consistent with the environment designation policies of the King County Shoreline
2498 Master Program and provisions of the Shoreline Management Act; and
2499 b. Located within mineral resource lands designated by the King County
2500 Comprehensive Plan.

2501
2502 **((5-743)) S-747** New mining and associated activities shall be designed and conducted to comply
2503 with the regulations of the environment designation where the activity occurs and the
2504 provisions applicable to critical areas where relevant. Accordingly, meeting the
2505 standard of no net loss of ecological function shall include avoidance and mitigation of
2506 adverse impacts during the course of mining and reclamation. It is appropriate,
2507 however, to determine whether there will be no net loss of ecological function based on
2508 evaluation of final reclamation required for the site. Preference shall be given to mining
2509 proposals that result in the restoration, creation, or enhancement of habitat for
2510 threatened or endangered species.

2511
2512 **((5-744)) S-748** The King County Shoreline Master Program provisions and permit requirements for
2513 mining should be ((coordinated)) consistent with the requirements of Chapter 78.44
2514 Revised Code of Washington ((Chapter 78.44)).

2515
2516 **((5-745)) S-749** The proposed subsequent use of mined property shall be consistent with the
2517 provisions of the shoreline environment designation in which the property is located.

2518
2519 **((5-746)) S-750** King County shall permit mining within the active channel of a river only as follows:
2520 a. Removal of specified quantities of sand and gravel or other materials at specific
2521 locations will not adversely affect the natural processes of gravel transportation for
2522 the river system as a whole;
2523 b. The mining and any associated permitted activities will not have significant adverse
2524 impacts to habitat for threatened or endangered species nor cause a net loss of
2525 shoreline ecological processes and functions;
2526 c. The determinations required by items ((1)) a. and ((2)) b. of this policy shall be
2527 consistent with Revised Code of Washington 90.58.100((1)) and Washington
2528 Administrative Code 173-26-201(((2)(a))). Such evaluation of impacts should be
2529 appropriately integrated with relevant environmental review requirements of the
2530 State Environmental Policy Act and the Department of Ecology guidelines;
2531 d. In considering renewal, extension, or reauthorization of gravel bar and other
2532 in-channel mining operations in locations where they have previously been
2533 conducted, King County shall require compliance with this policy if no such review
2534 has previously been conducted. Where there has been prior review, King County
2535 shall review the previous determinations ((in-order)) to ensure that current site
2536 conditions comply with the Program; and
2537 e. These requirements do not apply to dredging of authorized navigation channels
2538 when conducted in accordance with Washington Administrative Code
2539 173-26-231(((3)(f))).

2540
2541 **((5-747)) S-751** King County shall require a shoreline conditional use permit for mining activity
2542 within a severe channel migration hazard zone located within the shoreline jurisdiction.
2543

2544 **((12:)) L. Recreational Development**

2545 Recreational development includes uses and activities designed to allow public enjoyment and use of
2546 the water and shoreline((King County recreational planning provides for)), including parks, trails, open
2547 space, and opportunities for both active and passive recreational use ((in King County)).

2548
2549 **((5-748)) S-752** Recreational development is allowed in the shoreline jurisdiction and ((must)) shall
2550 be consistent with the shoreline environment designation in which the property is
2551 located.

2552
2553 **((5-749)) S-753** King County shall plan to provide public recreational uses on ((c))County-owned
2554 shoreline, consistent with the goals of this chapter.
2555

2556 ((13.)) M. Residential Development

2557 The Shoreline Management Act recognizes single ((family)) detached residential development as a
2558 priority use within shorelines of the state. The term “residential development” also includes attached
2559 and ((multifamily)) multiunit dwellings ((units)) as well as subdivision of shoreline land into new residential
2560 lots. In King County, single detached ((dwelling units)) residences are the most common shoreline
2561 development. Residential development is often fairly high density to maximize water frontage. Care
2562 must be taken to assure that shoreline residential development and the related impacts from shoreline
2563 armoring, stormwater runoff, on-site sewage disposal systems, introduction of pollutants, and vegetation
2564 modification and removal do not result in significant damage to the shoreline.

2565
2566 **((S-750)) S-754** Single ((family)) detached residential development is a priority use in the shoreline
2567 jurisdiction in King County.

2568
2569 **((S-751)) S-755** King County shall require a conditional use permit for construction or expansion of
2570 a single((family residence)) detached residence that is located within an aquatic area
2571 buffer in the Forestry or Natural Shoreline Environments.

2572
2573 **((S-752))** ~~Shoreline residential development, including accessory structures and uses, should be~~
2574 ~~sufficiently set back from steep slopes and shorelines vulnerable to erosion so that~~
2575 ~~structural improvements, including bluff walls and other stabilization structures, are not~~
2576 ~~required to protect these structures and uses.~~

2577
2578 **S-753)) S-756** New over-water residences(~~, including floating homes,~~) are not a preferred use
2579 and shall be prohibited in the shoreline jurisdiction. Existing communities of ((floating
2580 or))over-water homes should be reasonably accommodated to allow improvements
2581 associated with life-safety matters and to ensure protection of private property rights.
2582 King County shall limit the expansion of existing ((floating homes, including over-water
2583 and underwater footprint, and)) over-water communities to the minimum necessary to
2584 ensure consistency with constitutional and other legal limitations that protect private
2585 property.
2586

2587 **((S-754)) S-757** King County should require ((multifamily)) multiunit residential development and
2588 subdivisions within the shoreline jurisdiction creating more than four lots to provide
2589 public access.

2590
2591 **((S-755)) S-758** King County shall require subdivisions and short subdivisions to:
2592 a. Be designed, configured, and developed in a manner that ensures no net loss of
2593 shoreline ecological processes and functions at full build-out of all lots;
2594 b. Prevent the need for new shoreline stabilization or flood risk reduction measures
2595 that would cause significant impacts to other properties or public improvements, a
2596 net loss of shoreline ecological processes and functions, or interfere with channel
2597 migration; and
2598 c. Implement the provisions and policies for shoreline designations and the general
2599 policy goals of this chapter.
2600

2601 ((14.)) N. Transportation and Parking

2602 Providing for transportation and parking is necessary to support water-dependent uses, to support the
2603 regional economy, and for access to privately owned property. ((However, transportation facilities
2604 should be located and designed to have the least impact on the ecological processes and functions of
2605 the shoreline.)) Transportation planning in shorelines should ((not be focused totally on automobiles;
2606 but should)) consider a wide range of options, including vehicles, buses, light rail, commuter rail, bicycle,
2607 equestrian, and pedestrian facilities. Transportation planning can be a tool for ((finding opportunities to
2608 provide)) providing public access to the shorelines.
2609

2610 ~~((5-756))~~ **S-759** King County shall require transportation and parking plans and projects located in
2611 the shoreline jurisdiction to be consistent with the public access policies in this chapter
2612 and environmental protection provisions.

2613
2614 ~~((5-757))~~ **S-760** Where appropriate, circulation system planning in the shoreline jurisdiction shall
2615 include systems for pedestrian, bicycle, and public transportation and ~~((combining))~~
2616 **combine** transportation uses to minimize the footprint of transportation facilities.
2617 Circulation planning and projects should support existing and proposed shoreline uses
2618 that are consistent with the King County Shoreline Master Program.

2619
2620 ~~((5-758))~~ **S-761** Transportation and parking facilities located in the shoreline jurisdiction shall be
2621 planned, located, and designed to have the least possible adverse impact on unique or
2622 fragile shoreline features, not result in a net loss of shoreline ecological processes and
2623 functions, or adversely impact existing or planned water-dependent uses. Where other
2624 options are available and feasible, new transportation facilities or transportation facility
2625 expansions should not be constructed within the shoreline jurisdiction.

2626
2627 ~~((5-759))~~ **S-762** Parking facilities in the shoreline jurisdiction are not a preferred use. King County
2628 shall allow parking facilities in the shoreline jurisdiction only when necessary to support
2629 an authorized use and when an alternatives analysis shows there are no feasible
2630 alternatives outside of the ~~((200-foot))~~ shoreline jurisdiction. Parking facilities in the
2631 shoreline jurisdiction shall use ~~((L))~~ low ~~((I))~~ impact ~~((D))~~ designs, such as porous concrete
2632 and vegetated swales, and be planned, located, and designed to minimize the
2633 environmental and visual impacts.

2635 ~~((15.))~~ **Q. Utilities**

2636 Utilities include services and facilities that produce, convey, store, or process power, gas, water, sewage,
2637 stormwater, communications, oil, or waste. Utilities that are classified as on-site utilities serving only one
2638 primary use are considered “accessory utilities” and are considered part of the primary use.

2639
2640 ~~((5-760))~~ **S-763** Utility facilities shall be designed and located to ~~((assure))~~ **ensure** no net loss of
2641 shoreline ecological processes and functions, preserve the natural landscape, and
2642 minimize conflicts with present and planned land and shoreline uses, while meeting the
2643 needs of future populations in areas planned to accommodate growth.

2644
2645 ~~((5-761))~~ **S-764** King County shall allow modification of existing utility facilities and the location of
2646 new water-oriented portions of utility facilities in the shoreline jurisdiction provided
2647 that ~~((a))~~ mitigation sequenc~~((e))~~ing is applied ~~((see policy S-616))~~ **consistent with**
2648 **Policy S-609** and there is no net loss of shoreline ecological processes and functions. To
2649 the maximum extent practical, those parts of utility production and processing facilities
2650 that are not water-oriented, such as power plants and sewage treatment plants, shall be
2651 located outside of the shoreline jurisdiction.

2652
2653 ~~((5-762))~~ **S-765** Transmission facilities for the conveyance of services, such as power lines, cables,
2654 and pipelines, shall be located outside of the shoreline jurisdiction where~~ver~~ feasible.
2655 ~~((Transmission facilities located within the shoreline jurisdiction shall assure no net loss
2656 of shoreline ecological processes and functions.))~~

2657
2658 ~~((5-763))~~ **S-766** Utilities should be located in existing developed rights-of-way and corridors to the
2659 maximum extent practical.

2660

- 2661 ~~((5-764)) S-767~~ Unless no other feasible alternative location exists, King County should discourage:
2662 a. Locating pipelines and cables in water, on tidelands, or roughly parallel to the
2663 shoreline; and
2664 b. The development of facilities that may require periodic maintenance that disrupts
2665 shoreline ecological processes and functions.

2666
2667 ~~((King County shall ensure that any utility facilities that are allowed do not result in a net
2668 loss of shoreline ecological processes and functions or significant adverse impacts to
2669 other shoreline resources and values.
2670~~

2671 ~~€.)~~ IX. Shoreline Modifications

2672 ~~((1.))~~ A. General Policies Governing Shoreline Modifications

2673 A shoreline modification is construction of a physical element, such as a dike, breakwater, dredged
2674 basin, or fill, as well as other actions such as clearing, grading, application of chemicals, or significant
2675 vegetation removal to support or prepare for a shoreline use. ~~((These activities should be directly
2676 related to a legal shoreline use and should not be conducted for other purposes.~~

2677
2678 ~~S-765)) S-801~~ King County should allow structural shoreline modifications only when necessary to
2679 support or protect a legally established structure or a legally existing shoreline use that
2680 is in danger of loss or substantial damage, or when a modification is necessary for
2681 reconfiguration of the shoreline for mitigation or enhancement purposes.

2682
2683 ~~((S-766)) S-802 ((In-order t))~~To reduce the adverse effects of shoreline modifications, King County
2684 should limit the number and extent of shoreline modifications ~~((in number and extent to
2685 the maximum extent practicable)).~~

2686
2687 ~~((S-767)) S-803~~ King County shall only allow shoreline modifications that are appropriate to the
2688 specific type of shoreline and environmental conditions for which they are proposed.

2689
2690 ~~((S-768)) S-804~~ King County shall ensure that shoreline modifications individually and cumulatively
2691 do not result in a net loss of shoreline ecological processes and functions. ~~((In-order
2692 t))~~To achieve this goal, King County shall give preference to those types of shoreline
2693 modifications that have a lesser impact on the shoreline and by requiring mitigation of
2694 identified impacts resulting from shoreline modifications.

2695
2696 ~~((S-769)) S-805~~ Where applicable, King County shall develop regulations and impose conditions
2697 based on scientific and technical information and a comprehensive analysis of shoreline
2698 conditions for drift cells for marine waters or reaches for lakes and river and stream
2699 systems.

2700
2701 ~~((S-770)) S-806~~ King County should plan for the enhancement of impaired shoreline ecological
2702 processes and functions where feasible and appropriate, while accommodating
2703 permitted uses. To the maximum extent practical, King County should incorporate
2704 appropriate measures to protect shoreline ecological processes and functions from the
2705 impacts of shoreline modifications.

2706 ~~((2.))~~ B. Shoreline Stabilization

2707 Shorelines are impacted by wind and wave action, currents, tides, and flood waters, resulting in erosion
2708 of banks and shifts in channels. These ~~((impacts))~~ are natural processes that support shoreline ecological
2709 processes and functions, but they also impact human use of shorelines.
2710

2711 These natural processes are likely to be affected by climate change. Lowland rivers may see higher flows
2712 in the autumn and winter and mid-elevation rivers may see higher winter flows. In both cases, these
2713 changes could lead to more frequent flooding. The marine shorelines around Vashon-Maury Island and
2714 the Duwamish Estuary may also see effects due to sea(=)level rise. Increased sea elevations will make
2715 development and infrastructure in low-lying areas more susceptible to flooding due to high tides and
2716 storms. Waves will encroach further onto low-lying beaches and cause greater beach erosion,
2717 threatening or damaging low-lying structures. At the same time steep slopes may receive increased
2718 moisture due to predicted changes in precipitation patterns, potentially resulting in an increase in
2719 landslides that may cause property destruction and threaten human safety.

2720
2721 Humans have long desired to "control" these natural processes by constructing shoreline stabilization
2722 structures. The negative ((side)) impacts of structural solutions includes the high cost of construction,
2723 long-term cost of maintenance and repair, the false sense of security for humans relying on these
2724 structures, and the high impact to the shoreline environment. These negative impacts are likely to
2725 increase as the effects of climate change become more apparent. These impacts include:

- 2726 1. Beach starvation where sediment is prevented from supplying the beach, thus impeding a
2727 dynamic process.
- 2728 2. Habitat degradation, particularly through removal of shoreline vegetation.
- 2729 3. Sediment impoundment where the sources of sediment are lost and longshore transport is
2730 diminished, resulting in lowering of down-drift beaches, narrowing of the high tide beach,
2731 and the coarsening of beach sediment.
- 2732 4. Exacerbation of erosion as wave energy is reflected back from hard surfaces onto the beach,
2733 increasing erosion.
- 2734 5. Groundwater impacts that can lead to a rise of the water table on the landward side of an
2735 erosion control structure, which results in increased pore pressures in the beach material
2736 and accelerated erosion of sand-sized material from the beach.
- 2737 6. Hydraulic impacts where wave energy is reflected back onto the beach, resulting in scour
2738 lowering the beach elevation, or coarsening the beach, resulting in failure of the structure.
- 2739 7. Loss of shoreline vegetation and the loss of erosion control that the vegetation provided, as
2740 well as loss of the habitat function provided by vegetation.
- 2741 8. Loss of large woody debris, which plays an important role in biological diversity and habitat
2742 as well as stabilizing the shoreline.
- 2743 9. Restriction of channel movement and creation of side channels, impacting recruitment of
2744 large woody debris and gravel for spawning.

2745
2746 As alternatives to constructing a hard-surfaced structural facility, nonstructural methods that have lesser
2747 impacts on shoreline ecological processes and functions are available. These nonstructural methods
2748 may also allow for adaptation to the effects of climate change. For example, if buildings are constructed
2749 further away from the existing water edge, beyond the range of sea(=)level rise, shoreline protection
2750 would be unnecessary. For most projects, a range of options is available. These include "soft" measures,
2751 such as revegetation to stabilize banks, which provide a variety of other ecological processes and
2752 functions, and "hard" measures, such as bulkheads, which often detract from or provide only limited
2753 ecological function. Shoreline stabilization options include, but are not limited to:

- 2754 1. Vegetation enhancement;
- 2755 2. Upland drainage control;
- 2756 3. Biotechnical measures;
- 2757 4. Beach enhancement;
- 2758 5. Anchor trees;

- 2759 6. Gravel placement;
- 2760 7. Rock revetments;
- 2761 8. Gabions;
- 2762 9. Concrete groins;
- 2763 10. Retaining walls and bluff walls;
- 2764 11. Bulkheads; and
- 2765 12. Seawalls.

2766
2767 ~~((S-774)) S-807~~ King County shall require shoreline stabilization to be consistent with Washington
2768 Administrative Code 173-26-221~~((5))~~ for vegetation retention and (Washington
2769 Administrative Code 173-26-221(2) for) protection of critical areas.

2770
2771 ~~((S-772)) S-808~~ King County shall adopt standards to first avoid and then mitigate the impact to
2772 shoreline ecological processes and functions when alteration of the shoreline is allowed
2773 for the construction of single detached ~~((dwelling-units))~~ residences and accessory
2774 structures. These standards shall address the design and type of protective measures
2775 and devices that are allowed.

2776
2777 ((When structural shoreline stabilization is proposed to protect existing development, the following
2778 measures apply:

2779
2780 ~~S-773~~ King County may allow construction of new or replaced structural shoreline stabilization
2781 and flood control works to protect an existing structure if King County determines there
2782 is a documented need, including a geotechnical analysis that the structure is in danger
2783 from shoreline erosion caused by tidal action, currents or waves.

2784
2785 When new development occurs within the shoreline jurisdiction, the following measures apply:

2786
2787 ~~S-774)) S-809~~ King County shall ~~((require))~~:
2788 a. Require new shoreline development, including subdivisions and short subdivisions,
2789 to be located and designed to avoid the need for future structural slope or shoreline
2790 stabilization ((to the maximum extent practicable));
2791 b. Require new development to be set back from steep or eroding slopes so that
2792 structural slopes or shoreline stabilization is not needed for the life of the
2793 development; and
2794 c. Not allow new development that requires shoreline stabilization that will cause
2795 significant impacts to adjacent or down-current properties and shoreline areas.

2796
2797 ~~((S-775~~ King County shall require that lots in new subdivisions and short subdivisions to be
2798 created so that shoreline stabilization will not be necessary in order for reasonable
2799 development to occur, using geotechnical analysis of the site and shoreline
2800 characteristics:

2801
2802 ~~S-776~~ King County shall require new development on steep slopes or bluffs to be set back
2803 sufficiently to ensure that shoreline stabilization is unlikely to be necessary during the
2804 life of the structure, as demonstrated by a geotechnical analysis.

2805
2806 ~~S-777~~ King County shall not allow new development that requires shoreline stabilization that
2807 will cause significant adverse impacts to adjacent or down-current properties and
2808 shoreline areas.

2809

2810 ~~S-778~~ **King County should notify all prospective developers of new development along**
2811 **Vashon-Maury Island that their development may be impacted by sea-level rise and**
2812 **should encourage all such new development to be set back a sufficient distance to**
2813 **avoid the need for shoreline protection during the expected life of the development.**
2814

2815 New "hard" structural stabilization measures should be used as a last resort after exploring and
2816 evaluating other soft measures.))

2817
2818 **S-810 New or enlarged structural shoreline stabilization to protect an existing primary**
2819 **structure shall be allowed only when:**
2820 **a. The structure is at imminent risk from shoreline erosion caused by tidal action,**
2821 **currents, or waves;**
2822 **b. No lower-impact alternative exists, including relocation or reconstruction of the**
2823 **structure;**
2824 **c. On-site drainage has been directed away from the shoreline edge; and**
2825 **d. There is no net loss of shoreline ecological processes and functions.**
2826

2827 ~~((S-779))~~ **S-811 ((King County shall require the use of soft methods of shoreline stabilization to the**
2828 **maximum extent practicable.)) King County shall allow new ((hard)) structural**
2829 **stabilization measures ((only)) for new nonwater-dependent development, as follows:**
2830 **a. ((To protect existing dependent development and structures, including**
2831 **single-family residences); if:**
2832 **1.)) The erosion is not the result of upland conditions, such as the loss of vegetation**
2833 **and drainage;**
2834 **((2.)) b. Nonstructural measures, such as locating the development further from the**
2835 **shoreline, planting vegetation, or installing on-site drainage improvements, are not**
2836 **feasible or not sufficient;**
2837 **((3.)) c. The need to protect primary structures from imminent risk of damage due to**
2838 **erosion is demonstrated through a geotechnical report submitted by a qualified**
2839 **specialist. The damage must be caused by natural processes, such as tidal action,**
2840 **currents, and waves; and**
2841 **((4.)) d. Mitigation is provided such that the ((erosion control structure)) shoreline**
2842 **stabilization will not result in a net loss of shoreline ecological processes and**
2843 **functions.**
2844

2845 **S-812 ((b. To protect water-dependent development if)) King County shall allow new**
2846 **structural shoreline stabilization for water-dependent development, as follows:**
2847 **((1.)) a. The erosion is not the result of upland conditions, such as the loss of vegetation**
2848 **and drainage;**
2849 **((2.)) b. Nonstructural measures, planting vegetation, or installing on-site drainage**
2850 **improvements are not feasible or not sufficient;**
2851 **((3.)) c. The need to protect primary structures from damage due to erosion is**
2852 **demonstrated through a geotechnical report submitted by a qualified specialist;**
2853 **and**
2854 **((4.)) d. The ((erosion control structure)) shoreline stabilization will not result in a net**
2855 **loss of shoreline ecological processes and functions.**
2856

2857 **S-813 King County shall allow new structural stabilization ((c. F)) to protect shoreline**
2858 **restoration projects or hazardous substance remediation projects pursuant to Chapter**
2859 **70A.305 Revised Code of Washington ((Chapter 70.105D if)) as follows:**
2860 **((1.)) a. Nonstructural measures, planting vegetation, or installing on-site drainage**
2861 **improvements are not feasible or not sufficient; and**
2862 **((2.)) b. The ((erosion control structure)) shoreline stabilization will not result in a net**
2863 **loss of shoreline ecological processes and functions.**
2864

2865 ((The King County shoreline jurisdiction includes a large number of shoreline stabilization structures,
2866 many of which were constructed years ago with little or no consideration of the impact on shoreline
2867 ecological processes and functions.

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~~5-780)) S-814~~ An existing shoreline stabilization structure may be replaced with a ((similar structure if)) method that is similar or less impactful, as follows:

- a. The replacement is designed, located, sized, and constructed to ensure no net loss of ecological functions;
- b. The replacement does not encroach waterward of the ordinary high water mark or the existing shoreline stabilization structure and is moved as far landward of the ordinary high water mark as possible;
- c. The existing shoreline stabilization structure is removed;
- d. The replacement does not increase the size of the existing stabilization structure;
and
- e. The existing shoreline stabilization can no longer adequately serve its purpose and there is a demonstrated need to protect principal uses or structures from erosion caused by currents, tidal action, or waves.

~~((5-781) King County shall require replaced shoreline protection structures to be designed, located, sized, and constructed to assure no net loss of shoreline ecological processes and functions.~~

~~5-782)) S-815~~ Replacement walls or bulkheads to protect a residence shall not encroach waterward as measured at an elevation of two-feet above the current ordinary ((high-water)) high water mark, unless:

- a. The residence was occupied prior to January 1, 1972;
- b. There are overriding safety or environmental concerns; and
- c. The replacement ((structure)) shall abut the existing shoreline stabilization structure and be located on the landward side of the existing structure.

~~((5-783)) S-816~~ If a net loss of ecological processes and functions associated with critical saltwater habitats will result from leaving an existing shoreline protection structure that is proposed for replacement, King County shall require the structure to be removed as part of the replacement measure.

~~((5-784)) S-817~~ King County shall ((encourage)) require the use of soft shoreline stabilization measures that use placement or growth of natural materials that closely resemble natural scales and configurations, or other soft stabilization measures where appropriate, and that provide restoration of shoreline ecological processes and functions waterward of the ordinary ((high-water)) high water mark.

~~((5-785)) S-818~~ King County should encourage replaced structural shoreline stabilization located on Vashon-Maury Island to be relocated outside of the coastal high hazard area (also known as the coastal 100-year floodplain) whenever possible.

~~((King County should make decisions on shoreline stabilization measures based on technical studies and reports that objectively analyze the current conditions and the impact of the proposed stabilization measure. A geotechnical report addressing geologic and habitat conditions developed by a qualified geologist or geotechnical engineer and habitat specialist should be a requirement of a development proposal application that includes shoreline stabilization as part of the development.~~

~~5-786) When shoreline stabilization is proposed, King County shall require a geotechnical report to address the need to prevent potential damage to a primary structure. The report shall estimate time frames and rates of erosion and the urgency associated with the specific situation. King County should not allow hard armoring solutions, unless a geotechnical report confirms that there is a significant possibility that the structure will be damaged within three years as a result of shoreline erosion in the absence of such hard armoring measures, or where waiting until the need is immediate would foreclose the opportunity to use measures that avoid impacts on shoreline ecological processes and functions. If the geotechnical report confirms a need to prevent potential damage to a primary structure, but the need is not as immediate as the three years, the report~~

2926 ~~may still be used to justify more immediate authorization to protect against erosion~~
2927 ~~using soft measures:~~
2928

2929 ~~The construction of shoreline stabilization measures results in impacts to the ecological processes and~~
2930 ~~functions of the shoreline. The following measures should be considered to mitigate the impacts of~~
2931 ~~shoreline stabilization projects:~~
2932

2933 ~~S-788))~~ **S-819** ~~If structural shoreline stabilization measures are demonstrated to be necessary,~~
2934 ~~King County shall:~~
2935 ~~((1:))~~ **a. Limit the size of stabilization measures to the minimum necessary;**
2936 ~~((2:))~~ **b. Require the use of measures designed to ((assure)) ensure no net loss of**
2937 ~~shoreline ecological processes and functions;~~
2938 **c. Ensure the shoreline stabilization method is the least ecologically impactful,**
2939 ~~technically feasible option; and~~
2940 ~~((3:))~~ **d. Require the use of soft approaches, unless they are demonstrated not to be**
2941 ~~sufficient to protect primary structures, dwellings, and businesses.~~
2942

2943 ~~((S-789))~~ **S-820** ~~King County shall ensure that publicly financed or subsidized shoreline erosion~~
2944 ~~control measures do not restrict appropriate public access to the shoreline, except~~
2945 ~~where such access is determined to be infeasible because of incompatible uses, safety,~~
2946 ~~security, or harm to shoreline ecological processes and functions. Where feasible, King~~
2947 ~~County shall require ecological restoration and public access improvements to be~~
2948 ~~incorporated into the project.~~
2949

2950 ~~((S-790))~~ **S-821** ~~King County shall discourage new development and redevelopment on feeder~~
2951 ~~bluffs. Where a legal building lot exists and the landowner has no option to locate new~~
2952 ~~development or redevelopment away from feeder bluffs and other areas that affect~~
2953 ~~beach sediment-producing areas, King County shall require that they avoid, to the~~
2954 ~~maximum extent ((practicable)) feasible, and then minimize the adverse impacts to~~
2955 ~~sediment conveyance systems from erosion control measures.~~
2956

2957 ~~((S-791))~~ **S-822** ~~King County should prioritize feeder bluffs as areas for protection using acquisition,~~
2958 ~~easement, transfer of development rights, and other programs that eliminate or reduce~~
2959 ~~development threats.~~
2960

2961 ~~((Erosion is the breakdown of soil, mud, rock, and other particles by the agents of wind, water, or ice or~~
2962 ~~by living organisms. These materials are moved downward or down-slope in response to gravity.~~
2963 ~~Upland conditions may contribute to this on-going natural physical process and may impact the ability of~~
2964 ~~people to use the shoreline.)) Mass wasting is the geomorphic process by which soil, mud, rock, and~~
2965 ~~other particles move downslope under the force of gravity. Types of mass wasting include creep, slides,~~
2966 ~~flows, topples, and falls, each with its own characteristic features. Mass wasting may occur at a very slow~~
2967 ~~rate, particularly in areas that are very dry or those areas that receive sufficient rainfall such that~~
2968 ~~vegetation has stabilized the surface. ((It may also occur at very high speed, such as in rock slides or~~
2969 ~~landslides, with disastrous consequences. The desire to protect shoreline development from these~~
2970 ~~impacts leads to proposals for shoreline stabilization:~~
2971

2972 ~~S-792))~~ **S-823** ~~The impacts of erosion and mass wasting should be mitigated through protection of~~
2973 ~~geological hazardous areas.~~

2974 ~~((3:))~~ **C. Piers and Docks**

2975 Piers and docks are some of the most commonly requested modifications to the shorelines. Because
2976 they extend over the water, piers and docks can have a significant impact on the shoreline ecological
2977 processes and functions. Careful consideration should be given to the construction of new piers and
2978 docks, and how they are constructed ~~((in order))~~ to minimize their impacts.
2979

2980 ((5-798)) **S-824** King County shall require piers and docks(~~(, including those accessory to~~
2981 ~~single-family residences;))~~ to be designed and constructed to avoid and then minimize
2982 and mitigate the impacts to shoreline ecological processes and functions. King County
2983 shall ~~((require piers and docks to be constructed of non-toxic materials. Where toxic~~
2984 ~~materials, such as treated wood, are proposed, the proponent must show that no~~
2985 ~~non-toxic alternative exists))~~ **prohibit the use of creosote or pentachlorophenol pilings.**
2986

2987 ((5-793)) **S-825** King County shall allow new piers and docks only for water-dependent uses, single
2988 detached residences, or **for public access.**
2989 **a. For single detached residences, the pier or dock shall be considered a water-**
2990 **dependent use ((#))if it is designed and intended as a facility for access to**
2991 **watercraft(~~(, a dock associated with a single-family residence is considered a~~**
2992 **water-dependent use)). As an alternative to individual private moorage for**
2993 **residential development: mooring buoys are preferred over floats or docks and**
2994 **shared moorage facilities are preferred over single use moorage, where feasible or**
2995 **where water use conflicts exist or are predictable.**
2996 **b. For all other development, piers or docks shall only be allowed when the applicant**
2997 **demonstrates that a specific need exists to support the intended water-dependent use.**
2998

2999 ((5-794)) **S-826** King County shall require piers and docks ((construction)) to be limited to the
3000 minimum size necessary to meet the needs of the proposed water-dependent use.
3001

3002 ~~((5-796)) King County shall allow new pier or dock construction, excluding docks accessory to~~
3003 ~~single-family residences, only when the applicant has demonstrated that a specific need~~
3004 ~~exists to support the intended water-dependent uses:))~~
3005

3006 ((5-610)) **S-827** King County shall prefer and provide special permitting considerations for docks
3007 and piers that are shared among multiple landowners.
3008

3009 ((5-797)) **S-828** If new piers or docks are allowed, King County shall require new residential
3010 development of two or more dwelling units, subdivisions, and short subdivisions to
3011 provide joint use or community dock facilities, when feasible, rather than individual
3012 docks for each dwelling unit or lot. King County shall allow only one pier or dock
3013 associated with a residential development on a parcel.

3014 ~~((4.))~~ D. Fill

3015 ((Fill means the addition of soil, sand, rock, gravel, sediment, earth retaining structures, or other material
3016 to an area waterward of the ordinary high water mark, in wetlands, or on shorelands in a manner that
3017 raises the elevation or creates dry land:)) Fill is not permitted within the 100-year floodplain without
3018 providing compensatory flood storage to prevent a rise in the base flood, which is a flood having a one
3019 percent chance of being equaled or exceeded in any given year, often referred to as the "100-year
3020 flood." Fill can impact shoreline ecological processes and functions, including channel migration.
3021

3022 ((5-799)) **S-829** King County shall require fill to be located, designed, and constructed to protect
3023 shoreline ecological processes and functions and ecosystem-wide processes, including
3024 channel migration and side channels.
3025

3026 ~~((5-800))~~ **S-830** King County shall allow fill waterward of the ordinary ~~((high-water))~~ high water
3027 mark only when necessary to support:
3028 ~~((1-))~~ **a.** Water-dependent use;
3029 ~~((2-))~~ **b.** Public access;
3030 ~~((3-))~~ **c.** Cleanup and disposal of contaminated sediments as part of an interagency
3031 environmental clean-up plan;
3032 ~~((4-))~~ **d.** Disposal of dredged material considered suitable under, and conducted in
3033 accordance with, the dredged material management program of the
3034 Washington Department of Natural Resources;
3035 ~~((5-))~~ **e.** Expansion or alteration of transportation facilities of statewide significance
3036 currently located on the shoreline and then only upon a demonstration that
3037 alternatives to fill are not feasible; ~~((or))~~
3038 ~~((6-))~~ **f.** Mitigation actions, environmental restoration, beach nourishment,
3039 enhancement projects; or
3040 ~~((7-))~~ **g.** Flood risk reduction projects implemented consistent with the goals, policies,
3041 and objectives of the King County Flood Hazard Management Plan where no
3042 reasonable alternative exists.
3043

3044 ~~((5-801))~~ **S-831** King County shall require a shoreline conditional use permit for fill waterward of
3045 the ordinary ~~((high-water))~~ high water mark for any use, except for projects for
3046 ecological restoration or for the maintenance, repair, or replacement of flood protection
3047 facilities.

3048 ~~((5-))~~E. Breakwaters, Jetties, Groins, and Weirs

3049 Breakwaters, jetties, groins, and weirs are all structural elements that are constructed to absorb or deflect
3050 wave action or to control excess sediment. A breakwater is an off-shore structure, either floating or not,
3051 which may or may not be connected to the shore and is designed to absorb and reflect back into the
3052 water body the energy of the waves. A jetty is an artificial barrier used to change the natural littoral drift
3053 to protect inlet entrances from clogging by transported sediment. A groin is a barrier-type structure
3054 extending from the backshore into the water across the beach, which is constructed to interrupt
3055 sediment movement along the shore. A weir is a small dam in a stream or river to control the flow of
3056 water. ~~((Although each of these structural elements may sometimes be appropriate, they should be
3057 allowed only under limited circumstances.~~

3058
3059 ~~S-802))~~ **S-832** King County shall allow breakwaters, jetties, and weirs located waterward of the
3060 ordinary ~~((high-water))~~ high water mark only where necessary to support
3061 water-dependent uses, public access, shoreline stabilization, or other specific public
3062 purpose.
3063

3064 ~~((5-803))~~ **S-833** Groins are prohibited except as a component of a publicly ~~((-))~~sponsored project to
3065 protect or restore shoreline ecological processes and functions.
3066

3067 ~~((5-804))~~ **S-834** King County shall require a shoreline conditional use permit for the construction of
3068 breakwaters, jetties, groins, weirs, and similar structures, except for those structures
3069 installed to protect or restore shoreline ecological processes and functions, such as
3070 woody debris installed in streams.
3071

3072 ~~((5-805))~~ **S-835** Breakwaters, jetties, groins, and weirs shall be designed to protect critical areas and
3073 shall provide for mitigation according to the sequence in policy S-616 and defined in
3074 Washington Administrative Code 173-26-201 ~~((2)(e))~~.

3075 ~~((6-))~~E. Beach and Dunes Management

3076 ~~((Washington's beaches and their associated dunes lie along the Pacific Ocean coast between Point
3077 Grenville and Cape Disappointment and, as shorelines of statewide significance, are mandated to be~~

3078 managed from a statewide perspective by the Shoreline Management Act.) There are no beaches
3079 ((and)) with associated dunes in King County.

3080 ~~((7.))~~ G. Dredging and Dredge Material Disposal

3081 Dredging is the removal, displacement, or disposal of unconsolidated earth material such as sand, silt,
3082 gravel, or other submerged materials, from the bottom of water bodies, ditches, or natural wetlands.
3083 Long-term maintenance and support activities are also considered dredging. Dredging can cause
3084 significant ecological damage, which cannot always be avoided. ~~((Mitigation measures should be
3085 required to assure no net loss of shoreline ecological processes and functions.))~~

3086
3087 King County has a channel monitoring program for King County rivers, which can be used to inform
3088 decisions on dredging activities. ~~((While only certain reaches of these rivers have been surveyed, King
3089 County recognizes the need to continue and enhance the channel monitoring program. In addition,
3090 King County should avoid d))~~Development of shorelines that would require new or maintenance
3091 dredging ~~should be avoided.~~

3092
3093 ~~((5-806))~~ **S-836** King County shall require that new development should be sited and designed to
3094 avoid, to the maximum extent practical, and then to minimize, the need for new or
3095 maintenance dredging.

3096
3097 ~~((5-807))~~ **S-837** King County shall allow dredging for the purpose of establishing, expanding, or
3098 relocating or reconfiguring navigation channels and basins when necessary to ~~((assure))~~
3099 ensure safe and efficient accommodation of existing navigational uses. Significant
3100 adverse ecological impacts shall be minimized and mitigation shall be provided to
3101 ensure that there is no net loss of shoreline ecological processes and functions.
3102 Maintenance dredging of established navigation channels and basins should be
3103 restricted to maintaining previously dredged or existing authorized location, depth, and
3104 width.

3105
3106 ~~((5-808))~~ **S-838** King County shall not allow dredging waterward of the ordinary ~~((high-water))~~ high
3107 water mark for the primary purpose of obtaining fill material, except ~~((when the
3108 material is necessary))~~ for the restoration of shoreline ecological processes and
3109 functions. ~~((When allowed, the site where t))~~The fill ~~((is to))~~ shall be placed ~~((shall be
3110 located))~~ waterward of the ordinary ~~((high-water))~~ high water mark. The project must
3111 be either associated with a habitat restoration project under the Model Toxics Control
3112 Act or the Comprehensive Environmental Response, Compensation, and Liability Act,
3113 or, if approved through a shoreline conditional use permit, any other significant habitat
3114 enhancement project.

3115
3116 ~~((5-809))~~ **S-839** King County shall ~~((not))~~ only allow disposal of dredge material on shorelands,
3117 ~~((and))~~ in side channels within a river's channel migration zone, ~~((- King County shall not
3118 allow disposal of dredge material))~~ and in wetlands located ~~((within the shoreline
3119 jurisdiction. In the limited instances where it is allowed, such disposal shall require))~~
3120 through a shoreline conditional use permit.

3121
3122 ~~((5-810))~~ **S-840** King County shall require dredging to be conducted consistent with Policy RCM-3
3123 of the ~~((2006))~~ King County Flood Hazard Management Plan, or successor policies or
3124 plans.

3125 ~~((8.))~~ H. Shoreline Habitat and Natural Systems 3126 Enhancement Projects

3127 Shoreline habitat and natural systems enhancement projects should be supported and coordinated with
3128 other planning processes, such as salmon conservation plans and the ~~((2006))~~ King County Flood Hazard
3129 Management Plan, or successor plans.

- 3130
3131 **((5-811)) S-841 King County should allow for habitat and natural systems enhancement projects**
3132 **that include, but are not limited to:**
3133 **a. Modification of vegetation;**
3134 **b. Removal of nonnative or invasive plants;**
3135 **c. Shoreline stabilization using soft or non-structural techniques; and**
3136 **d. Dredging, and filling, provided that the primary purpose of such actions is clearly**
3137 **restoration of the natural character and shoreline ecological processes and**
3138 **functions of the shoreline.**
3139
3140 **((5-812)) S-842 Habitat and natural systems enhancement projects should ((assure)) ensure that the**
3141 **projects address legitimate restoration needs and priorities.**

3142 ~~((IX.Primary and Administrative))~~ X. Nuisance
3143 Abatement Policies

3144 ~~((A. Reservation of Right to Appeal Department of Ecology~~
3145 ~~Decisions~~

3146 By law, King County's Shoreline Master Program must be approved by the Department of Ecology, which
3147 has the power to reject or modify part or all of King County's Shoreline Master Program elements.
3148

3149 ~~1. Reservation of right to submit alternate proposal to Ecology~~

3150 If the Department of Ecology recommends a change to some or all of the elements in King County's
3151 Shoreline Master Program, King County reserves the right to submit an alternate proposal for approval.
3152

3153 **S-901 If the Department of Ecology recommends changes to any elements of the King County**
3154 **Shoreline Master Program, King County reserves the right to submit an alternate**
3155 **proposal to the Department for its review and approval.**
3156

3157 ~~2. Appeal of Ecology's decision to reject or modify King County Shoreline Master~~
3158 ~~Program:~~

3159 If the Department of Ecology rejects or modifies part or all of the elements of in King County's Shoreline
3160 Master Program, King County reserves the right to appeal this decision, in whole or part, to the Growth
3161 Management Hearings Board and the courts.
3162

3163 **S-902 If the Department of Ecology rejects part or all of King County's Shoreline Master**
3164 **Program, or if the Department of Ecology recommends changes that are unacceptable**
3165 **to King County, King County reserves the right to appeal the Department's decision to**
3166 **the Shoreline Management Hearings Board.**
3167

3168 ~~B. Posting Notice of Effective Date of King County's~~
3169 ~~Shoreline Master Program and Shoreline Regulations~~

3170 The King County Shoreline Master Program and any amendments to the Shoreline Master Program take
3171 effect only after approval by the Washington State Department of Ecology.
3172

3173 ~~**S-903**~~ Upon receipt of the letter from the Department of Ecology approving the King County
3174 ~~Shoreline Master Program or any amendments to the Shoreline Master Program, King~~
3175 ~~County will promptly post on its website a notice that the Department of Ecology has~~
3176 ~~taken final action and approved the Shoreline Master Program or SMP amendments.~~
3177 ~~The notice will indicate the effective date.~~
3178

3179 ~~**C. Treaty Rights Not Affected by Shoreline Master Program**~~

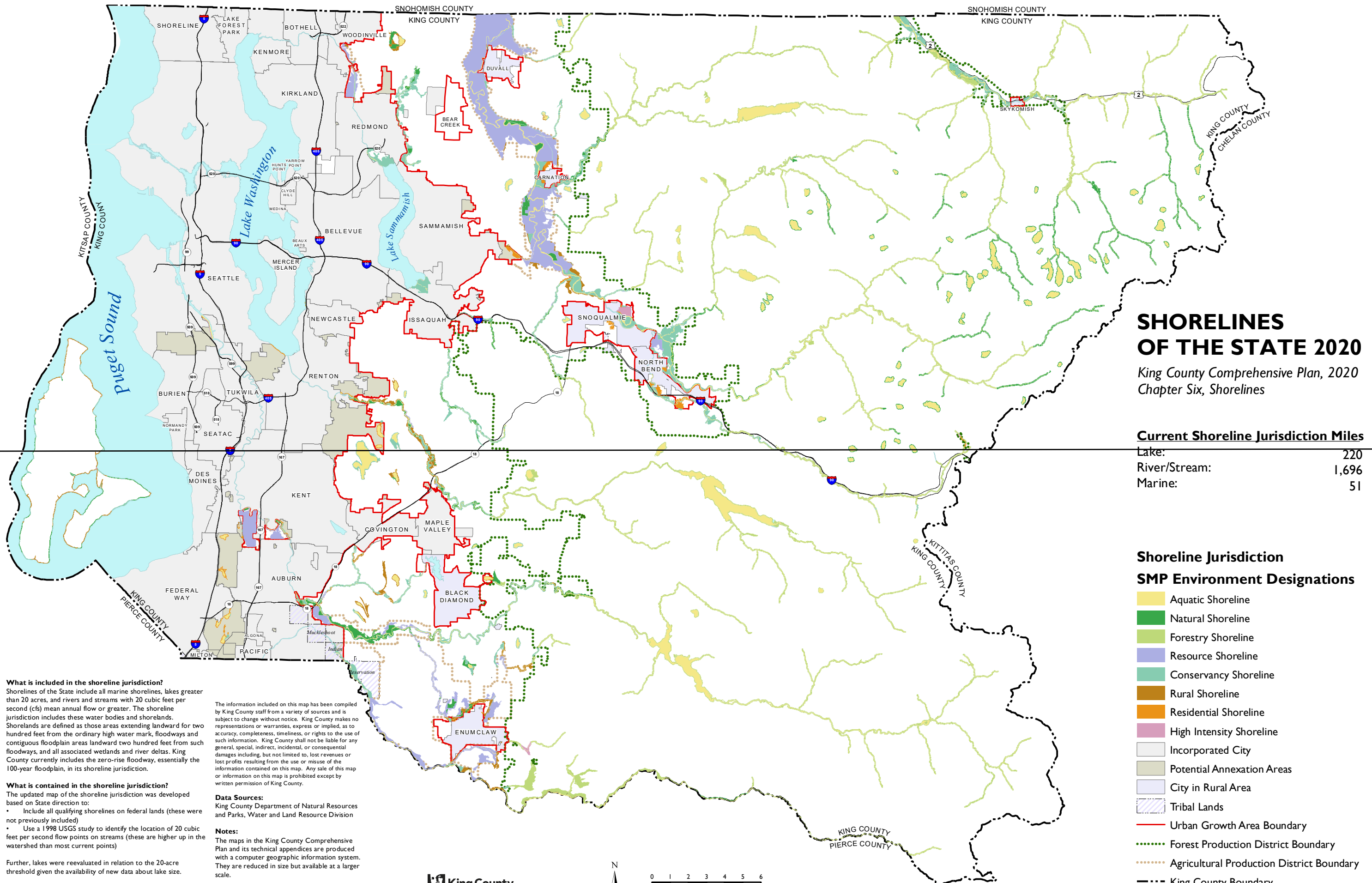
3180 King County has sought the input of and consulted with tribes located in and adjacent to King County
3181 when developing the Shoreline Master Program. However, the Shoreline Master Plan and associated
3182 shoreline regulations shall not be construed to affect any treaty rights established between the United
3183 States and the individual tribes.

3184 ~~**D. Power to Abate Nuisance Retained by King County and**~~
3185 ~~**the State of Washington**~~

3186 Adoption of the Shoreline Master Program is a requirement of the Shoreline Management Act. King
3187 County's compliance with this state law should not be construed in any way to limit or modify all other
3188 powers possessed by King County.

3189
3190 ~~**S-905)) S-901**~~ Nothing in the King County Shoreline Master Program shall be construed to limit
3191 ~~the power of King County or the State of Washington to abate nuisances within the~~
3192 ~~shoreline jurisdiction.~~

3193
3194 ~~**((S-906)) S-902**~~ King County specifically reserves all rights, power, and authority granted to it by
3195 ~~law. Nothing in the King County Shoreline Master Program shall be construed in any~~
3196 ~~way to limit any power or authority possessed by King County.~~



SHORELINES OF THE STATE 2020

King County Comprehensive Plan, 2020
Chapter Six, Shorelines

Current Shoreline Jurisdiction Miles

Lake:	220
River/Stream:	1,696
Marine:	51

- Shoreline Jurisdiction**
- Aquatic Shoreline
 - Natural Shoreline
 - Forestry Shoreline
 - Resource Shoreline
 - Conservancy Shoreline
 - Rural Shoreline
 - Residential Shoreline
 - High Intensity Shoreline
 - Incorporated City
 - Potential Annexation Areas
 - City in Rural Area
 - Tribal Lands
 - Urban Growth Area Boundary
 - Forest Production District Boundary
 - Agricultural Production District Boundary
 - King County Boundary
 - Freeways

What is included in the shoreline jurisdiction?
Shorelines of the State include all marine shorelines, lakes greater than 20 acres, and rivers and streams with 20 cubic feet per second (cfs) mean annual flow or greater. The shoreline jurisdiction includes these water bodies and shorelands. Shorelands are defined as those areas extending landward for two hundred feet from the ordinary high water mark, floodways and contiguous floodplain areas landward two hundred feet from such floodways, and all associated wetlands and river deltas. King County currently includes the zero-rise floodway, essentially the 100-year floodplain, in its shoreline jurisdiction.

What is contained in the shoreline jurisdiction?
The updated map of the shoreline jurisdiction was developed based on State direction to:

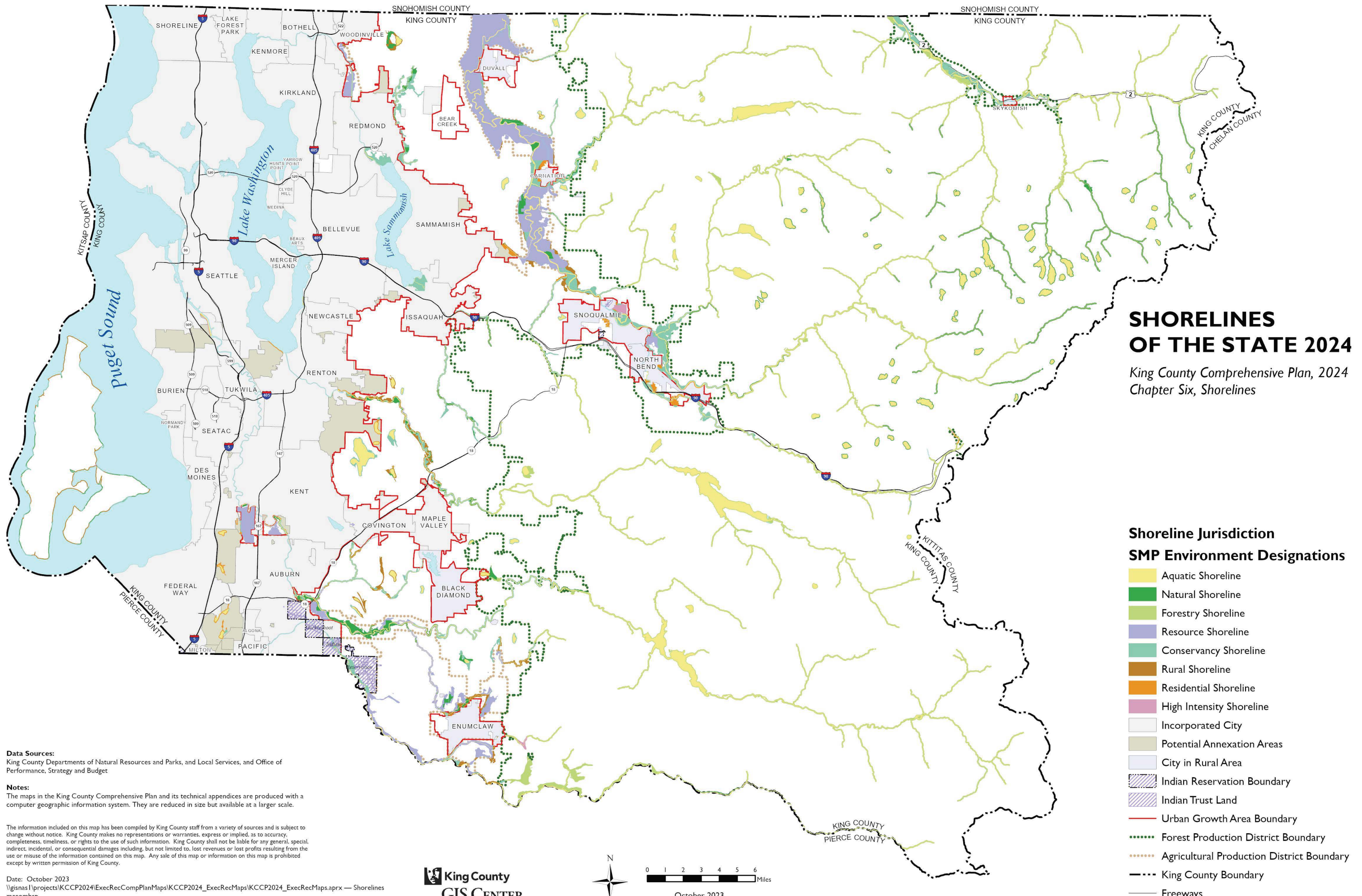
- Include all qualifying shorelines on federal lands (these were not previously included)
- Use a 1998 USGS study to identify the location of 20 cubic feet per second flow points on streams (these are higher up in the watershed than most current points)

Further, lakes were reevaluated in relation to the 20-acre threshold given the availability of new data about lake size.

The information included on this map has been compiled by King County staff from a variety of sources and is subject to change without notice. King County makes no representations or warranties, express or implied, as to accuracy, completeness, timeliness, or rights to the use of such information. King County shall not be liable for any general, special, indirect, incidental, or consequential damages including, but not limited to, lost revenues or lost profits resulting from the use or misuse of the information contained on this map. Any sale of this map or information on this map is prohibited except by written permission of King County.

Data Sources:
King County Department of Natural Resources and Parks, Water and Land Resource Division

Notes:
The maps in the King County Comprehensive Plan and its technical appendices are produced with a computer geographic information system. They are reduced in size but available at a larger scale.



SHORELINES OF THE STATE 2024

King County Comprehensive Plan, 2024
Chapter Six, Shorelines

- ### Shoreline Jurisdiction
- ### SMP Environment Designations
- Aquatic Shoreline
 - Natural Shoreline
 - Forestry Shoreline
 - Resource Shoreline
 - Conservancy Shoreline
 - Rural Shoreline
 - Residential Shoreline
 - High Intensity Shoreline
 - Incorporated City
 - Potential Annexation Areas
 - City in Rural Area
 - Indian Reservation Boundary
 - Indian Trust Land
 - Urban Growth Area Boundary
 - Forest Production District Boundary
 - Agricultural Production District Boundary
 - King County Boundary
 - Freeways

Data Sources:
King County Departments of Natural Resources and Parks, and Local Services, and Office of Performance, Strategy and Budget

Notes:
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Date: October 2023
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mccombp



October 2023



CHAPTER 7

PARKS, OPEN SPACE, &

CULTURAL RESOURCES

1 ((



2

3

4

The quality of life in King County is directly linked to the quality of the region's environment, with its diverse landscapes reaching from Puget Sound to the Cascade Mountains, scenic beauty and the variety of cultural and recreational opportunities that enriches lives. These vital natural and cultural resources contribute to the physical, mental, and emotional well-being of county residents and are integral to attracting employment and business activity.

5

6

The policies in this chapter focus on the county's role as a regional leader in acquiring and protecting its system of county-owned parks, forests, natural areas, trails and other open spaces. In addition to protecting these natural resources, the county promotes a high quality of life by supporting cultural opportunities such as music, theater, ethnic heritage museums, literary activities, public art collections, urban historic districts, and rural landmarks.)

I. Parks, Recreation, and Open Space

~~((The Growth Management Act requires cities and counties to identify open space corridors within and between Urban Growth Areas, including lands useful for recreation, wildlife habitat, trails, and connection of critical areas.)) The ((c))County's designation of open space includes those lands that are part of the King County open space system as well as state parks and natural resource conservation areas and federal wilderness areas in unincorporated King County. ((See the Land Use Map is located at the end of Chapter 1, Regional Growth Management Planning. The Growth Management Act states that counties are the providers of regional services and local rural services, while cities are the appropriate providers of local urban services. As the regional government,)) King County manages a regional open space system of parks, regional trails, natural or ecological areas, and working resource lands, which includes ~~((While the cities are the managers of local parks, trails and open space lands in the Urban Growth Area, King County will continue to be the provider of))~~ local parks, trails, and open space lands in the ~~((Rural Area and Natural Resource Lands))~~ unincorporated areas in addition to regional facilities.~~

~~((Population growth and associated development continue to transform the county's landscape as forested and open lands have been converted to urban uses resulting in the fragmentation of wildlife corridors and riparian habitat, as well as the depletion of working resource lands and open vistas. The policies in this section provide guidance for the open space system of lands the county owns and manages to protect and restore the health of natural systems, provide recreational opportunities, shape community character, and help sustain agriculture and forestry economics.)) Additional benefits ~~((of the open space and regional trails systems))~~ beyond recreation include providing transportation alternatives, ~~((as well as))~~ health benefits from physical activity, and access to the outdoors for those who have mobility disabilities. Large, forested parks and natural areas help maintain air quality~~((:))~~ and water quality and quantity, and help mitigate the effects of climate change. Parks and green spaces also provide stress relief, rest, and relaxation and contribute to improved mental health and ~~((well-being))~~ wellbeing. The policies also reinforce the ((c))County's focus on linking components of the open space system with an emphasis on completing the regional trails system, connecting riparian habitat, and reducing forestland fragmentation.~~

Regional recreation and multiuse parks serve a countywide population and provide high-quality, developed facilities that support multiple events, large group gatherings, and special events. Passive parks serve less formal, organized, or intense activities. Local ~~((rural))~~ park sites provide for active and passive recreation close to home. The Regional Trails ~~((System))~~ network forms the foundation for King County and other agencies' shared-use path networks that reach broadly throughout the ((c))County, linking cities, other counties, and the state, and offering extensive recreation opportunities. In addition to serving recreational users, ~~((F))the Regional Trails ((System is also an essential part of King County's multimodal transportation system, providing))~~ network also provides interconnected ~~((nonmotorized travel))~~ active transportation options that are important for getting King County residents from place to place. Local trails provide circulation within local communities and access to the larger ~~((r))~~Regional ~~((t))~~Trails ~~((system))~~ network.

Natural areas and working forest sites can provide opportunities for informal, low intensity, and low-impact activities which enable the understanding, appreciation, and significance of natural resources. Passive recreation use of these sites requires little infrastructure, although amenities such as backcountry trails and trailhead facilities may be needed to accommodate appropriate types and levels of public use. Natural areas often contain undeveloped or un~~((=))~~developable acreage that is managed primarily to support habitat to provide ecological benefits ~~((and contribute to biodiversity)).~~

62 Forested areas provide carbon sequestration and reduction in greenhouse gas
63 emissions, and play a role in adaptation to climate change.
64

65 For the purposes of the King County open space system, "regional" means sites and
66 facilities that are large in size and serve communities from long distances and multiple
67 jurisdictions. "Local" means sites and facilities that serve unincorporated communities
68 and are smaller sites servicing close-to-home park and recreation needs.
69

70 ~~((P-101) For the purposes of the King County open space system: "regional"~~
71 ~~shall define sites and facilities that are large in size, have unique~~
72 ~~features or characteristics or significant ecological value, and serve~~
73 ~~communities from many jurisdictions; and "local" shall define sites and~~
74 ~~facilities that serve unincorporated communities predominately in the~~
75 ~~Rural Area and Natural Resource Lands.))~~
76

77 **A. ((The Regional)) King County's Open Space**
78 **System of Parks, Trails, Natural Areas, and**
79 **Working Resource Lands**

80 The policies in this chapter provide the basis to develop a contiguous and functional
81 open space system, connecting and including recreation and multiuse parks, natural
82 areas, working resource lands and regional trails. ~~((The components of this vital system~~
83 ~~contribute to the physical, mental and emotional well-being of county residents. Other~~
84 ~~publicly-owned lands such as Farmland Preservation Program and Flood Hazard~~
85 ~~Management properties also contribute to the system and its environmental benefits.))~~
86 The Open Space System Map shows these publicly(=)owned open space lands and
87 provides the basis for identifying the linkages necessary to strengthen the physical and
88 functional connectivity of the ((e))County's open space system. The following policies
89 reinforce the importance of the ((c))County's open space system(;) and guide planning
90 and management of appropriate recreational opportunities that best meet regional and
91 local ((rural)) unincorporated area needs, preserve ecologically significant resources and
92 protect working resource lands.
93

94 ~~((P-102))~~ **P-101 King County shall ((be)) provide a regional ((leader in the provision**
95 **of a regional)) open space system consisting of regional and local**
96 **parks, regional and backcountry trails, natural areas, working resource**
97 **lands, and flood hazard management lands.**
98

99 ~~((P-125))~~ **P-102 Management of the ((regional)) County's open space system ((of**
100 **parks, regional trails, natural areas and working resource lands is)) shall**
101 **be guided by the King County Open Space Plan: Parks, Trails and**
102 **Natural Areas.**
103

104 **P-103** ~~((The regional network of open spaces provides benefits to all county~~
105 ~~residents including: recreation facilities, conservation of natural and~~
106 ~~working resource lands, improving air and water quality, flood hazard~~
107 ~~management and related programs and services, thereby contributing~~
108 ~~to the physical, mental, and emotional well-being of county residents.))~~
109 **King County shall:**
110 **a. Prioritize equity and use the opportunities areas map in the**
111 **development and acquisition of its open space system to help**
112 **reduce health disparities and promote environmental justice;**
113 **b. Promote equitable access to the open space system for historically**
114 **underrepresented and historically underinvested communities; and**

115 **c. Ensure that equity and racial and social justice benefits to all**
116 **residents are prioritized in the open space system.**
117

118 **((P-103)) P-104 King County ((will)) shall preserve wildlife corridors, riparian**
119 **habitat, contiguous forest land, ((as well as)) and open space areas**
120 **separating ((U))urban ((A))areas from the Rural Area((s)) and Natural**
121 **Resource Lands, as part of its open space system.**

122 **B. Components of ((the Regional)) King County's** 123 **Open Space System**

124 King County's ((regional)) open space system contains lands with many functions
125 including: active and passive recreation; special purpose sites such as pools and trails;
126 natural areas(;) with educational, scientific, wildlife habitat, cultural or scenic values;
127 working resource lands including agriculture and forest((—))lands; and
128 community-defining systems, including physical and or visual buffers between areas of
129 urban and rural development. ((Many sites within the open space system serve more
130 than one function, but each site generally serves a primary role within the system.))

131 **1. Recreation Sites**

132 *Regional Parks*

133 King County's regional ((recreation)) parks and facilities accommodate a wide range of
134 ((active and passive)) recreational activities. Recreation sites that make up a functional
135 system include: highly developed sites with organized, scheduled activities such as
136 soccer and softball; ((passive or low impact recreation sites that include both physical
137 activities and less intense activities such as)) informal play, trail use, and picnicking; and
138 multiuse sites that include a ((combination of active recreation and passive)) spectrum of
139 recreational ((with less intensely developed facilities and natural areas)) opportunities.
140 ((Regional recreation parks serve a broad spectrum of users. These parks and their
141 facilities include those not generally viable for individual communities due to site or
142 specialized facility requirements or the unique nature of the offering requiring a broader
143 user base to support them.)) Regional parks include recreational facilities that rely on a
144 broad user base, require a large area, include a specialized facility, or offer a unique
145 experience.

147 Educational and interpretive programming promotes appropriate and enjoyable use of
148 the park system, increases public awareness of the park system's resources and values,
149 and builds support and stewardship for the system and its resources. Programming and
150 special events provide activities and entertainment that attract people to the parks.

152 **((P-104)) P-105 King County shall provide regional parks and recreational facilities**
153 **that serve users from multiple neighborhoods and communities((-**
154 **Regional parks include unique sites and facilities that should be)) and**
155 **strive to be equitably and geographically distributed, and shall ensure**
156 **that investments prioritized using opportunity area metrics are**
157 **delivered in collaboration with the community, cities, and other**
158 **partners.**

160 **((P-105)) P-106 King County should facilitate affordable and culturally((-)**
161 **accessible educational, interpretive, and aquatic programs on**
162 **((c))County-owned properties that further the enjoyment,**
163 **understanding and appreciation of the natural, cultural, and**
164 **recreational resources of the park system and the region.**
165

166 ~~((P-106)) P-107 King County should facilitate and seek regional and national~~
167 ~~programs and special events at regional sites and facilities.~~

168 **2. Local ~~((Parks)) Open Space~~**

169 In the Rural Area, the large geographic area and dispersed populations, individual lots,
170 low residential density, and economies of site management dictate fewer and smaller
171 individual park sites ~~than in urban areas.~~ ~~((Nearby regional parks and other open~~
172 ~~spaces also provide recreational opportunities in the Rural Area and Natural Resource~~
173 ~~lands.))~~ King County's role in the Rural Area and Natural Resource Lands ~~((with))~~ reflects
174 rural levels of service. ~~King County also provides local parks in unincorporated urban~~
175 ~~areas and the County's role in these parks reflect urban levels of service.~~ ~~((These vital~~
176 ~~local parks, local trails, and recreational facilities contribute to the physical, mental and~~
177 ~~emotional well-being of county residents.~~

179 ~~P-107)) P-108 King County shall provide local parks, trails, and other open spaces~~
180 ~~in ~~((the Rural Area)) urban and rural unincorporated areas. Local parks,~~~~
181 ~~trails, and other open spaces that complement the regional ~~((system))~~~~
182 ~~open space should be provided in each community ~~((in Rural Areas)) to~~~~
183 ~~meet local recreation and open space needs and enhance~~
184 ~~environmental quality and ~~((visual quality)) view corridors.~~~~

186 ~~((P-108)) P-109 King County should provide local parks that include fields and~~
187 ~~other active recreation facilities ~~((with))in urban and rural~~~~
188 ~~unincorporated ~~((communities with fields and other facilities that~~~~
189 ~~provide opportunities for active sports)) areas. These facilities shall be~~
190 ~~~~((in addition to and compatible)) additional and complimentary to~~~~
191 ~~those in ~~((with King County's)) regional parks.~~~~

192 **3. Regional Trails ~~((System)) Network~~**

193 The Regional Trails ~~((System)) network~~ is a major element of the county's greater open
194 space system that provides opportunities for recreation and ~~((nonmotorized~~
195 ~~transportation)) active transportation~~, as well as corridors often used by wildlife. This
196 system contributes to the health and ~~((wellbeing)) wellbeing~~ of ~~((both county residents))~~
197 ~~trail users~~ and the environment. King County is home to one of the largest
198 ~~((nonmotorized)) regional trail networks in the North America. King County and local~~
199 ~~jurisdictions collectively offer ~~((approximately)) over~~ 300 miles of shared-use (multi(=~~
200 ~~))purpose) paved and unpaved paths connecting communities and linking Puget Sound~~
201 ~~urban areas with ~~the~~ Rural Area~~((s)), Natural Resource Lands, and the Cascade~~~~
202 ~~Mountains. ~~((These facilities are classified as shared use paths by the Federal Highway~~~~
203 ~~Administration and are a component of the federally-designated regional transportation~~
204 ~~plan administered by the Puget Sound Regional Council. ~~The))~~ King County~~
205 ~~((government)) stewards some 175 miles of the overall network. The remaining~~
206 ~~portions of the network are managed by local cities, the Port of Seattle, and Washington~~
207 ~~State.~~

209 ~~((Regional trails are non-motorized facilities used for bicycling, walking, jogging,~~
210 ~~skating, horseback riding where appropriate, and other activities. The paths provide~~
211 ~~both recreational opportunities and mobility options, connecting users in~~
212 ~~neighborhoods and communities with schools, parks, employment, and other important~~
213 ~~destinations. Regional trails may be paved or soft-surface (gravel) or a combination of~~
214 ~~both. The network reaches more than 30 cities throughout King County, and use is~~
215 ~~extensive. It has been estimated that 12 million bicycle and pedestrian trips are made~~
216 ~~on the network in King County annually. These paths serve a wide range of land uses,~~
217 ~~both urban and rural. They link urban centers, business districts, neighborhoods,~~
218 ~~universities, schools, parks, and transportation centers. They run through cities, along~~

219 waterfronts and scenic shorelines, through river valleys and farmlands, and into the
220 Cascade forests.

221
222 While intended originally as recreational amenities and linear parks, the regional trails in
223 King County have evolved to provide not only extensive recreation, but also important
224 active transportation opportunities, and social and cultural venues. Today, thousands of
225 daily trips are made on paths such as the Burke-Gilman Trail between suburban cities
226 and Seattle.))

227
228 Recreation remains the primary use on regional trails, but ~~((an increasing number of
229 those))~~ some trips are made for work and school, combining the healthy recreational
230 benefits of cycling and walking with the workday commute. The trails are also used for a
231 variety of special activities that enrich life in the central Puget Sound region, from
232 art-related treks to community fundraisers to long-distance cycling events.

233
234 Regional trails in King County now include ~~((not only))~~ decades-old popular routes like
235 the Burke-Gilman Trail ~~((, but also))~~ and trails networking many landscapes and
236 destinations. Routes follow abandoned railroad lines, water pipeline and power line
237 corridors, river levees, and other special features or they may establish their own
238 alignments as they seek out practical courses between destinations. More
239 interconnections provide more travel opportunities. Paths access parks and scenic
240 landscapes, but they also now serve urban centers, major transit facilities, and other
241 important everyday destinations. Future facilities will continue to provide the joint
242 benefits of recreation and regional mobility. More information regarding King County's
243 Regional Trails ~~((System))~~ network, including the proposed future regional trails plan,
244 the Regional Trails Needs Report, can be found in ~~((the Appendices))~~ Appendix C2.

245
246 **~~((P-109)) P-110 King County shall complete and maintain a regional trails ((system))~~**
247 **network, ((linking trail corridors to form a countywide network)) to**
248 **provide recreational opportunities and to allow for transportation and**
249 **wildlife corridor uses to contribute to the health and wellbeing of both**
250 **trail users and the environment. King County ((will)) shall continue to**
251 **primarily own the land necessary for the operation and management of**
252 **the trail ((system)) network and pursue public-private funding**
253 **opportunities for development and maintenance, while ensuring**
254 **opportunities for access for all King County residents.**

255
256 ~~((Policies related to the planning, development, and management of the Regional Trails
257 System can be found in the King County Parks Open Space Plan, a functional plan of the
258 King County Comprehensive Plan. Additional policies can also be found in Chapter 8,
259 Transportation.~~

260
261 ~~Eastside Rail Corridor))~~ Eastrail

262 ~~((The Eastside Rail Corridor))~~ Eastrail provides a ~~((rare and))~~ unique opportunity to
263 develop a major north-south, dual-use ~~((recreational trail and public transportation))~~
264 corridor in support of active transportation and transit mobility ~~((through transit,
265 nonmotorized and active transportation, including access to transit outside the
266 corridor,))~~ consistent with its federal railbanked status. The owners share ~~((other))~~
267 multiple objectives for the corridor including accommodating utilities, parks, recreation,
268 and cultural amenities, and encouraging equitable access to these facilities, and to
269 housing and jobs, in support of economic opportunity for all King County residents.
270 ~~((The corridor will be the focus of regional trail planning and development by King
271 County Parks))~~ King County is actively developing the regional trail component of
272 Eastrail, connecting regional growth centers, urban communities, other regional trails,
273 and ~~((both))~~ local and high-capacity transit. The trail will connect to existing major
274 regional trail corridors including the Mountains to Sound/I-90 Trail, State Route 520

275 Trail, Sammamish River Trail, Lake to Sound Trail, and others. ((The trail will provide
276 opportunities for safe recreation and mobility as a component of King County's Regional
277 Trails System and provide opportunities for environmental benefits to the region.
278

279 ~~P-110a) P-111~~~~((The Eastside Rail Corridor regional trail shall be developed))~~ **King**
280 **County shall develop Eastrail in coordination with the other trail**
281 **owners, other jurisdictions, local and state agencies, utilities with**
282 **property interests, and nonprofit and private partners to enhance**
283 **regional recreation and mobility and connectivity between regional**
284 **growth centers, urban communities, other regional trails, and local and**
285 **high-capacity transit, consistent with a commitment to dual use**
286 **(recreational trail and public transportation), and consistent with**
287 **federal railbanking. ((The trail will enhance the quality of life by**
288 **providing important recreation and mobility options for adjacent land**
289 **uses.)) The trail corridor shall include high-quality landscaping and**
290 **environmental features, where appropriate, to enhance the trail**
291 **experience and to provide ecological benefits to the region.**
292

293 ~~((P-110~~ **King County shall include the planning and development of a regional**
294 **trail in the Eastside Rail Corridor, to enhance regional recreation and**
295 **mobility. This facility will be planned and developed in coordination**
296 **with other owners of BNSF's former interests, and in close coordination**
297 **with King County Department of Transportation and other state and**
298 **local agencies, in support of the commitment to dual use (recreational**
299 **trail and public transportation), consistent with federal railbanking, and**
300 **multiple objectives of King County and the other owners. The trail will**
301 **be identified in King County's regional trails plan, the Regional Trails**
302 **Needs Report, as a priority capital facility.**
303

304 ~~P-110b~~ **The Eastside Rail Corridor regional trail shall be developed to the most**
305 **current regional trail standards, ensuring safe recreation and mobility**
306 **in accessing trails, streets and transit consistent with a commitment to**
307 **dual use (recreational trail and public transportation), and consistent**
308 **with federal railbanking. The trail corridor will include high-quality**
309 **landscaping and environmental features where appropriate to enhance**
310 **the trail experience and to provide ecologic benefits to the region.))**

311 4. ~~Multi((-))use Sites~~

312 ((Each portion of a multi-use site will be developed and managed to support the level of
313 use or conservation appropriate to that portion of the site:
314

315 ~~P-110c) P-112~~ **Multi((-))use sites should include lands that have areas of**
316 **environmental value, but also may accommodate extensive public**
317 **access and active and/or passive recreation opportunities. Each portion**
318 **of a multiuse site shall be developed and managed to support the level**
319 **of use or conservation appropriate to that portion of the site.**

320 5. Natural Areas

321 The King County open space system includes many sites owned by King County whose
322 primary purpose is to conserve and restore ecological value. These sites may allow
323 varying types of public use that do not harm the ecological resources of the site. These
324 sites include many scenic and environmental features of King County's landscape, which
325 play a role in protecting a diversity of vegetation and fish and wildlife important to the
326 beauty and character of the region. King County ~~((with))~~ focuses on linking natural areas
327 to create regional open space corridors of greenways and waterways along the major
328 natural systems, such as rivers and shorelines.
329

330 ((Preserving these areas in partnership with other agencies, private groups and
331 individuals will provide multiple values including environmental and economic benefits
332 of air and water quality, surface water management, aquifer recharge, and fish and
333 wildlife habitat preservation and enhancement.))

334 **((P-111)) P-113 King County ((will)) shall manage its natural areas to protect,**
335 **preserve, and enhance important natural resource habitat, biological**
336 **diversity, and the ecological integrity of natural systems.**

337
338
339 **((P-112)) P-114 King County shall recognize and protect the natural character and**
340 **ecological value of its natural areas. These areas are important for**
341 **preserving fish and wildlife and their habitat, native vegetation, ((and))**
342 **features of scientific and educational value, and Indian tribal cultural**
343 **and historic resources. Development and public use may be limited to**
344 **preserve the natural state and reduce disturbance of the natural and**
345 **cultural resources. Site improvements should be focused on providing**
346 **educational and interpretive opportunities. Public access should be**
347 **directed to ((the)) less-fragile portions of a site to ensure continued**
348 **protection of the ecological and cultural resources.**

349 6. Working Resource Lands

350 The ((c))County's open space system includes lands owned by King County that are
351 managed as working farms and forests. The ((c))County has purchased these properties
352 ((in fee or less than fee ownership)) with the intention of conserving the resource use on
353 the site. County ownership and management of these lands conserves the resource
354 land base, allowing the resource activity to continue, while contributing to the local
355 ((rural)) economy, providing healthy foods, reducing carbon emissions associated with
356 importing food into the region, providing education about agriculture and forestry, and
357 providing passive recreational opportunities on some properties. The ((c))County's
358 policies to conserve farmland and encourage agriculture are discussed in Chapter 3,
359 Rural Area((s)) and Natural Resource Lands.

360 Farmland

361 ((The Farmland Preservation Program is a county program that preserves farmland
362 through the purchase of development rights. The farms in the Farmland Preservation
363 Program generally remain in private ownership. The county has purchased a farm
364 outright in a few cases, with the intention of reselling the land without the development
365 rights to a private farmer.)) The County occasionally acquires farmland, either to address
366 farmland access issues or as part of an acquisition for other purposes, such as habitat
367 protection, food risk reduction, or recreational access. Although the County usually
368 intends to resell farmland to a farmer while retaining a Farmland Preservation Program
369 easement, some farmland has strategic importance to advancing County initiatives and
370 priorities and will be retained in County ownership long-term. The ((c))County has
371 developed a program to lease farms ((to small-scale farmers)) until such time that the
372 property ((can be)) is resold.

373
374 **((P-113)) P-115 Farmland owned by King County shall:**

- 375 **a. ((c))Contribute to the preservation of contiguous tracts of**
376 **agricultural land; ((and)) or**
377 **b. ((make affordable farmland available for use by small-scale and**
378 **new farmers)) Provide access to farmland to farmers who are**
379 **historically underrepresented in agriculture, beginning farming, or**
380 **economically disadvantaged.**
381

382 ~~((P-114)) P-116 ((Farmers leasing properties owned by King County shall use~~
383 ~~Agricultural Best Management practices, Integrated Pest Management~~
384 ~~and other sustainable farming methods:))~~

386 ~~P-117 King County shall explore opportunities to allow farmers who are~~
387 ~~historically underrepresented in agriculture, beginning farming, or~~
388 ~~economically disadvantaged to build equity while leasing farmland~~
389 ~~owned by the County.~~

390 ~~((P-115)) P-118 The use and management of farmlands owned by King County shall~~
391 ~~be consistent with any requirements imposed by the funding program~~
392 ~~used to purchase each property and shall serve to meet and enhance~~
393 ~~the objectives of the King County Agriculture Program.~~

395 *Forestland*

396 ~~((One goal of the King County Open Space System is the c))~~ Conservation of forestland,
397 through acquisition of land or conservation easements, ~~((to))~~ decreases threats of
398 conversion resulting from development and fragmentation, ~~((as well as))~~ and promotes
399 ~~((the))~~ understanding of the importance of forest management, including restoration of
400 the forests to more natural conditions. The working forests owned by King County are
401 generally very large parcels of land (several hundred acres or more) that support
402 sustainable forest management practices and contribute to the retention of a
403 contiguous forest.

404
405 These properties contain valuable fish and wildlife habitat, provide environmental
406 services (such as stormwater management, clean air and water and carbon
407 sequestration), and help mitigate the impacts of climate change, as well as provide
408 high-quality passive recreation, scenic vistas, and educational~~((r))~~ and interpretation
409 opportunities.

410
411 ~~((P-116)) P-119 Working forest land and (conservation easements owned by King~~
412 ~~County shall provide large tracts of forested property in the Rural~~
413 ~~Forest Focus Areas, the Forest Production District, and Rural Area,~~
414 ~~((that will))~~

415
416 ~~P-120 Working forest land and conservation easements owned by King~~
417 ~~County shall remain in active forestry, protect areas from development,~~
418 ~~or provide a buffer between commercial forestland and adjacent~~
419 ~~residential development, and may provide ecological or recreational~~
420 ~~benefits.~~

421
422 ~~((P-117)) P-121 Management goals for working ~~((F))~~forest land owned by King~~
423 ~~County shall ~~((be used to sustain and enhance environmental))~~ include~~
424 ~~enhancing ecological benefits and functions, ~~((demonstrate~~~~
425 ~~progressive)) demonstrating best forest management ~~((and research))~~~~
426 ~~practices, ~~((and provide))~~ providing passive recreation opportunities,~~
427 ~~and generating revenue ~~((for the))~~ to facilitate sustainable management~~
428 ~~of ~~((the working forest lands))~~ those sites.~~

429
430 ~~((P-118) Forest land owned by King County shall provide a balance between~~
431 ~~sustainable timber production, conservation and restoration of~~
432 ~~resources, and appropriate public use:))~~

433 **7. Backcountry Trails**

434 Backcountry trails are ~~((not a separate open space category, rather they are))~~ facilities
435 located within King County's multi~~((=))~~use sites, forest lands and natural areas. These
436 trails allow visitors to directly experience the county's beautiful natural environment as
437 found in its forests, meadows, and marine and fresh~~((=))~~water shoreline. Unlike multi~~((=~~

438))purpose regional trails that network urban and rural landscapes throughout the
439 county, these soft-surface trails are intended for ~~((passive))~~ outdoor recreation and
440 appreciation and enjoyment of a natural experience with forest and trees, streams and
441 wetlands, shorelines, and birds and wildlife. Where backcountry trails are developed on
442 lands containing fish ~~((and))~~, wildlife, and cultural resources, development and
443 management of such trails is undertaken ~~((so as))~~ to minimize the impacts on those
444 resources.

445
446 **~~((P-118a)) P-122~~ King County ~~((will)) shall continue to provide and manage a~~
447 ~~backcountry trail system on its lands in collaboration with other public~~
448 ~~and private landholders and consistent with its Trail Programmatic~~
449 ~~Permit.~~**

450 8. Other Open Spaces

451 Preservation of open space in the county reaches beyond the ~~((c))~~ County-owned
452 system. Large areas of the county are owned and managed by federal agencies, the
453 state, and other local jurisdictions ~~((that manage the land))~~ for environmental protection,
454 resource production, or a wide range of recreational ~~((opportunities))~~ uses.
455 Additionally, open space benefits are often provided by private land~~((-))~~owners
456 managing their land in ways that protect the environment, conserve natural resources,
457 or provide scenic vistas. ~~((King County acquires property for other reasons, such as~~
458 ~~flood hazards or providing needed public facilities. These lands can also provide open~~
459 ~~space conservation benefits:))~~

460
461 **P-123 King County shall encourage and pursue partnerships and mutually**
462 **beneficial agreements with Indian tribes, public agencies, nonprofit**
463 **and community organizations, and the private sector to fund, program,**
464 **manage, and steward sites and facilities for public recreation and**
465 **natural resource protection consistent with the classification, role, and**
466 **use of said sites and facilities.**

467
468 ~~((King County has acquired lands and manages facilities along major river and stream~~
469 ~~systems for the primary purpose of floodplain management and flood hazard~~
470 ~~management. Major streams and rivers are vital components of the county's open~~
471 ~~space system, therefore the flood hazard management lands contribute critical links in~~
472 ~~the county's open space network. The King County Flood Control District will continue~~
473 ~~to maintain flood hazard management land and facilities within available funding levels.~~
474 ~~The county will also seek innovative measures for maintaining and improving flood~~
475 ~~hazard management, reducing maintenance costs, integrating flood hazard~~
476 ~~management and recreational opportunities, and achieving wildlife habitat protection~~
477 ~~and salmon recovery:))~~

478 C. ~~((Achieving)) Sustaining and Growing the Open~~ 479 ~~Space System~~

480 Parks and other ~~((c))~~ County-owned open space lands ensure a quality of life today and a
481 legacy to future generations. In King County, many types of open spaces and fish and
482 wildlife habitat remain in private ownership and may be subject to future development.
483 King County's Land Conservation Initiative guides the collaborative strategy to
484 accelerate the preservation of natural lands, working farms and forests, urban green
485 space, and trails in the next 30 years. To ensure that these lands and resources are
486 protected and to offer an alternative to acquisition, the ~~((c))~~ County offers landowners a
487 wide variety of tools to preserve their property. ~~((Policies outlining strategies for using~~
488 ~~these tools can be found in Chapters 3, Rural Areas and Natural Resource Lands, 4,~~
489 ~~Housing and Human Services, and 7, Parks, Open Space and Cultural Resources:))~~

490

491 Cooperation, coordination, and partnerships with public agencies, private groups, and
492 individuals are necessary to develop the ~~((regional parks and))~~ open space system, to
493 meet existing needs for park and recreation facilities, and to accommodate the needs of
494 growth. The Mountains-to-Sound Greenway National Heritage Area, along the I-90
495 corridor, is a successful model for coordination of efforts by public and private entities
496 to protect the backbone of the ~~((e))~~ County's open space system. King County will
497 achieve the multiple benefits of resource protection and recreation by building
498 partnerships and coordinating with providers and user groups of the ~~((parks and))~~ open
499 space system. Working together, stewardship can be fostered and these lands and
500 facilities can be enhanced, restored, and operated more economically and efficiently to
501 benefit all county residents.

502 **1. Priorities**

503 ~~((P-119))~~ **P-124** Open space lands should be acquired to expand and enhance the
504 open space system as identified in the King County Open Space Plan:
505 Parks, ~~((Regional))~~ Trails and Natural Areas.

506
507 ~~((P-120))~~ **P-125** Regional trail corridors should be acquired when identified in King
508 County's Regional Trails Needs Report or other trails plans.

509
510 ~~((P-121))~~ ~~King County shall consider equity in the location, development and~~
511 ~~acquisition of its open space system to help in the reduction of health~~
512 ~~disparities and in the promotion of social and environmental justice.))~~

513 **2. Criteria**

514 ~~((P-122))~~ **P-126** Lands preserved for ~~((public parks, regional trails or other))~~ open
515 space should provide multiple benefits whenever possible.

516
517 ~~((P-123))~~ **P-127** Decisions on acquisition and development of park, regional trail,
518 and other open space sites should consider funding needs for public
519 engagement, initial stewardship, site development, long((-)-term
520 maintenance, and operations.

521
522 ~~((P-124))~~ **P-128** A variety of measures should be used to acquire, protect, manage,
523 and develop regional and local ~~((parks, regional trails and))~~ open space.
524 Measures can include ~~((county funding and other))~~ funding
525 mechanisms, grants, partnerships, incentives, regulations, dedications,
526 ~~((and))~~ contributions from residential and commercial development
527 based on their service impacts, ~~((and))~~ trades of lands, and shared
528 development activities.

529 **3. Managing the System**

530 As the caretaker of ~~((200))~~ 205 parks, 175 miles of regional trails, more than ~~((200))~~ 250
531 miles of backcountry trails, ~~((28,000))~~ 32,000 acres of open space, and ~~((145,000))~~
532 150,000 acres of conservation easements, King County is one of the region's important
533 providers and managers of public lands. As such, the principles and policies that guide
534 stewardship and management of these lands and resources are critical to ensure these
535 assets continue to contribute to the region's quality of life now and for future
536 generations.

537
538 ~~((P-126))~~ **P-129** Development and management of ~~((parks, regional trails and))~~
539 open space ~~((sites))~~ should be consistent with the purposes of their
540 acquisition and in consideration of their funding sources.
541

542 ~~((P-127))~~ **P-130** Open space lands shall be classified to identify their role in the
543 open space system and the purpose of the acquisition as recreation
544 site, regional trail, natural area ~~((park, multiuse site, or)),~~ working
545 ~~((resource land))~~ forestland, or multiuse site.

546
547 ~~((P-128))~~ ~~King County will adopt an entrepreneurial approach to managing and~~
548 ~~operating the open space system and work aggressively to implement~~
549 ~~multiple and appropriate strategies to fiscally sustain the open space~~
550 ~~system.))~~

551
552 ~~((P-128a))~~ **P-131** King County should develop management plans (such as master
553 plans, forest stewardship plans, or site management guidelines) that
554 outline goals and objectives and management recommendations for
555 sites within the open space system, as appropriate.

556
557 ~~((P-128b))~~ **P-132** King County's use of pesticides and fungicides ~~((will))~~ shall be
558 based on integrated pest management principles.

559
560 ~~((P-128c))~~ **P-133** King County shall support activities at County parks that advance
561 public health, provide clean environments, and avoid exposure to
562 harmful products, such as tobacco and vaping products, ~~((in order))~~
563 to promote play, physical activity, and family and community connection.

564 **4. Coordination and Partnerships**

565 ~~((P-129))~~ **P-134** Recognizing the value of open space in promoting social and
566 economic health and wellness across the county, King County shall be a
567 leader in establishing partnerships with Indian tribes, cities, adjacent
568 counties, ~~((tribes,))~~ state and federal agencies, school and special
569 purpose districts, community organizations, non~~((-))~~profit
570 organizations, land~~((-))~~owners, and other residents. The ~~((c))~~County and
571 these partners should work to:

572 a. Support and strengthen the linkages between rural, resource, and
573 urban communities' use and maintenance of open spaces;

574 b. ~~((p))~~Promote and protect all aspects of environmental quality,
575 while addressing equity and racial and social justice goals to
576 complete the ~~((regional parks and))~~ open space system through
577 joint planning and management of local and regional sites and
578 facilities.

579
580 ~~((P-130))~~ **P-135** In the Urban Growth Area, King County shall work in partnership
581 with other jurisdictions to facilitate annexation and transfer of local
582 parks~~((, and local trails))~~ and other open space sites to cities or other
583 providers to ensure continued service to the community.

584
585 ~~((P-131))~~ ~~King County should work with cities to share operational and~~
586 ~~maintenance costs of parks and other open spaces in unincorporated~~
587 ~~areas in which a substantial portion of the users are from incorporated~~
588 ~~areas.~~

589

590 **P-132)) P-136 King County ((will)) shall encourage and support volunteer efforts**
591 **to maintain and enhance programs, sites, and facilities.**

592 5. Public Participation

593 **~~((P-133)) P-137 King County ((will)) shall encourage and seek public input, advice,~~**
594 **~~and participation ((from the public)) in decisions about ((management~~**
595 **~~of)) the open space system ((that relate to key issues such as funding,~~**
596 **~~planning, acquisition, development and stewardship)) and to advance~~**
597 **~~equitable access to parks and trails.~~**

598
599 **~~((P-134)) P-138 King County ((will invite and involve a wide variety of interests via~~**
600 **~~a diversity of individuals, groups and agencies)) shall use a variety of~~**
601 **~~methods to ensure early, continuous, and broad engagement with the~~**
602 **~~public consistent with the County's equity and racial and social justice~~**
603 **~~goals and policies. King County ((will)) shall intentionally engage~~**
604 **~~communities that are the most affected by proposals and plans and~~**
605 **~~shall provide equitable access for historically underrepresented and~~**
606 **~~underinvested populations in public engagement about and access to~~**
607 **~~the open space system.~~**

608
609 **~~((P-135) King County will use a variety of methods to ensure public involvement~~**
610 **~~from all county residents such as public meetings, advisory groups,~~**
611 **~~surveys, web and social media postings, news releases, park site~~**
612 **~~signage, mailing lists, newsletters and through various community~~**
613 **~~groups (including Community Service Areas). These methods will allow~~**
614 **~~for early, continuous and broad public participation.))~~**

615 II. Cultural Resources

616 Cultural resources make a significant contribution to the quality of life in King County.
617 Arts and heritage organizations, public art ~~((and)),~~ historic and archaeological
618 properties, and Indian tribal celebrations and traditional cultural events contribute to
619 the region's economic vitality, play an essential role in cultural tourism, and contribute
620 significantly to the county's overall quality of life. As King County grows, the need to
621 protect, support, and enhance cultural opportunities and resources is essential ~~((in~~
622 ~~order))~~ to ~~((sustain))~~ livability. King County plays an important role in supporting the
623 region's cultural life. 4Culture, a County-chartered Public Development Authority,
624 serves as the cultural services agency of King County ~~((county's cultural services~~
625 ~~agency))~~. 4Culture has operational responsibility for advancing the work of the cultural
626 community in King County by advocating for, supporting, promoting, and enhancing:

- 627 • arts;
- 628 • heritage;
- 629 • preservation; and
- 630 • public art.

631
632 4Culture~~((s))~~ and the King County ~~((h))~~Historic ~~((p))~~Preservation ~~((p))~~Program work
633 together to provide~~((s))~~ funding, advocacy, assistance, and support in preserving and
634 conserving the county's historical and archeological resources through projects and
635 programs including~~((:))~~ interpretation, community education and outreach, cultural
636 tourism, and rehabilitation of historical resources~~((—The King County Historic~~
637 Preservation Program, housed in the County's Department of Natural Resources and
638 Parks, also plays an important role ensuring)), as well as to ensure that historic
639 properties throughout King County are protected and enhanced.

640
641 King County government can lead by example through stewardship and wise
642 management of its own cultural resources. Historic public buildings and facilities, such

643 as bridges and roads, can be preserved and continue to be used; other historic
644 resources can be converted to public use. As set by policy ED-((106))109, found in
645 Chapter 10, Economic Development, ((in order)) to enhance the region's quality of life
646 and economic vitality, the ((c))County will engage in programs and projects to protect
647 cultural resources and promote expanded cultural opportunities for the county's
648 residents and visitors.

649
650 **P-201 King County shall be a steward of cultural resources under its control. It shall identify and evaluate cultural resources, preserve public art ((works)) and significant historic properties, and interpret and provide public access to them whenever appropriate. County departments and divisions shall collaborate with the Historic Preservation Program to nominate eligible properties for landmark designation.**

651
652
653
654
655
656
657 **P-202 King County shall consider equity and racial, social, and environmental justice in its promotion and protection of cultural resources.**

658
659
660 **P-203 King County shall encourage ((preserving, reusing and recycling)) preservation and reuse of historic buildings in its facilities planning and other relevant actions, including open space acquisition, and shall encourage the salvage and recycling of those that cannot be feasibly reused. King County shall also encourage interested parties in pursuing preservation, restoration, and repurposing projects, particularly in those doing repairs and/or upgrades themselves.**

667 A. Relationships

668 County residents need arts and heritage opportunities. These include both
669 attendance-driven programs and projects, as well as more localized,
670 community-orientated opportunities ((of)) for hands-on participation and education.
671 The county's cultural system is comprised of regional and local arts and heritage
672 organizations, individuals, and venues. It also involves relationships with both public
673 and private entities to preserve the region's history, as well as to enhance placement of
674 art in public places. As such, cultural resource management crosses jurisdictional
675 boundaries and involves countless public and private entities and artists throughout the
676 region. The range and complexity of cultural activity in the region requires coordination
677 and cooperation. King County, through its creation of 4Culture, provides this regional
678 coordination and leadership.

679
680 While 4Culture is not a ((c))County department, the ((c))County and 4Culture maintain a
681 unique cooperative relationship. Historically, over 95((%)) percent of 4Culture's budget
682 has been funded by King County resources from either dedicated tax revenue or capital
683 improvement project budgets. The ((council approves the executive's nominations for
684 membership on)) Council appoints and confirms members of the 4Culture((t's)) board of
685 directors((-)), and ((F))three ((c))Councilmembers serve on ((4Culture's)) the board.
686 Additionally, ((F))the ((c))Council annually receives briefings from 4Culture on its work
687 program and ((to discuss plans for the coming year)) budget. Therefore, it is through
688 4Culture that King County maintains its regional role ((with regard to)) in cultural
689 resource management.

690
691 **P-204 King County shall support the retention and promotion of the region's cultural legacy, promote cultural education, and encourage the preservation and celebration of cultural diversity and creativity.**

692
693
694

- 695 **P-205** King County shall support and encourage development of regional
696 cultural organizations, facilities, and services that address a countywide
697 audience or are dedicated to unique and significant cultural themes or
698 disciplines.
699
- 700 **P-206** King County shall support and encourage community cultural
701 organizations, facilities, and services to provide opportunities for local
702 access and participation by all residents throughout the county.
703
- 704 **P-207** King County shall encourage excellence and vitality in the arts by
705 supporting opportunities for attendance at and participation in diverse
706 arts, ~~((and))~~ cultural, and heritage activities throughout the county.
707
- 708 **P-208** King County shall pursue its cultural resource goals by working with
709 Indian tribes, residents, property owners, cultural organizations, public
710 agencies, ~~((tribes;))~~ schools and school districts, and others.
711
- 712 **P-209** King County shall provide leadership in pursuing its cultural resource
713 goals by actively advancing the protection, enhancement, and ongoing
714 use of ~~((c))~~ County-owned and other cultural resources, and by
715 promoting intergovernmental cooperation and partnerships for the
716 preservation and use of cultural resources.
717
- 718 **P-210** King County shall partner with cities to protect and enhance historic
719 resources and public art located within city boundaries and Potential
720 ~~((a))~~ Annexation ((a)) Areas.

721 B. Arts, Heritage, and Public Art

722 ~~((The region's artistic environment parallels its natural features in variety and richness.
723 Its arts organizations, artists and opportunities are widely known and valued for their
724 diversity and excellence in music, theater, dance, literary activity, and visual arts.
725 Museums, historical societies, heritage groups, historians, archivists, folklorists and other
726 heritage specialists enrich community life and provide rich cultural experiences for
727 county residents and visitors. Without preservation and stewardship of local history by
728 these groups, the county's rich history would be lost.~~

729
730 ~~**P-211** King County shall support, preserve and enhance its heritage by
731 encouraging opportunities for public attendance and participation in
732 diverse heritage activities throughout the county.~~

733
734 ~~**P-212)) P-211** ~~((The))~~ King County ~~((executive and the King County council))~~ shall
735 ~~((regularly seek advice from))~~ continue to collaborate with 4Culture
736 ~~((on))~~ when developing programs, policies, and regulations that
737 support, enrich, and increase access to the arts, public art, and King
738 County's heritage.
739~~

740 ~~**P-212** King County shall continue to provide financial support for culture
741 through the Doors Open cultural access program or similar programs
742 that provide operational and capital support to arts, culture, heritage,
743 science, and historic preservation non-profit organizations; increase
744 access to programming for public school children; help launch new
745 organizations and expand access in underinvested areas; and provide
746 free public access.~~

747
748 ~~((Public art means art for shared public space in King County, including King County
749 buildings and infrastructure.))~~ King County's public art collection includes portable,
750 permanently sited, and architecturally integrated artworks that help define ~~((c))~~ County

751 buildings as cultural spaces. Public art also includes art installed or incorporated in
752 places developed by others, but accessible to the public. Public art enhances
753 community character and diversity, sparks imagination, and provides a direct cultural
754 experience for county residents and visitors every day. For new or changing
755 communities, public art is a powerful contributor to local character, sense of place, and
756 belonging. Public art can also help mitigate the adverse effects of new development.
757

758 **P-213 King County shall, as appropriate, incorporate public art in its**
759 **construction and mitigation projects, as well as its undertakings**
760 **involving public-private partnerships(;) and development authorities**
761 **that include public funds or resources or have publicly accessible**
762 **components.**

764 **P-214 Maintenance and conservation shall be a consideration in the**
765 **development and management of public art.**

767 **P-215 King County shall incorporate public art into its open space system.**

768 C. Historic Preservation

769 ~~((Preservation of historic properties provides multiple benefits.))~~ Historic properties
770 maintain a tangible connection with the past and contribute to community
771 understanding, character, and diversity. Preservation can save((s)) energy, conserve((s))
772 existing housing and commercial buildings, and retain((s)) historically significant open
773 space. Historic properties also play a major role in attracting tourists. The mission of
774 the King County Historic Preservation Program(~~(, housed in the County's Department of~~
775 ~~Natural Resources and Parks,)) is to conserve existing historic housing, commercial
776 buildings, and other significant properties and to foster heritage tourism throughout the
777 county. It provides technical and other assistance ~~((to cities lacking preservation~~
778 ~~programs)).~~ It also supports the work of the King County Landmarks Commission.
779~~

780 Many municipalities do not have sufficient resources to administer an historic
781 preservation program. As a result, the history of the region is endangered. King County
782 helps in this regard by providing contracted historic preservation services to interested
783 King County cities. Comprehensive and coordinated protection of significant historic
784 properties is necessary ~~((in order))~~ to ensure that King County's history is preserved.
785

786 ~~((P-217))~~ **P-216 King County shall acquire and preserve historic properties for use**
787 **by ((c)) County and other public agencies and shall give priority to**
788 **occupying historic buildings whenever feasible.**

789
790 ~~((P-215))~~ **P-217 ((The)) King County ((executive and the King County council)) shall**
791 **regularly seek advice from the Landmarks Commission on programs,**
792 **policies, and regulations that support and enhance preservation and**
793 **protection of significant historic properties.**

794
795 ~~((P-216))~~ **P-218 King County shall administer a historic preservation program to**
796 **identify, protect, and enhance historic properties throughout the**
797 **region.**

799 ~~((Historic preservation is an ongoing process that requires identification, evaluation,~~
800 ~~designation and protection of significant properties, and attention to long-term~~
801 ~~enhancement and interpretation. Historic properties are often destroyed through~~
802 ~~neglect. Regular maintenance and other management practices that protect historic~~
803 ~~properties are critical to long-term preservation. King County government can lead by~~
804 ~~example through stewardship and wise management of its own historic properties.))~~
805

806 Review of development proposals and other actions affecting historic properties
807 resources is necessary ~~((in order))~~ to eliminate or minimize adverse effects of
808 development or changing land use. Archaeological sites are particularly sensitive and
809 endangered because they are not visible and may be unexpectedly encountered. King
810 County government can also protect historic properties through careful planning and
811 review of its own undertakings, both directly and in partnerships with private parties and
812 other agencies.

813

814 ~~((P-218))~~ **P-219** King County shall establish comprehensive review and protection
815 procedures for historic properties affected by public and private
816 projects.

817

818 ~~((P-219))~~ **P-220** King County ~~((may))~~ should condition public and private projects
819 ~~((in order))~~ to protect historic properties. King County agencies shall
820 coordinate with the Historic Preservation Program to provide
821 consistent review and mitigation for their projects and undertakings
822 throughout the county.

823

824 ~~((P-220))~~ **P-221** King County shall encourage land uses and development that
825 retain and enhance significant historic properties and sustain historic
826 community character. County building and zoning codes and other
827 regulations and standards should provide flexibility to accommodate
828 preservation and reuse of historic properties. Zoning actions should
829 take into account the effects of zoning on historic properties.

830

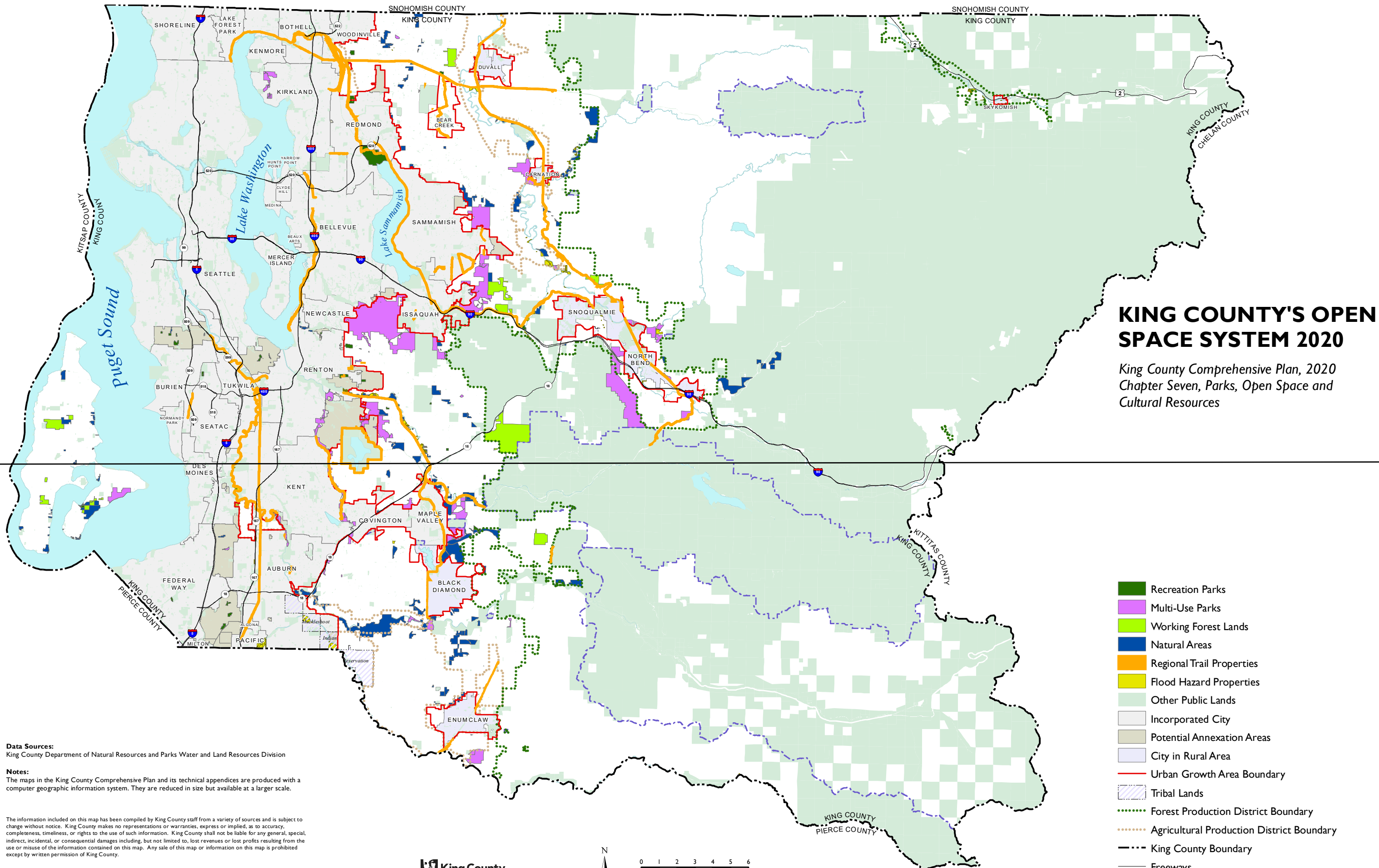
831 **P-222** Parcels on which a cemetery is located should be given a land use
832 designation, a zoning classification, or both, that allows less intensive
833 development than would be assigned to the parcel were the cemetery
834 not present.

835

836 ~~((P-221))~~ **P-223** King County shall maintain an inventory of historic properties ~~((in~~
837 ~~order))~~ to guide its historic preservation decision making.

838

839 ~~((Preservation requires active support by governments and cooperation with property~~
840 ~~owners. Incentives such as tax reduction, revolving loans, transfer of development~~
841 ~~rights, expedited permitting, reduced permit fees, zoning flexibility, technical assistance~~
842 ~~and other measures can be used to encourage preservation. As set by policy ED-208,~~
843 ~~found in Chapter 10, Economic Development, the county shall assist businesses,~~
844 ~~property owners, and other jurisdictions in preserving and enhancing historic~~
845 ~~properties, including historic business districts, through a variety of incentives and~~
846 ~~economic development measures:))~~



KING COUNTY'S OPEN SPACE SYSTEM 2020

King County Comprehensive Plan, 2020
Chapter Seven, Parks, Open Space and Cultural Resources

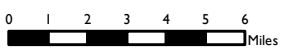
- Recreation Parks
- Multi-Use Parks
- Working Forest Lands
- Natural Areas
- Regional Trail Properties
- Flood Hazard Properties
- Other Public Lands
- Incorporated City
- Potential Annexation Areas
- City in Rural Area
- Urban Growth Area Boundary
- Tribal Lands
- Forest Production District Boundary
- Agricultural Production District Boundary
- King County Boundary
- Freeways
- Municipal Watershed

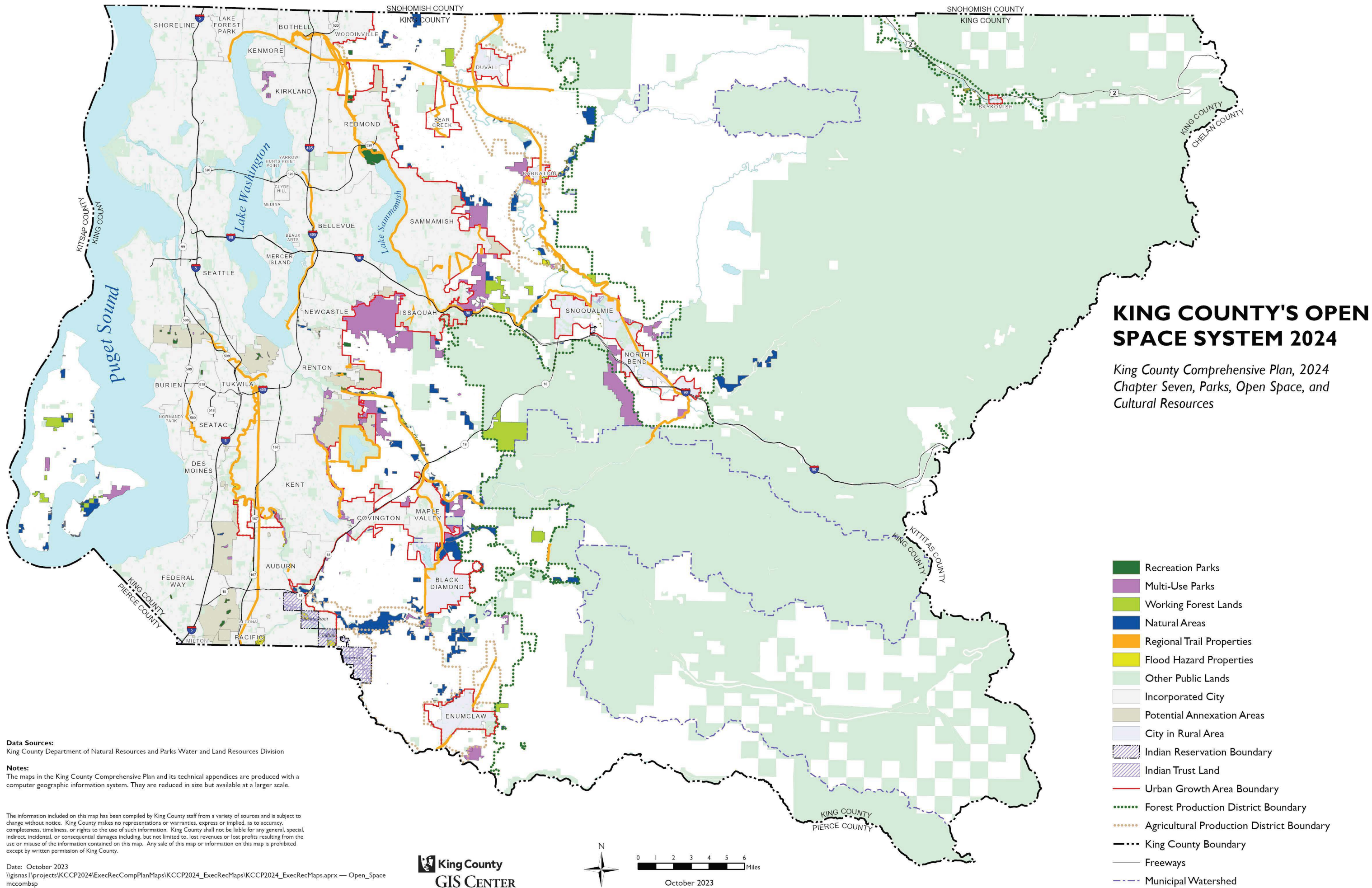
Data Sources:
King County Department of Natural Resources and Parks Water and Land Resources Division

Notes:
The maps in the King County Comprehensive Plan and its technical appendices are produced with a computer geographic information system. They are reduced in size but available at a larger scale.

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Date: July 2020





KING COUNTY'S OPEN SPACE SYSTEM 2024

King County Comprehensive Plan, 2024
Chapter Seven, Parks, Open Space, and Cultural Resources

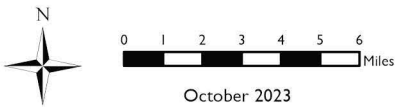
- Recreation Parks
- Multi-Use Parks
- Working Forest Lands
- Natural Areas
- Regional Trail Properties
- Flood Hazard Properties
- Other Public Lands
- Incorporated City
- Potential Annexation Areas
- City in Rural Area
- Indian Reservation Boundary
- Indian Trust Land
- Urban Growth Area Boundary
- Forest Production District Boundary
- Agricultural Production District Boundary
- King County Boundary
- Freeways
- Municipal Watershed

Data Sources:
King County Department of Natural Resources and Parks Water and Land Resources Division

Notes:
The maps in the King County Comprehensive Plan and its technical appendices are produced with a computer geographic information system. They are reduced in size but available at a larger scale.

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October 2023

CHAPTER 8

TRANSPORTATION



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Transportation is critically important to King County and the surrounding region and has profound effects on quality of life and the vitality of the economy. Transportation provides access to jobs, education, services, recreation, and other destinations throughout King County. King County plays a central role in the regional transportation sector, supporting a variety of motorized, nonmotorized, air and marine transportation needs and providing services and facilities ranging from local to international.

The County has direct responsibility for the unincorporated area road network. It provides transit services and facilities throughout the County, including within cities, and also performs many of Sound Transit's services under contract.

6
7

King County Metro also operates streetcar services within the City of Seattle. The King County International Airport/Boeing Field is owned, operated and maintained by the County.

King County's Marine Division operates passenger-only ferry service from downtown Seattle to Vashon Island and West Seattle.

The County also provides requested road-related services to over two dozen cities or other agencies through contractual agreements where there is mutual benefit to the County and its customer cities and agencies:))

8 I. ~~((Creating an Integrated, Sustainable,~~
9 ~~and Safe Transportation System That~~
10 ~~Enhances Quality of Life)) The
11 Regional Transportation System~~

12 A. Introduction

13 King County collaborates with the state and other local governments with the goal of
14 providing an integrated, multi(=)modal transportation system for the Puget Sound
15 region. These intergovernmental partnerships seek to ensure that the county's
16 transportation system is designed, operated, and maintained in a manner that provides
17 mobility options for a wide range of users(-); contributes to safe, affordable, and
18 accessible communities for all(, and); advances social and racial equity; helps ((to))
19 address complex issues like climate change and homelessness; and safeguards and
20 enhances King County's natural resources and environment. It is important ((for)) that
21 the county's and the region's transportation system ((to achieve)) provide equitable
22 travel opportunities for all people and communities. It is also important for all
23 jurisdictions, including King County, to exercise sound financial management in the
24 provision of transportation services and infrastructure.

25
26 ((The King County Strategic Plan, as updated in 2015 by Motion 14317, provides policy
27 direction for transportation under the "Mobility" goal, through which the county aims to
28 "deliver a seamless network of transportation options to get people where they need to
29 go, when they need to get there.") Transportation and mobility are ((further))
30 implemented ((at)) in King County through the functional plans: the ((Strategic Plan for
31 Public Transportation, the Long Range Plan for Public Transportation, the Strategic Plan
32 for Road Services, the King County International Airport Strategic Plan and the King
33 County Ferry District 2014 Strategic Plan, discussed later in the chapter:)) King County
34 Metro Strategic Plan for Public Transportation 2021-2031, Metro Connects (Metro's
35 long-range plan), the King County Metro Service Guidelines, the Strategic Plan for Road
36 Services, and the King County International Airport Strategic Plan. Implementation of
37 the Regional Trails network, which provides important bicycling and walking links, is
38 guided by Chapter 7, Parks, Open Space, and Cultural Resources, and the 2022 King
39 County Open Space Plan. King County transportation planning is further informed by
40 the King County Strategic Climate Action Plan, which provides additional guidance
41 related to greenhouse gas reduction goals, community-driven transit development, and
42 climate-resilient transit infrastructure, and King County Code Chapter 2.10, which
43 establishes an integrated effort that intentionally applies the "Fair and Just" principle to
44 all work to achieve equitable opportunities for all people and communities.

45
46 ((The following summarizes -e)) The County's priorities ((for responding to policy
47 direction established and articulated in the King County Strategic Plan, the King County
48 Comprehensive Plan, County transportation agencies' functional plans, and the
49 associated state and regional laws and planning requirements)) include:

- 50 • Maintain safe and secure County-owned infrastructure, including roads,
51 bridges, trails, transit vehicles (buses, paratransit vehicles, passenger ferries,
52 non-revenue fleet, etc.), transit facilities, and airport facilities;
- 53 • Coordinate and develop multimodal services and facilities for an integrated and
54 seamless regional and local transportation system;
- 55 • Deliver transportation services that support density and growth in the urban
56 area, and meet the transportation needs of the Rural Area(s) and Natural
57 Resource Lands without creating additional growth pressure;

58 • Maintain and preserve infrastructure that facilitates the efficient movement of
59 freight and goods to support economic vitality and regional trade;

60 ((

61 ~~• Maintain safe and secure county-owned infrastructure, including roads, bridges,~~
62 ~~trails, buses and passenger ferries, transit and ferry facilities, and airport~~
63 ~~facilities;))~~

64 • Provide transportation choices and support travel modes that use less energy,
65 produce fewer pollutants, and reduce greenhouse gases in the region;

66 • Identify and adapt to the impacts of climate change on transportation
67 infrastructure and services;

68 • Provide opportunities for people to make active transportation choices by
69 increasing the convenience, accessibility, safety, and comfort of taking transit,
70 walking, and bicycling;

71 • ~~((Address the transportation needs of people of color, low-income~~
72 ~~communities, immigrant and refugee populations, people with limited English~~
73 ~~proficiency, and others who may have limited transportation options)) Support~~
74 ~~safe and equitable access to mobility options through transportation~~
75 ~~investments where needs are greatest, including for historically underinvested~~
76 ~~groups, people with disabilities, people aged 62 years and over, and people~~
77 ~~with special transportation needs;~~

78 • Address homelessness and other significant issues using a holistic, countywide
79 approach, through actions such as supporting equitable and affordable transit-
80 oriented development, making transit more accessible through actions such as
81 Metro's income-based approach to fare discounts, and by connecting people
82 to the services and opportunities they need;

83 ((

84 ~~• Identify and adapt to the impacts of climate change on transportation~~
85 ~~infrastructure and services;))~~

86 • Integrate transportation and land use planning to increase transit use; support
87 sustainable community development, including equitable and affordable
88 transit-oriented development; and provide mobility services that are responsive
89 to community characteristics;

90 • Incorporate sustainable development practices into the design, construction,
91 and operation of infrastructure and facilities;

92 • Establish and implement clear transportation service priorities and guidelines -
93 with a focus on equity and racial and social justice - and use transportation
94 resources wisely and efficiently;

95 • Develop sustainable, equitable funding sources to support the level of services
96 needed by communities; and

97 • Monitor and measure system performance and use this feedback to
98 continuously improve transportation products and services.
99

100 The current and projected economic climate, however, places severe constraints on the
101 County's ability to meet these important goals. The strategic plans for the Road Services
102 Division, Metro Transit Department (Metro), and the Marine Division identify priorities,
103 analyze available funding and constraints, and set targets to help reach these goals.

104 B. Components of the Transportation
105 Element

106 The following documents address the Growth Management Act requirements for the
107 transportation element:

- 108 a. This Transportation chapter, which includes the narrative and policy language;
- 109 b. Technical Appendix C, Transportation ~~((of this Comprehensive Plan))~~, which
110 contains the Travel Forecast Summary, ~~((the))~~ Arterial Functional Classification
111 Map, ~~((a-t))~~ Transportation ~~((i))~~ Inventory; and Transportation Needs Report
112 ~~((that))~~, which contains a multi~~((=))~~year financial forecast and a multi~~((=))~~year list of
113 road facility needs;
- 114 c. The ~~((r))~~ Roads Capital Improvement Program;
- 115 d. The King County Metro Strategic Plan for Public Transportation, ~~((the Long
116 Range Plan for Public Transportation))~~ Metro Connects, and the Transit Capital
117 Improvement Program; and
- 118 e. Concurrency regulation, which implements the concurrency requirements and
119 is codified ~~((at))~~ in King County Code Title 14.

120 ~~((C.))~~ C. Consistency with Plans

121 ~~The framework and direction for the development of Comprehensive Plans are
122 provided by the Growth Management Act. The transportation element of the King
123 County Comprehensive Plan is consistent with and meets the requirements of regional
124 and countywide plans and policies that respond to the Growth Management Act. The
125 Countywide Planning Policies have been used to guide the development of the
126 transportation element and to ensure consistency with plans and programs developed
127 by adjacent jurisdictions.~~

128
129 ~~Regional direction for the transportation element is set by Transportation 2040,
130 developed by the Puget Sound Regional Council. (Transportation 2040 is consistent
131 with the region's urban growth strategy, VISION 2040, also developed by the Puget
132 Sound Regional Council.~~

133
134 ~~King County identifies improvements and strategies needed to carry out the land use
135 vision and meet the Level of Service requirements for transportation. Road
136 improvements are guided by the Strategic Plan for Road Services, prioritized in the
137 Transportation Needs Report and funded in the Roads Capital Improvement Program.
138 Public transportation investments are guided by the Strategic Plan for Public
139 Transportation and are identified in the Transit Capital Improvement Program, and the
140 King County Ferry District 2014 Strategic Plan, 2014 – 2018, or successor plans.
141 Operation and management of the King County International Airport/Boeing Field is
142 guided by the King County International Airport Strategic Plan.~~

143 ~~((D.))~~ C. Transportation System, Services, and
144 County Responsibilities

145 The region's transportation system is comprised of the following elements:

- 146 a. Highways, arterial streets, and local/neighborhood streets;
- 147 b. Bridges;
- 148 c. Local and express bus transit and paratransit services and facilities, including
149 Americans with Disabilities Act service programs;
- 150 d. High-capacity transit;

- 151 e. High-occupancy-vehicle lanes and ridesharing facilities;
- 152 f. Facilities and programs for ~~((pedestrians, bicycle riders and equestrians))~~
153 active transportation, including sidewalks, shoulders, bicycle racks on transit,
154 and regional trails;
- 155 g. Facilities to accommodate freight and goods movement, including railroads,
156 intermodal yards, and distribution centers;
- 157 h. Marine transportation services, ferries and ferry facilities, and navigable
158 waterways;
- 159 i. Airports;
- 160 j. Transportation Demand Management programs, systems, facilities, and
161 technologies; and
- 162 k. Facilities to maintain the transportation system elements.

163
164 ~~((The specific responsibilities of King County government are described below:))~~

165 1. Public Transportation

166 ~~((Public transportation is vitally important to the Puget Sound region. It provides))~~ Public
167 transportation enhances regional economic vitality by providing connections to jobs,
168 schools, and other destinations, and enables those with limited mobility options to
169 travel. ~~((Public transportation enhances regional economic vitality by freeing up~~
170 roadway capacity and improving the mobility of people, goods, and services. It saves
171 the region time and money:)) It helps accommodate regional growth by ~~((making better~~
172 use of)) more efficiently moving people within the region's existing infrastructure and
173 ~~((benefiting the environment))~~ reducing the need for single-occupant vehicles and
174 space for parking. Public transportation can help address major societal issues, such as
175 homelessness, by connecting people to the services and opportunities they need. It
176 improves the quality of life and health for residents and visitors to the Puget Sound
177 region. ~~((King County provides public transportation services through the Metro Transit~~
178 Department, as well as passenger ferry service through the Marine Division:
179

180 Metro Transit Department

181 The King County Metro Transit Department (Metro) is the designated public transit
182 provider for King County. ~~Metro's mission is to provide the best possible public~~
183 ~~transportation services and improve regional mobility and quality of life in King~~
184 ~~County:))~~

185
186 Metro ~~((provides))~~ operates more than 180 bus routes, and its fixed-route services
187 delivered more than ~~((420))~~ 130 million ~~((fixed-route transit rides per year))~~ passenger
188 trips in 2019. Prior to the COVID-19 pandemic, Metro delivered more than 400,000
189 trips every weekday; roughly half of downtown Seattle commuters relied on transit.
190 Even at the peak of the COVID-19 pandemic, Metro delivered more than 100,000 trips
191 daily. Its fixed(-)route system includes a network of frequent all-day(, two-way)) bus
192 routes between residential, business, and other ~~((transit))~~ activity centers; express and
193 peak-period commuter service to major destinations from many neighborhoods and
194 from a network of park-and-ride lots; and local bus services that connect people to their
195 communities and the larger transportation system. ~~((In addition to bus service, Metro~~
196 provides alternative services, such as commuter vanpools, Access paratransit service,
197 Commuter Trip Reduction programs, and Rideshare Online, as well as community
198 programs such as In Motion and car-sharing:)) For people with disabilities who cannot
199 use Metro's regular fixed-route buses, Metro offers Access paratransit service. Metro
200 also offers additional services for specific age groups, such as people aged 55 years and
201 older via the Community Access Transportation program, which is open to people with

202 disabilities as well. Metro also operates a commuter vanpool program for people who
203 don't have convenient transit service between home and work. As of 2023, the vanpool
204 program was serving 1,200 commuter groups with a fleet of 1,347 vehicles.

205
206 ~~Metro augments its own investments by developing partnerships with ((total~~
207 ~~jurisdictions, other agencies, employers, and institutions to increase public~~
208 ~~transportation services and improve service effectiveness. Metro enters into agreements~~
209 ~~with public and private entities to fund new or improved public transportation services,~~
210 ~~where the partner contribution may be in the form of direct funding or investment that~~
211 ~~results in transit speed or reliability improvements. Metro also forms partnerships to~~
212 ~~develop and promote alternative commute programs and to manage parking and traffic~~
213 ~~to make public transportation more efficient and attractive. Metro works with the~~
214 ~~Washington State Department of Transportation and local cities to provide services that~~
215 ~~help mitigate the impacts of major construction projects)) a range of entities, including~~
216 ~~transit providers; community-based groups; schools and universities; human service~~
217 ~~organizations; property owners and managers; businesses; and local, regional, and~~
218 ~~state agencies and jurisdictions. By working with partners, Metro can leverage public~~
219 ~~and private resources and discover new opportunities to improve service or~~
220 ~~infrastructure. Metro can expand its accomplishments by collaborating with partners to~~
221 ~~design and deliver services, facilities, and access improvements, and to develop~~
222 ~~policies, programs, products, and incentives. Metro's Service Guidelines and Metro~~
223 ~~Connects include more information about how Metro will partner with other entities and~~
224 ~~offer examples of such partnerships.~~

225
226 ~~Metro is guided by ((its)) the Strategic Plan for Public Transportation ((2011-2024)) 2021-~~
227 ~~2031, the King County Metro Service Guidelines, and ((its Long Range Plan for Public~~
228 ~~Transportation)) Metro Connects. The Strategic Plan for Public Transportation defines a~~
229 ~~vision and mission for public transportation services in King County and describes the~~
230 ~~strategies to implement that vision. It also defines desired outcomes and describes how~~
231 ~~progress will be measured. The Strategic Plan for Public Transportation and Service~~
232 ~~Guidelines ((strike a balance between productivity,)) prioritizes social equity and~~
233 ~~((geographic value)) sustainability to ensure Metro ((serves areas that have many low-~~
234 ~~income and minority residents - and others who may depend on transit)) invests where~~
235 ~~needs are greatest (including for populations who identify as Black, Indigenous, other~~
236 ~~People of Color; immigrants; refugees; people with low- or no incomes; people with~~
237 ~~disabilities; and people who are linguistically diverse); addresses climate change; and~~
238 ~~((that)) meets public transportation needs ((are met)) throughout the county. The~~
239 ~~((Metro)) Service Guidelines ((augment the Strategic Plan for Public Transportation by~~
240 ~~identifying)) identifies detailed methodologies for how Metro should measure the~~
241 ~~performance of ((Metro's overall)) its transit network((, as well as each)) as a whole and of~~
242 ~~its individual bus routes, and ((by providing)) provides clear guidance on how Metro~~
243 ~~should use transit resources in alignment with ((the County's Equity and Social Justice~~
244 ~~Ordinance. The Long Range Plan)) Metro and King County policies and values,~~
245 ~~including equity. Metro Connects sets the long((-)-)term vision for service and~~
246 ~~supporting capital infrastructure.~~

247
248 ~~Increasing the use of public transportation plays an important role in King County's~~
249 ~~efforts to ((mitigate)) address climate change and support livable, healthy communities.~~
250 ~~Public transportation reduces greenhouse gas emissions by eliminating private vehicle~~
251 ~~trips, reducing vehicle miles traveled, mitigating traffic congestion, and supporting~~
252 ~~efficient land use. Metro((s use of green vehicles, such as)) provides public~~
253 ~~transportation using a "green" fleet of electric trolleys, ((and)) hybrid diesel-electric~~
254 ~~buses((, and cleaner-burning fuels, such as Ultra Low Sulfur diesel,)) fueled with a~~
255 ~~biodiesel blend, and battery electric buses. This efficient fleet adds to the~~
256 ~~environmental advantage of combining many riders in a single vehicle. Metro's policies~~
257 ~~articulate a goal of transitioning to a zero-emissions bus fleet powered by renewable~~
258 ~~energy by 2035. Metro's wide range of ((transportation)) mobility alternatives ((=)~~

259 ~~((including ((vanpools, carpools)) fixed-route transit, passenger ferries, flexible services,~~
260 ~~and Access paratransit); ((=and)) its support of choices such car- and bicycle-sharing,~~
261 ~~((biking and)) walking and rolling to transit; and its commitment to seek out and support~~
262 ~~opportunities for transit-oriented development make transit a powerful tool to help~~
263 ~~reduce pollution and support active, healthy lifestyles.~~

264
265 ~~((In addition to reducing single-occupant vehicle trips,)) Metro is ((also)) committed to~~
266 ~~being a leader in environmentally((=))_friendly operating and maintenance practices and~~
267 ~~minimizing its energy use. ((Metro educates its employees about reducing energy~~
268 ~~consumption at work and using public transportation to commute.)) The King County~~
269 ~~Employee Transportation Program educates people about commuting to work via~~
270 ~~another option than a single-occupancy vehicle. The agency also incorporates~~
271 ~~cost-effective green building and sustainable development practices in all capital~~
272 ~~projects that it plans, designs, constructs, remodels, renovates, and operates.~~

273
274 ~~((Metro also is committed to providing equitable opportunities for people from all areas~~
275 ~~of King County to access the public transportation system. It provides travel~~
276 ~~opportunities and supporting amenities for historically disadvantaged populations, such~~
277 ~~as low-income people, students, youth, seniors, immigrants and refugee populations,~~
278 ~~people with disabilities, and others with limited transportation options:~~

279 Water Taxis: King County's Marine Division

280 ~~The Marine Division, which is a part of the Metro Transit Department, provides service~~
281 ~~from downtown Seattle to West Seattle and Vashon-Maury Island. The Marine Division is~~
282 ~~guided by the King County Ferry District 2014 Strategic Plan, which was developed~~
283 ~~while under the King County Ferry District's governance. The plan expresses the vision~~
284 ~~and goals for passenger-only ferry service in King County for the next three to five years.~~
285 ~~The strategies are the broad initiatives to pursue the vision and goals, with specific~~
286 ~~actions listed under each strategy. The plan's vision is to be a leader in regional mobility~~
287 ~~benefiting the community and economic development needs of King County through~~
288 ~~providing water taxi service that is safe, reliable, and a great customer experience while~~
289 ~~being responsive and accountable to the public. The goals are to: 1) provide reliable~~
290 ~~and safe service; 2) deliver financially sustainable water taxi service; and 3) to integrate~~
291 ~~water taxi service with the broader regional transportation system and economy. The~~
292 ~~strategies to achieve these goals include: 1) build on strengths and grow ridership; 2)~~
293 ~~achieve financial stability; 3) coordinate with regional planning and emergency~~
294 ~~management efforts; and 4) explore growth and partnership opportunities.~~

295
296 ~~Similar to Metro, King County's passenger-only ferries also use cleaner-burning fuels~~
297 ~~such as Ultra Low Sulfur diesel and a blend of biodiesel (B-10).)~~

298
299 ~~Bus, rail, ((and)) passenger-only ferry, and flexible transit services provide the critical~~
300 ~~transportation links on which the regional economy depends. ((In addition,)) These~~
301 ~~public transportation services depend on convenient connections to roads, highways,~~
302 ~~and ((nonmotorized)) active transportation systems. As the region grows, coordinating~~
303 ~~((transit and passenger-only ferry)) public transportation routes and schedules ((among))~~
304 ~~across agencies and modes will make public transportation a more viable and~~
305 ~~convenient option for people traveling in King County. King County seeks input from a~~
306 ~~broad spectrum of county residents and businesses to identify needs and provide~~
307 ~~services to meet those needs.~~

308 **2. Road System**

309 ~~Travelers in King County use a system of interconnected roads that includes interstate~~
310 ~~highways, state highways, urban and rural arterials, local access roads, private roads,~~
311 ~~and forest((#)) and logging roads. King County is responsible for all ((c))County-owned~~
312 ~~roads, bridges, and related infrastructure in the unincorporated areas of the county, and~~

313 must meet the road-related transportation needs of a very large and geographically and
314 demographically diverse service area. The ((c))County's many bridges are an integral
315 part of the road system, as are other components such as sidewalks, shoulders, ~~((and))~~
316 pathways, bicycle lanes, guardrails, stormwater drainage and water quality treatment
317 facilities, traffic control equipment, and traffic cameras. Interstate highways, state
318 highways, city roads, and private roads are not under ((e))County jurisdiction; rather,
319 they are the responsibility of other government agencies or property owners.
320

321 The Strategic Plan for Road Services defines the ~~((vision and mission))~~ strategic direction
322 for the King County Department of Local Services - Road Services Division ~~((The~~
323 ~~Strategic Plan for Road Services provides detailed direction for the response to the~~
324 ~~many complex challenges, including two trends that have had significant impacts on the~~
325 ~~County's road services. One is that annexations, consistent with the goals of the Growth~~
326 ~~Management Act, have reduced the urban unincorporated area and therefore the tax~~
327 ~~base that supports the unincorporated road system has shrunk significantly. By 2024,~~
328 ~~when the next eight-year Comprehensive Plan update is completed, Road Services~~
329 ~~Division's responsibilities will likely focus almost entirely on the Rural Area and Natural~~
330 ~~Resource Lands. A second trend is the decline in County road funding, described in~~
331 ~~greater detail in Section IV. The Strategic Plan for Road Services guides the Road~~
332 ~~Services Division)) as it ~~((is faced with the consequences of a smaller service area and~~
333 ~~reduced funding and seeks to manage the unincorporated King County road system~~
334 ~~through focused investment of available resources to facilitate the movement of people,~~
335 ~~goods and services, and respond to emergencies)) seeks to safely connect communities
336 while addressing a county road funding crisis, widespread and aging infrastructure, and
337 historical underinvestment in urban areas.
338~~~~

339 As of winter 2023, ((T))the ((c))County-owned unincorporated((=))_area road system
340 includes approximately:

- 341 • ~~((1,469))~~ 1,469 miles of roadway;
- 342 • ~~((181))~~ 185 bridges, including several jointly owned with cities;
- 343 • 275 miles of sidewalks;
- 344 • ~~((78))~~ 79 traffic signals;
- 345 • ~~((44,000))~~ 49,000 traffic control signs;
- 346 • ~~((50))~~ 57 traffic cameras; ~~((and))~~
- 347 • 3.5 million linear feet of drainage pipes; and
- 348 • ~~((114))~~ 118 miles of protective guardrail.

349
350 The users of the ((e))County road system may travel on foot or by car, public transit,
351 truck, or bicycle, or even on horseback. They may live in an unincorporated area, in
352 ~~((one of the county's 39))~~ cities, or in another county. The unincorporated road system
353 supports local trips close to home, commuter trips, the movement of freight and goods,
354 and regional travel between jurisdictions. The system also provides access to outdoor
355 recreational activities in King County ~~((, which has one of the largest concentrations of~~
356 ~~outdoor recreation enthusiasts in the state)). Public service providers, such as police,~~
357 fire, emergency medical responders, Metro ~~((Transit)), and school buses are also key~~
358 users. In total, more than one million daily trips are taken on King County's
359 unincorporated road network. ~~((During this time of tight budgets, changing~~
360 ~~communities, annexations, and increasing traffic on aging roads and bridges, the county~~
361 ~~must manage facilities and services with exceptional care and efficiency.))
362~~

363 **3. Air Transportation**

364 ~~((F))~~ Established in 1928, the King County International Airport/Boeing Field is located in
365 south Seattle in the Duwamish River Industrial Corridor. It operates on a ~~((24/7))~~ twenty-
366 four hours a day, seven days a week basis and in all weather. ~~((Established in 1928, the~~
367 ~~airport is supported by revenue generated by its operations, rather than relying on~~
368 ~~general tax revenues:))~~ King County plans, designs, and implements services,
369 programs, and facilities for the King County International Airport in compliance with
370 Federal Aviation Administration regulatory requirements to support a safe, secure, and
371 efficient international aerospace system. The airport is also a significant employment
372 center and supports more than ~~((150))~~ 50 on-airport aviation-related businesses,
373 including The Boeing Company. The airport is a port of entry for international flights
374 and serves regional air carriers, national and regional cargo carriers, corporate aviation,
375 and general aviation.

376
377 King County International Airport/Boeing Field is the ~~((34th))~~ 75th busiest airport in the
378 United States and ranks ~~((25th))~~ 46th in cargo handling. The airport's air taxi carrier serves
379 the San Juan Islands. It is also the largest corporate aircraft center in the Pacific
380 Northwest. Airport business activities are estimated to support almost ~~((5,000))~~ 7,000
381 direct jobs, plus more than ~~((16,000))~~ 9,000 additional jobs in the region. The airport's
382 total positive economic impact within the Puget Sound Region and Washington State is
383 more than ~~((3.5))~~ \$5.2 billion in direct and induced economic activity, including the sale
384 of goods and services, labor income, and tax revenues.

385
386 ~~((The King County Department of Transportation has developed a strategic plan for~~
387 ~~King County International Airport/Boeing Field. This plan was the result of a strategic~~
388 ~~planning process, which was guided by an advisory committee comprised of Airport~~
389 ~~Roundtable members and staff from both the executive and legislative branches of King~~
390 ~~County. The Strategic Plan complements))~~ The King County International Airport
391 Strategic Plan, or successor plans, guides the planning, development, and
392 implementation of airport facilities and services managed by the King County
393 International Airport. Management of the airport is informed by the King County
394 International Airport Master Plan and the Federal Aviation Administration((s))-
395 mandated ~~((Airport Master Plan and))~~ Airport Layout Plan.

396
397 The Bandera and Skykomish Airports, located in eastern King County near the
398 communities of North Bend and Skykomish, are state~~((-))~~-owned and operated. Vashon
399 Airport, located on Vashon-Maury Island, is publicly owned and operated by King
400 County Airport Special District Number One. King County does not have operating or
401 regulatory authority over these airports, but does control land use activity adjacent to
402 the facilities. ~~((All airports in the county should make every effort to minimize noise~~
403 ~~impacts to land uses that are especially sensitive to the effects of noise such as~~
404 residential areas, hospitals and schools:

405 **E.)II. General Policy Guidance**

406 ~~((H. Providing Services and Infrastructure that~~
407 ~~Support the County Land Use Vision~~

408 This section of Chapter 8 discusses ~~c))~~ County transportation services and policies ~~((as~~
409 ~~they))~~ support the ~~((e))~~ County's land use strategy, which seeks to concentrate
410 development and services in urban areas, conserve and enhance the Rural Area((s)) and
411 Natural Resource Lands, and create communities that have a positive effect on public
412 health and climate change. ~~((One focus of this section is on issues related to the~~
413 ~~county's responsibilities in the unincorporated area, including Level of Service standards~~

414 for county roads, transportation concurrency management, mitigation of growth-related
415 impacts, avoidance of road expansion in Rural Areas and Natural Resource Lands,
416 prevention of airport/land use conflicts, and support for nonmotorized transportation
417 options. Another focus is on county transportation activities that affect a broader
418 region, notably the four-county region's policy of concentrating development in more
419 densely populated urban areas. King County Metro operates a majority of the transit
420 service in the region and provides transportation demand management services to
421 cities and employers. Consequently, the region's success in achieving its development
422 goals will depend to a great extent on King County's ability to provide appropriate
423 transit services within King County.))

424
425 **T-101 King County should provide a safe and accessible system of**
426 **transportation services and facilities that offers travel options to all**
427 **members of the community.**

428
429 ~~((T-101a))~~ **T-102 King County should seek to ensure that its system of transportation**
430 **services and facilities equitably serves the mobility needs of**
431 **~~((disadvantaged)) communities with the greatest need. ((and people~~**
432 **~~with limited transportation options, including people of color, low~~**
433 **~~income communities, people with limited English proficiency,~~**
434 **~~immigrant and refugee populations, students, youth, seniors, and))~~**
435 **including historically underinvested groups, people with disabilities,**
436 **people aged 62 years and over, and people with special transportation**
437 **needs.**

438
439 ~~((T-102))~~ **T-103 As a transportation provider and participant in regional**
440 **transportation planning, King County should support, plan, fund,**
441 **design, and implement an integrated((;)) and coordinated ((and**
442 **balanced)) multimodal transportation system that serves the growing**
443 **travel needs of the county safely, equitably, effectively, sustainably,**
444 **affordably, and efficiently, and ((promotes a decrease in the share of**
445 **trips made by single-occupant vehicles)) reduces vehicle miles traveled.**

446
447 ~~((T-103))~~ **T-104 In striving to meet the growing need for transportation services,**
448 **King County shall seek to maximize the efficiency and effectiveness of**
449 **its services, infrastructure, and facilities.**

450
451 ~~((T-104))~~ **T-105 The Strategic Plan for Public Transportation ((2011-2024)) 2021-**
452 **2031, King County Metro Service Guidelines, and ((the King County**
453 **Metro Long Range Plan for Public Transportation)) Metro Connects, or**
454 **successor plans, shall guide the planning, development, and**
455 **implementation of the public transportation system and services**
456 **operated by the King County Metro Transit Department.**

457
458 ~~((T-105))~~ **The King County Ferry District 2014 Strategic Plan, or successor plans,**
459 **shall guide the planning, development and implementation of the**
460 **passenger only ferry system and services operated by the King County**
461 **Marine Division.))**

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- T-106** **The King County Strategic Plan for Road Services, or successor plans, shall guide the planning, development, and implementation of the unincorporated road system managed by the King County Road Services Division.**
- T-107** **The King County International Airport Strategic Plan, or successor plans, shall guide the planning, development, and implementation of airport facilities and services managed by the King County International Airport.**
- T-108** **King County shall ((consider)) evaluate equity impacts and benefits when planning, developing, and implementing transportation programs, projects, and services, including physical, economic, and cultural displacement risk.**
- T-109** **As directed by the King County((’s)) Comprehensive Emergency Management Plan, King County shall seek to protect its transportation system against disasters, to the extent possible, by developing prevention and recovery strategies in partnership with other jurisdictions and agencies, and coordinating emergency transportation response.**

484 **A. Land Use and Growth Strategy**

485 The transportation element of this Comprehensive Plan is grounded in a firm
486 understanding of the important relationship between land use and transportation. A
487 thoughtfully designed transportation system that supports the ~~((c))~~County’s long-term
488 land use vision and regional growth strategy should provide improved mobility and
489 greater accessibility for all users and contribute to vibrant, thriving communities.
490 Considering the interconnection of land use and transportation can also help address
491 issues like regional affordability by supporting equitable, transit-oriented communities.
492 It should also facilitate more efficient travel that addresses climate change, in part, by
493 ~~((reduces))~~ reducing energy consumption, ~~((and))~~ greenhouse gas emissions, and other
494 forms of pollution.

495
496 Integrated transportation and land use planning is called for at the regional level in
497 ~~((Vision 2040))~~ VISION, ~~((Transportation 2040))~~ the Regional Transportation Plan, and
498 the Countywide Planning Policies regarding transportation~~((, which));~~ these plans and
499 policies outline and support a regional growth strategy built around the concept that
500 additional infrastructure and services are to be provided in areas that accept an
501 increased share of the region’s growth. The Countywide Planning Policies’ ~~((=))~~ 2019-
502 2044 ~~((H))~~housing and ~~((E))~~employment ~~((G))~~growth ~~((F))~~targets ~~((2006-2031))~~ adopted
503 by King County and its cities, represent each jurisdiction’s agreed upon fair share of
504 future growth and) have been incorporated into the travel demand forecast developed
505 for this plan.

506
507 ~~((Vision 2040))~~ VISION, ~~((Transportation 2040))~~ the Regional Transportation Plan, and
508 the Countywide Planning Policies also promote the concept of maximizing mobility
509 choices through a multimodal approach to moving people, goods, and services
510 efficiently within and beyond the region. Travel to and within regional and countywide
511 growth centers is emphasized, with a focus on the availability of transit and
512 ~~((nonmotorized modes))~~ active transportation facilities in centers. These urban centers
513 are characterized by compact, pedestrian-oriented development~~((;))~~ with a mix of
514 ~~((different))~~ office, commercial, civic, entertainment, and residential uses ~~((and))~~ that can
515 be efficiently and cost-effectively served by transit and ~~((nonmotorized travel))~~ active
516 transportation options. _In addition, these regional plans and policies address the
517 importance of protecting and preserving the Rural Area and Natural Resource Lands

518 and avoiding construction of major new roads and capacity expansion on existing roads
519 in the Rural Area(s) and Natural Resource Lands.

520
521 Metro's Strategic Plan for Public Transportation, Service Guidelines, and Metro
522 Connects also emphasize the importance of integrated transportation and land use
523 planning in providing an integrated mobility network that advances policy goals related
524 to equity, climate change, transit-oriented communities, and others. A multimodal
525 transportation system supports healthful choices by providing greater access to
526 housing, jobs, schools, medical care, healthy food, shopping, recreation, and other
527 services - all of which contribute to a high quality of life. Designing highly connected
528 communities that support safe ~~((nonmotorized travel))~~ active transportation and
529 ~~((facilitate nonmotorized))~~ access to the transit system without a car reduces the overall
530 cost of living by controlling or lowering transportation costs, reduces vehicle miles
531 traveled, reduces air pollution, and leads to opportunities for greater levels of physical
532 activity ~~((through walking and bicycling)).~~

533
534 Regional and countywide guidance also encourages innovative approaches to
535 transportation and land use management, including Transportation Demand
536 Management strategies designed to reduce vehicle miles traveled, single-occupant
537 vehicle trips, and greenhouse gas emissions.

538
539 ~~((Metro operates transit service throughout King County, including in cities, while the~~
540 ~~county's road system service area is limited to the unincorporated area. Due to~~
541 ~~annexations and incorporations, the unincorporated road system is transitioning to~~
542 ~~become primarily rural.))~~ In the Rural Area and Natural Resource Lands, protection of
543 natural resources, agriculture and forestry, and the rural lifestyle and character are a
544 high priority. ~~((At the same time))~~ However, there is still a ~~((certain))~~ limited amount of
545 growth within the Rural Area and on Natural Resource Lands, ~~((as well as high))~~
546 significant growth in some adjacent Cities in the Rural Area, ~~((or))~~ and growth beyond
547 the county's boundaries(;) that must be considered in managing the road system.

548
549 ~~((The county's urban areas, Rural Areas and Natural Resource Lands form a complex~~
550 ~~landscape, and the urban/rural boundary is not a simple straight line. As a result, t))~~ The
551 ~~((c))~~ County's arterial network weaves through ((both)) urban areas, the Rural Area(s),
552 and Natural Resource Lands as it facilitates regional mobility. This ((complex
553 ~~urban/rural/resource pattern))~~ presents challenges to planning for the region's mobility
554 needs and providing safe and adequate roadways. ((Issues include regional arterial
555 ~~corridors that link designated urban areas by crossing Rural Areas and Natural Resource~~
556 ~~Lands, and roads located in the Urban Growth Area)).~~ High traffic volumes on ~~((these))~~
557 roads in the Rural Area and Natural Resource Lands may necessitate road improvements
558 to ensure safe and efficient travel. However, it is critical to ensure that appropriate
559 development regulations and access management strategies are first in place ~~((in~~
560 ~~order))~~ to prevent unplanned and unwanted growth in the Rural Area(s) and Natural
561 Resource Lands.

562
563 ~~((Growth management envisions different landscapes and infrastructure for urban and~~
564 ~~rural communities. King County is committed to managing its transportation system~~
565 ~~consistent with that vision.))~~

566
567 **~~((F-201)) T-110 King County prioritizes multimodal transportation options in the~~**
568 **urban areas, where they are most effective. ((Multimodal transportation**
569 **options such as public transportation, bicycling and walking, are most**
570 **effective in densely developed urban areas. As resources allow,))** King
571 **County's transportation investments in urban areas should emphasize**
572 **public transportation and road services and facilities that support**
573 **multiple modes and facilitate connections between them.**

574

575 ~~((T-202)) T-111 ((As resources allow,)) King County's transportation investments in~~
576 ~~the Rural Area(s) and Natural Resource Lands should emphasize~~
577 ~~maintaining, ((and)) preserving, and, where appropriate, providing~~
578 ~~flexible service options and safe road infrastructure that is compatible~~
579 ~~with the preservation of rural character and does not promote urban or~~
580 ~~unplanned growth.~~

581
582 ~~((T-202a)) T-112 In areas not well suited to fixed((-)-route transit, the~~
583 ~~((c))County should work with partners to develop a range of~~
584 ~~((alternative)) flexible service options ((such as community shuttles,~~
585 ~~real-time rideshare, community vans and other innovative options)),~~
586 ~~consistent with Metro plans and policies.~~

587
588 ~~((T-203)) T-113 ((As funding permits,)) King County should partner with~~
589 ~~jurisdictions and the private sector to spur infrastructure investments~~
590 ~~that enhance safe, equitable, and accessible opportunities for transit,~~
591 ~~pedestrians, bicyclists, carpools and van(=)pools, and other~~
592 ~~alternatives to single-occupant vehicles.~~

593 B. Level of Service Standards

594 ~~((The Growth Management Act requires Level of Service standards for all arterials and~~
595 ~~transit routes to judge performance of the transportation system. The Growth~~
596 ~~Management Act also calls for specific actions and requirements for bringing into~~
597 ~~compliance facilities or services that are not meeting the adopted Level of Service~~
598 ~~standard. King County's Level of Service standards comply with growth management~~
599 ~~policies of encouraging growth in the urban area while restricting growth in the Rural~~
600 ~~Area and Natural Resource Lands:))~~

601
602 Level of service for arterials is a qualitative measure that describes traffic flow and is
603 often represented by a system using the letters A through F. Level of Service A
604 represents the least-congested conditions and Level of Service F represents the most-
605 congested conditions. Level of Service B is indicative of stable traffic flow. However,
606 unlike Level of Service A, operating speed is beginning to be restricted by other traffic.
607 At Level of Service E, operation is unstable, and speeds are reduced but will fluctuate
608 widely from point to point. ~~((There is little independence of speed selection and~~
609 ~~maneuverability at Level of Service E:))~~ Level of Service F is indicative of forced flow of
610 traffic with extremely low speeds and long delays at intersections.

611
612 ~~((King County has been one of the most successful jurisdictions in the state in~~
613 ~~implementing the Growth Management Act by directing growth to urban areas and~~
614 ~~encouraging annexation by cities, which are the preferred provider of municipal~~
615 ~~services. As a result, the majority of the urbanized area is contained within cities and the~~
616 ~~final remaining urban unincorporated islands are expected to annex by 2020. While~~
617 ~~annexations have helped support the County's land use, density and service goals,~~
618 ~~unincorporated King County no longer has the tax base to support growing travel~~
619 ~~needs with transportation capacity improvements in the urban area. The urban pockets~~
620 ~~that remain are influenced by development in surrounding cities and during the peak~~
621 ~~travel times commute travel is heavily impacted from people traveling to and from cities~~
622 ~~and other counties:))~~

623
624 In the remaining urban pockets of unincorporated King County, road usage is heavily
625 impacted by development in the larger surrounding cities; however, there are more
626 travel choices available in these areas. The urban level of service reflects these factors.

627
628 ~~((King County recognizes a profound difference between t))The differences in the nature~~
629 ~~and character of the Rural Area and Natural Resource Lands as compared with the~~
630 ~~urban area ((and therefore sets)) means that ((t))level of ((s))service standards for~~

631 arterials ~~((to))~~ allow less congestion in the Rural Area and Natural Resource Lands. In the
632 Rural Area and Natural Resource Lands the ~~((vast))~~ majority of the road network
633 operates at Level of Service B; however, there are key arterials (typically the Rural
634 Regional Corridors) that are frequently congested from carrying traffic from one urban
635 area to another, and these often operate at a Level of Service C or lower.
636

637 In addition, King County recognizes ~~((certain areas, called))~~ that Rural Towns, or Rural
638 Mobility Areas, ~~((where))~~ have land use designations that support a greater variety of
639 transportation mode choices. The ~~((t))~~level of ~~((S))~~service standards for Rural Mobility
640 Areas are set to recognize these greater choices and support and encourage people to
641 use forms of transportation other than ~~((cars))~~ single-occupant vehicles. ~~((The Rural~~
642 ~~Mobility Areas are the Rural Towns of Vashon, Snoqualmie Pass and Fall City.))~~
643

644 In addition to ~~((the))~~ Rural Mobility Areas, certain ~~((large))~~ areas with the Rural
645 Neighborhood Commercial Center~~(s))~~ land use designation are recognized as having
646 distinct mobility characteristics and ~~((with))~~ have a ~~((t))~~level of ~~((S))~~service standard
647 consistent with their land use character. ~~((The large Rural Neighborhood Commercial~~
648 ~~Centers))~~ These are~~(:))~~ Cottage Lake, Maple Valley, Preston, and Cumberland.
649

650 The framework for identifying appropriate levels of service for King County Metro
651 services is established in ~~((the))~~ Metro's Strategic Plan for Public Transportation ~~((and))~~,
652 the King County Metro Service Guidelines, and Metro Connects. Level of service
653 standards for Regionally Significant State Highways are adopted by the Puget Sound
654 Regional Council. Level of service standards for Highways of Statewide Significance are
655 set by the Washington State Department of Transportation. Highway level of service
656 standards are shown in Appendix C, Transportation.
657

658 ~~**((T-214b)) King County shall design a new concurrency management**~~
659 ~~**methodology that is efficient to administer, incorporates travel demand**~~
660 ~~**management principles, includes measures of congestion based on**~~
661 ~~**optimizing movement of people rather than cars, and promotes**~~
662 ~~**increased efficiency of the transportation system as a whole.**~~
663

664 ~~**T-215)) T-114**~~ The ~~((t))~~level of ~~((S))~~service standard for the Urban Area shall be E
665 except as provided in T-~~((216))115~~. The ~~((t))~~level of ~~((S))~~service
666 standard for the Rural Area and Natural Resource Lands shall be B,
667 except as provided in T-~~((216))115~~, T-~~((217))116~~, and T-~~((218))117~~.
668 These standards shall be used in concurrency testing.
669

670 ~~**((T-216)) T-115**~~ The ~~((t))~~level of ~~((S))~~service standard for certain minor residential
671 and minor commercial developments~~((, along with))~~ and certain public
672 and educational facilities, as established in the King County Code, shall
673 be Level of Service F. This standard shall be used in concurrency
674 testing.
675

676 ~~**((T-217)) T-116**~~ Rural Mobility Areas shall be defined as Rural Towns. The ~~((t))~~level
677 of ~~((S))~~service standard for designated Rural Mobility Areas shall be E.
678 This standard shall be used in concurrency testing.
679

680 ~~**((T-218)) T-117**~~ The ~~((t))~~level of ~~((S))~~service standards for the Cottage Lake, Maple
681 Valley, Preston, and Cumberland Rural Neighborhood Commercial
682 Centers shall be D. This standard shall be used in concurrency testing.
683

684 **T-118** The appropriate levels of service for King County Metro transit services
685 shall be established in Metro's Strategic Plan for Public Transportation,
686 the King County Metro Service Guidelines, and Metro Connects, or
687 successor documents.

688 C. Travel Forecasts

689 Travel demand forecasts are used to project transportation system needs. They provide
690 an important link between land use and transportation. The Puget Sound Regional
691 Council's Forecasting Model uses regionally adopted growth targets for the year
692 ~~((2034))~~ 2050, and was used to develop the travel demand forecasts for this plan, the
693 Transportation Appendix, and the Transportation Needs Report Appendix.

694
695 ~~((Recent generations of the Puget Sound Regional Council model have increased the~~
696 ~~level of detail in unincorporated King County, allowing improved analysis of future~~
697 ~~transportation system performance and system improvement needs, within the~~
698 ~~framework of growth management and regional and county policy guidance regarding~~
699 ~~appropriate urban and rural levels of service.))~~

700 D. Impact Mitigation

701 ~~((The State Environmental Policy Act establishes environmental review of project~~
702 ~~impacts on all elements of the environment including transportation:~~

703
704 ~~(T-225))~~ **T-119** Needed rights-of-way, strategies to manage transportation
705 demand, and off-site improvements should be identified and required
706 as conditions of development approval to the extent that such
707 conditions are directly related to impact mitigation.

708
709 ~~((T-226))~~ **T-120** King County shall encourage the development of highly connected,
710 grid-based arterial and nonarterial road networks in new developments
711 and areas of in((-)fill development. To this end, the ((c))County should:
712 a. Make specific findings at the time of land-use permit review to
713 establish a nonarterial grid system for public and emergency access
714 in developments; and
715 b. Require new commercial((-)) and ((multifamily;)) multiunit
716 developments and residential subdivisions to develop highly
717 connective street networks to promote better accessibility and
718 avoid single street((-)-only access.

719
720 ~~((T-227))~~ **T-121** Development proposals should extend the public road system
721 through dedication when the extension is in the public interest.
722 Conditions that may warrant such an extension include, but are not
723 limited to, impacts on neighborhood circulation, increases in the use of
724 arterials for local vehicular trips, reductions in traffic safety through
725 uncoordinated and inadequately spaced street access to arterials, and
726 restrictions on the availability of alternative emergency access routes.
727

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((F-228)) T-122 As mitigation for the impacts of new development and as a condition of development approval, King County shall require the improvement of existing off-site roadways and undeveloped road rights-of-way, and other strategies to reduce demand on roads. Impacts that may warrant such mitigation include, but are not limited to, those that create safety concerns, raise road operational issues, or increase the number of residences served by a single access route.

735

~~((E. Financing~~

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~~Fully achieving King County's transportation goals depends on adequate funding for transportation system and service needs. This section discusses the extent to which the transportation system and services can be funded within a reasonable revenue forecast and expenditure schedule. The Growth Management Act requires the county to include an analysis of funding capabilities, a multiyear financing plan based on needs, and a discussion of how to raise additional funds to build needed transportation projects, or to reassess growth and Level of Service standards to resolve potential funding shortfalls in a ten-year time frame. This analysis is provided in the Transportation Needs Report and summarized below:~~

746

~~D)) E. Funding Priorities ((Consistent with Transit and Road Strategic Plans~~

747

748

~~C. Public Transportation Revenue Sources~~

749

~~1. Metro Transit~~

750
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753
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756

~~King County Metro Transit's)) Metro's budget provides for both the operating and capital needs of its public transportation system. The operating budget funds Metro's broad range of public transportation services. The capital budget provides for transit facilities needed to operate Metro's services, such as maintenance and bus storage facilities, transit centers and park-and-ride((s)) lots, bus shelters and other passenger facilities, buses, and non-revenue vehicles.~~

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~~Metro's primary source of revenue, a 0.9((%)) percent sales tax (the maximum authorized by the state), provides ((approximately 54%)) more than half of Metro's revenues. This rate has been in effect since late 2006, when voters approved a 0.1((%)) percent increase as part of the Transit Now initiative. Sales tax is a highly volatile revenue source because it fluctuates with changes in economic conditions. It is also regressive, as people with lower incomes spend a larger portion of their income on sales tax than people with higher incomes. Metro has had to rely more on sales tax since 2000, when the Washington legislature eliminated the motor vehicle excise tax for transit.~~

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775

~~((Beginning in 2009, King County levied a 5.5 cent property tax to support transit:)) King County levies a 1.25 cent property tax for ferry service and a 5.5 cent property tax for other Metro transit services. Fares paid by users of Metro's system ((and transit advertising revenues)) provided about ((a quarter)) 15 percent of Metro's operating revenues before the COVID-19 pandemic and about five percent of operative revenues in 2022. ((Metro also receives)) Other sources of revenues include: federal and state grants, ((that)) which can fluctuate significantly and contribute primarily to capital expenses, and revenues from vanpool operations, investment income, and service partners. Examples of service partnership funding include revenue from Sound Transit~~

776 for operating Link light rail and Sound Transit Express, and from the City of Seattle;
777 these sources account for about 15 percent of Metro's total operating revenue.

778
779 ~~((The Great Recession and a slower than normal recovery took a major toll on Metro's
780 largest revenue source, sales taxes. After the 2008 recession caused a steep drop in
781 sales tax revenue, Metro took action to preserve transit service by cutting costs, raising
782 fares, and making a host of fiscal reforms. Metro's ongoing efficiency gains, projections
783 of lower fuel costs, improved sales tax forecasts and other financial improvements
784 enabled the County to adopt a 2015/2016 budget and six-year financial plan that does
785 not envision future service cuts.~~

786
787 Beginning in 2011, sales tax revenues began to recover and by 2015, sales tax receipts
788 have been restored to pre-recession levels in terms of purchasing power. The near term
789 outlook is for continued growth; however this is tempered by the reality and need to
790 plan for economic downturns. Over the last 50 years there has been, on average, a
791 recession every eight years. The county's financial policies and reserve requirements
792 help Metro plan for the eventuality of economic downturns.

793
794 ~~In November 2014, Seattle voters approved funding for additional transit service. The
795 City of Seattle subsequently entered into a contract with King County to purchase Metro
796 service through the County's Community Mobility Contracts Program. Seattle will
797 expand service on Metro routes that serve the city by about 10%. Additionally, Metro
798 will leverage Seattle's Regional Partnership Fund created as part of the voter approved
799 measure to improve transit service for suburban commuters through regional
800 partnerships. This funding is scheduled to expire after 2020:))~~

801
802 The COVID-19 pandemic added uncertainty to Metro's financial situation, particularly
803 due to the pandemic's impact on ridership and the resultant fare revenue impacts. The
804 need remains for long-term, sustainable funding that fully meets King County's current
805 and future demand for ~~((buses))~~ transit service. The need for transit outlined in Metro
806 Connects exceeds Metro's current funding capacity for service, and the funding gap will
807 only increase as Metro moves toward the 2050 service network, which envisions
808 approximately 70 percent more transit service. Metro will not be able to grow its system
809 as planned without significant amounts of new, sustainable funding. Funding source
810 volatility has a uniquely negative impact on service growth and capital program
811 development.

812
813 ~~((Metro will continue striving for efficiency improvements to make the most of every
814 available transit dollar, and county leaders have pledged to continue working for a
815 statewide transportation funding solution. Over the coming years, Metro will continue
816 to take actions to stabilize its finances and improve the efficiency and effectiveness of
817 service delivered as state, county and local officials work on a long-term transit funding
818 solutions.~~

819 ~~D. Road-Related Funding Capabilities))~~

820 King County ~~((is experiencing))~~ has a structural roads funding crisis, largely due to
821 municipal annexations, ~~((the 2008 recession, declines in))~~ Washington State's outdated
822 tax system, stagnant gas tax revenues, the effects of voter initiatives, and an aging
823 bridge and road system. The lack of revenue is significantly impacting the ~~((e))~~ County's
824 capacity to maintain and improve roads. Regional growth over the last few decades has
825 resulted in higher traffic volumes and congestion, contributing to the deterioration of
826 the County's road network.

827
828 King County receives road revenues from a variety of sources, including a dedicated
829 unincorporated King County property tax, ~~((federal and state grants,))~~ gas tax, federal
830 and state grants, and local taxes ~~((and road mitigation payments from private~~

831 developments)). The dedicated property tax and gas tax provide the largest portion of
832 funding for the Road Services Division (~~((71% in 2014))~~ 76 percent in 2023). The
833 property tax is tied to the assessed value of properties in unincorporated King County.
834 The County road system and its funding mechanisms predate growth management.
835 After annexation of high-property value properties into cities, the County's
836 unincorporated area tax base is small relative to the size and age of the unincorporated
837 road system. In King County, 13 percent of the total population pays for the roads that
838 support more than one million trips every day.

839
840 ~~((During the recession, property values in unincorporated King County dropped sharply.~~
841 ~~While the economy has shown signs of recovery, future growth in revenues is~~
842 ~~significantly limited by state law and is not predicted to recover in real terms during the~~
843 ~~horizon of this plan.)) Property tax growth is capped at one percent annually, a pace
844 slower than the ongoing growth in the cost of delivering services or the rate of inflation.
845 Washington State's outdated tax system limits the County's ability to leverage revenue
846 sources to support its funding needs. Local governments, like King County, need the
847 flexibility and tools to help implement a more effective tax system and to preserve and
848 maintain local roads. Gas tax revenues (~~have been~~) are flat, in part because of
849 increased vehicle(~~s that are more fuel efficient~~) fuel efficiency, lower sales of gas due to
850 ~~((the)) economic conditions, changing driving patterns, and a decline in the revenue~~
851 ~~allocation to King County due to the reduction in road miles from ~~((recent))~~ annexations.~~~~

852
853 Grant funding supports important road projects, but grants alone, even sizeable ones,
854 will not be sufficient to address the current and growing volume of unmet road and
855 bridge needs. In addition, grants typically fund capital projects, are rarely available for
856 maintenance and operations, and are an unpredictable and unreliable source of
857 funding due to the competitiveness of the grant process.

858
859 The County has consistently pursued structural funding solutions through regional
860 collaboration. However, solutions to address the estimated \$250-400 million annual
861 funding gap are still needed at the local, regional, and state level, including:

862
863 ~~((In August 2015, a panel regional leaders and community members began meeting to~~
864 ~~explore solutions for maintaining and preserving the aging bridge and road system in~~
865 ~~unincorporated King County. The Bridges and Roads Task Force membership included~~
866 ~~neighbors, representatives from agriculture and recreation organizations, road experts~~
867 ~~and public policy leaders. In January 2016, the Task Force recommended a host of~~
868 ~~reforms and funding principles. The Task Force identified the range of the Roads~~
869 ~~funding gap as \$250 to \$400 million a year, and generated 152 recommendations to~~
870 ~~address that gap. Among the recommendations were the following:~~

- 871 • ~~((Revenue:))~~ Authority from the state Legislature for a fair, non-regressive,
872 sustainable countywide revenue tool ~~((that is))~~ tied to inflation~~(, is sustainable~~
873 ~~over the long term, and))~~ that provides a benefit to both cities and the County.
874 ~~((The Task Force recognized that the most successful approach may involve~~
875 ~~using multiple revenue tools and efficiencies with some additional resources~~
876 ~~dedicated to city transportation needs:))~~
- 877 • ~~((Infrastructure: Authority))~~ Support from the state Legislature ~~((that provides~~
878 ~~for cities to annex orphan))~~ to facilitate the annexation of County roads ((that
879 ~~tie))~~ inside ((their)) and adjacent to city boundaries(,)) and ~~((supports))~~
880 ~~annexation of Potential Annexation Areas ((within the growth boundaries of~~
881 ~~those cities)).~~

882
883 Without additional funding, it is increasingly difficult to monitor, maintain, operate,
884 repair, and improve the system of bridges and roads in unincorporated King County.
885 Aging infrastructure and maintenance facilities, and an inability to adequately invest in
886 infrastructure asset management, have resulted in a system of roads, bridges, and

887 buildings in decline and at risk of failure. Without the resources to perform timely
888 preventative maintenance, the County is forced into a more reactive maintenance
889 mode. Deferring maintenance leads to an exponential increase in the cost to repair and
890 sustain roads in the future.

891
892 Financial viability to support the operation of the road system and provide for capital
893 construction and preservation needs is tested over two ~~((time frames))~~ timeframes for
894 the Comprehensive Plan. The Transportation Needs Report, the ~~((c))~~ County's 20-year
895 transportation plan, identifies the road-related investments needed to support the land
896 use vision of the ~~((County's))~~ Comprehensive Plan. The ~~((20-year plan))~~ Transportation
897 Needs Report provides an assessment of revenues projected from currently available
898 resources and identifies reasonable options for securing additional revenues over the
899 life of the plan. Secondly, the biennial update of the ~~((r))~~ Roads Capital Improvement
900 Program examines the specifics of how to implement the financing plan over the next six
901 years.

902
903 ~~((T-401))~~ **T-123 Financial investments in transportation should support a**
904 **sustainable~~(,)~~ transportation system, consistent with the priorities**
905 **established in ~~((the King County Strategic Plan and))~~ each department**
906 **and division's strategic plan or other functional plans.**

907
908 ~~((T-402))~~ **King County should fund services, operations, and capital facilities that**
909 **support local and regional transportation and land use goals and result**
910 **in a balanced, multimodal transportation system.**

911
912 ~~T-403))~~ **T-124 ~~((The unincorporated county road system provides transportation~~**
913 **connections for large numbers of users that travel through the Rural**
914 **Area and Natural Resource Lands to reach adjoining cities, other**
915 **counties or regional destinations.)) King County should ~~((seek))~~ pursue**
916 **and support regional planning and funding sources that ~~((could be used~~**
917 **to repair and maintain the arterial system)) recognize the**
918 **interdependent, cross-jurisdictional nature of the region's**
919 **transportation system, including impacts of urban development on the**
920 **rural area transportation network.**

921
922 ~~((T-404))~~ **T-125 When funding transportation projects in areas where annexations**
923 **or incorporations are expected, King County should seek interlocal**
924 **agreements with the affected cities and other service providers to**
925 **provide opportunities for joint grant applications and cooperative**
926 **funding of improvements.**

927 ~~((D. Revenue Shortfall))~~

928 The state Growth Management Act provides guidance for managing a revenue shortfall.
929 The following actions can be used to balance the funding shortfall of the plan:

- 930 1. Reduce transportation funding needs;
- 931 2. Develop new revenue options;
- 932 3. Change ~~((t))~~ level of ~~((S))~~ service; or
- 933 4. Change land use.

934
935 ~~((T-405))~~ **T-126 During review of its Comprehensive Plan, King County should**
936 **consider and address any potential shortfalls likely to occur between**
937 **expected revenues and costs to maintain, preserve, and improve**
938 **transportation infrastructure and service levels. Such review could**
939 **include a reassessment of land use, growth targets, ~~((L))~~ level of**
940 **~~((S))~~ service standards, and revenue availability.**

941

942 ~~((F-406)) T-127 King County shall continually work to improve the efficiency of its~~
943 ~~operations and delivery of projects and services ((in order to minimize~~
944 ~~the need for new revenue sources)).~~

945
946 ~~((F-407)) T-128 ((New funding sources should be identified and pursued that~~
947 ~~provide adequate and sustainable resources for transportation system~~
948 ~~investments:)) To provide adequate and sustainable resources for
949 transportation services, infrastructure, and facility improvements, King
950 County shall maximize its efforts to obtain federal and state funding
951 and should identify and pursue new funding sources, including
952 leveraging partnership opportunities, grants, and other cooperative
953 funding mechanisms. These funding sources should not be regressive,
954 and whenever possible, provide multi((-))jurisdictional benefits.~~

955
956 ~~((F-408) King County should leverage partnership opportunities, grants and~~
957 ~~other cooperative funding mechanisms to help finance transportation~~
958 ~~services, infrastructure and facility improvements.~~

959
960 ~~F-409 King County shall maximize its efforts to obtain federal and state~~
961 ~~funding for its transportation services, infrastructure and facility~~
962 ~~improvements:))~~

963 **E. Climate Change, Air Quality, and the**
964 **Environment**

965 Clean air and minimizing greenhouse gas emissions contribute((s)) to the health of
966 people, ((the)) ecosystems, and the economy. ((Transportation is the primary source of
967 air pollutants regionally. In addition to complying with state and federal regulations
968 described below, t))The ((c))County is working to reduce transportation-related
969 emissions, which are the primary source of air pollutants regionally and a major driver of
970 climate change. ((through the policies and actions contained in this Comprehensive
971 Plan.

972
973 The Washington State Clean Air Conformity Act establishes guidelines and directives for
974 implementing the federal Clean Air Act Amendments. It specifically links air quality
975 conformity to growth management planning efforts at the local and regional level. The
976 King County transportation system complies with the federal and state Clean Air Acts by
977 maintaining conformity with the Puget Sound Regional Council Transportation 2040
978 plan and by following the requirements of Chapter 173-420 of the Washington
979 Administrative Code.

980
981 Climate change is of significant local, national and global concern. It is clear that
982 greenhouse gas emissions from transportation sources are a significant contributing
983 factor to climate change. In addition to meeting its regulatory requirements, King
984 County is committed to addressing climate change through its decisions and actions
985 and encouraging others to act to reduce greenhouse gas emissions as well. Climate
986 change is projected to increase the frequency of flood events in most of western
987 Washington's river basins. Increased flood frequency and intensity will increase public
988 investment needed to ensure public safety and mobility, particularly on the county road
989 system. Climate change will affect the county's road and transit infrastructure. More
990 storm events and increased temperatures will disrupt service, increase road
991 maintenance requirements and adversely affect mobility. Changes in precipitation
992 patterns and sea levels may cause greater damage to roads, bridges and seawalls from
993 erosion, landslides, and flooding.

994
995 The goals and activities of King County departments and agencies that provide
996 transportation services in King County are integrally linked to the County's strategies

997 and activities for addressing climate change. This linkage was refined in the County's
998 2012 Strategic Climate Action Plan, with an entire chapter focused on the operational
999 and service targets related to transportation and land use. The Strategic Climate Action
1000 Plan identifies clear performance targets (how much change is the County attempting to
1001 achieve) and strategies and priority activities that reduce greenhouse gas emissions. It
1002 allows for the reporting of strategies, program activities, and performance measures
1003 related to climate change in one location.

1004
1005 The updated 2015 Strategic Climate Action Plan provides a mechanism to evaluate
1006 progress since the 2012 Strategic Climate Action Plan and refines strategies and
1007 program activities to achieve the objectives of reducing greenhouse gas emissions and
1008 adapting to climate change impacts:))

1009
1010 In addition to reducing transportation-related greenhouse gas emissions, King County
1011 must also prepare County roads and transit infrastructure for climate change. More
1012 extreme heat events, heavier rain events, and sea level rise increase the potential for
1013 damage to roads, bridges, and sea walls, particularly as infrastructure ages. This can
1014 result in higher maintenance costs, more service disruptions, and mobility impacts.
1015 Increased flood impacts will require public investment to ensure public safety and
1016 mobility, particularly on the County road system.

1017
1018 King County transportation services are integral to implementing the Strategic Climate
1019 Action Plan. The Strategic Climate Action Plan sets transportation-related greenhouse
1020 gas reduction goals and guides the planning, development, prioritization,
1021 implementation, and tracking of County actions, such as linking transportation and land
1022 use, developing community-driven transit, and creating climate-resilient transit
1023 infrastructure and services.

1024
1025 **~~((T-320)) T-129~~ Transportation improvements should be designed, built, and**
1026 **~~operated to minimize air, water, and noise pollution, greenhouse gas~~**
1027 **~~emissions, and the disruption of natural surface water drainage in~~**
1028 **~~compliance with provisions and requirements of applicable federal,~~**
1029 **~~state, and local environmental regulations. Natural and historic~~**
1030 **~~resource protection should also be considered. Particular care should~~**
1031 **~~be taken to minimize impacts where the location of such facilities could~~**
1032 **~~increase the pressure for development in critical areas or the Rural~~**
1033 **~~Area((s)) and Natural Resource Lands.~~**

1034
1035 **~~T-130~~ King County should proactively identify barriers to fish passage created**
1036 **~~by existing County roads and prioritize multiple-benefit solutions that~~**
1037 **~~enhance high-priority habitats and address critical roadway~~**
1038 **~~maintenance and preservation needs.~~**

1039
1040 **~~((T-321)) T-131~~ ((Within new developments, King County supports designing and**
1041 **~~building roads, bicycle facilities, pedestrian ways and trails in ways that~~**
1042 **~~minimize pollution, provide opportunities for physical activity, promote~~**
1043 **~~energy conservation;)) King County, through its Comprehensive Plan~~**
1044 **~~policies and development regulations, should support healthy~~**
1045 **~~community, road, and other transportation infrastructure designs that~~**
1046 **~~enable active transportation and public transit use, increase community~~**
1047 **~~cohesion, reduce greenhouse gas emissions, and preserve natural~~**
1048 **~~((flora and wildlife)) habitats.~~**
1049

1050 ~~((T-322)) T-132~~ Through its own actions and through regional partnerships, King
1051 County ~~((will promote))~~ shall pursue strategies to reduce emissions
1052 from the transportation sector, ~~including((The county will promote))~~
1053 new vehicle technologies, the use of low-carbon fuels, ~~((and strategies~~
1054 ~~to reduce greenhouse gas emissions, including))~~ land use changes,
1055 investment in equitable transit-oriented development, provision of
1056 transit, promotion of ~~((nonmotorized travel))~~ active transportation, joint
1057 purchasing, pilot projects, and actions to reduce vehicle miles traveled.

1059 **T-133** King County shall increase the share of its fleet that is electric vehicles,
1060 as guided by County policies.

1062 ~~((T-323)) T-134~~ King County ~~((will))~~ shall strive to become a world leader in the use
1063 of transportation fuels and technologies that reduce operational
1064 greenhouse gas emissions from its fleets and vessels. King County
1065 ~~((will))~~ shall achieve this goal by:
1066 a. ~~((b))~~ Buying ((hybrid-electric;)) electric, zero-emission, and other clean
1067 transportation technologies when feasible to meet operational needs;
1068 b. ~~((u))~~ Using clean fuels in its fleets and vessels;
1069 c. ~~((i))~~ Implementing demonstration projects that use alternative fuels
1070 and technologies;
1071 d. ~~((p))~~ Purchasing locally((-))produced energy sources when practical;
1072 e. ~~((s))~~ Seeking local and federal support to expand the use of
1073 low-carbon fuels and alternative, zero((-))-emission technologies;
1074 ~~((and))~~
1075 f. ~~((p))~~ Promoting best practices, innovations, ((trends)) and
1076 developments in transportation fuels and technologies((-)); and
1077 g. ~~((The county will also s))~~ Seeking to deploy and use its vehicles in an
1078 energy-efficient manner through vehicle routing, idling-reduction, and
1079 operator practices.

1081 ~~((T-324))~~ King County will incorporate climate change impacts information into
1082 construction, operations, and maintenance of infrastructure projects.
1083 The department will incorporate climate change into its planning and
1084 design documents and also develop strategies to incorporate climate
1085 change response into the design and operations of its transportation
1086 structures and services.)

1088 ~~((T-324a)) T-135~~ King County ~~((will))~~ shall reduce greenhouse gas emissions from its
1089 off-road vehicles and equipment by using low-carbon fuels and
1090 advanced technologies, and by partnering with other agencies to
1091 implement demonstration projects using these vehicle technologies.

1093 ~~((T-325))~~ King County will develop methods to evaluate the climate change
1094 impacts of its actions and transportation services and will implement
1095 climate sensitive strategies and practices consistent with the
1096 environmental sustainability goals and policies described in Chapter 5,
1097 Environment, as well as existing state, regional and local plans, laws,
1098 and regulations.

1100 ~~T-326~~ To the extent practicable, future expansion or redevelopment of the
1101 county's road stormwater infrastructure should minimize pollutant
1102 discharges and flow alterations by mimicking the natural drainage
1103 system or preserving the ability to create such a system in the future.)

1104 1. Electric vehicles

1105 Transportation emissions - primarily from passenger cars and trucks - are the biggest
1106 source of carbon pollution in Washington, accounting for 39 percent of total
1107 greenhouse gas emissions in 2019. Supporting the transition of private cars and trucks

1108 to electric vehicles will lead to fewer climate-altering pollutants, improved air quality,
1109 lower maintenance and fueling costs for car owners, and reduced pollution exposure for
1110 communities along major transportation corridors.

1111
1112 The Strategic Climate Action Plan supports efforts to accelerate the adoption of electric
1113 vehicles while ensuring the equitable distribution of benefits of electric vehicles and
1114 promoting equitable access to mobility that prioritizes shared mobility solutions. The
1115 Strategic Climate Action Plan sets the following targets for the share of new vehicles
1116 sold that are electric vehicles by 2035: 100 percent of light-duty vehicles, 50 percent of
1117 medium-duty vehicles, and 28 percent of heavy-duty vehicles. King County and the
1118 State have adopted regulations requiring electric vehicle charging infrastructure be
1119 provided with new and substantial improvements to residential and nonresidential
1120 development. Washington State has also developed the Washington State Plan for
1121 Electric Vehicle Infrastructure Deployment and has set a target that all model year 2030
1122 and later passenger and light-duty vehicles that are sold, purchased, or registered in
1123 Washington be zero-emission vehicles. The State also mandates that all new vehicles
1124 must be zero-emission vehicles from model year 2035 onward.

1125
1126 Challenges remain for equitable access to electric vehicles due to higher vehicle costs
1127 and access to charging infrastructure. On average, electric vehicles have a higher
1128 purchase price, though they are less expensive to own overall. Additionally, people
1129 who live in older multiunit or rental housing face barriers to securing electric vehicle
1130 charging at home, as tenants do not have property control and property owners have
1131 few incentives to install charging equipment. Constricted charging supply is
1132 exacerbated by existing disparities, as historically underinvested families
1133 disproportionately rent. However, there are some state and federal financial incentives
1134 available.

1135
1136 **T-136 King County should support expansion of private electric vehicle use**
1137 **and the provision of necessary charging infrastructure, including**
1138 **opportunities to improve equitable access to the benefits of electric**
1139 **vehicles and geographically dispersed access to public vehicle**
1140 **charging at King County-owned facilities and at partner locations, by**
1141 **taking action such as convening partners and leading grant proposals,**
1142 **administering grants, and supporting regional planning for electric**
1143 **vehicle infrastructure.**
1144

1145 **T-137 King County should support expansion of private electric vehicle**
1146 **freight use and the geographically dispersed charging infrastructure**
1147 **necessary to enable the emission-free movement of goods traveling**
1148 **throughout the county, regionally, nationally, and internationally.**

1149 III. Multimodal Transportation ((Ensuring Effective 1150 Management and Efficient Operations

1151 This section contains policy direction to guide the ongoing design, maintenance,
1152 operation and management of the county transportation system to provide for safety,
1153 efficiency and sustainability. It is consistent with the King County Strategic Plan, which,
1154 as a component of the county's Performance Management and Accountability System,
1155 provides the foundation for managing the performance of county services. The
1156 Strategic Plan for Public Transportation, and the Strategic Plan for Road Services, as
1157 transportation functional plans, provide the detailed guidance on operational issues
1158 and also address transportation performance measurement and reporting.))

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A. Public Transportation System

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Metro ~~((and the Marine Division))~~ plays an important role in achieving the region's growth strategy by focusing public transportation services in the ~~((the))~~ Urban ~~((the))~~ Growth ~~((the))~~ Area of King County and providing service to designated regional, countywide, and other centers and ~~((other))~~ areas of concentrated activity. Centers and other communities that are compact and ~~((friendly to pedestrians and bicycles))~~ designed to prioritize walking and biking are most easily served by transit. Such communities foster healthier, more active lifestyles while reducing ~~((auto))~~ vehicle dependency and associated road investments. By the same token, transit service can support and encourage development that is more compact. Metro's Service Guidelines describe the types of land uses that support different types of transit service. Metro's Strategic Plan for Public Transportation and Metro Connects direct Metro to support equitable, affordable, transit-oriented communities and development.

~~((Metro and the Marine Division support municipal, agency and private development of transit-supportive, pedestrian- and bicycle-friendly communities through partnership, coordination and delivery of public transportation services. Metro also promotes partnerships to implement transit-supportive infrastructure to improve access to transit. Metro also partners with jurisdictions and the private sector to spur transit-oriented development through redevelopment opportunities at or adjacent to park-and-rides.~~

~~(F-204))~~ **T-201 King County should support local and regional growth plans and policies by focusing transit services on centers and other areas of concentrated activity.**

~~((F-205))~~ **T-202 King County should support, encourage, and implement high-capacity transit facilities and services that are consistent with, and supportive of, the Comprehensive Plan, Metro's Strategic Plan for Public Transportation, Metro's ~~((Long Range Plan for Public Transportation and the King County Ferry District 2014 Strategic Plan))~~ Service Guidelines, and Metro Connects, or successor plans.**

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B. Public Transportation Policies and Service Guidelines

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Metro is committed to ~~((using))~~ delivering a regional, innovative, and integrated mobility network that is safe, equitable, and sustainable. To do this, Metro must invest in line with its values and policies, use resources wisely, and ~~((increasing))~~ increase the efficiency of its operations. Consistent with its Strategic Plan and ~~((Long Range Plan))~~ Metro Connects, Metro emphasizes planning and delivery of productive services and is committed to controlling costs. To help ensure efficiency and investments aligned with Metro's values, Metro uses service guidelines and performance measures to manage the transit system. Performance monitoring helps Metro evaluate its progress, plan and budget for the future, and improve agency practices. Metro is also committed to improving its transparency and so makes performance reports readily available to internal and external audiences.

Metro's Strategic Plan for Public Transportation, Service Guidelines, and Metro Connects emphasize advancing equity and addressing climate change. The three documents strongly emphasize the need to invest upstream and where needs are greatest, including for priority populations: people who have low or no income; are Black, Indigenous, and other People of Color; are immigrants or refugees; have disabilities; or are linguistically diverse. For example, when considering where to add new service, Metro's Service Guidelines now direct Metro to consider social equity first, and land use second.

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~~((T-301))~~ **T-203 King County should provide reliable, safe, convenient, equitable, and accessible public transportation services that are responsive to the needs of people, businesses, and communities in King County - especially where needs are greatest.**

~~((T-301a))~~ **T-204** ~~((The))~~ King County ~~((Marine Division))~~ should be a leader in regional mobility by providing ~~((passenger-only ferry))~~ service that benefits the community, helps reduce road congestion, can assist in emergency management needs, and supports the economic development and growth management needs of King County.

~~((T-301b))~~ **T-205** King County ~~((s))~~ should provide ~~((passenger-only ferry))~~ service ~~((should be))~~ that is efficient, safe, accessible, and reliable, ~~((and provide))~~ in addition to providing excellent customer service while being responsive and accountable to the public.

~~((T-302))~~ **T-206** ~~((The))~~ King County ~~((Marine Division))~~ should work with the Washington State Department of Transportation, Kitsap County, and other entities offering passenger ferry services ~~((;))~~ to ensure that service and capital plans for ferries are consistent with ~~((the King County Ferry District 2014 Strategic Plan))~~ Metro's Strategic Plan for Public Transportation, Service Guidelines, and Metro Connects, or successor plans.

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~~((I. Nonmotorized))~~ C. Active Transportation Program

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~~((Vision 2040, the region's long-range growth management, economic and transportation strategy, and Transportation 2040, the adopted Metropolitan Transportation Plan, and the associated Active Transportation Plan call for the development of a regional transportation system that offers a variety of travel choices while preserving environmental quality and open space. Nonmotorized))~~ Active transportation - such as walking, biking, using a wheelchair, and, in some parts of the county, equestrian travel - ((plays a key role in achieving these goals and)) is an essential component of King County's multimodal transportation system. ((Pedestrians, bicyclists and in some parts of the county, equestrians, are nonmotorized users of the transportation system:)) Regional trails serve a recreational function and also allow for uses such as transportation-enabling integration of the trail network with other active transportation networks.

~~((Biking and walking are))~~ Active transportation is an energy efficient, economical, and low((=))_impact mode(s) of travel that promotes health ((and don't contribute to air or water pollution)). By providing options for ((nonmotorized travel)) active transportation, King County helps to reduce ((automobile)) vehicle dependency and congestion, reduce greenhouse gas emissions, and create opportunities for individuals to integrate healthy exercise into everyday activities. The ability to safely ((bicycle and walk)) use active transportation can provide varying levels of accessibility and mobility to almost everyone, including people who are young, ((elderly)) who are aged 62 years and older, ((physically disabled, or)) who have physical disabilities, who are part of a household at or below 80 percent of area median income, ((low-income people and others)) or who may not drive for other reasons. Well-designed, strategically located ((bicycle and pedestrian)) active transportation facilities can also provide increased and safer access to transit for more people. ((Bicycle, pedestrian, and equestrian trails are important community amenities that foster vibrant communities and may help spur economic development. Equestrian travel is also an important aspect of the rural heritage and lifestyle of King County as well as a very popular recreational activity:))

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In unincorporated King County, the Road Services Division is responsible for ~~((nonmotorized))~~ active transportation facilities such as bicycle lanes, sidewalks, or shoulders on County roads. The ~~((d))~~ Division also provides crosswalks and specialized signals or signage that help facilitate safer ~~((nonmotorized travel))~~ active transportation. The King County Road Design and Construction Standards ~~((include accommodation for nonmotorized uses and))~~ specify bicycle lane, sidewalk, or road shoulder criteria for unincorporated ~~((urban and rural))~~ roads. Sidewalks are allowed in Rural Towns and, under certain circumstances, ~~((sidewalks))~~ are allowed in the Rural Area as a spot improvement to address an existing safety or high-use issue when other walkway alternatives would not be as effective~~((, or))~~ and for safe routes to school. Road-related ~~((nonmotorized))~~ active transportation capital needs in the unincorporated area are included in the Transportation Needs Report and are programmed in the six-year Roads Capital Improvement Program as funding allows. ~~((The HealthScape Transportation Programming Tool, along with other criteria, is used in evaluating nonmotorized projects in the Transportation Needs Report.))~~ Road safety, including consideration of vehicle speeds in roadway design, and strategic, capital, and operational countermeasures to enhance safety are critical tools to provide for safe and easy transportation options.

~~((King County also plays a countywide role in nonmotorized transportation through its Regional Trails System and transit services.))~~ The ~~((r))~~ Regional ~~((t))~~ Trails network~~((; discussed in Chapter 7, Parks, Open Space and Cultural Resources.))~~ is an integral component of the ~~((c))~~ county's recreational and transportation system. It includes facilities located both in cities and the unincorporated area. ~~((The trail network functions as the spine of the County's nonmotorized system in many areas.))~~ Transit and ~~((walking or biking))~~ active transportation are highly synergistic; transit use tends to be highest in locations where ~~((walking and biking are))~~ active transportation use is prevalent, and vice versa. ~~((The))~~ Metro ~~((Transit Department))~~ supports ~~((nonmotorized))~~ active transportation programs such as bicycle racks on transit buses and passenger ferries, and bicycle lockers at park-and-ride lots, employment sites, ferry terminals, and other locations.

~~((T-230))~~ **T-207 King County shall consider the safety, needs, and abilities of ((nonmotorized)) active transportation users ((of the transportation system)) in the planning, design, construction, maintenance, preservation, and operation of road infrastructure and other transportation facilities ((to the extent feasible given available funding)).**

~~((T-231))~~ **T-208 Consistent with the priorities defined in the County's ((functional)) transportation plans(,;) and the Regional Growth Strategy, ((nonmotorized)) active transportation system investments should aim to increase safety, accessibility, and mobility((, facilitating)); facilitate mode integration and intermodal connections((,)); improve access to centers, where appropriate((,)); and ((providing)) provide opportunities for healthy activity and alternatives to driving for all populations.**

~~((T-232))~~ **T-209 King County shall evaluate ~~((and implement nonmotorized)) active transportation improvements in its road construction projects and shall implement these improvements where appropriate and feasible.~~**

~~((T-233))~~ **T-210 In unincorporated areas of King County, the following needs ~~((will)) shall be given the highest priority when identifying, planning, and programming ((nonmotorized)) active transportation improvements:~~**
a. **Addressing known collision locations;**

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- b. ~~Fostering safe ((walking and bicycling))~~ active transportation routes to schools and other areas where school-aged children regularly assemble;
- c. Filling gaps in, or enhancing connections to, the ((r))Regional ((t))Trails ((system)) network;
- d. Serving ((l))locations of high concentration of pedestrian and/or bicycle traffic; and
- e. Providing safe routes to transit.

~~((T-234))~~ T-211 In urban areas, ((nonmotorized)) active transportation improvements should increase access to transit and urban centers while enhancing community connections to parks, local trails, shopping, libraries, healthcare, and other public and private services and facilities.

~~((T-235))~~ T-212 The King County Regional Trails ((System)) network ((is)) shall be the centerpiece of the ((nonmotorized-system)) network for active transportation in the Rural Area and Natural Resource Lands. The ((c))County's efforts to enhance the Rural Area and Natural Resource Lands ((nonmotorized)) active transportation network should include ((filling-in)) completing the Regional Trails ((System's)) network's ((missing-links)) gaps, coordinating road and trail projects whenever possible, considering access from roadways such as gateway (trailhead) parking, and enhancing access to transit, especially park((-)-and((-)-ride((s)) lots and transit centers.

T-213 The Regional Trails network, and its use, shall be for both recreation and transportation purposes. Not all facilities are appropriate for all modes and may have restrictions on the use of any mode.

~~((T-236))~~ T-214 In the Rural Area((s)) and Natural Resource Lands, ((nonmotorized)) active transportation improvements shall be ((consistent-with providing)) provided at rural levels of service, ((preserving)) preserve rural character, and ((avoiding)) avoid impacts to the environment and significant historic properties.

~~((T-237))~~ T-215 To increase equitable access to walking, bicycling, and transit mobility options, the ((c))County should actively seek grant funding to improve ((nonmotorized)) active transportation infrastructure that serves the needs of ((people of color, low-income communities, people with limited English-speaking proficiency, immigrant and refugee populations, and others who may have limited transportation options such as students, youth, seniors, and)) historically underinvested groups, people with disabilities, people aged 62 years and over, and people with special transportation needs.

~~((T-238))~~ T-216 New school development should address safe walking and bicycling routes for students. If the existing transportation infrastructure within a one-mile radius, together with the school's road frontage improvements, cannot support safe walking or bicycling to school, King County shall use its development review authority to require the school district and the new school to address the long-term transportation needs of students, including through the state-mandated Safe Routes to School program.

1378 ~~((T-239)) T-217 New ((land-use)) binding site plans, commercial developments, and~~
1379 ~~subdivisions shall seek to accommodate internal ((nonmotorized))~~
1380 ~~active transportation mobility and access to nearby shopping, parks,~~
1381 ~~trails, schools, healthcare, community resources, and other public and~~
1382 ~~private services and facilities, consistent with the different needs and~~
1383 ~~service levels for urban ((and)) areas, the Rural Area((s)), and Natural~~
1384 ~~Resource Lands.~~

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1386 ~~((T-240)) T-218 The specifications in the King County Road Design and~~
1387 ~~Construction Standards shall support ((nonmotorized)) active~~
1388 ~~transportation safety and accessibility, consistent with the County's~~
1389 ~~adopted policies regarding appropriate urban and rural levels of~~
1390 ~~service.~~

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1392 ~~((T-241)) T-219 In supporting equestrian travel in the Rural Area((s)) and Natural~~
1393 ~~Resource Lands, King County should emphasize safety and connection~~
1394 ~~to ((the Regional Trail System and other)) established trail networks~~
1395 ~~open to equestrian use.~~

1396
1397 ~~((T-242)) T-220 King County shall seek opportunities to acquire and develop~~
1398 ~~((nonmotorized)) active transportation corridors. Evaluation of~~
1399 ~~requests to vacate unused road rights-of-way ((will)) should consider~~
1400 ~~existing ((nonmotorized)) active transportation uses and future~~
1401 ~~development of such uses.~~

1402
1403 ~~((T-243)) T-221 King County should coordinate with ((bicycling, pedestrian and~~
1404 ~~equestrian stakeholders)) active transportation users and advocacy~~
1405 ~~organizations to ensure that their input is included early ((in)) and~~
1406 ~~throughout the planning and project design process for projects with~~
1407 ~~((nonmotorized)) active transportation elements or that have the~~
1408 ~~potential to affect ((nonmotorized)) these users.~~

1409
1410 ~~((T-244)) T-222 King County should participate((d)) in the Puget Sound Regional~~
1411 ~~Council's regional bicycle network planning efforts((:)) and consider~~
1412 ~~related project needs within King County's jurisdiction ((should be~~
1413 ~~considered)) in the ((c))County's ((nonmotorized)) active transportation~~
1414 ~~planning and project prioritization processes ((as financial resources~~
1415 ~~allow)).~~

1416 ((E)) D. Transportation Demand Management

1417 Transportation affects every aspect of the lives of King County residents, not only in
1418 terms of mobility but also in terms of health, equity, racial and social justice, economy,
1419 and environment. Transportation Demand Management consists of a broad range of
1420 strategies that provide for reduced reliance on single occupancy vehicle trips, reduced
1421 vehicle miles traveled, and increased efficiency of the whole transportation system.
1422 Transportation Demand Management results in lower greenhouse gas emissions and
1423 other pollutants, and equitable access to alternative mobility options.

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1425 ~~((King County, both as a government and as an employer, is a leader in implementing~~
1426 ~~transportation initiatives and encouraging land uses, policies and development that~~
1427 ~~lead people and businesses to reduce single occupant vehicle trips and vehicle miles~~
1428 ~~traveled, while decreasing the impacts of greenhouse gas emissions from the~~
1429 ~~transportation sector. King County's ability to provide for the mobility needs of its~~
1430 ~~residents will increasingly depend on actively managing the existing transportation~~
1431 ~~system.))~~

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1433 Transportation Demand Management strategies include (but are not limited to):

- 1434 • Public education~~((/))~~, information, and incentive programs;
- 1435 • Public transportation ~~((i.e.))~~ bus, rail, passenger ferry, ~~((and))~~ vanpool, and
- 1436 carpool;
- 1437 • ~~((Nonmotorized travel))~~ Active transportation options;
- 1438 • State-mandated Commute Trip Reduction and Growth and Transportation
- 1439 Efficiency Centers;
- 1440 • Roadway and lane management (such as ridesharing, intelligent traffic systems,
- 1441 and active traffic management);
- 1442 • Congestion pricing strategies (such as high-occupancy toll~~((/))~~ lanes, express
- 1443 toll lanes, corridor tolling, cordon tolling, system-wide tolling, and vehicle miles
- 1444 traveled charges);
- 1445 • Joint use and intermodal transfer facilities (such as park~~((/))~~ and~~((/))~~ ride~~((s))~~ lots);
- 1446 • Parking management and pricing (such as connecting supply with mode split
- 1447 targets; mode split is the percentage of a specific mode's use from among all
- 1448 modes of travel);
- 1449 • Telecommunications substitutes for physical travel ~~((/))~~, such as
- 1450 ~~((telecommuting, e-government, and internet-based business-to-business~~
- 1451 ~~activities)))~~ remote work; and
- 1452 • Land use decisions (such as site design standards and concurrency).

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1454 ~~((In its application of Transportation Demand Management strategies, King County~~

- 1455 fulfills many roles, including:
- 1456 • ~~The jurisdiction responsible for land use, transportation infrastructure and~~
 - 1457 ~~permitting in unincorporated areas;~~
 - 1458 • ~~The operator and manager of unincorporated area roadways and Metro Transit;~~
 - 1459 • ~~A local, regional and statewide advocate for integrated transportation solutions~~
 - 1460 ~~and climate change actions; and~~
 - 1461 • ~~A leading edge employer implementing progressive employee transportation~~
 - 1462 ~~programs.~~

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1464 **~~T-245))~~ T-223 King County shall implement policies and programs that support**

1465 **((t))Transportation ((d))Demand ((m))Management, ((nonmotorized**

1466 **travel)) active transportation, transit service improvements, and**

1467 **expansion of high-occupancy~~((/))~~ vehicle travel ((in order)) to increase**

1468 **the share of trips made by modes other than driving alone, and should**

1469 **partner with the Washington State Department of Transportation,**

1470 **Puget Sound Regional Council, local jurisdictions, employers, major**

1471 **institutions, and developers to implement programs that support,**

1472 **encourage, and raise awareness of alternatives to driving alone.**

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1474 ~~**((T-246** Where appropriate King County should support the use of~~

1475 ~~**Transportation Demand Management strategies including variable**~~

1476 ~~**tolling on state highways to increase mobility options, promote travel**~~

1477 ~~**efficiency, optimize the existing transportation system and reduce the**~~

1478 ~~**adverse environmental impacts of the transportation system.**~~

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~~T-247))~~ **T-224** King County should consider Transportation Demand Management strategies, beyond those adopted as ((c))County regulation, among a menu of measures to mitigate for traffic impacts of proposed development or major highway construction projects. ~~((Transportation Demand Management, as well as other mitigation requirements, may be imposed on new development as mandatory mitigation measures as necessary to meet the requirements for mitigation of impacts pursuant to the State Environmental Policy Act and the State Subdivision Act.~~

~~T-248))~~ **T-225** King County should promote employee transportation programs, including those for its own employees, that encourage trip reduction, use of public transportation, walking, and bicycling. ~~((King County should demonstrate regional leadership by continuing to provide a model program for its own employees.~~

~~T-248a~~ King County should actively participate in developing and implementing state-mandated Commute Trip Reduction programs.

~~T-249))~~ **T-226** King County should participate in local, regional, and statewide efforts to implement and measure the results of Transportation Demand Management strategies, technologies, and systems, including policies developed through regional consensus and adopted by the ((c))County. To this end, the ((c))County shall identify funds to research, plan, implement, and measure the success of Transportation Demand Management strategies.

~~((T-250))~~ **T-227** King County ~~((with))~~ shall work with the Washington State Department of Transportation, Washington State Transportation Commission, Puget Sound Regional Council, and cities to ~~((develop and))~~ implement ~~((applications of managed-t))~~ Transportation Demand Management ~~((facilities and congestion pricing))~~ strategies, such as congestion pricing, to support increased efficiency and reduce the need for ~~((on))~~ new ~~((and existing transportation))~~ facilities.

~~((T-251))~~ **T-228** King County should support((s)) Transportation Demand Management strategies, including congestion pricing and other road usage pricing strategies, and should especially support more-equitable and less-regressive approaches, as a means to optimize transportation system performance and efficiency, generate revenues, reduce vehicle miles traveled, and ~~((reduce greenhouse gas emissions))~~ support King County environmental and climate goals.

~~((T-252))~~ **T-229** Revenue from congestion pricing and other road usage pricing should be used to improve, preserve, and operate the transportation system, including transit and other multimodal investments, as well as to help fund improvements that address the diversionary impacts on non-tolled facilities.

~~((T-253~~ King County should partner with the Washington State Department of Transportation, Puget Sound Regional Council, local jurisdictions, employers, major institutions and developers to implement programs to encourage alternatives to commuting by single-occupant vehicles, and to improve travel options and awareness of those options.

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~~T-253a)) T-230 King County shall provide culturally((-), appropriate opportunities to inform and participate in programs that increase access to effective alternatives to driving alone for ((residents of low-income communities)) households at or below 80 percent of area median income, Black, Indigenous, and other ((p))People of ((c))Color((-); people ((with limited English proficiency)) speaking languages other than English; ((and)) immigrants; and refugees ((populations to inform and participate in programs to increase access to effective alternatives to driving alone)).~~

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~~IV. Roads ((Financing Services and Facilities that Meet Local and Regional Goals))~~

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~~A. Road System~~

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~~((T-206)) T-301 ((Except as provided in T-209,)) King County shall not construct and shall oppose the construction by other agencies of any new arterials or highways in the Rural Area or Natural Resource Lands.~~

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~~((T-207)) T-302 King County recognizes the importance to regional and local mobility of existing state highways that traverse the Rural Area and Natural Resource Lands and should advocate for state and federal agencies to improve ((performance)) the safety, efficiency, and resiliency of these facilities((, consistent with the county's adopted Comprehensive Plan policies to)) where they prevent unplanned development in the Rural Area and Natural Resource Lands and preserve rural character.~~

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~~((T-208)) T-303 King County shall not ((add any new arterial)) expand capacity of existing arterial roads in the Rural Area or Natural Resource Lands, except for roads where needed for safety, or for segments of rural regional corridors that pass through the Rural Area((s)) ((and)) or Natural Resource Lands, or both, to accommodate levels of traffic between urban areas. Appropriate rural development regulations and strong commitments to access management should be in place prior to authorizing capacity expansion of rural regional corridors to prevent unplanned growth in the Rural Area and Natural Resource Lands. Rural regional corridors shall be identified in the Transportation Needs Report (Appendix C1) and shall meet all of the following criteria:~~

- ~~a. Connects one urban area to another, or to a highway of statewide significance that provides such connection, by traversing the Rural Area and Natural Resource Lands;~~
- ~~b. Classified as a principal arterial;~~
- ~~c. Carries high traffic volumes (at least 15,000 average daily traffic); and~~
- ~~d. At least half of ((P.M.)) p.m. peak trips on the corridor are traveling to cities or other counties.~~

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~~((T-209)) King County shall avoid construction of major roads and capacity expansion on existing roads in Rural Areas and Natural Resource Lands. Where increased roadway capacity is warranted to support safe and efficient travel through Rural Areas and Natural Resource Lands, appropriate rural development regulations and strong commitments to access management should be in place prior to authorizing such capacity expansion in order to prevent unplanned growth in these areas.~~

~~T-210)) T-304 Any capacity increases to rural regional corridors shall be designed to accommodate levels of traffic between urban areas consistent with ((the county's adopted)) Comprehensive Plan policies regarding development in the surrounding Rural Area or Natural Resource Lands. The ((c))County shall seek to maximize the efficient use of existing roadway capacity before considering adding new capacity to rural regional corridors.~~

~~((T-211)) T-305 Any segment of a ((c))County roadway that forms the boundary between the Urban Growth Area and the Rural Area or Natural Resource Lands should be designated urban and all associated road right-of-way fully contained within the Urban Growth Area boundary. Such urban boundary roads shall be designed and constructed to urban roadway standards on both sides of the roadway segment.~~

~~((T-212)) T-306 King County shall work with cities for the annexation of ((c))County((-)) roadways and/or street segments located in the urban area and within or between cities((- in order)) to provide for a consistent level of urban services on the affected roads and reduce the burden on unincorporated taxpayers that are supporting this urban infrastructure.~~

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B. Concurrency

~~((The Growth Management Act requires local jurisdictions to adopt and enforce ordinances that prohibit development approval if the development causes the Level of Service on identified county arterials to decline below the adopted Level of Service standards. King County's Transportation Concurrency Management program was developed to address the Growth Management Act's concurrency requirement.)) The Transportation Concurrency Management program requires that adequate transportation facilities must be available to carry the traffic of a proposed development at ((c))County ((t))level of ((s))service standards, or that construction for needed improvements is funded in the adopted Six-Year Roads Capital Improvement Program, or else the proposed development cannot be approved.~~

~~((The requirements of King County's Transportation Concurrency Management program may apply to transportation facilities designated by the Washington State Department of Transportation as "highways of statewide significance." The portions of certain highways of statewide significance that do not have limited access and function like county arterials may be included in the King County concurrency test:))~~

The Transportation Concurrency Management program has been designed to meet the following goals:

- Fulfill the requirements of state growth management legislation;
- Be simple to understand, easy to implement and administer, and transparent to those affected by its processes and regulations;
- Consider and encourage multimodal travel;
- Encourage growth in urban areas where provision of transportation infrastructure and services is most efficient and economical; and

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- Efficiently integrate concurrency determination into the permit system process and database.

Transportation concurrency is a plan-level system that does not require testing of individual developments. Instead, concurrency status is determined by broad geographic areas within unincorporated King County called ~~((travel sheds))~~ travelsheds, which were drawn to reflect where travel patterns share common characteristics. Trips associated with development within a particular ~~((travel shed))~~ travelshed would likely use or be affected by traffic on arterials located within and bordering that ~~((travel shed))~~ travelshed. A development proposal ~~((including both residential and nonresidential proposals))~~ will be considered to meet the transportation concurrency standard if it is located in a ~~((travel shed))~~ travelshed that meets ~~((t))~~ level of ~~((S))~~ service standards as depicted on the concurrency map in effect at the time of development application. Development proposals must still meet all applicable zoning and land use regulations.

~~((T-219))~~ **For the purposes of concurrency testing, a travel shed is a geographic area within unincorporated King County where trips generated by development within the travel shed would likely use or be affected by traffic on arterials within the travel shed.**

~~T-220~~ **The concurrency program shall include provision for mobility areas within travel sheds as provided in T-217. Rural Mobility Areas shall be defined as unincorporated Rural Towns as designated in the King County Comprehensive Plan.**

~~T-221))~~ **T-307 The concurrency map shall identify the ~~((travel sheds))~~ travelsheds that meet or do not meet concurrency standards. Any proposed development in ~~((travel sheds))~~ travelsheds that meet concurrency standards ~~((will))~~ shall be deemed concurrent.**

~~((T-222))~~ **T-308 The concurrency test shall be based on the ~~((t))~~ level of ~~((S))~~ service on arterials in unincorporated King County using the ~~((c))~~ County's adopted methodology. ~~((The test may be applied to designated Highways of Statewide Significance.~~**

~~T-223))~~ **T-309 The concurrency test may include provision of factors for safety, pavement condition, and availability of multiple modes of transportation.**

~~((T-224))~~ **T-310 In the Rural Area, the concurrency test may include a provision that allows the purchase of Transferable Development Rights ~~((in order))~~ to satisfy transportation concurrency requirements.**

C. Road Services Policies and Priorities

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Effective design, management, and operation of the road system are critical to mobility and quality of life. King County strives to make efficient use of the existing infrastructure, serve the broad needs of users, address safety issues, and design facilities that are appropriate for the surrounding communities. King County has a structural funding deficit that continues to severely impact the ~~((c))~~ County's ability to provide basic preservation and maintenance of its aging and declining road system. Therefore, as the revenue available to manage the road system fluctuates, so will the ~~((c))~~ County's ability to maintain and preserve its roads and bridges. If sufficient revenue is not available to sustain the road system, then infrastructure may be downgraded or closed. The ~~((c))~~ County's focus will remain on the priorities in the Strategic Plan for Road Services to guide these critical decisions. The Strategic Plan for Road Services also prioritizes funding of services and projects, including both the type of activities and the location of investments.

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The Strategic Plan for Road Services lays out the priority for the Road Services Division funding decisions in the following order:

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1. Prevent and respond to immediate operational life safety and property damage hazards.
2. Meet regulatory requirements and standards in cooperation with regulatory agencies.
3. Maintain and ((P))preserve the existing roadway facilities network.
4. Enhance mobility (movement of people and goods) by facilitating more efficient use of the existing road system.
5. Address roadway capacity when necessary to support growth targets in the urban area.

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Based on the Strategic Plan for Road Services, King County has implemented a graduated service level decision framework that considers road function, traffic volume, life-safety needs, network connectivity, and transit use. Priority will be given to keep the most vital components of the road system operational for users. This approach guides service provision under limited funding scenarios and also helps direct investments toward the most critical needs when additional resources are available. Performance measurement and reporting is also an important aspect of the Strategic Plan for Road Services and a critical tool in managing the ((e))County's road system.

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To improve efficiency and productivity, King County has implemented and continues to enhance and refine a data-driven asset management approach that, combined with the policy direction in this Comprehensive Plan and the Strategic Plan for Road Services, will guide investment choices over the next biennium and beyond.

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The Road Services Division's Capital Improvement Program and Financial Plan must be consistent with this Comprehensive Plan and consider the current performance of the transportation system, concurrency needs of planned developments, priority projects, phased implementation of improvements, and other related factors. Revenues from a range of sources, including grants, are programmed to appropriate projects.

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While new streets are designed to balance the safety and mobility needs of all users, including people walking and biking, much of the network was built many generations ago using the standards of the time. Over time, as resources become available, the County strives to improve the system to one that is designed and operated in a human-centric manner to accommodate certain types and levels of human mistakes, accommodates physical human vulnerabilities, proactively addresses safety, and reduces risk through redundant measures. The responsibility for traffic safety outcomes on the road network is shared between multiple actors, including the Road Services Division as the road system manager, as well as public health organizations, law enforcement agencies, emergency responders, road users, and others.

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Arterial Functional Classification, established in Appendix C, Transportation, is implemented through the specifications provided in the King County Road Design and Construction Standards. The Urban Growth Area boundary provides the distinction between urban and rural arterials.

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Management of the County road network gives special consideration to its designated Heritage Corridors, where travelers can still experience a sense of the county's rich transportation history. These historic and scenic corridors include:

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- Cedarhurst Road/Westside Highway and Dockton Road on Vashon Maury Island;

- 1746 • Green Valley Road in the Auburn Black Diamond area;
 - 1747 • Issaquah Fall City Road, West Snoqualmie River Road, and West Snoqualmie
 - 1748 Valley Road/Carnation Farm Road in the Snoqualmie Valley;
 - 1749 • Old Cascade Scenic Highway and Old Sunset Highway in Stevens Pass; and
 - 1750 • Osceola Loop in the Enumclaw Plateau.
- 1751 Likewise, travelers in King County also benefit from multiple scenic, historic, and
- 1752 recreational highways located within King County. Designated Washington Scenic and
- 1753 Recreational Highways include:
- 1754
- 1755 • I-90 (Mountains to Sound Greenway).
 - 1756 • US 2 (Stevens Pass Greenway).
 - 1757 • State Route 410 (Chinook Pass Scenic Byway), and
 - 1758 • State Route 202 (Cascade Valleys Scenic Byway).

1759 ~~((Equity and Social Justice))~~

1760 Equity and racial and ((5))social ((J))justice principles receive significant consideration in

1761 decision-making processes. The Road Services((4)) Division's approach to integrating

1762 equity and racial and social justice into agency business operations and budgeting

1763 includes the following components:

- 1764 • Prioritize emergency snow and ice response along Metro's highest priority
- 1765 transit snow routes, since these may be the only source of transportation
- 1766 available to lower-income residents.
- 1767 • Promote equal access to, and availability of, information and services for all
- 1768 county residents by designing ((d))Division communications and public
- 1769 engagement processes that are culturally relevant for diverse communities,
- 1770 including communities whose residents ((have limited English proficiency))
- 1771 speak languages other than English.
- 1772 • Utilize partnerships with other King County or external agencies, community
- 1773 groups, and non((-))profit organizations to better understand community needs
- 1774 and obtain community input and involvement.
- 1775 • When available, grant-funded ((non-motorized)) active transportation
- 1776 improvements are directed to ((disadvantaged)) historically underinvested
- 1777 communities because they both help to support active, healthy lifestyles and
- 1778 also facilitate mobility for people with disabilities((-)) and those who cannot
- 1779 drive or are unable to afford a car.
- 1780 • ((King County a))Acknowledge((s)) that ((there are significant concentrations of))
- 1781 Black, Indigenous, and other ((p))People of ((e))Color((- low income
- 1782 populations)); households at or below 80 percent of area median income((-);
- 1783 people ((with limited English proficiency)) speaking languages other than
- 1784 English((- and)); immigrants; and refugees ((populations)) disproportionately
- 1785 reside in ((certain areas)) some King County neighborhoods. The ((e))County
- 1786 also recognizes that these groups of people are ((disbursed)) dispersed across
- 1787 the county. ((Their mobility needs, as well as the mobility needs of students,
- 1788 youth, seniors, and people with disabilities, should be considered when
- 1789 evaluating division projects and programs.

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General Priorities

~~T-303))~~ **T-311** King County shall maintain and preserve the unincorporated area road system to keep it operating safely, protect mobility and infrastructure investments, and maximize the useful life of transportation assets to the extent feasible under available funding levels.

~~((T-304))~~ **T-312** ~~((In order to))~~ To keep the most vital components of the road system operational for users, King County should use a decision framework that considers road function, life-safety needs, network connectivity, traffic volume, transit use, and other assessment criteria to both guide service provision and help direct investments toward((s)) the most critical needs when additional resources are available.

~~((T-305))~~ **T-313** ~~((To ensure that the most vital components of the county's road system are kept operational;))~~ King County should fund safety, essential regulatory compliance, and maintenance and preservation needs of the existing road system ((should be funded)) prior to mobility and capacity improvements.

~~((T-306))~~ **T-314** Maintenance and preservation of the unincorporated rural roadway system shall be emphasized in long-term planning and asset management in recognition of the fact that Rural Area and Natural Resource Land roads and bridges will remain the ~~((c))~~ County's long-term responsibility after all annexations are complete.

T-315 King County should contribute to achieving the state traffic safety goal of zero deaths and serious injuries using a safe systems approach, through which road system managers, public health organizations, law enforcement agencies, emergency responders, road users, and other parties collaborate to prioritize the elimination of crashes that result in death and serious injuries.

~~((T-306a))~~ **T-316** Decisions on road closures and abandonments should be made based on public safety considerations, technical~~((?))~~ or engineering standards, and the policy guidance set forth in the Strategic Plan for Road Services. Impacts to residents, businesses, and other road users or ((stakeholders)) affected parties should be identified and communicated to them in a timely manner.

~~((T-307))~~ **T-317** Roadway stormwater facilities are an integral component of a properly functioning transportation network and shall be maintained, preserved, and, when ~~((practicable))~~ feasible, upgraded ((in order)) to protect infrastructure, public health, and the natural environment, as well as meet federal, state, and local regulations.

~~((T-308))~~ **T-318** Road projects and programs ~~((shall))~~ should be implemented in ways that avoid or minimize negative impacts to, as well as seek to provide positive benefits for, ((people of color, low-income communities, people with limited English proficiency, immigrant and refugee populations and others who may have limited transportation options, such as students, youth, seniors, and)) historically underinvested groups, people with disabilities, people aged 62 years and over, and people with special transportation needs. ((Projects and programs shall seek to provide tangible, positive benefits.))

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~~((T-309)) T-312~~ To facilitate the establishment of a safe and efficient traffic circulation network reflecting all transportation modes and to retain the availability of access to adjacent properties, the ~~((c))~~County shall review and comment on the appropriate placement of new or major modified facilities or physical barriers, such as buildings, utilities, and surface water management facilities in or adjacent to road rights-of-way.

~~((T-310)) T-320~~ ~~((State highway facilities and arterial roads are designed to accommodate higher traffic volumes, at higher speeds, than local roads. To protect residential neighborhoods from the impacts of pass through traffic,))~~ King County should design and operate roads to direct ~~((such))~~ pass-through traffic away from local roads and encourage such traffic to use highways or arterials ~~((whenever possible)), which are designed to accommodate higher traffic volumes at higher speeds.~~

~~((T-311))~~ The Department of Local Services has responsibility for development and maintenance of transportation facilities in County-owned road rights-of-way. Other right-of-way users must obtain approval from the department regarding projects, maintenance and other activities impacting the right-of-way.

~~T-312~~ Arterial Functional Classification, established in Appendix C of this plan, should be implemented through the specifications provided in the King County Road Design and Construction Standards. The Comprehensive Plan's Urban Growth Area boundary provides the distinction between urban and rural arterials.

~~((T-313)) T-321~~ The King County~~((s))~~ ~~((r))~~Road ~~((d))~~Design and ~~((c))~~Construction ~~((s))~~Standards shall promote safe, cost-effective roads that, ~~((encourage multimodal use,))~~ to the extent practical and allowed by law, incorporate complete streets infrastructure to balance the health and safety needs of all road users and reflect the function of the road and the different needs of and service levels for the Urban Growth Area and Rural Area and Natural Resource Lands.

~~((T-314)) T-322~~ King County should provide road services in a manner that is sensitive to the natural environment, historic~~((at))~~ properties, and archaeological resources, and to design new facilities that fit within the context of the built or natural environments in which they are located.

~~((T-315)) T-323~~ King County should preserve its identified Heritage Corridors through context-sensitive design, planning, and maintenance, as exemplars of historic and scenic character. ~~((The corridors include: Cedarhurst Road/Westside Highway (Vashon Island), Dockton Road (Vashon-Maury Island), Green Valley Road (Auburn-Black Diamond), Issaquah-Fall City Road (Snoqualmie Valley), Old Cascade Scenic Highway (Stevens Pass), Osceola Loop (Enumclaw Plateau), Old Sunset Highway (Snoqualmie Pass), West Snoqualmie River Road (Snoqualmie Valley), and West Snoqualmie Valley Road/Carnation Farm Road (Snoqualmie Valley).))~~ In-kind replacement of road and roadside features and the use of materials that complement the character of each corridor should be utilized to the extent ~~((that is practicable))~~ feasible and meets safety needs. King County should encourage adjacent property owners, through outreach efforts, to similarly support the preservation of these corridors.

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~~((T-316)) T-324 King County shall support and encourage the preservation and enhancement of scenic, historic, and recreational resources along the designated Washington Scenic and Recreational Highways located in the county(, including I-90 (Mountains to Sound Greenway), US 2 (Stevens Pass Greenway), State Route 410 (Chinook Pass Scenic Byway), and State Route 202 (Cascade Valleys Scenic Byway)). The corridor management plans established for these highways should be considered in the development and implementation of King County's plans, projects, and programs.~~

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V. Air Travel

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A. Airports

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~~((T-213)) T-401 King County should use its authority, including zoning, permitting, and development standards, to protect the ((public use airports of)) Bandera ((near the town of North Bend)), Vashon, and Skykomish ((airport in King County)) public-use airports and private airports from encroachment of non-compatible land uses. Compatible airport land uses are those that comply with ((generally accepted)) Federal Aviation Administration guidance on location, height, and activity that provide for safe aircraft movement, airport operations, including expansion, and community safety.~~

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B. Air Transportation

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~~((T-317)) T-402 King County shall plan, design, and implement services, programs, and facilities for the King County International Airport ((in compliance with Federal Aviation Administration regulatory requirements)) to support a safe, secure, and efficient global aerospace system.~~

~~((T-317a)) T-403 King County International Airport shall continue to provide and maintain safe and secure transportation services and facilities for the flying public and aviation community in support of a broad range of uses, including corporate general aviation, small general aviation, charter and commercial passenger services, military aircraft, air cargo, and aircraft manufacturing, maintenance, storage, and service, while improving mobility for people and freight to meet growing and evolving demand.~~

~~**T-404 King County and King County International Airport planning efforts shall:**~~

- ~~**a. Promote coordinated planning and effective management to optimize the movement of people and goods in the region's aviation system in a manner that minimizes health, air quality, and noise impact to the community, especially frontline communities;**~~
- ~~**b. Consider demand management alternatives as future aviation growth needs are analyzed, recognizing capacity constraints at existing facilities and the time and resources necessary to build new ones; and**~~
- ~~**c. Support the ongoing process of development of a new commercial aviation facility in Washington State.**~~

~~((In 2005,)) King County International Airport noise-reduction efforts in communities surrounding Boeing field are guided by the Federal Aviation Administration approved ((a)) Part 150 Noise and Land Use Compatibility Plan ((to reduce noise impacts in communities surrounding Boeing Field. This is a significant event and represents a positive step in making)). The Plan supports King County International Airport efforts to~~

1956 be a “good neighbor” to affected residential areas(~~(The Part 150 plan)~~) and identifies
1957 many actions that (~~(are allowed to)~~) may be taken by King County International Airport,
1958 pilots, tenants, the Federal Aviation Administration, and others to reduce noise impacts
1959 on residential areas. (~~The Part 150 noise mitigation program, including home~~
1960 ~~insulation, was completed in 2015.~~

1961
1962 **~~(F-318)) T-405~~ Recognizing that certain noise-reduction measures are contingent**
1963 **on ongoing and future Federal Aviation Administration funding, King**
1964 **County shall implement those actions(~~(:)~~) under its control and**
1965 **identified in the Part 150 Noise and Land Use Compatibility Plan. King**
1966 **County shall encourage other entities to implement those measures**
1967 **under their control and also identified in the Part 150 Noise and Land**
1968 **Use Compatibility Plan.**

1969
1970 **~~((F-319)) T-406~~ King County shall (~~encourage all airports located in the county,~~**
1971 **~~whether owned by a public or private entities, to be responsible~~**
1972 **~~neighbors and make all reasonable efforts to minimize noise impacts~~**
1973 **~~on sensitive land uses such as residences, hospitals and schools))~~ work**
1974 **with airports, federal agencies that oversee flight operations, local**
1975 **jurisdictions, community-based partners, and others to advance health**
1976 **equity and racial and social justice by mitigating exposure to noise and**
1977 **other airport-related harm.**

1978 VI. Coordination and Public Outreach

1979 ~~((A))~~ The elements of the transportation system outlined in ~~((this))~~ the
1980 ~~((e))~~ Comprehensive ((p))Plan ((update)) are planned and operated in coordination with
1981 the cities in and abutting King County, the adjoining counties, the Puget Sound
1982 Regional Council, the Port of Seattle, the transit agencies providing service in and
1983 connecting to King County, and the Washington State Department of Transportation.
1984 ~~((Agencies and the public were invited to review and comment on this plan.))~~

1985
1986 The following activities support the coordination process:

- 1987 • Review of plan updates by affected and interested parties, such as the
1988 transportation subarea boards(~~(:)~~
1989 ~~Review by))~~ and unincorporated area residents and organizations ((within the
1990 county’s Community Service Areas));
- 1991 • ~~((The u))~~ Updates of King County functional, strategic, and other plans such as
1992 the Strategic Plan for Public Transportation, ((and)) Metro Service Guidelines,
1993 Metro Connects, the Open Space Plan, and the Strategic Climate Action Plan;
1994 • ~~((The development of the Long Range Plan for Public Transportation;))~~
- 1995 • The statewide and countywide grant application process;
- 1996 • The Transportation Needs Report and Capital Improvement Program
1997 coordination process;
- 1998 • Participation in the Puget Sound Regional Council(~~((, which enables King County~~
1999 ~~to coordinate its transportation planning activities with other local and regional~~
2000 ~~agencies for the four central Puget Sound counties));~~
- 2001 • Review of information provided online by external agencies and organizations;
2002 • ~~((Internet sites and other p))~~ Public information ((provided in a variety of
2003 formats)); and
- 2004 • Public outreach and meetings.

2005
2006 ~~((As a countywide transportation service provider, King County provides Metro Transit’s~~
2007 ~~public transportation services and works with Sound Transit and other transit and~~
2008 ~~transportation agencies to provide seamless, multimodal transit services. King County~~
2009 ~~cooperates with other local governments and the Washington State Department of~~

2010 Transportation to improve freight mobility and carry out strategies to maintain the
2011 efficiency of freeways and arterials in the region. One such strategy would include
2012 active management, which is the ability to dynamically manage congestion based on
2013 prevailing traffic conditions. King County works with the PSRC and its members to
2014 ensure that the transportation needs of the region's residents and economy are
2015 addressed in a timely manner.))

2016 A. Regional Coordination

2017 **T-501 King County should pursue regional coordination and partnership to**
2018 **address county((-))wide transportation challenges.**

2019
2020 **T-502 King County should promote a multi((-))jurisdictional, multimodal**
2021 **regional corridor approach to reducing congestion and improving**
2022 **efficiency on highways and arterial roads.**

2023
2024 **T-503 King County should lead, partner in, and promote regional technology**
2025 **initiatives that help to improve mobility.**

2026
2027 **T-504 King County should work with state agencies, the Puget Sound**
2028 **Regional Council, and ((its members)) other jurisdictions to ensure that**
2029 **any regional projected aviation capacity problems, and the air**
2030 **transportation needs of the region's residents and economy, are**
2031 **addressed in a ((timely)) manner that is timely and reflects the County's**
2032 **land use plans, transportation plans, and infrastructure capacity.**

2033
2034 **T-505 King County shall support active management of state-owned freeways**
2035 **to optimize movement of people. High((-))-Occupancy Vehicle, High((**
2036 **))-Occupancy Toll, or Express Toll lanes should be managed to prioritize**
2037 **reliable speed advantage for transit and vanpools, and maintain a**
2038 **reliable speed advantage for the other high((-))-occupancy vehicles**
2039 **consistent with the State's High-Occupancy-Vehicle lane minimum**
2040 **performance standard.**

2041
2042 **T-506 King County shall advocate that transit should be exempt from paying**
2043 **tolls as it is an essential element of the transportation system, and is**
2044 **critical to maintaining and increasing the person-carrying capacity of**
2045 **the highway and arterial network. Transit provides an alternative travel**
2046 **mode and improves mobility for all users of the system. Transit also**
2047 **increases the efficiency of transportation infrastructure, thereby**
2048 **reducing investments needed in roadway expansion and additional**
2049 **parking.**

2050
2051 **T-507 King County should collaborate with the Puget Sound Regional**
2052 **Council, cities, and other affected agencies to develop a regional**
2053 **parking strategy consistent with the parking pricing and management**
2054 **recommendations of ((Transportation 2040)) the Regional**
2055 **Transportation Plan, or successor plans.**

2056
2057 ~~((T-507a))~~ **T-508 King County should collaborate with the Puget Sound**
2058 **Regional Council, cities, and other agencies to improve**
2059 **interjurisdictional coordination on active transportation and Regional**
2060 **Trail infrastructure ((including bicycle/pedestrian facilities)). The**
2061 **County should support efforts to maintain comprehensive information**
2062 **about existing and planned facilities, model plans and best practices,**
2063 **and grant opportunities.**

2064
2065 The ((Eastside Rail Corridor)) Eastrail corridor provides a ((rare and)) unique opportunity
2066 to ((develop dual use (recreational trail and public transportation) facilities supporting:

2067 mobility through transit, nonmotorized and active transportation, including access to
2068 transit outside the corridor)) support active transportation and transit mobility,
2069 consistent with its federal railbanked status. The ~~((owners share other multiple~~
2070 ~~objectives for the corridor including))~~ County's goal for the corridor is to support
2071 economic opportunity for all King County residents by linking jobs and housing through
2072 multimodal connections between regional growth centers, urban communities, local
2073 and high-capacity transit, and other regional trails - while accommodating utilities,
2074 parks, recreation, and cultural amenities(~~(, and encouraging equitable access to these~~
2075 ~~facilities, and housing and jobs, in support of economic opportunity for all King County~~
2076 ~~residents. Development of the corridor will provide multimodal facilities and~~
2077 ~~connections that link jobs and housing, and provide an opportunity to illustrate~~
2078 ~~innovative ways of connecting growing communities)).~~

2079
2080 **~~((T-507b)) T-509 King County ((shall support and participate in collaborative~~**
2081 **~~planning efforts - both inter-departmentally and)), in coordination with~~**
2082 **~~((other)) federal, state, and other local agencies ((-to)), shall develop~~**
2083 **~~the ((Eastside Rail €)) Eastrail corridor in ways that enhance multimodal~~**
2084 **~~mobility and connectivity, with a commitment to dual use (recreational~~**
2085 **~~trail and public transportation), consistent with federal railbanking.~~**
2086 **~~Planning and development should consider opportunities for~~**
2087 **~~integration of multimodal facilities, including regional trails, into the~~**
2088 **~~greater transportation network.~~**

2089 B. Freight Mobility

2090 Freight mobility is critical to King County's economy and western Washington's role as a
2091 major national and international trading region. King County supports efforts to plan
2092 and create a fast, reliable freight transportation system in the region. To maintain the
2093 region's competitive edge, transportation infrastructure must provide for the efficient
2094 movement of goods and freight to and from ports, airports, and industrial areas
2095 balanced with the needs of general purpose and high((-)occupancy vehicle traffic.

2096
2097 **~~((T-508)) T-510 The King County transportation system should support reliable and~~**
2098 **~~efficient movement of goods throughout the county, while minimizing~~**
2099 **~~the impacts of freight traffic on general purpose traffic and residential~~**
2100 **~~neighborhoods. The ((c))County should participate in regional efforts~~**
2101 **~~and partnerships to achieve these goals.~~**

2102
2103 **~~((T-509)) T-511 King County should support regional freight mobility by~~**
2104 **~~incorporating freight considerations into road planning, design,~~**
2105 **~~construction, and maintenance.~~**

2106
2107 **~~((T-510)) T-512 King County should coordinate with other jurisdictions, the public,~~**
2108 **~~and the private sector to identify barriers to the effective and efficient~~**
2109 **~~movement of freight and goods and develop proposals to improve~~**
2110 **~~freight mobility on the arterial system.~~**

2111
2112 New or expanded truck parking along the I-5 corridor within the Seattle, Tacoma, and
2113 Federal Way areas is needed. Improved and expanded truck parking facilities are also
2114 needed at the chain-up locations on both sides of Snoqualmie Pass. The lack of truck
2115 parking capacity not only causes safety problems, it also has a negative impact on
2116 communities in high((-)demand areas. For example, the city of North Bend is
2117 inundated with trucks parking on local roads when Snoqualmie Pass is closed in the
2118 winter.

2119
2120 ~~((The Federal Hours of Service rule changed effective July 1, 2013, exacerbating the~~
2121 ~~state's truck parking problem as it shortened)) Federal law limits the number of hours
2122 that truck drivers may work. This ((rule change)) means that drivers must stop for rest~~

2123 ((more)) frequently and need ((increased)) access to safe, secure, and legal truck parking
2124 facilities. The shortage of truck parking can contribute to truck drivers driving while
2125 fatigued and parking illegally, creating a safety hazard on highways and greater
2126 community impacts.

2127
2128 Interstate commerce is a state and national priority and small communities located next
2129 to high-volume, long-haul truck corridors are not able to resolve multistate truck parking
2130 issues by themselves. Washington State Department of Transportation Truck Parking
2131 Studies show that the state's greatest need for additional truck parking is along I-5, I-
2132 405, ~~((and))~~ State Route 167 in central Puget Sound, and ~~((on))~~ I-90 near North Bend.

2133
2134 ~~((F-510a))~~ **T-513 King County should work with regional partners ((and**
2135 **stakeholders)) to plan for and develop adequate truck parking in**
2136 **high-demand locations along King County's Truck Freight Economic**
2137 **Corridors to improve safety and reduce negative impacts on local**
2138 **communities. Development of truck parking should be supportive of**
2139 **technologies that reduce greenhouse gases, such as electric charging,**
2140 **energy efficiency, and biodiesel.**

2141 C. Public Involvement

2142 ~~((F-511))~~ **T-514 King County should provide accessible, culturally((-)) appropriate,**
2143 **timely, accurate, and consistent public information about**
2144 **transportation services, infrastructure, and funding issues, and ensure a**
2145 **wide range of opportunities for input and engagement with county**
2146 **residents, including ((low income communities, people of color, people**
2147 **with limited English proficiency, immigrant and refugee populations**
2148 **and other stakeholders)) historically underinvested groups, people**
2149 **with disabilities, people aged 62 years and over, and people with**
2150 **special transportation needs, and other affected community members.**

2151
2152 ~~((F-512))~~ **T-515 King County should actively engage the public and other**
2153 **appropriate ((stakeholders)) parties, such as the ((c))Community**
2154 **((s))Service ((a))Areas constituencies, community groups, ((and subarea**
2155 **transportation forums)) elected officials, and jurisdictions throughout**
2156 **the region, in transportation planning processes and plan updates.**

2157
2158 **T-516 King County Metro Transit's engagement should follow guidance in**
2159 **Metro's Strategic Plan for Public Transportation, Service Guidelines,**
2160 **and Metro Connects, or successor plans, to prioritize equity, involve**
2161 **communities in upstream decisions, and build lasting relationships with**
2162 **community partners.**

A photograph of an industrial facility, likely a water treatment plant, during the day. The sky is overcast with soft light. In the foreground, a concrete walkway runs alongside a large metal grate. Several workers in orange safety vests and hard hats are visible, some standing near large green industrial buildings and others near a white cylindrical tank. The overall scene is one of a busy industrial site.

CHAPTER 9

SERVICES, FACILITIES, AND UTILITIES

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The Growth Management Act requires coordinated planning so that the services required by new residents and their homes and businesses are available as growth occurs. Needed services include many that are not provided by King County, such as water supply, local sanitary sewers, fire protection, schools, energy facilities, and:

King County does provide services such as regional wastewater treatment, regional solid waste management, and local stormwater management. The County also has a regional human services role, which is described in Chapter 4: Housing and Human Services. This chapter contains policies that guide service provision.

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~~6.))~~ I. Identifying Needs for Facilities and Services

Public facilities and services are vital to protect public health, safety, and welfare and to protect and enhance community and environmental quality. Inadequate sewage disposal, for example, could directly threaten public health. Inadequate groundwater protection could result in unsafe drinking water and threaten stream flow. Deficiencies in ~~((other))~~ services, such as police protection or parks, might not raise severe obstacles to any single new development, but over time could cause general threats to public health, safety, and welfare and deterioration of community quality.

King County government is responsible for ~~((assuring that))~~ ensuring adequate facilities and services are available or can be made available to support planned growth. This responsibility is carried out by identifying needs for facilities and services based on the planned amount and location of growth. The mechanism for identifying needs is capital improvement programming.

The Growth Management Act requires the ~~((c))~~ County to prepare a capital facility plan that includes an inventory of existing capital facilities owned by public entities, a forecast of the future needs for capital facilities, including the proposed locations and capacities of expanded or new facilities, ~~((and))~~ a six-year plan that will finance the expanded or new facilities, and direction for reassessment of land use if funding is unavailable to meet existing and future needs. These requirements are addressed through:

- Chapter 9, Services, Facilities, and Utilities, including policies F-405, F-406, F-411, F-413, and F-306;
- Chapter 8, Transportation, including the "Funding Priorities" section and policy T-126; and
- Appendix A, Capital Facilities and Utilities.

~~((The Capital Facility Plan Element for King County is comprised of the following four components:~~

~~1. Technical Appendix A is an executive summary of documents containing inventories of facilities and services provided by King County (health and human services and law, safety and justice, transportation, stormwater and regional wastewater treatment and reclamation) and those provided by other entities (drinking water supply, sanitary sewer collection and treatment, schools, fire protection, libraries, natural gas, telecommunications, and electricity);~~

~~2. Technical Appendix A is an executive summary of documents containing the forecast of future needs for capital facilities, including the proposed locations and capacities of expanded or new facilities;~~

~~3. Six-year plan that will finance the expanded or new facilities:~~

~~a. Technical Appendix A is an executive summary of the finance plans for facilities and services provided by the county and other entities.~~

~~b. Technical Appendix A references the Transportation Needs Report, which includes an analysis of funding capability to judge needs against probable funding resources, and a 20-year financial forecast report based on identified needs.~~

~~Current adopted King County Capital Improvement Program for facilities other than transportation:~~

~~4. Requirement to reassess land use if funding is unavailable to meet existing and future needs:~~

- a. ~~Policies of Chapter 9 Section II (Facilities and Services), subparts B through F.~~
- b. ~~Chapter 8: Transportation, Section IV.~~

~~**F-201** All facilities and services should be provided in compliance with provisions and requirements of the Endangered Species Act, the Clean Water Act and the Growth Management Act.~~

~~**F-202)) F-101** King County ~~((should seek to create quality communities by defining)) shall seek to identify the needs and propose((ing)) strategies for a full range of public facilities and services, including physical infrastructure and health, human, and public safety services((King County should strive to provide an adequate and equitable supply and appropriate level of public facilities)) necessary to support all communities at appropriate urban and rural service levels.~~~~

~~**((F-202a)) F-102** Results from ~~((the King County E))equity ((t))impact ((R))reviews ((Foot will)) shall be used as an important consideration in evaluating funding, capital project, and service delivery decisions, and the County's equity and racial and social justice principles should be used to improve residents' access to the determinants of equity.~~~~

~~**((F-101a)) F-103** King County agencies ~~((will)) shall engage communities in a culturally((-)) and audience-appropriate manner, including language access. King County agencies ((will)) shall also engage communities ((that are)) most affected by proposed projects.~~~~

~~**((F-101b** King County shall adhere to the Executive Order on Written Language Translation Process and other applicable policies for those with limited English proficiency.~~

~~**F-108a)) F-104** King County ~~((should)) shall consider ~~((address historic)) historical inequities and ((disadvantaged)) historically underinvested communities both in rural and unincorporated urban areas in determining the priority areas for public funding of capital facilities, services, and infrastructure.~~~~~~

II. Regional Services

King County ~~((government)) is a regional and local service provider. ~~((Types of r))Regional services provided by the County include transit, wastewater treatment, human services, and solid waste management. ~~((Local services provided to)) For residents of unincorporated urban areas, the Rural Area, and Natural Resource Lands in King County, local services may include ~~((police, building permits,)) sheriff, development review, land use regulation, and the coordination of water, sewer, and health service((s)) providers.~~~~~~~~

~~((As annexations and incorporations of unincorporated urban areas continue, King County government will focus more on its role as the coordinator and provider of regional services and protector of the county's Rural Area and Natural Resource Lands. As annexations of unincorporated urban areas continue, King County will transition out of the role of coordinating with local service providers on how to best provide local services to those areas, and transition to lead for that coordination role to the cities, through collaboration with current service providers, as those former unincorporated areas become part of city limits. The following policies direct King County's evolving role as regional service provider. Provisions related to housing and human services are found in Chapter 4.~~

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~~F-103))~~ **F-201** King County ~~((will)) shall~~ provide or manage ~~((countywide)) regional services and programs~~, which include but are not limited to:

- a. Affordable housing;
- b. Economic development;
- c. Flood warning and flood hazard management;
- d. Harborview Hospital;
- e. Hazardous waste management;
- f. Human services;
- g. ~~((Protection and preservation of natural resource lands;~~
- h.) Public health;
- ~~((i))~~ h. ~~((Regional))~~ Law and criminal ~~((justice))~~ legal services;
- ~~((j))~~ i. ~~((Regional-p))~~ Park, trails, and open space systems;
- ~~((k))~~ j. ~~((Regional-w))~~ Wastewater collection ~~((and))~~, treatment, and ~~((reclamation))~~ resource recovery;
- ~~((l))~~ k. Solid waste management, including recycling;
- ~~((m-Stormwater management;~~
- n.) l. Transit; and
- ~~((o))~~ m. Water resource management.

~~((F-107))~~ King County will, in cooperation with special purpose districts or local service providers, continue to plan for and provide public services to the Rural Area and Natural Resource Lands, consistent with rural standards and needs.

~~F-108))~~ **F-202** ~~((To support the intent of the Growth Management Act;))~~ King County should work with cities and other service providers to establish priority areas for public funding of capital facilities, services, and infrastructure.

III. Partnerships and Coordination

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~~((F-101))~~ King County, the cities, special purpose districts or local service providers shall plan as partners. King County's planning will focus on unclaimed urban-unincorporated areas and cities' Potential Annexation Areas.

~~F-102))~~ **F-301** King County shall ~~((work)) plan as partners~~ with cities, special purpose districts, other local service providers, and residents to ~~((identify and distinguish)) provide~~ local ~~((,-countywide))~~ and regional services. ~~((Over-time;))~~ As cities ~~((will))~~ assume primary responsibility for coordinating the provision of local services delivery in urban areas ~~((:- In general)), the ((c))County ((will)) shall~~ continue to provide local services delivery within the Rural Area and Natural Resource Lands, consistent with rural standards and needs. Special purpose districts may still provide services, where appropriate. The ~~((c))County ((will)) shall~~ also assume primary responsibility for coordinating the provision of ~~((countywide)) regional~~ services, including ~~((countywide))~~ services that must be delivered within city boundaries. The ~~((c))County ((will)) shall~~ also work with cities, special purpose districts, and other counties to identify regional service and facility needs and develop strategies to provide them.

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~~((H.))~~ Facilities and Services

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~~A.~~ Providing a Spectrum of Services

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~~King County and numerous service providers need to coordinate planning and funding activities to ensure that needed facilities and services are provided in the region.~~

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~~**F-203)) F-302 ((When service providers are planning and designing facilities;))**~~

169

~~**King County should ((encourage them to use sustainable development practices to achieve net-zero greenhouse gas emissions in new buildings by 2030)) work with service providers to implement incentives that encourage green building, such as financial and development incentives, and help more people to access healthier buildings with reduced utility bills.**~~

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~~**((F-204) King County should work with the cities, special purpose districts and other service providers to define regional and local services and to determine the appropriate providers of those services.**~~

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~~**F-206)) F-303 Public and private community service providers should be encouraged((, as appropriate;)) to share or reuse facilities when appropriate to reduce costs, conserve land, and provide convenience, access, and amenity for the public, and to reduce the generation of greenhouse gas(es). Joint siting and shared use of facilities should be encouraged for schools, community centers, health facilities, cultural facilities, libraries, swimming pools, and other social and recreational facilities. Sharing of facilities may include providing meeting space that can be accessed by the community, as appropriate.**~~

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~~**((F-206a)) F-304 King County should make its public facilities and properties available for renewable energy production, such as community solar programs, when such use is compatible with the primary use of and any regulations associated with the facility.**~~

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~~**((F-207)) F-305 King County should make its public facilities or properties available for use as a P-patch or community garden when such use is compatible with the primary public use of the facility.**~~

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~~((E.))~~ A. Addressing Service Deficiencies

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~~((In the event that needed facilities and services are not available to support either existing development or growth, King County will work with other service providers, such as water, sewer or solid waste purveyors, to address the service deficiency.~~

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~~**F-221)) F-306 ((King County shall consider the initiation of a subarea study, or other corrective action, with any)) If a service provider ((that)) declares, through their capital facilities plan, an inability to accommodate projected service needs inside their service area, King County and the service provider shall remedy the deficiency through a joint planning process addressing capital improvement programs, long-term funding strategies, or other appropriate corrective actions. If those actions cannot resolve the deficiency, King County shall not allow for expansion of the service provider's service area and shall consider regulations to mitigate the effect of the deficiency.**~~

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214 ~~((F-221a) Results from the King County Equity Impact Review Tool will be used as~~
215 ~~an important consideration in evaluation funding and service delivery~~
216 ~~decisions when needed to address service deficiencies.~~

217
218 ~~F-222)) F-307 King County ((and its)) should coordinate with Indian tribes, cities,~~
219 ~~and hospital districts ((should coordinate planning for)) on health and~~
220 ~~human service facilities and services. County investments in health and~~
221 ~~human service facilities should be targeted primarily to the designated~~
222 ~~Urban Centers and secondarily to other locations in the Urban Growth~~
223 ~~Area and Rural Towns.~~

224
225 ~~((F-223) If a service deficiency is identified in a service provider's existing~~
226 ~~service area, King County and the applicable service provider shall~~
227 ~~remedy the deficiency through a joint planning process addressing~~
228 ~~capital improvement programs and long-term funding strategies. If~~
229 ~~financing and level of service remedies cannot solve the deficiency,~~
230 ~~King County shall not allow for expansion of the service provider's~~
231 ~~service area and shall consider regulations to mitigate the effect of the~~
232 ~~deficiency.~~

233 ~~F.)) B. Financing Strategies~~

234 ~~((King County, cities, and other service providers will work together to address the~~
235 ~~financing needs of facilities and services.~~

236
237 ~~F-224)) F-308 As part of pre-annexation or annexation agreements, excluding~~
238 ~~Four-to-One Program-related agreements, King County shall work with~~
239 ~~the cities to create a financing partnership for areas of the Urban~~
240 ~~Growth Area that the cities will annex. This includes determining~~
241 ~~county/regional and city/municipal facilities and services and then~~
242 ~~committing to a shared financing strategy to build or provide these~~
243 ~~infrastructure improvements or services.~~

244
245 ~~((F-225)) F-309 King County should, in cooperation with other jurisdictions,~~
246 ~~develop funding strategies for governmental infrastructure that take~~
247 ~~into account economic development goals and consider the costs to,~~
248 ~~and benefits for, the jurisdictions and the region.~~

249
250 ~~((F-225a)) F-310 King County should ((consider)) identify, strengthen, and support~~
251 ~~equitable discount or low-rate service fees ((for)) to reduce cost burden~~
252 ~~on people aged 62 years and older, and households at or below 80~~
253 ~~percent of area median income ((low-income households)).~~

254 ~~((B. Urban and Rural)) IV. Facilities and~~ 255 ~~Services~~

256 ~~((Although growth will be directed to Urban Areas, it is recognized that Rural Areas and~~
257 ~~Natural Resource Lands have facility and service needs also.~~

258
259 ~~F-208)) F-401 Public spending to support growth should be directed to the Urban~~
260 ~~Growth Area and to maintain existing ((unincorporated)) infrastructure~~
261 ~~in the unincorporated area, and should be prioritized through the~~
262 ~~Capital Facility Plan to comply with the concurrency requirements of~~
263 ~~the Growth Management Act.~~

264
265 ~~((F-209)) F-402 In the Rural Area and Natural Resource Lands, services provided by~~
266 ~~agencies ((should)) shall support a rural level of development and~~

267 support service that meets the needs of the community and not
268 facilitate urbanization.

269
270 ~~((F-209a))~~ **F-403** King County ~~((will))~~ shall provide or manage local services and
271 programs for unincorporated areas, which include but are not limited
272 to:

- 273 a. ~~((Building permits))~~ Permitting and code enforcement;
- 274 b. District Court;
- 275 c. Economic Development;
- 276 d. Land use regulation;
- 277 e. Law enforcement;
- 278 f. Local parks;
- 279 g. Roads;
- 280 h. Rural Area and Natural Resource Lands protection, preservation,
281 and management ((assistance)); and
- 282 i. Surface water management.

283
284 ~~((F-209b))~~ ~~King County's local economic development services are provided in~~
285 ~~Rural Areas and Natural Resource Lands through the Rural Economic~~
286 ~~Strategies Plan and in unincorporated urban areas through joint~~
287 ~~partnerships with cities, including annexation and governance~~
288 ~~transition services.))~~

289
290 **F-404** King County shall encourage investment in improved infrastructure and
291 amenities in existing neighborhoods, particularly in communities at risk
292 of displacement.

293 ~~((D.))~~ A. Capital Facility Planning

294 ~~((King County and other service providers are required to prepare six-year capital facility~~
295 ~~plans that describe needs for the six-year facility and propose funding to meet those~~
296 ~~needs:~~

297
298 ~~((F-210))~~ **F-405** The capital facility plans and capital improvement programs
299 prepared by all other agencies that provide services to unincorporated
300 areas ~~((of the county))~~ should be consistent with the King County
301 Comprehensive Plan.

302
303 ~~((F-210a))~~ **F-406** King County shall engage in ongoing facilities planning to
304 ensure that it has sufficient ~~((work space))~~ workspace to meet its
305 operational needs on a going-forward basis. Facilities planning shall
306 include an assessment of current facilities and future needs and shall
307 promote equity, economic and operational efficiencies, and
308 environmental sustainability. ~~((This f))~~ Facilities planning, decisions,
309 and implementation ((policy)) shall be ((implemented through)) guided
310 by the Real Property Asset Management Plan, ((, which shall be updated
311 at least every four years, but may also be updated, in whole or in part,
312 when proposals with significant impacts on county facilities are made.

313
314 ~~F-210b)~~ ~~Consistent with K.C.C. 20.12.100, the Real Property Asset Management~~
315 ~~Plan shall consist of real property asset management policies, practices~~
316 ~~and strategies, including planning policies, locations of county~~
317 ~~agencies and implementation plans, planned moves and references to~~
318 ~~King County space standards. The Real Property Asset Management~~
319 ~~Plan shall guide facility planning processes, decisions and~~
320 ~~implementation:~~

321

322 **F-210c)) F-407** King County shall take into account the equity and racial and social
323 justice opportunities for capital investments within a community when
324 siting a facility or changing locations to improve service delivery.
325

326 ~~((F-211))~~ **F-408** To reduce overall public costs, noise, climate change impacts, and
327 disruption to the local area during construction, installation of new or
328 maintenance of existing utility facilities should be timed and
329 coordinated with other projects that utilize public rights-of-way and
330 easements, where possible.
331

332 ~~((F-212))~~ **F-409** King County's capital facility plans ~~((should))~~ **shall** identify
333 financing strategies to support ~~((its))~~ **the land use assumptions in the**
334 **Comprehensive Plan, including** adopted ~~((20-year))~~ **growth targets**
335 ~~((and land-use plan))~~ **and allocated housing needs.**
336

337 ~~((F-205))~~ **F-410** King County shall work with ~~((its))~~ neighboring counties, the state,
338 Puget Sound Regional Council, special purpose districts, ports, and
339 ~~((the))~~ cities to identify areas of shared need and adequate land supply
340 for public facilities. The ~~((c))~~ **County's capital acquisition budget shall**
341 **reflect the jointly agreed-upon priorities and ((time)) schedule.**
342

343 ~~((F-213))~~ **F-411** King County's capital improvement program shall demonstrate that
344 projected needs for facilities and services can be met within the Urban
345 Growth Area and can be served in compliance with the concurrency
346 requirements of the Growth Management Act ~~((or, if)),~~ **if** that is not
347 possible, King County shall determine where and when deficits may
348 occur and how needed facilities and services might be phased in and
349 ~~((or))~~ **financed to serve such deficit areas. Alternative phasing and**
350 **financing strategies must be identified and determined to be infeasible**
351 **prior to triggering a land use and zoning reassessment ((under Policy**
352 **F-223)).**
353

354 **F-412** King County shall work with the school districts and other special purpose
355 districts to plan for growth in line with the county's housing and job
356 growth targets.
357

358 ~~((F-214))~~ **F-413** School districts that choose to have the ~~((c))~~ **County collect impact**
359 **fees for them, and water and sewer utilities that provide their services**
360 **to unincorporated King County(;) shall prepare capital facility plans**
361 **consistent with requirements of the Growth Management Act, the**
362 **Countywide Planning Policies, and King County Code.**
363

364 ~~((F-215))~~ **F-414** Provision of an adequate supply of kindergarten through ~~((twelfth))~~
365 **12th grade public schools and public school facilities is essential to**
366 **avoid overcrowding and to enhance the educational opportunities for**
367 **children. King County shall adopt regulations that are supportive of the**
368 **permitting of kindergarten through ((twelfth)) 12th grade public**
369 **schools and facilities in a manner consistent with the goals of the**
370 **Growth Management Act and as provided in policies R-((326))324 and**
371 **R-((327))325.**
372

373 ~~((F-215b))~~ **F-415** King County shall strive to provide services and build and operate
374 **public buildings and infrastructure that are ((carbon-neutral)) fossil fuel**
375 **free and shall strive to eliminate fossil fuels in new construction.**

376 B. Sustainable Capital Facilities

377 ~~((It is the goal of))~~ King County's goal is to work toward a model sustainable community
378 to balance growth with natural resource protection while addressing climate change.

379 Sustainable development seeks to achieve this goal by addressing the impacts of the
380 built environment in which people live and work.

381
382 Traditional development practices can contribute significantly to the adverse impacts
383 ~~((that))~~ of buildings and associated infrastructure ~~((have))~~ on the environment and
384 people's health. These impacts include heavy consumption of material resources,
385 energy, and water, large-scale production of wastes, water pollution, degradation of
386 habitats and other ecological resources, and contribution to greenhouse gas emissions.
387 Implementing sustainable development includes incorporating green building practices
388 into policies through education, incentives, and regulations that help reduce negative
389 impacts.

390
391 The elements of green building include:

- 392 • ~~((s))~~ Siting the project ~~((t))~~ to take advantage of existing services, ~~((to))~~ retain
393 existing landscaping and natural features, and ~~((to))~~ increase building energy
394 performance ~~((t))~~;
- 395 • ~~((r))~~ Requiring energy efficiency ~~((t))~~ to reduce energy consumption, ~~((to))~~
396 increase occupants' comfort, and ~~((to))~~ reduce greenhouse gas emissions ~~((t))~~;
- 397 • ~~((m))~~ Managing building construction and demolition materials efficiently to
398 reduce greenhouse gas emissions and ~~((to))~~ increase the life ~~((=))~~ cycle of the
399 building ~~((t))~~;
- 400 • ~~((i))~~ Increasing water efficiency ~~((t))~~ to reduce water consumption and ~~((to~~
401 ~~reduce))~~ wastewater treatment ~~((t))~~;
- 402 • ~~((i))~~ Improving water management to reduce stormwater runoff and produce
403 less pollution and damage to water bodies;
- 404 • ~~((t))~~ Using sustainable materials to improve indoor air quality, minimize toxic
405 materials, reduce material consumption, and foster sustainable manufacturing;
- 406 • ~~((a))~~ Addressing equity and racial and social justice to ensure equitable access to
407 sustainable development, services, and community amenities; and
- 408 • ~~((i))~~ Implementing universal design to ensure potential for aging in place and to
409 service diverse occupancy opportunities.

410
411 The incorporation of sustainable practices into the design, construction, and operation
412 of King County capital improvement projects can reduce greenhouse gas emissions,
413 ~~((reduce))~~ pollution, ~~((reduce))~~ the use of natural resources, ~~((reduce))~~ energy, and other
414 operating costs, and can enhance asset value, optimize performance, promote cultural
415 sustainability by preserving historic resources, and create healthier and more appealing
416 environments for the visiting public and for King County employees. ~~((The strategic~~
417 ~~energy management, efficiency, and conservation program called for in F-312 will~~
418 ~~enable King County to monitor the effectiveness of sustainable development practices~~
419 ~~in improving energy efficiency.))~~

420
421 The LEED rating system is a voluntary, consensus-based national ~~((ty))~~ standard for
422 developing high performance, sustainable buildings and ~~((to guide))~~ guiding project
423 design. The LEED rating system components include sustainable site design ~~((t))~~, water
424 efficiency ~~((t))~~, energy and atmosphere ~~((t))~~, indoor environmental quality ~~((t))~~, materials
425 and resources ~~((t))~~, innovation in design ~~((t))~~, and regional priorities. For those projects
426 that are not eligible for LEED certification, the ~~((c))~~ County's Green Building Team,
427 comprised of representatives from the various ~~((c))~~ County departments that have capital
428 projects, developed a Sustainable Infrastructure Scorecard and guidelines to help such
429 projects achieve measurable green building goals.

430
431 The Green Building and Sustainable Development Ordinance ~~((17709))~~ 19402, adopted
432 in ~~((2013))~~ 2022, requires that new ~~((c))~~ County capital projects ~~((set a goal to))~~ achieve a
433 platinum level certification using the Leadership in Energy and Environmental Design
434 (LEED) rating system ~~((of))~~ or the King County Sustainable Infrastructure Scorecard, or

435 the highest certification level using an approved alternative rating system(~~(, when the~~
436 ~~incremental costs do not exceed the maximums allowed by the King County Code)).~~
437 Minimum performance requirements include implementing energy and emission
438 reduction targets as instructed by the King County Strategic Climate Action Plan;
439 diverting ~~((80%))~~ 85 percent of demolition and construction materials by ~~((2016 and~~
440 ~~85%))~~ by 2025 and zero waste of resources by 2030; integrating equity and racial and
441 social justice efforts; and implementing the King County ~~((Stormwater))~~ Surface Water
442 Management Design Manual or more stringent guidelines required by jurisdiction.
443

444 ~~((F-216))~~ **F-416** King County capital facilities and ~~((c))~~County -funded projects
445 should be designed and constructed using sustainable development
446 practices, with consideration for long-term environmental and
447 economic sustainability.
448

449 ~~((F-217))~~ **F-417** All eligible King County new capital projects shall ~~((plan for and~~
450 ~~should))~~ achieve Leadership in Energy and Environmental Design
451 (LEED) Platinum certification level using the LEED rating system or the
452 Sustainable Infrastructure Scorecard, or achieve the highest
453 certification level using an ((approved alternative rating system, and
454 apply minimum performance standards when the incremental cost
455 impacts do not exceed the maximums allowed by King County code))
456 accepted alternative green building rating system.
457

458 ~~((F-217a))~~ **F-418** All eligible King County major remodels and renovations shall
459 ~~((plan for and should))~~ achieve LEED Gold certification level using the
460 LEED rating system or the Sustainable Infrastructure Scorecard, or
461 achieve a similar certification level using an ((approved)) accepted
462 alternative green building rating system((, and apply minimum
463 performance standards when the incremental cost impacts do not
464 exceed the maximums allowed by King County code)).
465

466 ~~((F-217b))~~ **F-419** All King County-owned new construction capital projects should
467 achieve net-zero greenhouse emissions by 2030.
468

469 ~~((F-217c))~~ **F-420** All King County capital programs ~~((will))~~ shall evaluate their project
470 portfolio for opportunities to achieve net-zero greenhouse gas
471 emissions through ((programs)) alternative green building rating
472 systems such as ((the)) LEED Zero Energy or Zero Carbon, Living
473 Building ((c))Challenge, Living Communities Challenge, Net Zero
474 Energy, ((Envision)) Built Green Emerald Star, or EcoDistrict.
475

476 ~~((F-217d))~~ **F-421** King County should build and operate public buildings and
477 infrastructure that result in regenerative and net positive benefits
478 related to energy, water, greenhouse gas emissions, and other
479 resources ((and, for private development, guide development practices
480 to achieve these same benefits)).
481

482 ~~((F-217e))~~ **F-422** King County ~~((will))~~ shall increase water efficiency, ~~((and))~~ improve
483 conservation, and ((reduce purchased water consumption)) minimize
484 the purchasing of water in its facilities through ((appropriate and
485 economically feasible)) methods such as reuse of wastewater effluent,
486 recycled water, stormwater, and harvested rainwater.
487

488 ~~((F-219))~~ **F-423** King County should leverage its purchasing power related to
489 capital improvement projects to help expand the markets for green
490 building products, including recycled-content materials and clean,
491 renewable energy technologies ~~((including))~~ such as zero-emission
492 buses, and particularly for products and services that are locally
493 produced.

494 ~~((G.))~~ C. Essential Public Facilities

495 ~~((The region will work cooperatively to site essential public facilities in an equitable
496 manner. Essential public facilities are defined in the Growth Management Act and
497 include large, usually difficult to site facilities such as prisons, solid waste facilities,
498 wastewater facilities, and airports.~~

499 **F-226))** **F-424** Proposed new or expansions to existing essential public facilities
501 should be sited consistent with the King County Comprehensive Plan.
502 ~~((Listed e))~~ Existing essential public facilities should be preserved and
503 maintained until alternatives or replacements for such facilities can be
504 provided.

505 ~~((F-227))~~ **F-425** King County and neighboring counties ~~((if advantageous to both,))
507 should share essential public facilities to increase efficiency of
508 operation ~~((Efficiency of operation should take into account)),~~
509 including consideration of the overall value of the essential public
510 facility to the region and the county and ~~((the extent to which, if
511 properly mitigated,))~~ whether expansion of an existing essential public
512 facility ~~((located in the county))~~ might be more economical and
513 environmentally sound.~~

514 ~~((F-228))~~ **F-426** King County ~~((should))~~ shall strive to site essential public facilities
515 equitably so that:
516 a. ~~((n))~~ No racial, cultural, or socio-economic group, or community, is
518 ~~((unduly))~~ disproportionately impacted by, nor benefits from,
519 essential public facility siting or expansion decisions; and
520 b. No single community should absorb an inequitable share of these
521 facilities and their impacts. An assessment of existing facilities
522 should be conducted when siting new facilities. Siting ~~((with))~~ shall
523 consider equity ~~((;))~~ environmental justice; and environmental,
524 economic, technical, and service area factors. Communities with a
525 disproportionate share of existing facilities ~~((should))~~ shall be
526 actively engaged in the planning and siting process for new
527 facilities or the expansion of an existing facility.

528 **F-427** King County should weigh ~~((F))~~ the net impact of siting new essential
529 public facilities ~~((should be weighed))~~ against the net impact of
530 expansion of existing essential public facilities, with appropriate
531 buffering and mitigation.

532 **F-428** King County shall discourage ~~((E))~~ essential public facilities that directly
533 serve the public beyond their general vicinity ~~((shall be discouraged))~~
534 from locating in the Rural Area and Natural Resource Lands.

535 ~~((F-229))~~ **F-429** A facility shall be determined to be an essential public facility if it
536 has one or more of the following characteristics:
537 a. The facility meets the Growth Management Act definition of an
538 essential public facility;
539 b. The facility is on a state, county, or local community list of essential
540 public facilities;
541 c. The facility serves a significant portion of the county or
542 metropolitan region or is part of a countywide service system; or
543
544
545

546 d. The facility is the sole existing facility in the county for providing
547 that essential public service.
548

549 ~~((F-230))~~ **F-430 King County's ((5))siting analysis for proposed new or expansions**
550 **to existing essential public facilities shall consist of the following:**

- 551 a. **An inventory of similar existing essential public facilities in King**
552 **County and neighboring counties, including their locations and**
553 **capacities;**
554 b. **A forecast of the future needs for the essential public facility;**
555 c. **An analysis of the historical, current, and potential social, equity,**
556 **health, and economic impacts and benefits and burdens to**
557 **((jurisdictions and local)) communities receiving or surrounding the**
558 **facilities;**
559 d. **An analysis of the proposal's consistency with policies F-((226))424**
560 **through F-((229))429;**
561 e. **An analysis of alternatives to the facility, including**
562 **decentralization, conservation, demand management, and other**
563 **strategies;**
564 f. **An analysis of economic and environmental impacts, including**
565 **mitigation, of any existing essential public facility, as well as of any**
566 **new site(s) under consideration as an alternative to expansion of an**
567 **existing facility;**
568 g. **An analysis of potential climate change impacts on the essential**
569 **public facility, including consideration of sea level rise and options**
570 **for reducing climate change impacts on the facility, including**
571 **locating the facility outside of the mapped 500-year floodplain**
572 **along the marine shoreline (except for water-dependent facilities,**
573 **such as wastewater treatment facilities and associated conveyance**
574 **infrastructure); ((Extensive public involvement which strives to**
575 **effectively engage a wide range of racial, ethnic, cultural, and**
576 **socio-economic group, including communities that are the most**
577 **impacted;**
578 h. ~~Consideration of any applicable prior review conducted by a public~~
579 ~~agency, local government, or stakeholder group; and))~~
580 ((i:)) h. **To the extent allowable under the Growth Management**
581 **Act, the locational criteria in policies R-((326))324 and R-**
582 **((327))325; and**
583 i. **A cumulative impact analysis to include all other facilities, public or**
584 **private, that may pose health risks, located near the proposed**
585 **facility.**

587 **F-431 When new or expanded essential public facilities are proposed, King**
588 **County shall:**

- 589 a. **Conduct extensive public involvement, which strives to effectively**
590 **engage a wide range of racial, ethnic, cultural, and socio-economic**
591 **groups, including the most-impacted communities; and**
592 b. **Consider any applicable prior review conducted by a public agency,**
593 **local government, or interested parties.**
594

595 **F-432 For existing essential public facilities, King County should consider**
596 **potential impacts from climate change and identify and implement**
597 **actions to improve resiliency and mitigate for impacts, including**
598 **consideration of potential long-term relocation of facilities that are in**
599 **the mapped 500-year floodplain along the marine shoreline (except for**
600 **water-dependent facilities, such as wastewater treatment facilities and**
601 **associated conveyance infrastructure).**
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((J)) D. Solid Waste

King County's Comprehensive Solid Waste Management Plan, prepared by the Solid Waste Division of the Department of Natural Resources and Parks, guides the management of solid waste in the unincorporated county and for cities with which the ((c))County has interlocal agreements. The Comprehensive Solid Waste Management Plan presents policies, recommendations, and goals for the following elements of solid waste management: system planning, policy priorities, waste prevention, recovery and recycling, solid waste collection and processing, the transfer system, landfill management ((and)), solid waste disposal, and system financing. The overall vision is for healthy, safe, and thriving communities in a zero-waste county, working in partnership with communities, businesses, local jurisdictions, and residents to create a more circular economy through programs like Re+.

~~((F-265)) F-433~~ Regional solid waste planning should integrate the principles of environmental stewardship, circular economy, equity and racial and social justice, and sustainable development into all aspects of solid waste management.

~~((F-266)) F-434~~ Solid waste should be collected, handled, processed, and disposed of in ways that reduce waste, conserve resources, and protect public health and the environment.

~~((F-267)) F-435~~ King County should achieve ((Z))zero ((W))waste of ((R))resources by 2030 and an 85 percent construction and demolition diversion rate by 2025 by targeting areas of the waste stream that have the greatest potential for ((diversion)) prevention and reuse, product stewardship, recycling and composting, beneficial use, and recovery while regenerating natural systems.

~~((F-268))~~ Solid waste management should be planned, and transfer and disposal capacity provided, on a regional basis.

~~F-269)) F-436~~ King County shall plan for and operate a regional transfer system that is dispersed throughout the county to ensure access to safe, reliable, efficient, and affordable solid waste services, and improves recycling opportunities for residents and businesses. King County should continue to provide facilities for self-haulers.

~~((F-269a)) F-437~~ King County should ((consider demand management)) implement strategies that increase equitable participation from frontline communities and that maximize the safety and efficiency of the transfer system and encourage use of solid waste curbside collection services.

~~((F-269b)) F-438 ((In order to support achieving a 70% recycling goals))~~ To minimize the disposal of materials with economic value, King County should work with partners and jurisdictions to encourage implementation of frequency and separation policies for curbside collection of garbage, recyclables, and organics throughout the county, including in unincorporated areas.

~~F-439~~ King County shall collaborate with cities to achieve a circular economy and preserve landfill space by implementing policies and hauler contract amendments that harmonize recycling and compost standards regionally, such as through the zero waste of resources plan.

~~((F-270)) F-440~~ King County should maximize the capacity and lifespan of the Cedar Hills Regional Landfill and plan for future disposal when Cedar Hills Landfill closes to ensure no gap in service, subject to

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environmental constraints, relative costs to operate, ((stakeholder)) partner and public interests, and overall solid waste system optimization. The County shall not seek to site a replacement landfill in King County for the Cedar Hills regional landfill.

~~((F-271)) F-441~~ King County shall:

- a. ~~((e))~~ Encourage sustainable development and development of markets for reusable and recyclable materials;; and**
- b. ~~((p))~~ Provide consumer education in the public and private sectors regarding green building practices, product stewardship, extended producer responsibility, circular economy, recycling, purchasing, and consumption ~~((in order))~~ to reduce the amount of waste disposed.**

~~((F-271a)) F-442~~

King County should consider ~~((whether))~~ opportunities to increase energy recovery from select solid waste materials including organics, mixed plastics, and the non-recyclable portion of the waste stream ~~((are beneficial in terms of cost,))~~ by factoring in the financial, ~~((natural environment))~~ environmental, greenhouse gas ~~((emissions)),~~ and community impacts~~((, as well as whether any such energy recovery facilities might be more appropriately located outside King County))~~.

~~((F-271b))~~

~~Results from the King County Equity Impact Review Tool will be used as an important consideration to identify and assess the impacts of proposed service changes, and the county's Equity and Social Justice principles should be used to improve residents' access to the determinants of equity.~~

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t.) E. Public Sewers and On-Site Wastewater Treatment and Disposal Systems

King County protects water quality and public health in the central Puget Sound region by providing ~~((high quality))~~ high-quality and effective treatment to wastewater collected from 34 local sewer utilities. The ~~((c))~~ County's Wastewater Treatment Division serves about ~~((1.6))~~ 1.9 million people within a ~~((420))~~ 424-square-mile service area, which includes most urban areas of King County and parts of south Snohomish County and northeast Pierce County. In addition to treating wastewater, King County also creates resources such as energy, recycled water, and biosolids from byproducts of the treatment process.

The County's wastewater system includes:

- ~~((t))~~ Three large regional wastewater treatment plants (the West Point Plant in the City of Seattle, the South Plant in the City of Renton, and the Brightwater Plant in unincorporated Snohomish County);;
- ~~((t))~~ Two small wastewater treatment plants (one on Vashon-Maury Island and one in the City of Carnation);;
- ~~((o))~~ One community septic system (Beulah Park and Cove on Vashon-Maury Island);;
- ~~((four))~~ Five combined sewer overflow treatment facilities (Alki, Carkeek, Georgetown, Henderson/Martin Luther King Jr. Way, and Mercer/Elliott West;; and Henderson/Norfolk)--all in the City of Seattle);;
- ~~((m))~~ More than ((350)) 390 miles of pipes;;
- ~~((19))~~ 25 regulator stations;;

- 713 • ((42)) 48 pump stations((;)); and
- 714 • ((38)) 39 combined sewer overflow outfalls.

715 Recycled water is an important wastewater management tool that can also be used as a
716 beneficial resource. King County has been producing and distributing recycled water
717 since 1997. Recycled water is used for treatment process water and on-site landscaping
718 at the County's wastewater treatment plants. In addition, some of the recycled water
719 from the South Treatment Plant is used off-site for irrigation purposes and public works
720 uses, such as street sweeping and sewer flushing. Recycled water from the Carnation
721 Treatment Plant is ~~((sent to the wetlands))~~ is used for wetland enhancement at the
722 Chinook Bend Natural Area in accordance with the County's commitment to use the
723 wetlands as its primary discharge location rather than the Snoqualmie River. The
724 Brightwater Treatment Plant ~~((started distributing))~~ distributes recycled water to the
725 Brightwater Education Center ~~((for irrigating golf courses, nurseries, farms and for commercial~~
726 ~~and industrial uses))~~ to irrigate turf and trees.

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729
730 ~~((King County adopted the Regional Wastewater Services Plan in 1999 to make sure the~~
731 ~~regional wastewater system keeps pace with growth and meets permitting standards.~~
732 ~~The Regional Wastewater Services Plan includes a number of planned projects through~~
733 ~~2030 to protect public health, the environment and the economy for both present and~~
734 ~~future wastewater customers, such as:~~

- 735 ~~• building the Brightwater Treatment System to accommodate growth in the~~
736 ~~northern portion of the wastewater service area;~~
- 737 ~~• improvements to the county's regional conveyance system to meet the 20-year~~
738 ~~peak storm design standard and accommodate increased wastewater flows;~~
- 739 ~~• improvements to reduce existing and future levels of infiltration and inflow into~~
740 ~~local collection systems; and~~
- 741 ~~• improvements to control combined sewer overflows so that an average of no~~
742 ~~more than one untreated discharge occurs per year at each combined sewer~~
743 ~~overflow site by 2030.~~
- 744
- 745 ~~• The adopted policies that guide implementation of the Regional Wastewater~~
746 ~~Services Plan are in King County Code 28.86.010 through 28.86.180.))~~

747
748 The King County Regional Wastewater Services Plan establishes, or sets direction to
749 establish, a number of programs to guide long-term planning and investments in
750 wastewater infrastructure. The Regional Wastewater Services Plan guides
751 improvements to the regional wastewater system to ensure the continuation of
752 wastewater treatment services in the future to sustain a healthy environment and
753 economic development in the King County wastewater service area. Many of the major
754 projects outlined in the Regional Wastewater Services Plan have been completed, are
755 underway, or are planned to begin by 2030. The Regional Wastewater Services Plan,
756 codified in King County Code Chapter 28.86, and component plans (such as the
757 Combined Sewer Overflow Long Term Control Plan) serve as the most recent
758 amendment to King County's general sewer plan until a new plan is developed. The
759 County is working on a wastewater planning effort that is expected to result in a new
760 plan that sets the direction beyond 2030.

761 In addition to King County's role as the regional wastewater treatment provider, Public
762 Health - Seattle & King County is the agency responsible for permitting on-site
763 wastewater treatment and disposal systems (septic systems). In addition, the Utilities
764 Technical Review Committee and the King County Council review and approve sewer
765 utility comprehensive plans.
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((F-255)) F-443 In the Urban Growth Area, all new development shall be served by public sewers unless:

- a. Application of this policy to a proposal for a single(~~family~~) detached residence on an individual lot would deny all reasonable use of the property; or**
- b. Sewer service is not available for a proposed short subdivision of urban property in a timely or reasonable manner as determined by the Utilities Technical Review Committee. These on-site systems shall be managed by one of the following entities, in order of preference:**
 - 1. The sewer utility whose service area encompasses the proposed short subdivision; (~~or~~)**
 - 2. The provider most likely to serve the area; or(~~;~~)**
 - 3. An On-site Sewage System Maintainer certified by the Public Health - Seattle & King County.**

The on-site system shall meet all state and county approval requirements. The approved short subdivision shall indicate how additional lots to satisfy the minimum density requirements of the zoning will be located on the subject property in case sewers become available in the future. There shall be no further subdivision of lots created under this policy unless served by public sewers.

((F-256)) F-444 In the Urban Growth Area, King County and sewer utilities should jointly prioritize the replacement of on-site systems that serve existing development with public sewers, based on the risk of potential failure. King County and sewer utilities should analyze public funding options for such conversion and should prepare conversion plans that will enable quick and cost-effective local response to health and pollution problems that may occur when many on-site systems fail in an area.

((F-257)) F-445 City-owned parks that are redesignated from Rural to Urban on or after September 20, 2004 to allow future annexation by a city, and that are subsequently served by public sewers, shall be tightlined. ~~((This policy applies to parks that were redesignated from Rural to Urban on or after September 20, 2004.~~

F-258)) F-446 The existing public sewer system in the Rural Towns of Vashon and Snoqualmie Pass shall not be expanded to serve land beyond the boundaries of the town, except as provided in Policy ~~((F-264)) F-452~~ and as consistent with Title 57 Revised Code of Washington. Subject to F-451, ~~((~~on-site~~)) on-site systems, community on-site systems, or decentralized treatment systems may be used as appropriate for planned growth in the Rural Town((s)) of Fall City ((and Snoqualmie Pass)).~~

((F-259)) F-447 Sewer facilities such as pump stations, force mains, and trunk lines that do not provide connections to the Rural Area may be located in the Rural Area only when they are identified in a King County-approved comprehensive sewage system plan and upon a finding by King County that it is technically necessary ~~((in providing))~~ to provide service to the Urban Growth Area.

((F-260)) F-448 On-site wastewater treatment systems in the Rural Area and Natural Resource Lands that serve the Rural Area((s)) and Natural Resource Lands should be designed, built, and operated as permanent methods of sewage disposal.

((F-261)) F-449 King County should monitor on-site wastewater systems that have shown evidence of failure or potential for failure. The data should be used to correct existing problems and prevent future problems. King

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County should analyze public funding options for correcting on-site wastewater system failures and only as a last resort in Rural and Natural Resource Lands, and as otherwise consistent with this plan, conversion to community sewage systems or installation of public sewers.

~~((F-282a))~~ **F-450** King County should work with landowners, other jurisdictions, the state Department of Health, sewer districts, and the Puget Sound Partnership to develop effective strategies and additional resources for working with landowners to provide technical assistance and requested support regarding managing on-site septic systems, and proactively addressing failing septic systems in ~~((environmentally sensitive))~~ **critical areas.**

~~((F-262))~~ **F-451** Developments using a ~~((Collective))~~ community on-site sewage system(s) or large on-site sewage system may be ~~((used))~~ allowed only in the following circumstances in the Rural Area and Natural Resource Lands:

- a. Existing on-site systems are failing within an area and ~~((the Seattle/King County Department of))~~ **Public Health - Seattle & King County** concurs that long-term individual on-site sewage system repairs are not feasible or water quality is threatened by the presence of or potential for health hazards resulting from inadequate on-site wastewater disposal methods;
- b. An authorized public agency will manage the ~~((community))~~ system; ~~((and))~~
- c. The ~~((community))~~ system is designed only to serve existing structures and lots. Modifications to existing uses and lots shall not be allowed if the modification triggers an expansion of sewage capacity above the original approval of the system; ~~((and))~~
- d. The system cannot be used as a basis to ~~((increase))~~ exceed base density for the zone, special district overlay(s), or p-suffix(es) ~~((or to expand permitted nonresidential uses))~~. Substandard vacant lots must be combined to the extent feasible to meet rural density policies ~~((Management of the community system must be by an authorized public agency.))~~ **and regulations;**
- e. A system serving residentially developed lots cannot be used to: expand existing allowed nonresidential uses in size or scale; establish new allowed nonresidential uses; or serve commercially zoned properties; and
- f. For a system serving commercially developed lots: the system is used only to serve commercially zoned properties; property-specific development conditions are imposed that establish a range of allowed uses that can be adequately served by the system at the time of its construction; and the allowed uses are not more expansive than those allowed in the underlying zone.

~~((F-264))~~ **F-452** ~~((Except as otherwise provided for in this policy, p))~~ **Public sewer service shall be prohibited in the Rural Area or on Natural Resource Lands~~((:)), except ~~((a. Public sewer service may be expanded to the Rural Area or to Natural Resource Lands, only: 1. W))~~ where needed to address specific health and safety problems threatening the use of existing structures, and the use of septic or other on-site wastewater systems has been determined by King County to be not feasible; or ~~((2. F))~~ to serve a new school authorized to be located in the Rural Area by R-~~((327))~~325. An extension may only be approved if:~~**

- ~~((b. Public sewers may be extended, pursuant to this policy, only if they are))~~ **a. It is tightlined; ~~((and only))~~**
- b. ~~((a))~~ After a finding is made by King County determining that no reasonable alternative technologies are feasible~~((:)); and~~**

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~~c. ((Public sewers that are allowed in the Rural Area or on Natural Resource Lands pursuant to this policy shall not be used to)) **It does not add pressure to convert Rural Area land or Natural Resource Lands to urban uses and densities or to expand ((permitted)) nonresidential uses.**~~

~~((Greywater is residential wastewater generated from bathtubs, showers, bathroom sinks, washing machines, dishwashers, and kitchen sinks. It includes sewage from any source in a residence or structure that has not come into contact with toilet wastes. Greywater comprises 50-80% of residential wastewater.~~

~~**F-263)) F-453 King County supports innovative technologies to process greywater for safe on-site use ((on-site)) in the Rural Area and on Natural Resource Lands.**~~

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~~((K)) E. Stormwater Management~~

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~~Stormwater runoff occurs when precipitation runs off the landscape and picks up pollutants, including pesticides, fertilizers, pet wastes, oils, metals, and ((many)) other chemicals. These pollutants enter surface and ground waters, disrupt ecosystems, and threaten public health. Runoff can also cause erosion, create higher peak flows in streams and rivers in winter, and ((-because of reduced infiltration,)) create lower flows in summer due to reduced infiltration.~~

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~~((Early King County stormwater management strategies primarily focused on reducing the risk of localized flooding, without concern for potential adverse impacts on receiving water bodies. Over time, experts recognized the harm stormwater runoff was having on receiving waters and regulations have been put into place to address those impacts. Current stormwater management programs and policies focus on protecting the quality and beneficial uses of surface and ground waters and are a requirement of the federal Clean Water Act.~~

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~~Prevention or mitigation of flooding, erosion, sedimentation, and water quality and habitat degradation is important for both the built and natural environments. Stormwater water management activities address the quantity and quality of stormwater runoff entering the natural environment as well as its quality. As described in Chapter 5: Environment, the management of stormwater runoff is generally driven by the National Pollutant Discharge Elimination System Phase I Municipal Stormwater Permit and the County's Stormwater Management Program plan, which can be found online at: <http://www.kingcounty.gov/services/environment/water-and-land/stormwater/pollution-discharge-permit/annual-reports.aspx>)~~

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~~Untreated stormwater runoff is the largest source of pollution to Puget Sound. The lack of stormwater flow controls in older developed areas is one of the most significant problems impacting receiving water bodies in King County and preventing Puget Sound recovery. Although King County has been developing and applying best available stormwater controls to new development since the late 1970s, the application of water quality controls and more effective flow controls did not occur until the early 1990s.~~

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~~Consequently, nearly all development occurring prior to 1990 has little or no flow control and no water quality control. In unincorporated King County, over two-thirds of the developed land was created prior to 1990. This amounts to about 150 square miles of land on which native forest was converted to impervious surfaces (such as roads, parking lots, and rooftops), lawns, and landscape surfaces ~~((, and pasture and crop land surfaces))~~ without stormwater controls to mitigate the increased runoff and pollution generated by these surfaces.~~

942
943 The County ~~((is))~~ also ~~((working to))~~ promotes site development that preserves natural
944 hydrologic processes by protecting and enhancing native vegetation and soils,
945 reducing impervious surfaces, and managing stormwater on-site. This approach,
946 termed ~~((t))~~low ~~((t))~~impact ~~((t))~~development, is used to reduce impacts on aquatic
947 resources. In the King County Surface Water Design Manual, King County provides a
948 menu of ~~((t))~~low ~~((t))~~impact ~~((t))~~development options for individuals planning new or
949 re~~((=))~~development projects. King County ~~((will))~~ continues to help minimize new
950 impervious surfaces through code and incentive programs that keep lands in forest and
951 agricultural uses. Implementing ~~((t))~~low ~~((t))~~impact ~~((t))~~development satisfies
952 requirements of the National Pollutant Discharge Elimination System Permit, while
953 helping to protect the region's streams, rivers, lakes, and Puget Sound from harmful
954 pollutants.

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956 The County has identified watershed-based management efforts as a strategy that
957 simultaneously integrates floodplain connectivity, salmon recovery, habitat restoration,
958 stormwater flow control and water quality retrofits, economic development, agricultural
959 preservation, and principles of equity and racial and social justice. One strategy that
960 holds promise for reducing pollutants and improving water quality while providing
961 access to new green space for communities is creating "stormwater parks." Stormwater
962 parks, if located strategically, could treat billions of gallons of stormwater a year,
963 significantly reducing stormwater pollution reaching receiving water bodies, which
964 would in turn improve salmon recovery and habitat. The County will leverage alternative
965 funding mechanisms, and engage in various partnerships with groups that include, but
966 are not limited to, the existing National Pollutant Discharge Elimination System
967 permitted jurisdictions, Water Resource Inventory Areas, the Puget Sound Partnership,
968 and Local Integrating Organizations to undertake a collaborative watershed-based
969 approach to restoring aquatic ecosystems.

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971 ~~((King County has been and will continue to be a leader in developing and~~
972 ~~implementing state-of-the-art stormwater management strategies including education~~
973 ~~and outreach, source control programs, basin or sub-basin planning for retrofitting in~~
974 ~~built-out areas with inadequate stormwater controls, and mapping and maintenance of~~
975 ~~stormwater infrastructure. Strategies for managing stormwater runoff are continuing to~~
976 ~~evolve. Development of regional, collaborative approaches, including the creation of~~
977 ~~watershed basin plans across multiple disciplines, will be the next evolution of~~
978 ~~stormwater management.~~

979
980 **F-272)) F-454 To reduce flooding, erosion, and sedimentation, prevent and**
981 **mitigate habitat loss, enhance groundwater recharge, and prevent**
982 **groundwater and surface water quality degradation, consistent with**
983 **the Growth Management Act, King County shall manage stormwater**
984 **through plans, programs, and regulations developed by ((King)) the**
985 **County in cooperation with affected jurisdictions and agencies**
986 **whenever possible.**
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((F-273)) F-455 ((A)) King County shall take a watershed approach ((shall be taken)) for stormwater management, with responsibility shared between King County and affected jurisdictions. This approach should emphasize prevention of surface water and groundwater degradation through education programs, retrofits of existing stormwater controls or the placement of new controls, and implementation of best management practices to reduce pollution entering the region’s groundwater and surface waters, including Puget Sound. This approach should also continue to support and build upon regional collaborative stormwater management planning including consideration of incentives for regional collaboration and identification of supplemental funding sources for collaborative stormwater management in the region.

((F-274)) F-456 ((In the Rural Area and Natural Resource Lands, King County shall minimize the use of constructed facilities for stormwater management and, through Low Impact Development, maximize the use of natural systems, provided that the ecological functions of the natural systems are not harmed. The County should provide incentives to keep these natural systems intact. Low Impact Development is also preferred in the Urban Growth Area, but it is recognized that structural systems may be needed to realize urban growth and density goals in these areas.)) King County shall implement stormwater management that protects native vegetation and soils, restores disturbed soils, facilitates reuse of recycled or harvested water, maximizes the use of natural systems and protects the ecological function of natural systems by:

- a. Minimizing grey infrastructure in the Rural Area and Natural Resource Lands;**
- b. Requiring low impact development to the maximum extent feasible, as a part of its strategy to mitigate impacts from new development;**
- c. Considering additional supportive strategies, such as in-lieu fee mechanisms to result in overall benefits to regional stormwater management and water quality;**
- d. Continuing to support innovative stormwater management programs, such as the RainScapes Green Stormwater Infrastructure Incentive program for private landowners; and**
- e. Incorporate innovative stormwater management techniques into the design, construction, and operation of all County facilities and County-funded projects to the maximum extent feasible.**

((F-275)) F-457 King County ((will)) shall plan and manage stormwater by basin or sub-basin consistent with Policies E-((463))403 and E-((464))401. To accomplish this goal, stormwater runoff should not be diverted from one basin or sub-basin into another, unless no other reasonable alternative is available for managing run((-))off within the same basin and an analysis using evidenced-based science determines cross-basin diversion or mitigation actions for unavoidable impacts will have greater benefit to regional stormwater management. Where such diversions are ((permitted)) allowed, King County ((will)) shall require environmental analysis and mitigation adequate to protect surface water and groundwater resources from significant adverse impacts.

((F-276)) F-458 In the Urban Growth Area, ((regional-and)) shared surface water management facilities should be encouraged to support infill development to preclude the need for individual on-site facilities, provide development incentives, encourage efficient use of land, and reduce overall facility maintenance costs. These facilities should be planned and financed through public and private partnerships.

- 1047 ~~((F-277))~~ **F-459** Stormwater programs including public education, stormwater
1048 system mapping, construction of ~~((regional and))~~ shared stormwater
1049 facilities, retrofitting developed areas, and operation and maintenance
1050 programs should be funded through an adequate and equitable
1051 funding mechanism. Stormwater facilities required for new
1052 development, redevelopment, and retrofitting should be designed and
1053 built to improve regional water quantity and quality to the maximum
1054 extent possible, as well as for aesthetic value~~((, as well as for))~~ and low-
1055 cost, long-term maintenance.
- 1057 ~~((F-278))~~ King County shall continue to encourage, support and require the use
1058 of low impact development as a part of its strategy to mitigate
1059 stormwater impacts from new development to the maximum extent
1060 feasible.
- 1062 ~~F-279~~ King County should incorporate state-of-the art stormwater
1063 management techniques including Low Impact Development into the
1064 design, construction and operation of all county facilities and
1065 county-funded projects to the maximum extent feasible.))
- 1067 **F-460** When scoping and designing flood risk reduction, fish passage, park,
1068 trails, and habitat restoration projects, the County should actively
1069 review and pursue opportunities to support stormwater retrofit
1070 projects.
- 1072 ~~((F-280))~~ **F-461** King County shall continue to promote the preservation of native
1073 vegetation and soils and the restoration of disturbed soils on ~~((rural~~
1074 ~~residential))~~ Rural Area-zoned parcels to the maximum extent feasible.
1075 Minimized impervious areas and the dispersion of stormwater runoff
1076 from impervious surfaces into native vegetation in accordance with the
1077 Surface Water Design Manual are the preferred methods of stormwater
1078 management in the Rural Area.
- 1080 ~~((F-281))~~ King County should work with residential and commercial developers
1081 to incorporate state-of-the art stormwater management techniques,
1082 such as Low Impact Development, that protect native vegetation and
1083 soils, restore disturbed soils by increasing the use of compost, facilitate
1084 reuse of resources such as recycled or harvested water, reduce the
1085 carbon footprint of the project, and minimize impervious surfaces.
- 1087 ~~F-282~~ When King County provides technical assistance and incentives for the
1088 use of state-of-the art stormwater management techniques, it shall be
1089 at no cost to any private sector development.))
- 1092 ~~F-462~~ King County should work with regional partners to identify locations for
1093 stormwater parks, focusing first on communities with the most polluted
1094 water that lack easy access to green space.
- 1096 ~~((F-283))~~ **F-463** King County shall identify and evaluate potential changes to land
1097 use development regulations and building codes to support and
1098 promote state-of-the art stormwater management techniques.
- 1100 ~~((F-284))~~ King County should work cooperatively with other jurisdictions to
1101 develop and implement plans and programs that address the
1102 appropriate recycling, reuse, reclamation and disposal of the materials
1103 generated from maintenance of stormwater infrastructure.
- 1105 ~~F-285))~~ **F-464** King County shall work with jurisdictions to ensure that storm and
1106 surface water management facilities are transferred from King County

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to the local jurisdiction that annexes or incorporates that portion of King County.

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~~((E))~~ G. Floodplain Management

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~~((Six major river systems flow through King County – the South Fork Skykomish, Snoqualmie, Sammamish, Cedar, Green and White. These rivers, and their major tributaries, pass through lands ranging in use from forested to agricultural to urbanized cities. Each of these major river systems are unique in their geology and geomorphology as well as the extent in which the hydraulics of the rivers have been altered by dams, levees and bank hardening. All of these rivers are used by federally listed endangered species of salmonid.~~

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~~Within unincorporated King County over 61% of the mapped floodplain is within land zoned for agriculture, forest or mining. Another 32% is zoned as rural leaving just under seven percent within the urban area, mainly contained within Potential Annexation Areas around the City of Carnation. Consequently much of the flood risk in unincorporated King County is to natural resource lands, primarily agriculture, and rural lands with a lower relative risk to residential and resource-based commercial activities. Most of these rivers also pass through highly urbanized incorporated cities that are important economic centers for King County and the Puget Sound region. These river segments are often constrained by levee systems that provide varying level of flood risk reduction:))~~

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~~Both the Washington State Growth Management Act((, Chapter 36.70A)) and Title 86 of the Revised Code of Washington((, Flood Control)) require interlocal coordination for effective flood hazard management. Counties are directed to prepare comprehensive flood hazard management plans with participation of the cities. ((Once King County adopts the plan it is binding on all jurisdictions within the county:)) Flooding is a ((countywide)) regional issue impacting public safety, regional economic centers, Agricultural Production Districts, transportation corridors, and public and private properties. As such, King County is a regional service provider for floodplain management.~~

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~~**((F-286)) F-465 King County shall participate with cities to prepare, update, and implement comprehensive flood hazard management plans that meet or exceed standards established by the National Flood Insurance Program and Washington State Flood Control statutes.**~~

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~~**((F-287)) F-466 King County shall include equity and racial and social justice principles in ((planning)) updating and implementing the King County Flood Hazard Management Plan ((to assure floodplain property owners and residents are given equitable access to flood risk reduction services. Outreach should consider vulnerable populations that may face barriers to accessing services and programs based on age, income, disability, English language proficiency, race and ethnicity, or other factors:)) and when assessing flood risks, evaluating impacts of risk reduction actions, and working in partnership with the most impacted communities to develop and prioritize future actions.**~~

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~~((In 2011 King County celebrated the 50th anniversary of the King County Flood Warning Program, which is responsible for the collection, analysis and dissemination of flood data and forecasts to individuals and organizations and for coordinating the response to flooding:~~

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~~**F-288)) F-467 King County shall maintain a regional flood warning program in King County.**~~

1163 ~~((There is now evidence that climate change is resulting in significant changes in~~
1164 ~~temperatures; sea level rise; and timing and magnitude of stream and river flows;~~
1165 ~~resulting in impacts on plant and animal species, water supply and humans. King~~
1166 ~~County's ability to adapt to these changing conditions will likely depend on the policy~~
1167 ~~decisions made today. King County can expect to see more frequent and severe~~
1168 ~~flooding and a shifting of when storm events occur during the winter months.~~

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1170 ~~**F-289)) F-468 King County should continue to assess and revise current flood**~~
1171 ~~**warning phases based on the most current data on hydrology and**~~
1172 ~~**climate change ((predictions)) projections and modify the King County**~~
1173 ~~**Flood Warning Program, as needed, to reflect these revised flood**~~
1174 ~~**phases.**~~

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1176 ~~**((F-290)) F-469 King County should assess the most appropriate level of service for**~~
1177 ~~**flood risk reduction along river segments based on existing and**~~
1178 ~~**predicted development density, land use, and hydrologic conditions,**~~
1179 ~~**inclusive of climate change impacts.**~~

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1181 ~~**((F-291)) F-470 King County ((will)) shall review available information on the**~~
1182 ~~**potential impacts of climate change and other natural hazards on**~~
1183 ~~**((winter floods)) flooding conditions, and consider those potential**~~
1184 ~~**impacts when updating the flood risk reduction policies and capital**~~
1185 ~~**improvement projects for the King County Flood Hazard Management**~~
1186 ~~**Plan.**~~

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1188 King County works with the U.S. Army Corps of Engineers to construct and maintain
1189 flood levees along the Lower Green River. Under Public Law 84-99, the U.S. Army Corps
1190 of Engineers is authorized to provide emergency assistance to cost share and construct
1191 levee repairs following a flood disaster. However, eligibility for this cost-sharing
1192 program requires that levee sponsors (often local jurisdictions) comply with the U.S.
1193 Army Corps of Engineers Public Law 84-99 program standards as outlined in the
1194 Rehabilitation and Inspection Program.

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1196 An Interim Policy for Determining Eligibility Status of Flood Risk Management Projects
1197 was issued in 2014 and its primary effect was that vegetation no longer served as a
1198 criterion for determining a levee's eligibility for the Public Law 84-99 program. So long
1199 as vegetation in the vicinity of Public Law 84-99 levees is maintained by local sponsors
1200 to support levee inspections, the national levee vegetation standards for risk reduction
1201 no longer affect the eligibility of King County's levees.

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1203 The Green River System Wide Improvement Framework Vegetation Plan provides
1204 recommendations for vegetation planting and maintenance practices, in the vicinity of
1205 levees and floodwalls enrolled within the Public Law 84-99 program. These
1206 recommendations acknowledge that, while vegetation may pose a risk in some
1207 situations, King County has found through many years of experience that vegetation can
1208 be incorporated into levee designs and, when properly maintained, contributes to the
1209 resiliency of the levee system. King County believes that bioengineered techniques
1210 provide a stronger, more sustainable levee and revetment system that will reduce
1211 long-term maintenance and repair and contribute toward the recovery of endangered
1212 species.

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1214 ~~**((F-293) King County shall continue to work with the U.S. Army Corps of**~~
1215 ~~**Engineers, the Puget Sound Partnership, and other regional partners to**~~
1216 ~~**develop a science-based vegetation management framework that**~~
1217 ~~**provides for safe and effective levees, functional riparian habitat, and**~~
1218 ~~**cost-effective use of limited resources.**~~

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1220 The September 2008 National Marine Fisheries Service Biological Opinion on the
1221 Federal Emergency Management Agency's National Flood Insurance Program raises
1222 specific concerns about the application of the Corps vegetation management standards
1223 in the Puget Sound region. The Biological Opinion directs the Federal Emergency
1224 Management Agency to recognize only those vegetation standards that "enable the
1225 riparian vegetation to function in support of salmon habitat forming processes."
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1227 ~~F-294))~~ **F-471 King County ((will)) shall ((assess participation)) participate in the**
1228 **U.S. Army Corps of Engineers Public Law 84-99 Program ((to ensure))**
1229 **on a case-by-case basis, provided that compliance with the National**
1230 **Marine Fisheries Services Biological Opinion on the Federal Emergency**
1231 **Management Agency National Flood Insurance Program standards for**
1232 **levee vegetation, ((as well as)) and cost-effective maintenance and**
1233 **repair of levees.**

1234
1235 ((The Biological Opinion for the National Flood Insurance Program established
1236 "reasonable and prudent alternatives" that may be taken to reduce the adverse effects of
1237 development with the 100-year floodplain. Compliance with the Biological Opinion is
1238 required in order to participate in the National Flood Insurance Program.
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1240 ~~F-295))~~ **F-472 King County ((will)) shall maintain compliance with the National**
1241 **Flood Insurance Program by:**
1242 **a. Assessing the projects and programmatic actions recommended in**
1243 **the King County Flood Hazard Management Plan for compliance with**
1244 **the Biological Opinion prepared for the Program; and**
1245 **b. Making necessary amendments to the Plan and its implementing**
1246 **development regulations.**

1247
1248 ((In 2007 King County established the King County Flood Control District to protect
1249 public health and safety, regional economic centers, public and private properties and
1250 transportation corridors. The Flood Control District adopted the 2006 King County
1251 Flood Hazard Management Plan as its comprehensive plan. A private firm,
1252 ECONorthwest, was hired to study the economic benefits of implementing the plan.
1253 This report, the "Economic Connections Between the King County Floodplains and the
1254 Greater King County Economy," estimated that a one-day shutdown of economic activity
1255 in the King County floodplain areas would result in at least \$49 million in forgone
1256 economic output in the region (2007 dollars). The study also found that, 52,000 people
1257 in King County commute into or out of the 100-year floodplain for work.
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1259 Implementation of the 2006 King County Flood Hazard Management Plan has played a
1260 significant role in protecting King County's economic base. The 2006 Flood Hazard
1261 Management Plan was updated in 2013.
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1263 ~~F-296))~~ **F-473 King County ((will)) shall work cooperatively with Indian tribes, the**
1264 **King County Flood Control District, cities, and other ((stakeholders))**
1265 **partners to implement the integrated approaches to floodplain**
1266 **management outlined in the Flood Hazard Management Plan, or**
1267 **successor plans, to protect public safety, prevent property damage, and**
1268 **help protect the greater King County economy, consistent with the**
1269 **Growth Management Act. Actions should advance King County's**
1270 **equity and racial and social justice goals, promote resiliency to the**
1271 **potential impacts of climate change, and provide multiple benefits for**
1272 **the residents of King County.**

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1274 ~~((F-297))~~ **F-474 Consistent with guidance from the Federal Emergency**
1275 **Management Agency and the U.S. Army Corps of Engineers, King**
1276 **County's flood risk reduction strategies should focus first on risk**
1277 **avoidance, followed by actions intended to reduce vulnerability in at:**

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risk areas. New levees and other flood facilities should be the last rather than the first line of defense.

~~((F-298)) F-475 King County shall continue to ((promote)) encourage the purchase of flood insurance to ((businesses)) owners and tenants of properties located within ((the floodplain)) flood hazard areas, including those ((businesses)) properties located behind accredited levees, to protect the ((economic)) value of the ((business)) properties, and to reduce the economic vulnerability ((to the region's economic activity from a larger but less frequent)) from flood events, and shall, where feasible, participate in programs that keep flood insurance rates as low as possible for community members.~~

~~((F-299)) F-476 King County should continue to discourage new((, at-risk)) development in mapped flood hazard areas, and coordinate with partners to avoid this in other jurisdictions.~~

~~((F-299a)) F-477 King County should seek to site new critical public facilities outside of the 500-year floodplain (except for water-dependent facilities, such as wastewater treatment facilities and associated conveyance infrastructure).~~

Levee setbacks (moving levees away from the river channel) can provide a higher level of risk reduction, reduce future maintenance costs, enhance habitat, and provide open space benefits. However, levee setbacks require purchase of additional right-of-way and, in some cases, relocation of homes and businesses, which is more costly in urban areas. The ((c))County has purchased homes and relocated ((homes)) residents from high-hazard residential areas along the Tolt, Raging, Snoqualmie, Middle Green, and Cedar Rivers. ((Levee setbacks can be more challenging in urban areas with higher land costs, well established businesses, and more extensive relocation needs.

~~F-299b)) F-478 King County should work with cities, businesses, and landowners to evaluate the alternatives for levee setbacks that would provide a higher level of risk reduction, reduce long-term maintenance costs, and enhance habitat while promoting long-term economic resilience and vitality.~~

1314 H. Water Supply

1315 King County is not a water utility that provides potable water to residents and
1316 businesses in the region. ((However, it plays an important)) The County serves a role in
1317 the coordination ((or linking)) of water resources and growth and regional protection
1318 and management of water resources. This ((regional protection and management))
1319 includes protection of the quantity and quality of groundwater((, stormwater
1320 management, flood hazard management, protection of fish and wildlife habitat,)) and
1321 commitment to regional water strategies through such efforts as ((the Puget Sound
1322 Partnership,)) regional water supply planning((, salmon recovery planning, and multiple
1323 groups engaged on)) and climate change mitigation and adaptation. It carries out this
1324 role through ((its responsibilities for)) planning, permit issuance, and regulatory
1325 oversight. ((The King County Comprehensive Plan must demonstrate that projected
1326 needs for facilities and service can be met within the Urban Growth Area and can be
1327 served in compliance with the concurrency requirements of the Growth Management
1328 Act. Within Rural Areas and Natural Resource Lands, the Comprehensive Plan must
1329 provide for rural services, including domestic water service, needed to serve permitted
1330 densities and uses.))

1331
1332 The Utilities Technical Review Committee((, as authorized in King County Code chapter
1333 13.24, assures)) ensures that water system and water supply planning by water utilities in

1334 King County meet the requirements of the Growth Management Act and other
1335 applicable statutory requirements, ~~((as well as determining)) and determines~~
1336 consistency with the King County Comprehensive Plan. ~~((The Utilities Technical Review~~
1337 ~~Committee is responsible for identifying the elements and provisions of the~~
1338 ~~Comprehensive Plan and development regulations, adopted by the county under the~~
1339 ~~Growth Management Act, with which water system plans must be consistent, as~~
1340 ~~prescribed in Revised Code of Washington 43.20.260. The Utilities Technical Review~~
1341 ~~Committee is also responsible for ensuring that the purposes of chapter 13.24, as~~
1342 ~~provided in King County Code 13.24.005, are carried out. Water system plans are~~
1343 ~~ultimately approved by ordinance by the King County Council and King County~~
1344 ~~Executive.~~

1345
1346 King County has been working with water utility representatives for the last several years
1347 on refinements to the Utilities Technical Review Committee review process. The intent
1348 of the refinements has been to clarify the County's interests in reviewing water systems
1349 plans, create more transparency in the review process, provide clarity on what the
1350 County does with the information it gets from water purveyors and reduce overall
1351 processing time. King County will continue coordinating with water utilities to help
1352 ensure successful implementation of the Utilities Technical Review Committee review
1353 process refinements:))
1354

1355 Water utility service areas in King County are described in Coordinated Water System
1356 Plans developed under the Public Water System Coordination Act ~~((c))~~ Chapter 70.116
1357 Revised Code of Washington) and individual water system plans developed under State
1358 Board of Health rules adopted under ~~((c))~~ Chapter 43.20 Revised Code of Washington.
1359 Coordinated Water System Plans describe future service areas for water utilities within
1360 which they are provided the exclusive right to serve future customers~~((;))~~ and are to
1361 include the means for meeting those needs in the most efficient manner possible.
1362 Other service providers may serve within the future service area of a designated water
1363 utility if the designated water utility is unable to provide service in a timely and
1364 reasonable manner.
1365

1366 ~~((Individual water system plans must include the water utility's retail service area, which~~
1367 ~~includes existing customers and areas where the utility plans future service. Under state~~
1368 ~~law (Revised Code of Washington 43.20.260), the water utility is required to provide~~
1369 ~~service within its retail service area, provided it can meet the conditions prescribed in~~
1370 ~~state law, including the ability to deliver such service in a timely and reasonable manner.~~
1371 ~~The planned provision of service must be consistent with local government~~
1372 ~~comprehensive plans, land use plans, and development regulations:))~~
1373

1374 Washington State laws encourage the development and use of recycled water, require
1375 consideration of recycled water in wastewater planning, and recognize the importance
1376 of recycled water as a strategy for water resource management statewide (Chapters
1377 90.46, 90.48, and 90.82 Revised Code of Washington~~((;))~~). Recycled water is an
1378 important mechanism for improving water quality and reducing discharge of treated
1379 wastewater into Puget Sound and other sensitive areas. Safely reusing non-potable
1380 water within a building requires sufficient plan review and system inspection capacity.
1381 ~~((Recycled water is an important wastewater management tool that can also be used as~~
1382 ~~a beneficial resource. King County has been producing and distributing recycled water~~
1383 ~~since 1997. Recycled water is used for treatment process water and onsite landscaping~~
1384 ~~at the County's wastewater treatment plants. In addition, some of the recycled water~~
1385 ~~from the South Treatment Plant is used off-site for irrigation purposes and public works~~
1386 ~~uses, such as street sweeping and sewer flushing. Recycled water from the Carnation~~
1387 ~~Treatment Plant is sent to the wetlands at the Chinook Bend Natural Area in accordance~~
1388 ~~with the County's commitment to use the wetlands as its primary discharge location~~
1389 ~~rather than the Snoqualmie River. The Brightwater Treatment Plant started distributing~~

1390 recycled water to the Sammamish Valley for irrigating golf courses, nurseries, farms and
1391 for commercial and industrial uses:))

1392 1. Regional Water Supply Planning

1393 ~~((In recent years King County worked cooperatively with many of the larger water
1394 utilities in the region to gather information about regional water demand and supply. As
1395 a result of potential impacts from climate change on water demand and supply, this
1396 effort will become increasingly important in future years. King County would like to use
1397 this information to help develop a regional water supply plan.~~

1399 **~~F-231)) F-479~~ King County should support((s)) coordination of regional water
1400 supply planning, sale((s)) of excess water supplies among
1401 municipalities in the region, water quality programs, and water
1402 conservation, reuse, and recycled water programs. This regional
1403 planning should support King County's goals of focusing growth in the
1404 Urban Growth Area and ensuring water availability for resource lands.**

1406 **~~((F-242)) F-480~~ King County should support((s)) initiation of a water planning
1407 process for the development of a regional or subregional water plan.
1408 ~~((The planning process should at a minimum cover all of King County,
1409 but may include a broader geographic area.))~~ The County ~~((will))~~ shall
1410 work in concert with Indian tribes, water utilities, state agencies, and
1411 other((s that participate)) key partners. ~~((Key components of this
1412 planning process should include:~~**

- 1413 ~~a. Involvement, oversight and support of elected officials in the
1414 region;~~
- 1415 ~~b. Meaningful public participation including the involvement of the
1416 state and federally recognized tribes; and~~
- 1417 ~~c. Recognition of, and making appropriate linkages with, other state,
1418 regional, or local planning processes.~~

1420 **~~F-243)) F-481~~ King County recognizes that a regional water planning process
1421 ~~((will))~~ should be a collaborative process. King County's objectives for
1422 the process and a resulting plan are that it:**

- 1423 ~~a. Be consistent with, and support, growth management objectives
1424 and decisions made by local and regional jurisdictions under the
1425 Growth Management Act;~~
- 1426 ~~b. Address the need for sufficient in-stream flows to achieve salmon
1427 recovery objectives of the approved regional recovery plan for
1428 species listed under the Endangered Species Act, and recognize
1429 Indian tribal water rights;~~
- 1430 ~~c. Be consistent with and support the approved water quality and
1431 quantity strategies adopted by the region, local governments, and
1432 other responsible entities (such as water utilities) in compliance
1433 with federal requirements under the Clean Water Act, Safe
1434 Drinking Water Act, and other authorities relevant to water
1435 quantity and quality;~~
- 1436 ~~d. Include provisions for the efficient use of water, including recycled
1437 water;~~
- 1438 ~~e. Consider the impacts of climate change on water demand and
1439 supply;~~
- 1440 ~~f. Address the water needs of other specific sectors of the local
1441 economy, including agriculture and other industries with
1442 significant water uses;~~
- 1443 ~~g. Include, to the extent possible, assigned accountability for
1444 implementing conservation and developing new supplies and
1445 related infrastructure; and~~
- 1446 ~~h. Identify, and develop a strategy for, any legislative changes
1447 necessary or desirable to implement the plan.~~

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~~((F-243a) Results from the King County Equity Impact Review Tool will be used as an important consideration to identify and assess the impacts of proposed service changes, and the county's Equity and Social Justice principles should be used to improve residents' access to the determinants of equity.~~

~~F-244 King County shall participate in the development of a regional water supply plan or plans addressing potable water supply service by multiple water purveyors to ensure that uses of recycled water intended to augment or replace potable water supplies will be considered in the development of any such plans, and for such other purposes as are authorized in the underlying authority for such a plan. King County's participation in the development of such plans shall be carried out in accordance with Revised Code of Washington 90.46.120, and pursuant to processes provided in the underlying planning authority.~~

~~F-245 Prior to initiation of any process to develop a regional water plan as described in Policy F-243, King County shall work with utilities to conduct a joint assessment of the state of water planning and coordination in the region. Such an assessment should identify where current planning and coordination efforts by and among water utilities address County interests and where there are gaps. The assessment should be used to guide any efforts related to development of a regional water plan.~~

1474 ~~4.)~~ **2. Potable Water Systems**

1475 Potable water is provided by Group A public water systems having 15 or more
1476 connections, Group B public water systems having ~~((three))~~ two to 15 connections, and
1477 individual private wells serving one connection. The type of water system required for
1478 new development will depend upon whether a proposed development is ~~((or is not~~
1479 ~~located within the Urban Growth Area, is or is not))~~ within an approved service area of
1480 an existing public water system, and is or is not able to provide an adequate water
1481 supply as required under Revised Code of Washington 19.27.097 and 58.17.110.
1482 Exempt wells refer to wells that do not require obtaining a water right permit from the
1483 state for withdrawal of water. These exempt wells are subject to all other rules and
1484 regulations of the water code other than the requirement to get a permit from the state
1485 to withdraw water. ~~((Water withdrawn from an exempt well for individual or group~~
1486 ~~domestic water supply cannot exceed 5,000 gallons per day, nor may the water be used~~
1487 ~~to irrigate more than a half-acre of lawn or noncommercial garden.))~~ Issuance of a
1488 building permit or subdivision approval that is interconnected with a permit-exempt
1489 well requires the following measures: (a) a fee of five hundred dollars; (b) maximum
1490 average withdrawal of groundwater in an amount not exceeding 950 gallons per day
1491 per connection and not exceeding 5,000 gallons per day per well; (c) curtailment of
1492 withdrawal of groundwater to an amount not exceeding 350 gallons per day per
1493 connection for indoor use only upon issuance of a drought emergency order; (d)
1494 outdoor use limited to watering of a lawn or noncommercial garden not exceeding one-
1495 half acre in area; and (e) management of stormwater runoff on-site to the extent feasible
1496 to maximize infiltration, including use of low impact development techniques.
1497

1498 ~~((F-232))~~ **F-481** Water utilities that obtain water from, or distribute water in
1499 unincorporated King County, and water utilities formed as special
1500 purpose districts under Title 57 Revised Code of Washington are
1501 required to submit water system plans to the ~~((c))~~ County for review and
1502 approval and shall describe in their plans how they intend to meet their
1503 duty to provide service within their retail service areas, and generally
1504 how they plan to meet water service needs in their future service.
1505

1506 ~~((F-233))~~ **F-482** In both the Urban Growth Area and Rural Area~~((s))~~ of King County,
1507 all new construction and all new subdivisions shall be served by an
1508 existing Group A public water system~~((s))~~, except in the circumstance
1509 when no Group A public water system can provide service in a timely
1510 and reasonable manner per Revised Code of Washington 70.116.060
1511 and 43.20.260 or when no existing system is willing and able to
1512 provide safe and reliable potable water with reasonable economy and
1513 efficiency per Revised Code of Washington 19.27.097.
1514

1515 ~~((F-234))~~ **F-483** In the Urban Growth Area, individual private wells for single
1516 detached residences are not ~~((permitted))~~ allowed unless ~~((application~~
1517 ~~of Policy F-233 to a proposal for a single-family residence on an~~
1518 ~~individual lot))~~ requiring connection would deny all reasonable use of
1519 the property. In that case, the well would be allowed only as an interim
1520 facility until service by a public water system can be provided. ~~((The~~
1521 ~~individual well must meet the criteria of the King County Board of~~
1522 ~~Health Title 13.))~~
1523

1524 ~~((F-235))~~ **F-484** In the Urban Growth Area, if an existing Group A water provider
1525 cannot provide direct or indirect service to new development under
1526 Policy F-~~((233))~~**482**, a new public water system may be established if it
1527 is owned or operated by the following, in order of preference:
1528 a. By a satellite management agency approved by the State
1529 Department of Health under contract with the Group A system in
1530 whose service area the system is located, provided that the existing
1531 Group A water system remains responsible for meeting the duty to
1532 serve the new system under Revised Code of Washington
1533 43.20.260; or
1534 b. By a satellite management agency approved by both the State
1535 Department of Health and King County.
1536

1537 **F-485** All new public water systems ~~((formed in the Urban Growth Area))~~ shall
1538 connect to the Group A water system in whose service area the new
1539 system is located when direct service becomes available. Such a
1540 connection shall be made by the homeowner or association in a timely
1541 and reasonable manner.
1542

1543 ~~((F-236))~~ **F-486** In the Rural Area and Natural Resource Lands, King County land use
1544 and water service decisions should support the long-term integrity of
1545 Rural Area and Natural Resource Lands ecosystems. ~~((Within the Rural~~
1546 ~~Area, individual private wells, rainwater catchment, Group B water~~
1547 ~~systems, and Group A water systems are all allowed.))~~ ~~If an existing~~
1548 ~~Group A water provider cannot provide direct or indirect service to new~~
1549 ~~development per the exceptions in Policy F-233, a new public water~~
1550 ~~system ((or private well)) may be established if it is owned or operated~~
1551 ~~by the following, in order of preference:~~
1552 a. By a satellite management agency approved by the state
1553 Department of Health under contract with the Group A system in
1554 whose service area the system is located, provided that the existing
1555 Group A water system remains responsible for meeting the duty to
1556 serve the new system under Revised Code of Washington
1557 43.20.260; ~~((and))~~

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- ~~b. By a satellite management agency or an existing Group B system approved by both the State Department of Health and King County; or~~
- ~~c. By the owners of the lots, which are provided water by a new Group A or B system if not within the service area of an existing Group A system or not within the area covered by a satellite management agency. Approval for any such system shall be conditioned for future ownership or management by a satellite management agency, when such service becomes available, and for periodic review of system operations, as required by Revised Code of Washington 70.119A.060(2).~~

~~((If service cannot be obtained by means of the above stated options, then water service may be obtained by creation of a new system, use of private wells or rainwater catchment. All new public water systems formed in the Rural Area shall connect to the Group A water system in whose service area the new system is located when direct service becomes available:))~~

~~**F-487** In the Rural Area or Natural Resource Lands, if water service cannot be obtained by the options provided in F-486, then use of private wells or rainwater catchment may be allowed.~~

~~**(F-237)** New public water systems established in the Rural Area shall be owned and operated by the following, in order of preference:~~

- ~~a. By the Group A public water system in whose service area the system is located, by direct service or satellite management by the Group A system;~~
- ~~b. By a satellite management agency approved by the State Department of Health and providing service within the county and under contract with the Group A system if it is located in a Group A system service area; or~~
- ~~c. By the owners of the lots, which are provided water by a new Group A or B system if not within the service area of an existing Group A system or not within the area covered by a satellite management agency. Approval for any such system shall be conditioned for future ownership or management by a satellite management agency, when such service becomes available, and for periodic review of system operations, as required by Revised Code of Washington 70.119A.060(2):)~~

The State Department of Ecology has determined that the rivers and streams in the major river basins in King County have no water available for further consumptive appropriation without harmfully impacting instream values. ((For that reason, it has by regulation)) The State has closed those basins to the issuance of new water rights(;) and has directed that the natural interrelationships between surface and ground waters should be considered in future water allocation decisions ((in order)) to avoid adverse impacts to instream flows. The installation and use of wells that are exempt from the Department of ((e))Ecology's water rights permitting process may further harm those rivers and streams when the wells are withdrawing groundwater that is directly connected to the water in the stream. The installation of new exempt wells may also create health and safety problems by interfering with the water supplied by existing wells, and by creating more holes in the ground that can lead to contamination of entire aquifers.

~~((Under King County Code chapter 9.14, the Department of Natural Resources and Parks is to act as lead agency in coordinating the activities of the Department of Local Services - Permitting Division and Public Health - Seattle & King County in order to ensure that groundwater quality and quantity are protected, and facilitate~~

1617 implementation of the plans that have been developed to protect groundwater in five
1618 groundwater management areas within King County. In accordance with new water law
1619 requirements, King County has established a hierarchy of water service that restricts
1620 the creation of new permit-exempt wells in closed basins, except in very limited
1621 circumstances, and as consistent with state law and the in-stream flow rules applicable
1622 to permit-exempt wells.
1623

1624 **~~F-238))~~ F-488 New subdivisions with more than six single(~~-family~~) detached
1625 residential lots on Vashon-Maury Island and in basins with closed
1626 streams in the Rural Area (as defined in the Washington Administrative
1627 Code (~~173-507, 508, 509, 510, and 515~~)) may not be served by a
1628 potable water system using an exempt well, or a combination of
1629 multiple exempt wells. Exempt wells are allowed only in the Rural
1630 Area and only under the following circumstances:**

- 1631 a. (~~New subdivisions or short subdivisions with six or fewer lots;~~
1632 ~~b. Except as otherwise provided in subsection c. of this policy only~~)
1633 ~~((σ))~~ One exempt well per subdivision or short subdivision (~~will be~~
1634 ~~permitted unless more than one exempt well is~~) or the minimum
1635 number needed to meet the water flow requirements for the
1636 subdivision or short subdivision;
1637 ~~((c:))~~ b. Individual private wells (~~may be~~) used in a subdivision or short
1638 subdivision when all lots in the subdivision or short subdivision are
1639 twenty acres in area or larger; and
1640 ~~((d:))~~ c. New developments in the Rural Area served by one or more
1641 exempt wells shall not exceed one-half acre of irrigation of land area.

1642
1643 ~~((F-239))~~ F-489 King County shall work with water service providers, the State
1644 Department of Ecology, and the State Department of Health to (~~track~~
1645 ~~and measure~~) ensure groundwater use and to meet the County's
1646 obligation to protect groundwater quality and quantity in the Rural
1647 Area(~~s~~), while supporting uses of groundwater that meet public
1648 health, resource protection, land use planning, and fish recovery
1649 objectives and obligations.

1650
1651 ~~((F-240~~ King County shall require any new or expanding Group B water system
1652 to have a totalizing source meter and make information from the meter
1653 available upon request of King County:))

1654
1655 ~~((F-241))~~ F-490 King County shall encourage the adoption of state or local laws and
1656 codes to limit the construction of new exempt wells, and shall
1657 encourage abandoning existing exempt wells, within (~~existing~~) water
1658 utility service areas and promote the safe and timely decommissioning
1659 of wells no longer in service.

1660 ~~((3. Utility System Interties~~

1661 Water utilities obtain water supplies from many varying sources. Some water utilities
1662 receive the vast majority of their water supply from wells. Others receive substantial
1663 portions from municipal watersheds and reservoirs. The varying water supply sources
1664 can differ substantially in terms of dependability of output, so that while one water utility
1665 may have excess capacity, a neighboring water utility could be experiencing severe
1666 shortages and be unable to adequately serve their customers.
1667

1668 ~~F-246~~ King County supports interties that allow the transfer of water
1669 resources among water utilities to meet the projected demands for
1670 growth where such interties meet the requirements of Revised Code of
1671 Washington 90.03.383 and are also consistent with any applicable
1672 locally adopted comprehensive plans, regional water supply plans,
1673 adopted groundwater management plans, watershed plans, approved

1674 ~~Coordinated Water System Plans, Endangered Species Act response~~
1675 ~~requirements and Clean Water Act requirements.~~

1676
1677 ~~F-247 King County supports the development of appropriate regional water~~
1678 ~~intertie capital projects, subject to approval from appropriate local,~~
1679 ~~state, and federal agencies and consistent with Policy F-246.~~

1680 ~~4.))~~ **3. Water Use Efficiency, Planning, and Management**

1681 ~~((Water is becoming an increasingly scarce resource, which calls for commitments to~~
1682 ~~improved planning, more efficient water use, and better water management. The~~
1683 ~~impacts of climate change on water demand and supply adds to the need to make~~
1684 ~~efficient use of this scarce resource. As part of its resource management and land use~~
1685 ~~planning responsibilities, the King County Utilities Technical Review Committee reviews~~
1686 ~~water utility plans for those w))~~ Water utilities serving unincorporated King County or
1687 otherwise subject to the planning requirements of King County Code ~~((c))~~ Chapter 13.24
1688 ~~((and ensures the inclusion of))~~ are required to include elements related to recycled
1689 water, water use efficiency, and water conservation in the plans as may be called for
1690 under state law, the King County Code, or the King County Comprehensive Plan. ~~((As~~
1691 ~~part of its evaluation process, the Utilities Technical Review Committee also encourages~~
1692 ~~w))~~ Water purveyors are encouraged to include conservation and reuse measures, where
1693 applicable, as well as development of new sources to support planned land use with
1694 reliable service at a reasonable cost.

1695
1696 The Reclaimed Water Act of Washington State (Revised Code of Washington 90.46)
1697 recognizes the value of recycled water in the process to better manage, protect, and
1698 conserve water resources. In addition, measures to increase water conservation and
1699 expand the use of recycled water for non-potable uses throughout the county are
1700 important elements in preparing for potential climate change impacts~~((;))~~ and ~~((to))~~
1701 addressing water as a recognized limiting factor for Puget Sound and salmon recovery
1702 efforts. The King County Code also directs ~~((c))~~ County programs to act as a
1703 clearinghouse for data related to groundwater quality and quantity ~~((in order))~~ to
1704 facilitate implementation by King County and others of the groundwater management
1705 plans that have been developed for major portions of King County.

1706
1707 Under Revised Code of Washington 43.20.310, larger water systems that serve more
1708 than 1,000 connections will be required to address the impacts of climate change in
1709 future water system plans. These large water systems will be required to include a
1710 climate resilience element in plans initiated after June 30, 2025. This new plan element
1711 must 1) determine the types of extreme weather events that would significantly
1712 challenge the system and build scenarios to identify potential impact, 2) identify critical
1713 assets and steps necessary to protect the system from the weather events on the
1714 systems operations, and 3) describe the costs and benefits of system's risk reduction
1715 strategies and capital project needs.

1716 ~~((6. —~~ **Water Availability and New State Laws**

1717 In January 2018, the Washington State Legislature approved Engrossed Substitute
1718 Senate Bill (ESSB) 6091, now codified in ~~c))~~ Chapters 19.27, 58.17, 90.03, and 90.94
1719 Revised Code of Washington~~((—The adopted statutes))~~ clarify the steps building permit
1720 and subdivision applicants must take to establish that water is "legally available" when
1721 proposing to obtain water from a new permit-exempt well.

1722
1723 In King County, the ~~((new water law))~~ requirements most directly affect development in
1724 the Rural Area and on Natural Resource Lands where new development may not be
1725 served by public water systems, and applicants are proposing to use permit-exempt
1726 wells for a source of water supply. King County has a prioritization for water use that
1727 intends to limit permit-exempt wells and requires new development to be connected to

1728 Group A water systems. Consistent with the ((new)) water law requirements, King
1729 County permitting processes ensure that the hierarchy of water service is fully
1730 implemented with the Comprehensive Plan policies and the King County Code.
1731 Additionally(~~(, consistent with new water law)), King County ((will participate)) has
1732 participated in the Washington State Department of Ecology's Watershed Restoration
1733 and Enhancement Committee process(~~(, which may lead to the identification of new~~
1734 ~~water planning provisions in future Comprehensive Plan updates)).~~~~

1735
1736 **~~((F-248)) F-491~~ King County shall partner with utilities to publicize water
1737 conservation and encourage best management practices that conserve
1738 potable water supply through measures that include use of alternative
1739 supplies such as recycled water.**

1740
1741 **~~((F-249)) F-492 ((Utilities with more than one thousand service connections
1742 required to submit water system plans for approval to King County
1743 shall include an evaluation of recycled water use opportunities by
1744 completing King County's Water Reclamation Evaluation Checklist:))
1745 Water system plans for large purveyors shall include an evaluation of
1746 recycled water use opportunities.~~**

1747
1748 **~~((F-250)) F-493~~ King County shall encourage local developers with new projects in
1749 unincorporated King County to ((explore the possibility of using)) use
1750 recycled water for non-potable purposes when ((a plan for)) recycled
1751 water ((has been approved for the area)) is available for use.**

1752
1753 **~~((F-251)) F-494 ((In its review of water system plans, the Utilities Technical Review
1754 Committee shall consider the criteria provided in King County Code
1755 13.24.010, 13.24.060, and 13.24.070, and determine the plan's
1756 consistency with the following:~~**

1757 **~~a. Applicable provisions of the King County Comprehensive Plan,
1758 land use plans, and development regulations adopted under the
1759 Growth Management Act;~~**

1760 **~~b. Approved or adopted regional water resource plans, such as basin
1761 plans, groundwater plans, watershed-based conservation and
1762 recovery plans developed under Endangered Species Act, salmon
1763 recovery plans developed under chapter 77.85 Revised Code of
1764 Washington, water resource plans developed under chapter 90.54
1765 Revised Code of Washington, watershed plans developed under
1766 chapter 90.82 Revised Code of Washington, and a regional water
1767 supply plan or water resource management plan;~~**

1768 **~~c. The county's Regional Wastewater Services Plan; and~~**

1769 **~~d. Other applicable provisions of countywide plans managed by King
1770 County, as specified in Utilities Technical Review Committee guidance
1771 or checklists:)) The Utilities Technical Review Committee shall work
1772 with state agencies, water utilities, and other parties to develop any
1773 necessary rules, policies, or checklists to provide clear information and
1774 guidance as to the county's expectations for its reviews. ((For each plan
1775 submitted to the county for review, the Utilities Technical Review
1776 Committee should have the goal of providing an initial response and
1777 comments to the water utility within the same timeframes as the state
1778 Department of Health under Revised Code of Washington 43.20.250:~~**

1779
1780 **~~F-252)) F-495~~ In reviewing proposals for modified and expanded service area
1781 boundaries for municipal water suppliers, as defined under Chapter
1782 90.03 Revised Code of Washington, the Utilities Technical Review
1783 Committee shall consider(~~(, in addition to Policy F-251)):~~**

1784 **~~a. Compliance by the water system with its water system
1785 comprehensive plan, including water conservation elements;~~**

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- b. Whether it can meet its duty to provide service within its service area, as required under ~~((c))~~Chapter 43.20 Revised Code of Washington; and
- c. Consistency with the service provisions of any applicable Coordinated Water System Plan, as adopted in King County Code Chapter 13.28.

F-496

~~((The c))~~ **King County shall not approve a water system plan with a proposed retail service area where the water system is unable to provide timely and reasonable service for one or more of the reasons identified in Revised Code of Washington 43.20.260. King County accepts and encourages timely and reasonable service by a water utility within its service area through the provision of satellite or remote ownership or management of facilities that are not physically connected with the water utility's other facilities. This does not preclude a modified or expanded service area boundary for the water system ~~((in order))~~ to correct problems and provide reliable potable water service to existing water users within the proposed modified service area. The Utilities Technical Review Committee is responsible for making determinations of timely and reasonable service, as provided for under Chapter 70A.100 Revised Code of Washington ~~((70.116,))~~ and ~~((K.C.C.))~~ King County Code Chapters 13.24 and 13.28.**

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~~((5-))~~ **4. Resource Management and Protection**

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Water system reservoirs and watersheds often serve a number of functions~~((— These functions can include))~~ including open space, recreation, forestry, and resource management. ~~((However, each function must be weighed against t))~~The primary purpose of ~~((such))~~ reservoirs and watersheds~~((, which))~~ is to provide and protect supplies of potable drinking water.

~~((F-253))~~ **F-497 ~~((Consistent with Countywide Planning Policies, p))~~Public drinking water system surface water reservoirs and their watersheds should:**

- a. ~~((b))~~**Be managed primarily for the protection of drinking water~~((; but should)); and~~**
- b. ~~((a))~~**Allow for multiple uses, including recreation, when such uses do not jeopardize drinking water quality standards~~((—P))~~ and public watersheds ~~((must be))~~ are managed to protect downstream fish and agriculture resources.**

~~((F-254))~~ **F-498 Groundwater-based public water supplies should be protected by preventing land uses that may adversely affect groundwater quality or quantity to the extent that the supply might be jeopardized. The ~~((c))~~County shall protect the quality and quantity of groundwater used as water supplies through implementation of Policies E-~~((493))~~445 through E-~~((497))~~451 where applicable.**

1830

I. Energy ~~((and Telecommunications))~~

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King County's economy and quality of life depend on readily available, affordable, ~~((and))~~ clean energy ~~((and telecommunications))~~ resources. Energy ~~((and electronic communications))~~ systems provide important public services, and their implementation must be coordinated with land use planning. The sustainable development and efficient use of energy resources can ensure their continued availability while minimizing long-term costs, risks, and impacts to public health and safety, air and water quality, and essential public infrastructure and services.

~~((In order t))~~To help mitigate global climate impacts resulting from human energy use, King County is planning its energy uses in ways that will improve energy efficiency;

1841 increase production and use of renewable energy; reduce risk to public health, safety,
1842 critical services, and the environment; and reduce the release of greenhouse gases and
1843 emissions. This includes rigorous and transparent review and regulation of fossil fuel
1844 facilities.

1845
1846 ~~((The 2015 Strategic Climate Action Plan provides targets for reducing energy usage in
1847 operations and increasing the amount of renewable energy that the County produces or
1848 uses. These targets are measured for the County government as a whole; divisions are
1849 directed to make policies and plans consistent with the King County Strategic Climate
1850 Action Plan and implement those as practical, considering the Plan and their other
1851 service priorities. Some divisions may exceed the targets, while others may not meet
1852 them in given years – but all divisions will use the Strategic Climate Action Plan as the
1853 basis for strategic energy planning and direction.~~

1854
1855 ~~King County divisions are taking steps to translate countywide energy targets into
1856 agency specific plans and action. Agency specific plans are important steps that support
1857 progress towards countywide targets.~~

1858
1859 ~~The Strategic Climate Action Plan sets the County's long term goal of reducing its
1860 greenhouse gas emissions from government operations, compared to a 2007 baseline,
1861 by at least at least 80% by 2050. In order to accomplish this goal, the County is
1862 dedicated to reducing its energy use, which is the most cost-effective approach to
1863 reducing greenhouse gas emissions. Energy reduction goals are included in the
1864 Strategic Climate Action Plan. In its government operations, the County set buildings
1865 and facilities normalized energy use reduction goals of five percent reduction by 2020
1866 and 10% by 2025, as measured against a 2014 baseline. In its vehicle operations, the
1867 County set a reduction goal of at least 10% of its normalized net energy use by 2020,
1868 again measured against a 2014 baseline.))~~

1869
1870 Various local, state, and federal agencies regulate ~~((retail))~~ energy providers in King
1871 County. Gas and electric utility resource and conservation plans are approved by the
1872 utilities and other agencies through a public process. The Washington Utilities and
1873 Transportation Commission reviews and accepts plans of investor-owned electric and
1874 gas utilities, the Seattle City Council approves the plans of Seattle City Light, and
1875 Snohomish Public Utility District is governed by a utility board. Electric and gas utilities
1876 operate in King County under franchises with the ~~((c))~~ County for use of the public right-
1877 of-way. The Utilities and Transportation Commission also defines the costs that investor-
1878 owned utilities can recover, approves rates, sets service standards, and resolves
1879 customer complaints.

1880 ~~((A. Energy))~~

1881 1. Consistency with Land Use Plans

1882 ~~((State law mandates that electric and gas public service companies provide the same
1883 level of service on a uniform basis, regardless of location. (Revised Code of Washington
1884 80.28.110). Policies in this chapter encourage the utilities to prioritize capital
1885 improvements in a manner consistent with land use.~~

1886
1887 **~~F-301)) F-499 King County should work to ensure that ((E))energy providers'~~**
1888 **~~resource and facility plans ((should)) be consistent with the King County~~**
1889 **~~Comprehensive Plan and ((should)) provide for a reliable source of~~**
1890 **~~energy in the event of natural disaster or other potential threats of~~**
1891 **~~disruption to service.~~**

1892
1893 ~~((Disruption of traffic due to public and private road projects frequently occurs in King
1894 County. Policies in this chapter support existing programs to notify utilities of upcoming~~

1895 projects to build, expand, or maintain county roads so utility and road construction can
1896 be coordinated. Distribution systems for gas, electric and telecommunications
1897 installation in new construction now have separate permits. Permit consolidation is
1898 desirable as a means to expedite review while protecting the environment.

1899
1900 **F-302)) F-500 King County should coordinate public road construction and**
1901 **maintenance projects with utility construction and maintenance.**

1902
1903 ~~((Appropriate planning, such as increased housing density, transit-oriented~~
1904 ~~development and walk-to-work housing can significantly reduce regional energy use~~
1905 ~~over time. Similarly, land use regulation can support increased availability and use of~~
1906 ~~renewable energy. For example, consideration of solar access in land use codes and~~
1907 ~~building siting can increase the potential for solar energy use. Policies in this chapter~~
1908 ~~encourage such energy-conscious development.~~

1909
1910 **F-303)) F-501 King County ((should encourage land uses and development that**
1911 **will improve energy efficiency, and)) should support the expansion of**
1912 **renewable energy resources through development regulations((;**
1913 **prudent variances)) and active incentive programs when the benefits of**
1914 **doing so outweigh the costs.**

1915
1916 **F-502 Results from an equity impact review shall be used as an important**
1917 **consideration to identify impacts and opportunities of new, modified,**
1918 **or expanded transmission and distribution lines, gas or hazardous**
1919 **liquid transmission pipelines, fossil fuel facilities, hydroelectric**
1920 **generation facilities, and nonhydroelectric generation facilities. The**
1921 **County's equity and racial and social justice principles should be used**
1922 **to improve residents' access to the determinants of equity.**

1923 **2. Energy Efficiency, Conservation, and Alternative Energy**
1924 **Sources**

1925 ~~((King County Countywide Planning Policy CO-6 states that "aggressive conservation~~
1926 ~~efforts shall be implemented to address the need for adequate supply for electrical~~
1927 ~~energy and water resources, protect natural resources, and achieve improved air~~
1928 ~~quality.")) King County has a continued commitment to energy efficiency, conservation,~~
1929 ~~use and production of renewable resources, and quality enforcement of the energy~~
1930 ~~code. ((Recent recognition of climate change and other negative impacts of energy~~
1931 ~~infrastructure have brought the need to improve the county's energy use patterns and~~
1932 ~~supplies into the forefront of policy discussions:)) King County's current energy use~~
1933 ~~patterns and energy supplies could be modified and improved to reduce air pollution~~
1934 ~~((including)) and greenhouse gas emissions((?)), conserve non-renewable resources~~
1935 ~~important to future generations, and ((help to)) limit the growth in energy costs.~~

1936
1937 **((F-304)) F-503 All King County departments and divisions shall use the Strategic**
1938 **Climate Action Plan, or successor plans, as the basis for strategic**
1939 **energy planning and direction, including development and adoption of**
1940 **strategic energy management, efficiency, and conservation programs**
1941 **in their operations.**

1942
1943 ~~((The Strategic Climate Action Plan sets the county's long term goal of reducing its~~
1944 ~~greenhouse gas emissions from government operations, compared to a 2007 baseline,~~
1945 ~~by at least at least 80% by 2050. In order to accomplish this goal, the county is~~
1946 ~~dedicated to reducing its energy use, which most heavily contributes to its greenhouse~~
1947 ~~gas emissions. Included in the Strategic Climate Action Plan were short term goals for~~
1948 ~~energy reduction. For 2015, in its government operations for buildings and facilities,~~
1949 ~~the county set a reduction goal of 15% normalized net energy use as measured against~~

1950 the 2015 baseline. In its vehicle operations, the county set a reduction goal of at least
1951 10% of its normalized net energy use, again measured against a 2007 baseline.
1952

1953 To measure its progress in reducing energy consumption, the county uses the process
1954 of "normalizing" energy use, which provides a measure of the energy use per unit of
1955 service value delivered (units of energy / units of service delivered). Application of this
1956 methodology is typically adjusted for weather, with the Wastewater Treatment Division
1957 making adjustments according to weather and wastewater flow. Normalization is
1958 intended to reflect actual energy use reductions given varying weather conditions
1959 compared to the baseline.
1960

1961 Reaching the specified energy reduction targets directly reduces the county's
1962 greenhouse gas emissions.
1963

1964 **F-305)) F-504** King County shall plan for further reduction in its energy use from
1965 government operations by setting near- and long-term energy use and
1966 fossil fuel use reduction targets, consistent with its long-term goals of
1967 working to continuously reduce operating costs and environmental
1968 impacts, maximizing energy efficiency and minimizing waste.
1969

1970 ~~((F-306))~~ **F-505** King County shall maximize the ~~((production))~~ capture, use and
1971 marketing of renewable energy at its wastewater treatment plants and
1972 Cedar Hills Landfill, to the extent feasible and consistent with other
1973 County goals, and pursue other renewable energy generation projects
1974 where cost-effective.
1975

1976 ~~((F-307))~~ **F-506** King County ~~((should))~~ shall provide leadership in, and foster the
1977 development and increased use of, clean, renewable, and alternative
1978 fuel and energy technologies, such as anaerobic digestion and co-
1979 digestion of organic material to create energy sources that result in the
1980 reduction of greenhouse gas emissions and fossil fuel use, with a
1981 particular emphasis on creating renewable natural gas.
1982

1983 ~~((F-308))~~ **King County shall:**
1984 a. ~~Continue to increase the energy efficiency of county buses and~~
1985 ~~vehicles, through adoption and promotion of innovative~~
1986 ~~technology vehicles and greenhouse gas reducing fuels with a~~
1987 ~~focus on electric vehicles, all-electric battery buses and associated~~
1988 ~~infrastructure, where appropriate; and~~
1989 b. ~~Consistent with policy E-203, collaborate with other local~~
1990 ~~governments regionally, nationally and internationally to develop a~~
1991 ~~common approach to accounting for the greenhouse gas emissions~~
1992 ~~resulting from the operation of its public transportation system, for~~
1993 ~~offering carbon offsets or other environmental attributes for~~
1994 ~~purchase and for claiming rights to any greenhouse gas emissions~~
1995 ~~reduction attributes associated with its operation.~~
1996

1997 **F-308a)) F-507** Consistent with Ordinance ~~((17971))~~ **18106**, King County Metro
1998 Transit ~~((should implement a strategy to sell transit carbon offsets and~~
1999 ~~other environmental attributes to))~~ shall make carbon offsets or
2000 environmental attributes available for purchase by individuals, public
2001 entities, and private entities, if doing so is likely to be financially
2002 beneficial to the department. ~~((To reduce their greenhouse gas~~
2003 ~~emissions, the King County wastewater treatment division and solid~~
2004 ~~waste division should consider purchasing transit carbon offsets from~~
2005 ~~King County Metro Transit.))~~ Revenue from the sale of carbon offsets or
2006 environmental attributes shall be used by the department solely for the
2007 purposes of reducing greenhouse gas emissions through mobility

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services or investments that reduce greenhouse emissions from transit operations.

~~((In support of its environmental, long-term sustainability and energy security goals, King County will provide leadership by shifting to the use of renewable resources. Renewable resources include those sources listed in Revised Code of Washington 19.285.030(20), now and as may be amended, as well as "service by-products", such as including methane gas generated from the operation of the county's landfill and wastewater treatment plants. Although renewable energy sources can be more expensive than traditional power sources on a per unit basis, careful choices of technology and expanded economic considerations including "triple bottom line" life-cycle cost analyses show that in proper applications the benefits of some renewable energy technologies already exceed their costs.~~

~~Additionally, subsidies and grants are available for some renewable power systems. For example, solar electric power is cost effective in some applications at county facilities and rapid cost changes in this technology will require regular reconsideration of its use as an addition or alternative to traditionally produced electricity.~~

F-309)) F-508 King County shall prioritize efficient energy consumption and conservation and maximize ((practical applications)) production and use of renewable natural gas, electricity, and heat, while ((production from renewable resources)) ensuring that land use decisions regarding siting of renewable energy facilities consider potential impacts to open space, agriculture, and housing needs.

((F-310)) F-509 King County shall support the conversion of renewable resources and service by-products to energy for beneficial use ((consistent with E-208)). King County shall claim and/or generate economic benefit for any and all renewable energy and greenhouse gas reduction attributes resulting from renewable energy generation.

~~((King County, working with its utility partners, has a long and successful history of energy efficiency and conservation projects. The combination of generally increasing energy costs and climate change mitigation goals will require that the county continuously increase its energy efficiency for many years to come.~~

F-314)) F-510 King County should encourage its energy utilities to provide energy efficiency services ((and)), renewable energy options, and fossil fuel use reduction strategies to all their customers. Additionally, the County should encourage the state and energy utilities to mitigate the environmental and greenhouse gas emissions impacts of energy and, as conservation and ((alternative energy)) no- and low-carbon sources demonstrate capacity to address energy needs, phase out existing coal and other fossil fuel-based power plants, and replace such facilities with resource efficiency and renewable generation sources.

~~((To achieve energy goals already set and more aggressive goals expected in the future, a coordinated, strategic approach to energy management and investment in energy efficiency is being implemented in the county.~~

F-312 King County shall develop and adopt strategic energy management, efficiency and conservation programs in its own operations, including:
a. Consolidated energy accounting of county facilities to establish baseline energy performance for the county, benchmarking of facilities against comparable best practices where possible, setting goals for facility efficiency improvements, and measuring and reporting progress toward county energy goals;

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- ~~b. Energy efficiency audits of all county facilities over 20,000 square feet and the creation of action plans for reducing energy use at such facilities;~~
- ~~c. Energy management plans for energy-intensive or special-purpose county facilities such as wastewater treatment plants, correctional facilities and transit bases that focus on least-cost management and that include specific approaches for each facility's use, as well as the production and sale of energy where appropriate;~~
- ~~d. Mandatory energy efficiency and resource use guidelines for operation and maintenance of all county-occupied facilities, while recognizing the unique operating requirements of specialty facilities;~~
- ~~e. Programs to encourage employees to implement energy conserving measures at work; and~~
- ~~f. Incentives, including retaining a portion of energy cost savings, to county agencies and departments for achieving energy efficiency.~~

~~F-313)) F-511 King County should benchmark all applicable ((c)) County buildings as a basis for measuring energy efficiency improvements, using the Environmental Protection Agency Portfolio Manager Tool, where applicable.~~

~~((F-314)) F-512 King County should purchase only certified energy-efficient appliances and office equipment (such as ENERGY-STAR labeled equipment) when available for specific equipment and shall require consideration of energy efficiency and life-cycle costs in all procurement decisions as an element of determining the lowest responsive bids.~~

~~((Meeting the County's energy goals will require a commitment to pursuing multiple funding strategies. Grants, loans, and utility rebates provide essential seed money for up-front investments in energy efficiency projects, and the County should seek them aggressively. County departments should use the county's Fund to Reduce Energy Demand loan program to fund cost effective energy and water efficiency projects that cannot otherwise be funded.~~

~~F-315)) F-513 King County shall use its Resource Life Cycle Cost Assessment calculator to evaluate ((energy projects)) all capital projects that involve equipment that use energy to determine if the operations and maintenance cost savings over the life of ((an energy)) the project's assets exceed the implementation costs, taking into account all identified costs associated with energy efficiency and renewable energy ((projects)).~~

~~((F-316) Efficient energy consumption, conservation, the use of renewable technologies, and energy responsible land use decisions should be a priority in King County. King County promotes the maximum use of energy conservation and renewable energy resources now, while leaving options for increasing conservation and renewable technologies in the future:))~~

~~District energy systems provide space and water heating and/or cooling to multiple buildings, through pipes originating from a central heating or cooling source - generally a central energy plant. ((King County government is unique in that it also has the ability to serve as a district heat supplier through the potential for buildings to utilize the energy value of the warmer-than-ambient water in the County's almost 400 miles of wastewater conveyance.)) Centralizing the generation of heat and/or cooling through a district plant and/or delivering energy content to multiple facilities through a distribution network can eliminate the need for equipment in each individual building.~~

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District heating and cooling plants can be constructed with energy efficiency in mind. Central plants that provide combined heat and power can offer increases in energy efficiency compared to on-site heat generation in individual buildings, by sharing heating and cooling resources, and can be an effective method of cutting carbon emissions.

~~((The t))~~Technologies used to generate energy from wastewater are emerging, and offer the potential to achieve environmental and economic benefits through the recovery of resources from wastewater. King County government is unique in that it also has the ability to serve as a district heat supplier through the potential for buildings to utilize the energy value of the warmer-than-ambient water in the County's almost 400 miles of wastewater conveyance.

~~((F-317))~~ **F-514 King County should pursue district energy opportunities, such as combined heat and power and wastewater heat extraction, to maximize resource recovery efforts, in ways that can offer economic and environmental benefits to the ((c))County and community at large. ((This will be done by pursuing opportunities such as encouraging the use of wastewater for heat extraction and other forms of energy generation in the county's wastewater conveyance system.**

~~F-318~~ **King County should pursue combined heat and power district energy opportunities in its own facilities, as well as in partnership with other public and private entities, that result in reduced energy consumption, greenhouse gas reductions and financial savings to the county.**

~~F-319~~ **To implement the Countywide Planning Policy of aggressive conservation and promotion of regional air quality, King County should:**
a. Effectively enforce the energy code as part of the general permit process;
b. Provide density incentives through the zoning code for energy-efficient developments;
c. Continue to improve the fuel efficiency and emissions of the county-owned fleet of motor vehicles;
d. Work with utilities to become a model of energy efficiency in facilities owned or operated by Metropolitan King County; and
e. Seek cost-effective ways to capture energy from county operations which otherwise would be lost, such as methane gas from landfills and sewage treatment.

~~Methane generated from sewage treatment plants and landfills is a potential source of energy. In addition, methane is a potent greenhouse gas emissions. As a result, capturing methane from these facilities and putting it to a productive use provides a dual benefit.)~~

~~F-515~~ **King County should support new energy resources and technologies that reduce energy use, support a resilient electrical grid, decarbonize energy sources, and electrify energy use in the building and transportation sectors. In supporting these efforts, King County should:**
a. Allow for siting of green energy and distributed energy resources, while considering appropriate use of land and associated impacts, including protection of designated Natural Resource Lands and open spaces;
b. Accommodate the use of green energy and distributed energy resources, such as microgrids, in new and redeveloped properties;

- 2183 **c. Reduce barriers to new and upgraded substations, transmission**
- 2184 **facilities, and the distribution system, for infrastructure that is**
- 2185 **needed to achieve County greenhouse gas reductions targets;**
- 2186 **d. Encourage and support the integration of new technologies and**
- 2187 **fuel sources;**
- 2188 **e. Minimize negative impacts on and maximize benefits for frontline**
- 2189 **communities resulting from related projects;**
- 2190 **f. Support equitable engagement strategies during project planning**
- 2191 **to actively solicit public participation and input from impacted**
- 2192 **frontline communities;**
- 2193 **g. Support equitable opportunities for frontline communities to**
- 2194 **participate in distributed energy resources;**
- 2195 **h. Focus especially on areas that are subject to frequent power**
- 2196 **outages;**
- 2197 **i. Partner with first responders to ensure adequate safety measures**
- 2198 **are in place for people and the environment;**
- 2199 **j. Support efforts by utilities and other entities to advance these**
- 2200 **outcomes; and**
- 2201 **k. Review and update development regulations periodically to ensure**
- 2202 **that they appropriately support new energy resources and**
- 2203 **technologies and mitigate for associated impacts.**
- 2204

2205 The moderate climate of the Puget Sound region provides an opportunity for significant
2206 use of solar energy. Relatively low heating and cooling needs in much of the county
2207 allow for the potential for passive and active solar technologies to meet heating and
2208 cooling needs with proper building design. Similarly, the mild climate and available
2209 solar energy allows for growing ~~((some))~~ of food year~~((--))~~-round, potentially decreasing
2210 the use of fossil fuels for a portion of residents' food needs. This opportunity for local
2211 investments in passive and active solar design and ~~((in))~~ local food production can only
2212 be realized if building and neighborhood site design provides for solar orientation and
2213 through the development of regulations to protect solar access.

2214
2215 ~~((Although permit staff attempt to accommodate solar design, c))~~Current regulations do
2216 not typically take into account solar orientation or solar access protection from
2217 development on neighboring properties. ~~((In addition, regulations, such as b))~~Building
2218 height and building setback allowances, road access requirements, and protections for
2219 critical areas, stormwater, and native vegetation, may limit suitable locations for
2220 providing solar access. Requirements to create and maintain view corridors may or may
2221 not provide solar gain. ~~((In order to))~~To protect solar access, landowners or developers
2222 enter into voluntary solar easements. As an alternative, some municipalities have
2223 incorporated measures to protect solar access in their comprehensive plans and
2224 development regulations. King County ~~((should study these measures and))~~ continues
2225 to evaluate and implement best practices in this area in support of the ~~((e))~~County's
2226 larger sustainability goals.

- 2227
2228 **((F-321)) F-516 King County should encourage((s)):**
- 2229 **a. ~~((the u))~~Use of solar energy;**
 - 2230 **b. ~~((the s))~~Siting of roads, lots, landscaping and buildings for**
 - 2231 **improved solar orientation;**
 - 2232 **c. ~~((the u))~~Use of passive solar design and active solar technologies;**
 - 2233 **~~((and))~~**
 - 2234 **d. ~~((the p))~~Protection of solar access; and**
 - 2235 **e. Pursuit and allocation of outside funding to support access to solar**
 - 2236 **energy for frontline communities.**

2237
2238 **((F-322)) F-517 King County should consider passive and active solar energy**

2239 **collection systems in all new facility designs and major rehabilitations.**

2240 **Solar electric generation systems interconnected with local utilities**

2241 **should be employed where cost-benefit analysis shows net benefits,**

2242 **considering emergency power potential and capitalizing on utility**
2243 **net((-))_metering and power production credit programs.**
2244

2245 ~~((Gas and electric utilities offer low-income energy assistance programs. All feasible~~
2246 ~~actions to increase the availability of conservation measures to low-income residents~~
2247 ~~should be pursued, such as public-private cooperation and combining existing~~
2248 ~~rehabilitation efforts with installation of energy efficiency measures.))~~

2249 3. Electric Utilities

2250 The four-state ~~((Seventh Northwest Electric Power and Conservation Plan (also called the~~
2251 ~~6th Power Plan) produced in 2016)) 2021 Northwest Power Plan by the Northwest Power~~
2252 ~~and Conservation Council provides a blueprint for the development of electricity~~
2253 ~~resources in the region. Bonneville Power Administration and other federal agencies,~~
2254 ~~the region's utilities, state and local government, private businesses, and the people of~~
2255 ~~the Northwest all participate in implementing the council's goals. Electric utilities~~
2256 ~~servicing unincorporated King County include Bonneville Power Administration(~~Seattle~~~~
2257 ~~City Light, Snohomish Public Utility District)) and Tanner Electric Cooperative. Puget~~
2258 ~~Sound Energy provides both electricity and natural gas service.~~
2259

2260 A number of significant events in the past years have influenced the electric power
2261 business in King County's power markets. These include:

- 2262 1) Ongoing very large expenditures by hydropower utilities (notably Bonneville Power
2263 Administration) to mitigate salmon habitat losses caused by dams;
- 2264 2) The recognition of human-caused climate change, driven mostly by carbon dioxide
2265 release – a significant portion of which can be attributed to electric power
2266 generation; and
- 2267 3) The passage of ~~((State Initiative 937 codified at))~~ the Energy Independence Act in
2268 Chapter 19.285 Revised Code of Washington ~~((chapter 19.285)),~~ requiring utilities
2269 to acquire an increasing portion of their electric supplies from qualified renewable
2270 resources (a ~~((so-called))~~ renewable resource portfolio standard).

2271
2272 Hydropower is the largest single source of ~~((the))~~ existing electrical power, with the
2273 county's major electric resources located outside King County. These include the Grand
2274 Coulee, North Bonneville, and Ross Dams. No new large-dam sites are available in the
2275 region, making hydropower a very small part of ~~((projected))~~ any new regional power-
2276 generating resources.

2277
2278 ~~((Existing hydropower facilities in King County include Snoqualmie Falls, Cedar Falls,~~
2279 ~~Twin Falls, Weeks Falls, and Black Creek. Proposed projects include new facilities at~~
2280 ~~Hancock Creek and Calligan Creek (both are tributaries of the North Fork Snoqualmie),~~
2281 ~~Martin Creek near Stevens Pass, and Black Canyon on the North Fork Snoqualmie. Few~~
2282 ~~if any additional projects beyond these listed are expected to be built in King County,~~
2283 ~~and some of those listed above, although licensed, may not be built.))~~

2284
2285 The Federal Energy Regulatory Commission licenses such projects, but in doing so must
2286 consider existing plans and policies of public and private jurisdictions. While power
2287 generation benefits the public, care must be taken to ensure that small hydroelectric
2288 projects are constructed in an environmentally sound manner, directing new, small
2289 hydropower facilities, for example, to streams that do not have anadromous fish.
2290 Construction and operation must also be consistent with the intended functions and
2291 uses of forestlands, where most small hydroelectric projects are located.

2292
2293 The ~~((Northwest Power and Conservation Council's seventh plan))~~ 2021 Northwest
2294 Power Plan indicates no significant addition of hydropower resources is projected. The
2295 Northwest Power and Conservation Council plan also identifies Protected Areas ~~((to))~~

2296 that protect some streams and wildlife habitats from hydroelectric development where
2297 such development would have major negative impacts that could not be reversed. In
2298 these areas, the Northwest Power and Conservation Council finds that mitigation
2299 techniques cannot assure that all adverse impacts of hydroelectric development on
2300 these fish and wildlife populations will be mitigated; that even small hydroelectric
2301 projects may have unacceptable individual and cumulative impacts on these resources;
2302 and protecting these resources and habitats from hydroelectric development is
2303 consistent with an adequate, efficient, economical, and reliable power supply.
2304

2305 Electrical utilities supplying King County are required by Washington State law to plan
2306 for their electric power resources in an integrated resource planning process very
2307 similar to the process ((that the Northwest Power and Conservation Council)) used for
2308 ((its 6th)) the 2021 Northwest Power Plan. ((County suppliers Puget Sound Energy,
2309 Seattle City Light and Snohomish County Public Utility District)) These are required by
2310 state law to regularly assess their power needs, supply strategies, and impacts using
2311 Integrated Resource Plans.
2312

2313 ((The passage of the 1-937 renewable resource portfolio standard has increased the
2314 demand (and attendant value of) qualified renewable resources. 1-937, codified as the
2315 Energy Independence Act under 19.285 Revised Code of Washington, specifically
2316 excludes new freshwater hydroelectric projects from the definition of renewable for
2317 purposes of qualifying energy credits, with the exception of incremental efficiency
2318 improvements to certain existing facilities.
2319

2320 **~~(F-324)) F-518~~ To address the cumulative effects of multiple energy facilities, King
2321 County should continue to participate in the state and federal
2322 processes for licensing, authorizing, or certifying, and any such
2323 renewals, of existing and proposed power generation projects within
2324 King County. King County's review of individual projects in the state
2325 and federal processes should consider consistency with designated
2326 land uses and environmental protection goals. Specifically, power
2327 generation projects should:**

- 2328 a. **Have climate change impacts considered and mitigated to the
2329 greatest extent practical;**
2330 b. **Be consistent with, and preferably directly incorporated in, utility
2331 integrated Resource Plans;**
2332 c. **Use renewable resources to the greatest extent practical;**
2333 d. **Include public engagement;**
2334 e. **Not significantly interfere with commercial forestry operations;**
2335 f. **Be located and operated in a manner such that impacts to salmonid
2336 fish and wildlife are minimized;**
2337 g. **Avoid unstable and erosion-prone areas;**
2338 h. **Include performance bonding to fund erosion control;**
2339 i. **Provide full mitigation for construction and operation impacts;**
2340 j. **Avoid, to the extent ((practicable)) feasible, diminishing scenic
2341 values;**
2342 k. **Incorporate adequate public safety measures; and**
2343 l. **In the case of hydropower, not be located within a Protected Area
2344 as designated by the Northwest Power and Conservation Council.**
2345

2346 **~~((F-325)) F-519~~ King County ((and the)) should work with utilities ((should)) to
2347 identify and preserve corridors, consistent with the Growth
2348 Management Act goal of focusing growth within the Urban Growth
2349 Area, to accommodate future electric power transmission and
2350 distribution lines. Corridor designation should include:**

- 2351 a. **Identification of appropriate shared uses and recognition of the
2352 values provided by nonutility uses, such as recreation;**
2353 b. **Recognition of county roads as utility corridors; and**

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c. Evaluation of proposed facility plans on a system-wide basis, rather than project-by-project.

~~((F-325a) Results from the King County Equity Impact Review Tool will be used as an important consideration to identify and assess impacts and opportunities of adding, expanding or upgrading transmission and distribution lines and the county's Equity and Social Justice principles should be used to improve residents' access to the determinants of equity.~~

F-326) F-520 When new, expanded, or upgraded transmission is required, use of existing corridors that have above-ground utilities should be evaluated first. King County should facilitate appropriate corridor sharing among different utility types and owners.

~~((F-327)) F-521~~ New electrical distribution lines should be installed underground where reasonably feasible and not a health or safety concern. ~~((The county should encourage underground placement of existing distribution lines through such tools as local improvement districts.~~

~~Public concern exists over the potential health effects of electrical power lines. The concern focuses on the effects of extremely low level electromagnetic fields. Seattle-King County Department of Public Health currently responds to inquiries from residents about extremely low level electromagnetic fields and keeps abreast of current research. The following policy recognizes the inconclusive nature of the data concerning extremely low level electromagnetic fields and the need to have an informed citizenry through public disclosure of available research about the potential health risks. Scientific evidence to-date does not support firm conclusions about the existence of adverse health effects related to extremely low level electromagnetic fields.~~

~~**F-328** King County will monitor scientific research on potential human health effects of extremely low frequency electric and magnetic fields. If federal or state agencies promulgate rules to reduce exposure to extremely low level electric and magnetic fields through changes in the use of appliances, construction practices, the location of electrical infrastructure or other activities the county shall inform its residents, in adherence with the Executive Order and other applicable policies on written language and translation processes, and take appropriate actions.))~~

2393 **4. Natural Gas**

2394 ~~((Generally, the most thermally efficient use of natural gas is in "direct applications." The choice of fuel shall be based on market conditions and the prudently weighted greenhouse gas emissions impacts of using natural gas as compared with alternatives, with the customer comparing various fuels.))~~ King County works to reduce fossil fuel natural gas use in the built environment through a combination of energy use reduction, the use of renewable natural gas, and conversion to high-efficiency heating systems (such as heat pumps) that use electricity. Many homes and businesses in King County do not have the choice of natural gas, ~~((however,))~~ even within the Urban Growth Area.

2403 King County has by far the largest resource of biologically produced methane in the region, from its wastewater treatment facilities and its solid waste landfills. King County should continue to develop and promote the development of biologically ~~((=))~~ derived sources of fuel gas ~~((i.e.,))~~ renewable natural gas, research technologies and opportunities to utilize low methane concentration gas from closed landfills for beneficial uses, and support the efficient marketing and use of such gas. Any renewable energy production associated with methane or biologically derived materials should

2410 consider other potential uses of relevant resources, such as the use of edible food to
2411 reduce hunger.

2412
2413 Because methane gas can serve as a greenhouse gas-reducing substitute for fossil fuel
2414 natural gas, and become a feedstock for aviation fuels, maritime fuels, the generation of
2415 green hydrogen and for other beneficial purposes to help de-carbonize various
2416 industries, several of the energy policies in this subsection relate to this energy source.

2417
2418 **~~((F-329)) F-522 King County should work to remove barriers to the availability and~~**
2419 **~~efficient use of renewable natural gas.~~**

2420
2421 **~~((F-330) King County will provide leadership in and promotion of the use of~~**
2422 **~~renewable natural gas to minimize climate change impacts, including~~**
2423 **~~that from its own sources, as a substitute for fossil-sourced natural gas~~**
2424 **~~where practical.))~~**

2425 5. Natural Gas Distribution Systems

2426 Natural gas pipelines fall into two major categories: gas transmission lines that transport
2427 natural gas from production fields to ~~((local))~~ distribution companies, and distribution
2428 systems that deliver natural gas from transmission pipelines to retail customers. ~~((The~~
2429 ~~federal government may define certain parts of the natural gas distribution system that~~
2430 ~~serve large volume gas users as part of the transmission system.))~~ Distribution systems
2431 for transporting natural gas are fundamentally different from transmission gas
2432 pipelines(,) and should be regulated based on their design, use, and location.

2433
2434 Gas distribution systems ~~((are owned and operated by local distribution utilities. Such~~
2435 ~~systems))~~ consist of the pipelines that deliver natural gas to end users together with
2436 intermediate supply lines. The distribution system is constructed incrementally, with the
2437 addition of new segments and the upgrading of existing lines occurring in numerous
2438 small projects. The distribution system is a network that is primarily located in road
2439 rights-of-way, where service is available. ~~((Local))~~ Distribution companies are subject
2440 to the comprehensive safety regulations administered by the Washington Utilities and
2441 Transportation Commission under state law and regulations and by the ~~((federal))~~
2442 United States Department of Transportation's Office of Pipeline Safety under federal law
2443 and regulations. The rates and services of investor-owned utilities also are subject to
2444 comprehensive regulation by the Utilities and Transportation Commission under state
2445 law and regulations.

2446
2447 **~~((F-341)) F-523 King County ((recognizes that the)) shall use the franchise~~**
2448 **~~agreements process to require gas distribution ((system is primarily~~**
2449 **~~located in road rights-of-way)) utilities comply with county, state, and~~**
2450 **~~federal safety and health regulations.~~**

2451
2452 **~~((F-342)) F-524 In the interest of safety and reliability of the natural gas distribution~~**
2453 **~~pipeline systems, the ((c))County should take steps to protect and~~**
2454 **~~preserve the signs that mark pipelines.~~**

2455
2456 **~~((F-343)) F-525 Structures designed for human occupancy ((shall)) should not be~~**
2457 **~~located within gas distribution pipeline rights-of-way and should be set~~**
2458 **~~back from the pipeline to protect public health, safety, and property.~~**
2459 **~~No structures shall be located over the pipeline.~~**

2460
2461 **~~((F-344) Permit requirements shall require excavators to ensure adequate~~**
2462 **~~protection of any facilities that are encountered during their work. This~~**
2463 **~~shall include but not be limited to adhering to the foreign facility~~**
2464 **~~owners requirements for separation and backfill, developing joint plans~~**

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~~when drilling or boring parallel to foreign facilities, and potholing all facilities that will be crossed by drilling or boring;)~~

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6. Hazardous Liquid and Gas Transmission Pipelines

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Part of the fossil fuel system is the movement of hazardous liquid and gas by transmission pipelines. Hazardous liquid and gas transmission pipelines, as defined by Revised Code of Washington 81.88.010 and Washington Administrative Code 480-93-005, respectively, provide a vital service of transporting hazardous materials from one location to another. Long-distance transmission pipelines move a variety of hazardous materials, including crude oil, petroleum products, natural gas, and hazardous liquids such as anhydrous ammonia. Pipeline rupture or failure can result in release of these materials, which are highly flammable, explosive, or toxic. The policies in this chapter identify public values and goals to ~~((assure))~~ ensure that the transmission of hazardous materials by pipeline address public health and safety.

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The Federal Energy Regulatory Commission regulates the location, construction, and operational conditions of interstate natural gas pipelines through its certification process. The state and federal government regulate the location, construction, and operational conditions of hazardous liquid and intrastate gas pipelines through the Energy Facility Site Evaluation Council. In its review of pipeline applications, however, the Energy Facility Site Evaluation Council must determine whether the pipelines are consistent with ~~((e))~~ County land use plans and zoning codes. Thus, King County's authority to regulate the location of pipelines is through the comprehensive plan and development regulations.

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~~((F-331))~~ **F-526 King County recognizes that federal and state regulatory programs govern the design, construction, and operation of hazardous liquid and gas transmission pipelines. King County's land use designations, zoning classifications, and development regulations should be focused on increasing safety and reducing environmental impacts of transmission pipelines regulated by the federal and state government. King County shall actively engage in federal and state review processes to identify local impacts and risks and advocate for safety and environmental protections.**

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~~((F-332))~~ **F-527 Any new, modified, or expanded hazardous liquid and gas transmission pipelines proposed for construction in King County shall meet the County's development regulations, including but not limited to, King County's zoning code, building code, grading code, and shoreline management code. Proposals for modifications, such as regular maintenance or changes required to address hazards or comply with federal or state safety requirements, shall be clearly distinguished from proposals to modify or expand facility capacity or uses.**

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King County anticipates that few new hazardous liquid or gas transmission pipelines will be constructed in the near future. However, as existing pipelines age and the relationship between resources, refineries, and markets changes over time, new pipelines will need to be constructed. Hazardous liquid and gas transmission pipelines are best constructed away from locations where large numbers of people assemble. King County recognizes ~~((however))~~ that under some circumstances ~~((;))~~ new gas transmission pipelines may need to locate in densely populated areas as the only practical alternative to meet the demand for service.

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~~((F-332a))~~ **Results from the King County Equity Impact Review Tool will be used as an important consideration to identify impacts and opportunities of siting new gas or hazardous liquid transmission pipelines and the**

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~~county's Equity and Social Justice principles should be used to improve residents' access to the determinants of equity.~~

~~F-333)) F-528 New hazardous liquid and gas transmission pipelines should be located away from high-density residential zones, ((Urban)) unincorporated ((A))activity centers, neighborhood business centers, community ((and B))business ((C))centers, ((D))office ((P))parks, sports fields, schools and day care centers, or other land uses where large numbers of people would assemble.~~

~~((F-334) When new, expanded or upgraded hazardous liquid or gas transmission pipelines are required, use of existing corridors should be evaluated first. King County should facilitate appropriate corridor sharing among different utility types and owners.~~

~~F-335)) F-529 Hazardous liquid and gas transmission pipelines should not be located in areas susceptible to soil disturbance or liquefaction or in aquifer recharge areas. When it is impractical to avoid such areas, special engineering precautions should be taken to protect public health, safety, and welfare.~~

~~((It is essential to map the location of existing hazardous liquid and gas transmission pipelines within King County so that developers know where they are and who to call for information before construction begins. Accurate maps will assist King County in reviewing land use applications for land uses located near pipelines.~~

~~F-336) King County should map the location of existing and new hazardous liquid and gas transmission pipelines. Maps shall not substitute the one-call locating system and shall not be used for any construction or maintenance activity.~~

~~Risks to life and property can be minimized by keeping land uses a safe distance from hazardous liquid and gas transmission pipelines. Pipelines transport a variety of materials, some of which flow under the force of gravity. While standard setbacks do not assure protection from materials that have the ability to migrate, setbacks may protect life and property from hazardous materials that are highly flammable, explosive or toxic. Limiting the allowable uses within pipeline rights-of-way can further reduce risks to life and property.~~

~~F-337)) F-530 Structures designed for human occupancy ((shall)) should not be located within hazardous liquid or gas transmission pipeline rights-of-way and should be set back from the pipeline to protect public health, safety and property. No structures shall be located over the pipeline. Land uses shall be restricted within hazardous liquid and gas transmission pipeline rights-of-way. Passive recreational uses, such as hiking trails, may be allowed if the risk to life and property is assessed and determined to be minimal.~~

~~((F-338) Land uses shall be restricted within hazardous liquid and gas transmission pipeline rights-of-way. Passive recreational uses, such as hiking trails, may be allowed if the risk to life and property is assessed and determined to be minimal.~~

~~Pipeline failure can result from damage caused by excavation near existing pipelines. Many existing pipelines initially were constructed in less-populated areas with little development. As demand for land grows, the risk of conflict between existing pipelines and land development increases.~~

2579 ~~F-339~~ ~~King County should promote the safety and reliability of the hazardous~~
2580 ~~liquid and natural gas transmission pipeline systems by requiring~~
2581 ~~developers, contractors, and excavators to notify the state, pipeline~~
2582 ~~operators and utilities through the one-number locator service, before~~
2583 ~~beginning excavation or construction.~~

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2585 **F-340) F-531** In the interest of safety and reliability of the hazardous liquid and
2586 natural gas interstate transmission pipeline systems, the ((c))County
2587 should take steps to protect and preserve the signs that mark pipelines.

2588 7. Crude Oil Transport by Rail, Truck and Vessel

2589 Part of the fossil fuel system is the transport of crude oil by rail, truck, and vessel. King
2590 County and local governments across the United States are facing rapid and significant
2591 increases in train traffic carrying crude oil. ((According to the Washington State
2592 Department of Ecology's 2014 Marine and Rail Oil Transportation Study, the volume of
2593 crude oil transported by rail across the US increased 42-fold from 2008 to 2013:

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2595 In Washington State, shipments increased from zero in 2011 to approximately 19 unit
2596 trains a week in 2014, each carrying as much as 3 million gallons of Bakken crude,
2597 mostly destined to refineries in Washington and California. If the proposed facilities and
2598 refinery expansions to accommodate rail imports are permitted and fully built over the
2599 next few years, the weekly unit train number could jump to 137 or more. Congress's
2600 repeal of the export ban on U.S.-produced oil in 2015 has the potential to further
2601 increase transportation of Bakken crude through our state:))

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2603 Oil trains travel through densely populated areas of King County and pass through a
2604 century-old tunnel under downtown Seattle. Many of the trains carry highly volatile
2605 Bakken ((c))crude oil, creating risks for catastrophic explosions and loss of life and
2606 property in the event of a derailment. The passage of mile-long unit trains delay traffic
2607 and emergency vehicle access at numerous at-grade crossing.

2608
2609 Oil train routes cross numerous rivers, streams, and aquifers and trace the Puget Sound
2610 shoreline, putting aquatic resources and Endangered Species Act-listed salmon at risk.
2611 Despite facing impacts and risks from oil transport by rail((r)) and burdens for
2612 emergency planning and response, local governments like King County have almost no
2613 authority to require disclosure of hazards, establish safety standards for trains passing
2614 through their jurisdiction, or require railroads and shipper to pay for mitigation of
2615 impacts.

2616
2617 King County Office of Emergency Management acts as a regional convener of public
2618 and private emergency management entities to plan for, mitigate, and respond to oil
2619 train spills and explosions. Additionally, King County convenes and leads a coalition of
2620 ((more than 160 elected)) Indian tribal, state, and local leaders known as the Safe Energy
2621 Leadership Alliance to advocate for assessment of the full costs and risks of oil and coal
2622 transport and coal export on our regional, local and Indian tribal economies,
2623 environment, health, and cultural resources.

2624
2625 **((F-344a)) F-532** King County **((Office of Emergency Management)) shall convene**
2626 **local emergency managers, first responders, railroads, and others to**
2627 **prepare for and mitigate the increasing risk of oil spills, fire, and**
2628 **explosions posed by oil transport by rail, truck, and vessel. This work**
2629 **should consider potential risks from related fossil fuel facilities.**
2630

2631 ~~((F-344b))~~ **F-533** King County should advocate for environmental reviews of
2632 proposed oil terminals and other related fossil fuel facilities in
2633 Washington State to assess and mitigate for area-wide, cumulative risks
2634 and impacts to public safety, infrastructure, traffic, health, water
2635 supplies, and aquatic resources from increased oil transport by rail,
2636 truck, and vessel.

2637
2638 ~~((F-344c))~~ **F-534** King County should collaborate with ~~((local and))~~ Indian tribal and
2639 local governments to jointly advocate for stronger federal and state
2640 disclosure requirements for hazardous materials being transported by
2641 rail, safety requirements and speed limits for tank cars, minimum
2642 liability coverage for railroads and oil shippers, and financial support
2643 for increased local emergency planning and response to oil spills, fires,
2644 and explosions.

2645
2646 ~~((F-344d))~~ **F-535** King County land use policies, development regulations, and
2647 permitting and environmental review processes related to fossil fuel
2648 facilities shall be designed to:
2649 a. ~~((p))~~Protect public health, safety, and welfare;
2650 b. ~~((m))~~Mitigate and prepare for disasters;
2651 c. ~~((p))~~Protect and preserve natural systems;
2652 d. ~~((m))~~Manage impacts on public services and infrastructure; and
2653 e. ~~((r))~~Reduce impacts of climate change.

2654
2655 ~~((F-344e))~~ King County shall thoroughly review the full scope of potential impacts
2656 of proposals for new, modified, or expanded fossil fuel facilities. Fossil
2657 fuel facilities include commercial facilities used primarily to receive,
2658 store, refine, process, transfer, wholesale trade, or transport fossil
2659 fuels, such as but not limited to bulk terminals, bulk storage facilities,
2660 bulk refining, and bulk handling facilities.

2661
2662 ~~F-344f))~~ **F-536** When reviewing proposals for new, modified or expanded fossil
2663 fuel facilities, King County shall require comprehensive environmental
2664 assessment, and early and continuous public notice and comment
2665 opportunities. King County shall only approve proposals for new,
2666 modified, or expanded facilities when:
2667 a. The proposed facility can confine or mitigate all operational
2668 impacts;
2669 b. The facility can adequately mitigate conflicts with adjacent land
2670 uses;
2671 c. The full scope of environmental impacts, including life cycle
2672 greenhouse gas emissions and public health, have been evaluated
2673 and appropriately conditioned or mitigated as necessary,
2674 consistent with the County's substantive State Environmental
2675 Policy Act authority;
2676 d. The applicant ~~((must comply))~~ can comply with applicable federal
2677 and state regulations, including the Clean Water Act, Clean Air Act,
2678 and Endangered Species Act;
2679 e. The applicant has demonstrated early, meaningful, and robust
2680 consultation with Indian tribes, the public, and surrounding
2681 property owners~~((, and with Indian tribes))~~ to assess impacts to
2682 Indian tribal treaty-protected cultural and fisheries resources; and
2683 f. Risks to public health and public safety can be mitigated.

2684

2685 ~~((F-344g) Results from the King County Equity Impact Review Tool shall be used~~
2686 ~~as an important consideration to identify and mitigate impacts of new,~~
2687 ~~modified, or expanded fossil fuel facilities. The Equity Impact Review~~
2688 ~~should take into consideration the potential effects of a new, modified~~
2689 ~~or expanded fossil fuel facility on the health of a population, and how~~
2690 ~~those effects may be different within a population.~~

2692 ~~F-344h King County shall establish a periodic review process for fossil fuel~~
2693 ~~facilities. The periodic review shall be a part of King County's ongoing~~
2694 ~~enforcement and inspections of fossil fuel facilities, and to assure~~
2695 ~~compliance with applicable conditions, mitigations, and the most up-to-~~
2696 ~~date safety and public health standards. The periodic review process~~
2697 ~~should, subject to applicable law:~~

- 2698 ~~a. Provide opportunities for public review and comment;~~
- 2699 ~~b. Evaluate whether the facility is in compliance with current federal,~~
- 2700 ~~state, and County regulations and implementation of~~
- 2701 ~~industry-standard best management practices; and~~
- 2702 ~~c. Allow King County to modify, add or remove permit conditions to~~
- 2703 ~~address new circumstances and/or unanticipated fossil fuel~~
- 2704 ~~facility-generated impacts.~~

2705 ~~F-344i) F-537 King County shall require ((t))local distribution companies that~~
2706 ~~convey fossil fuels in King County ((shall)) to prepare and submit a~~
2707 ~~greenhouse gas impact analysis when applying for a new utility~~
2708 ~~franchise agreement or an extension or renewal of an existing utility~~
2709 ~~franchise agreement.~~
2710

2711 J. Telecommunications

2712 ~~((1. Telecommunications))~~

2713 Various companies provide telecommunications services throughout unincorporated
2714 King County, including voice, data, and video on various mediums such as wire, fiber
2715 optic, or radio wave. Effective telecommunications services promote and enhance
2716 individual information exchange, contribute to a robust regional economy, and afford
2717 numerous public services, including delivery of emergency services, education, and
2718 opportunities for community involvement.

2719 Telecommunication networks are privately owned, publicly regulated entities that are
2720 driven by market forces more than statutory requirements. The County has limited
2721 regulatory control of telecommunication service providers, except in rights-of-way and
2722 associated franchise agreements with those companies that help ensure technical
2723 quality, protect customer rights, and support public services.

2724 Telecommunications systems will need to grow to continue to support government,
2725 business, resident, education, health, service sector, and mobile communication needs,
2726 as well as to respond to new technologies. Telecommunication technologies ((are
2727 changing)) change rapidly and will continue to change during the horizon of this plan.
2728 The future telecommunication system ((may make little distinction between cable,
2729 telephone and cellular)) will build off of the existing telecommunication infrastructure,
2730 while utilizing an expanded range of radio frequencies transmitted through antennas to
2731 improve capacity and access. ((Telecommunication services include voice, data, video
2732 and other communication services on various mediums including, but not limited to,
2733 wire, fiber optic or radio wave. Effective telecommunications services are critical to
2734 residents in several ways. They promote and enhance individual information exchange,
2735 contribute to a robust regional economy, and afford numerous public services,
2736 including delivery of emergency services, education and opportunities for community
2737 involvement.))
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Telecommunications services are regulated by several entities, including the Federal Communications Commission and the Washington Utilities and Transportation Commission. King County has some regulatory authority over telecommunications services through franchises and the development approval process.

~~((F-345)) F-538 King County shall encourage ((F))telecommunication services ((are to be encouraged as a means)) to mitigate the transportation impact of development and growth, including ((G))greenhouse ((G))gas ((E))emissions.~~

~~((F-346)) F-539 King County should encourage((s-the)) telecommunication service providers to engage in long-term planning for telecommunications construction, reconstruction, and facility upgrades, including provisions to ensure that the system's capacity, design, and equipment will allow users to take advantage of innovative uses, services, and technology.~~

~~((F-347)) F-540 Telecommunication companies and the ((c))County should coordinate activities when facilities are being installed or road construction projects are scheduled.~~

~~((F-348)) F-541 ((Long-term planning for telecommunications systems by the)) King County regulations should encourage telecommunication service providers ((should allow)) to plan and provide for uninterrupted service during natural disasters.~~

~~((F-349)) F-542 ((Co-location)) Collocation of telecommunication facilities is encouraged to reduce the unnecessary proliferation of individual, single-user towers. ((Co-location)) Collocation shall be required unless an applicant can demonstrate to the satisfaction of the ((c))County that collocation on an existing tower is not feasible and not consistent with service quality and access.~~

~~((F-350)) F-543 Although visual impacts are always an important consideration in the decision to approve or deny a proposal, King County shall give greater weight to the visual impacts of telecommunication facilities proposed to be located on residentially((-)zoned lands or in the Rural Area or Natural Resource Lands. In addition, the visual impacts of proposals for an individual tower with a single user shall be given greater weight than proposals to collocate facilities.~~

~~((F-351)) F-544 King County considers the placement of telecommunication facilities within street rights-of-way as the preferred alternative to the construction of facilities on private property. Regulatory standards shall require placement in street rights-of-way, especially within residential neighborhoods and the Rural Area(s)), unless such a location is not feasible or not consistent with service quality and access.~~

2787 ~~((2-))~~ 1. Cable Services

2788 ~~((King County Ordinance 10159 dictates current policy for cable services. It states in
2789 part: "it is the County's policy to promote the widespread availability of cable service
2790 and diverse information to County residents and to encourage the development of
2791 cable systems and cable technology as a means of communication between and among
2792 members of the public and public institutions." The county's cable-related needs are
2793 expressed in the following policies:)) King County regulates companies using County
2794 rights-of-way for providing cable television services to customers in unincorporated
2795 areas via franchise agreements. As of 2023, King County has franchise agreements with
2796 two cable companies, Comcast and WAVE Broadband.~~

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~~((F-352)) Long-term planning for cable systems should include service to all areas of the county which meet the minimum density established in the cable company's franchise agreement and the county's Cable Television Ordinance.~~

F-353)) F-545 Cable companies should provide services that meet the cable-related needs and interests of all segments of the community, taking into account the cost of meeting such needs and interests.

~~((F-354)) F-546~~ **King County should encourage ((€))cable companies ((should)) to take proactive steps to ensure that there is widespread availability of and equitable access to cable service. Cable companies should ensure information is culturally((-)) appropriate and made available to ((residents of the county, especially low-income and limited-English proficient communities)) county residents, especially households at or below 80 percent of area median income and/or that speak languages other than English.**

~~((F-355)) F-547~~ **((The goal of))Long-term cable planning should ((be)) support:**
a. ((a))A high-capacity, state-of-the-art system((-));
b Installation and activation of ((F))two-way capacity ((should be installed and activated.))
c. Interconnection of ((€))cable systems ((should be interconnected) to other communications systems((- They should be designed to be)); and
d. ((("open"; that is, the systems should be)) Open systems, usable by many, for a variety of purposes.

~~((F-356)) F-548~~ **Public uses of the cable system should be expanded as the system is upgraded.**

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~~((3-))~~ **2. Internet Access**

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~~Increased high-speed (or broadband) internet access and ((R))rapidly changing technologies ((are providing)) provide opportunities for alternative work environments and lifestyles ((as more people transmit and receive information through the internet)). ((Although there is a growing interest in the use of computer technologies, few new developments are including high-speed internet access lines or home cabling. King County encourages private partnering between developers, builders and communication providers to expand the opportunities for access to the internet.)) In King County and nationwide, people without broadband internet service are at a growing disadvantage when it comes to education, health care, access to government services, the job market, and civic and cultural engagement. Equal access to technology can help improve the quality of everyone's life.~~

~~In 2020, the King County Broadband Access Study was completed, which evaluated the availability and accessibility of broadband internet services for King County residents. The study:~~

- ~~1. Assessed the broadband infrastructure and services available and accessible to the community;~~
- ~~2. Identified unserved locations (a location that does not have a broadband connection available) and underserved populations (residents who have broadband service available to them, but they cannot afford to buy it, or they have some other barrier to using broadband, such as lack of digital literacy or lack of access to broadband-enabled devices); and~~

2851 3. Included data collection, analysis, findings, and recommended solutions across
2852 multiple demographics.

2853
2854 King County is exploring and implementing actions to enable expansion of internet and
2855 broadband access to more county residents. For example, King County's Institutional
2856 Network (I-Net) provides broadband to eligible government agencies such as schools,
2857 libraries, courts, public safety groups, and public health facilities. King County's
2858 Institutional Network (I-Net) has over 2,000 miles of fiber installed, connecting to
2859 approximately 300 public facilities. I-Net is expanding access to broadband to ensure
2860 all nonprofits, community, and educational organizations have the information
2861 technology capacity needed to deliver government services to effectively serve all
2862 communities so they can have full participation in society, democracy, and the
2863 economy. Focusing on advancing Best Start for Kids and healthier communities, I-Net
2864 also continues working with nonprofits, government, and educational institutions to
2865 bring "last mile" connectivity, which typically refers to the final leg of infrastructure
2866 connecting the provider's network to a home or building and which continues to be a
2867 barrier to broader broadband access.

2868
2869 In addition, the County understands the importance of state and other local
2870 organizations and their initiatives to expand broadband access within King County. The
2871 County is creating partnerships with these entities to help make high-speed broadband
2872 a reality for everyone in King County.

2873
2874 ~~((F-357) — **Developers should collaborate with major employers to create**~~
2875 ~~**developments that facilitate and encourage telecommuting by**~~
2876 ~~**installing high-speed internet lines during construction of the project.**~~

2877
2878 ~~**F-358 — Builders and architects should work with the telecommunication**~~
2879 ~~**industry to design and retrofit state-of-the-art cable-ready homes and**~~
2880 ~~**offices and community centers, social service agencies, community**~~
2881 ~~**health clinics, and other buildings that serve low-income residents.))**~~

2882
2883 ~~**F-549 King County shall support opportunities to increase access to**~~
2884 ~~**broadband internet services where needs are greatest, prioritizing**~~
2885 ~~**areas where there are educational and economic needs. Examples of**~~
2886 ~~**these opportunities may include expanding the I-Net network,**~~
2887 ~~**pursuing grant funding to support infrastructure investments,**~~
2888 ~~**partnering with service providers to expand coverage, considering**~~
2889 ~~**fiber optic cable installation in trail corridors, and marketing to**~~
2890 ~~**underserved communities.**~~

2891
2892 ~~((Wireless internet connections, also referred to as "hotspots," first conceived in 1993,~~
2893 ~~now number over 300,000 nationally. A hotspot is a location (park, coffee shop, airport,~~
2894 ~~office building, etc.) that offers Wi-Fi access. Hotspots allow the public to use laptop~~
2895 ~~computers, Wi-Fi phones or other suitable portable devices to access the Internet.~~
2896 ~~Ninety percent of the hotspots in the nation are free. Of the estimated 150 million~~
2897 ~~laptops and 14 million personal digital assistants sold annually, most include Wi-Fi~~
2898 ~~capability.))~~

2899
2900 ~~**F-550 King County should increase wireless capabilities at County-owned**~~
2901 ~~**facilities and sites, such as County parks, for public access.**~~

2902
2903 ~~((F-359)) **F-551 King County should encourage((s)) public and private organizations**~~
2904 ~~**to create wireless internet ((connections where)) access for the public**~~
2905 ~~**((can access the Internet)), including in community centers, social**~~
2906 ~~**service agencies, community health clinics, libraries, schools, and other**~~
2907 ~~**buildings that serve ((low-income residents)) households at or below**~~
2908 ~~**80 percent of area median income.**~~



CHAPTER 10

ECONOMIC

DEVELOPMENT

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The foundation for a vibrant and sustainable economy starts with providing livable communities and a high quality of life; these are among the principles that guide the Comprehensive Plan. Other elements of that foundation include, but are not limited to a favorable business climate with consistent and predictable regulations, an educated and trained workforce, adequate public infrastructure, land supply, research and advancing technology, affordable housing, available capital, recreational and cultural opportunities, a healthy natural environment and greater equity and opportunity for all

The policies in this chapter are designed to continue King County's long-term commitment to a prosperous, diverse, and sustainable economy. They do so by promoting public programs and actions that support a successful economy, one in which the private, nonprofit, and public sectors can thrive and create jobs, is compatible with the environment, and contributes to a strong and stable tax base and a high quality of life for all residents. The policies also recognize businesses and the workforce as customers of an economic development system, and they support actions and programs that promote the strength and health of both groups.))

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I. ~~((Overview))~~ Introduction

A. The State of the Economy

King County's labor market and economy ~~((is))~~ are the largest~~((;))~~ and most diverse~~((; and most significant economy))~~ in Washington State. Sectors with the highest employment in King County include agriculture; manufacturing; construction; retail; trade and transportation; utilities; professional and business services; information, education, and health services; and leisure and hospitality. ~~((In 2014, King County's economic base included:~~

- ~~• 1,285,000 nonagricultural jobs. This represents 67% of the Central Puget Sound Region's (King, Kitsap, Pierce, and Snohomish Counties) 1,923,000 nonagricultural jobs and 42% of the state's 3,070,400 nonagricultural jobs;~~
- ~~• An \$87.4 billion payroll. This represents 74% of the region's \$118.5 billion payroll and 52% of the state's \$167.4 billion payroll; and~~
- ~~• 79,500 business firms, excluding sole proprietorships. This represents 63% of the region's 125,000 firms and 36.4% of the state's 219,000 firms.~~

The last fifteen years have been characterized by two major recessions and three periods of recovery and growth. Nonagricultural employment in King County peaked in 2000 at 1,187,000 jobs, but as the dot-com recession took hold, declined 7% to 1,109,000 jobs in 2003. Employment began to rise again in 2004, and by the job peak in 2008, employment had exceeded 2000 levels, growing to a total of 1,216,000 jobs. During the Great Recession, employment decreased by 7% again to 1,134,000 jobs in 2010, 4% below levels of a decade before. However, as the Great Recession ended employment began to grow again reaching more than 1,285,000 in 2014, a 13% increase over 2010 levels.

King County employment in 2014 was comprised of the following sectors:

- ~~• Trade, Transportation and Utilities was the largest sector, with 238,000 employees primarily in retail trade, wholesale trade, and transportation services;~~
- ~~• Professional and Business Services was the second-largest sector with 211,000 jobs. This sector includes legal services, engineering services, computer software design, company management and administration;~~
- ~~• Two sectors each had about 166,000 employees: Government at all levels including public education, and Health Services/Private Educational Services. Another sector, Leisure and Hospitality, which includes hotels and restaurants, had 129,000 employees;~~
- ~~• Four other sectors are smaller but vital in terms of bolstering the county's economic base with substantial payroll. They include Manufacturing (108,000 jobs); Information (software publishing and tele-communications, 88,000 jobs); Financial Activities (banks, insurance, real estate, 71,000 jobs); and Construction with 62,000 jobs;~~
- ~~• Other Services had the remaining 47,000 jobs, in repair and maintenance, personal services, religious, professional and civic organizations;~~

~~In 2014, unincorporated King County had 252,000 residents and about 38,000 jobs.) Within the unincorporated jurisdiction are ((two)) three broad ((geographic types)) geographies, designated by King County under the Growth Management Act and the Comprehensive Plan:~~

- 59 • ~~Urban unincorporated ((King County, within the Urban Growth Area)) areas;~~
- 60 • ~~The Rural Area((s)); and~~
- 61 • ~~Natural Resource Lands ((outside the Urban Growth Area)).~~

62
63 Covering only 45 square miles, urban unincorporated King County contains ~~((a number of residential communities and business centers with))~~ about half of the unincorporated
64 population ~~((, 127,000 people))~~ with a number of residential communities and a small
65 number of business centers. ~~((Major c))~~ Communities within ~~((this urban jurisdiction))~~ the
66 urban unincorporated area include North Highline, Skyway-West Hill, Fairwood, East
67 Renton, and Lakeland South/East Federal Way. ~~((The urban unincorporated communities together had about 17,600 jobs in 2014.))~~

70
71 The largest job sector within the urban unincorporated geography is services, ~~((with about 6,000 jobs throughout urban unincorporated King County.))~~ followed by
72 ((E))education and government. ~~((is the second largest sector with 5,000 jobs.[†]))~~ Other
73 large job sectors include construction and resources, wholesale-transportation, retail,
74 and manufacturing. ~~((In addition to its jobs - i.e., people working in urban unincorporated job centers -;))~~ While
75 much of the urban unincorporated area is residential, its residents and the people working in the urban unincorporated job
76 centers ~~((and includes))~~ make up a skilled labor force. ~~((About 70,000 urban unincorporated residents are in King County's labor force, and approximately 63,000 were employed in 2014, contributing significantly to the county's economy.))~~

81
82 The Rural Area and Natural Resource Lands ~~((portions of the county's economic base plays))~~ play a significant role in helping the county maintain a diversity of economic
83 sectors, thus contributing to the county's overall economic health. Evaluation and
84 discussion of the rural economy includes the Rural Area, Natural Resource Lands, and
85 the Cities in the Rural Area, which include Black Diamond, Carnation, Duvall, Enumclaw,
86 North Bend, Snoqualmie, and Skykomish.

87
88
89 ~~((Information on the rural economy is as follows:~~

- 90 • ~~In 2014, about 8.3% (168,000) of the county's total population of 2,017,300 lived in the Rural Area, Resource Lands, and Cities in the Rural Area.~~
- 91
- 92 • ~~However, only 2.7% (34,200) of the total 1.2 million jobs in the county are located within the Rural Area, Resource Lands, and Cities in the Rural Area (2014 data).~~
- 93
- 94 • ~~About sixty percent of the rural jobs (20,400) are located in the rural unincorporated area, with the remainder located in the Cities in the Rural Area, especially in Enumclaw, North Bend and Snoqualmie.~~
- 95
- 96
- 97 • ~~The Service Sector, which caters to both rural households and businesses, comprises 34% of rural employment.~~
- 98
- 99 • ~~The Construction and Resources sector, including agriculture, forestry, fishing, hunting, and mining, accounts for 16% of rural jobs.~~
- 100
- 101 • ~~Farming in King County is changing in response to increased demand by urban residents to purchase locally grown foods. Farms are becoming smaller with increased crop diversity. In 2012 there were 1,837 farms in the county, with an average farm size of 25 acres. According to the 2012 United States Agricultural~~
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- 104

~~(([†]This 2014 data does not reflect that Klahanie was annexed to Sammamish in 2016. Updated figures are not currently available.))~~

- 105 Census, farm acreage decreased slightly from 49,000 acres in 2007 to 48,000 acres
106 in 2012. Farm product sales totaled nearly \$120 million in 2012.
- 107 • Sales at county farmers markets in 2014 generated over \$35 million in direct sales
108 for Washington farmers.
 - 109 • The timber industry experienced wide fluctuations in timber harvest volumes
110 between 2004 and 2014 in response to economic conditions. During that period
111 King County saw an overall 23% decline in timber harvest volume on private and
112 public lands from 138 million board feet to 106 million board feet, while the value
113 of that timber rose 11% from \$34 million in 2004 to \$37.8 million in 2014, according
114 to the Washington State Department of Revenue.
 - 115 • The equestrian industry plays a role in the rural economy. In 2005, there were
116 about 3,200 persons directly employed in the equestrian industry and 945 persons
117 employed in jobs related to the industry countywide. Additionally, equestrian
118 industry sales totaled \$227 million based on 2005 numbers, which included direct,
119 indirect, and induced sales.)

120 B. General ((Economic Development)) Policies

121 King County provides infrastructure, business, and workforce development services as
122 part of its regional responsibilities. King County also partners with ((businesses,))
123 business, economic development, workforce development, community-based, industry
124 trade, and labor organizations(,); boards and commissions; and other jurisdictions ((in
125 efforts)) to support and grow the regional economy ((to ensure the elements for a
126 prosperous and successful economy are provided. The county also provides
127 infrastructure, business, and workforce development products and services as part of its
128 regional responsibilities; and it makes many other contributions to sustain the quality of
129 life that makes the region a desirable place to live and work. General King County
130 economic development policies include:)),

131
132 According to the United States Department of Labor, in 2021, women, on average, are
133 paid 84 percent of what men are paid for working full-time, year-round. This wage gap
134 persists across races and ethnicities. This gap is worsened when considering "job
135 segregation," or overrepresentation or underrepresentation of women and people of
136 color in certain occupations and sectors of the economy. The Department of Labor
137 further reports that:

- 138 • Women must complete at least one additional educational degree to earn as
139 much as men with less education;
- 140 • The wage gap is larger for mothers and results in employment-related losses of
141 more than \$295,000 over a lifetime; and
- 142 • Discrimination remains a likely leading cause of the gender wage gap. The
143 federal government has recovered over \$20 million in monetary relief for
144 women who have experienced pay discrimination in the workplace just
145 between 2022 and 2024.

146
147 **ED-101 King County ((has a long-term commitment to)) shall support**
148 **sustainable, inclusive, and equitable economic development**
149 **throughout the county.**

150
151 ~~((ED-101a))~~ **ED-102 King County ((is committed to promoting)) shall prioritize**
152 **equity and racial and social justice ((and equality of opportunity)) in all**
153 **economic development policies and programs(, and to integrating**
154 **these as factors into decision and policy-making efforts)).**

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ED-103 King County shall engage with the public to inform County economic development plans, policies, and programs. This includes fostering opportunities for the public, especially communities with limited access to economic opportunity and those with the highest needs, to be involved in associated decision-making.

~~((ED-102))~~ **ED-104 ((The)) King County shall focus ((for)) significant economic growth ((will remain within)) in the Urban Growth Area, concentrated in cities and in a network of regionally designated growth centers, ((while within the Rural Area and Natural Resource Lands, the focus will)) and shall focus rural economic development ((be)) on sustaining and enhancing prosperous and successful rural and resource-based businesses, ((as well as)) and on encouraging innovation and new businesses that support and are compatible with the rural economy((ic clusters)), particularly in Rural Towns.**

~~((ED-103))~~ **ED-105 King County policies, programs, and strategies shall recognize the importance of(;) and ((place special emphasis)) focus on(;) growing new businesses, such as start-up companies and small local businesses, ((as well as retaining)) and expanding ((homegrown firms in basic)) existing businesses in industries that ((bring income into the county and increase the standard of living of the County's residents)) create middle-wage jobs and share the County's values of racial equity, environmental sustainability, and workers' rights.**

ED-106 King County's plans, policies, programs, and strategies shall recognize the role and importance of small businesses and locally owned businesses in fostering community stability and creating opportunity in historically underrepresented and underinvested communities.

~~((ED-104))~~ **ED-107 King County ((policies, programs, and strategies shall recognize the importance of a)) shall take actions that support diversified employment opportunities ((economic base to provide)) toward providing a continuum of skills ((training opportunities to meet the skill level needs of industry)) in support of middle-wage jobs. King County shall direct resources to reduce inequities and build economic resiliency for those communities most negatively impacted by asset poverty, beyond income or wages.**

~~((ED-105))~~ **ED-108 King County ((recognizes)) shall protect the natural environment as a key economic ((value that must be protected)) asset and should support businesses that can be developed in environmentally sustainable and climate-resilient ways.**

~~((ED-106))~~ **ED-109 King County shall protect and prevent displacement of cultural resources and promote expanded cultural opportunities for its residents and visitors ((in order)) to enhance the region's quality of life and economic vitality.**

~~((King County's role in economic development is implemented at several levels. At all levels, King County seeks to coordinate, partner, and engage with private and public organizations to pursue mutually beneficial outcomes.~~

~~((ED-107))~~ **ED-110 ((At the multicounty level,)) King County should partner with other counties, regional entities, and the state(, as appropriate,) to devise and implement economic development policies, programs, and**

212 strategies to ~~((provide for))~~ achieve sustainable, inclusive, and
213 equitable growth throughout the Puget Sound region.

214
215 ~~((ED-108))~~ ED-111 ~~((At the countywide level,))~~ King County should partner with
216 other jurisdictions, economic development organizations, chambers of
217 commerce, the Port of Seattle, and others~~((, as appropriate)),~~ to
218 develop and implement policies, programs, and strategies that set the
219 general framework for economic development within the county.

220
221 ~~((ED-109))~~ ED-112 Within the unincorporated areas, King County should partner
222 and engage with Indian tribes, ((local)) businesses, chambers, farms,
223 the Agriculture and Rural Forest Commissions, ((community service
224 areas, adjacent)) cities, ((other organizations)) and residents~~((, as~~
225 appropriate)), to develop and implement policies, programs, and
226 strategies that promote ((compatible)) sustainable, inclusive, and
227 equitable local economic development.

228
229 ED-113 King County shall explore programs to encourage tourism and
230 economic development associated with scenic, historic, and
231 recreational resources along the designated Washington Scenic and
232 Recreational Highways.

233
234 ED-114 King County shall prioritize funding for community and economic
235 development projects that:
236 a. Benefit households at or below 80 percent area median income;
237 b. Create equitable opportunities for economic prosperity, good
238 health, safety, and connection to community;
239 c. Reflect an equitable countywide distribution of funding; and
240 d. Meet the needs of historically underinvested communities facing
241 economic pressures and disparate health and economic outcomes.

242 II. Business Development

243 ~~((King County has long supported a growing and diversified economy, one that~~
244 ~~provides business development opportunities throughout the county.))~~ To support
245 business development, King County's policies, plans, ((and)) programs, and strategies
246 should support a ((positive and healthy)) business-friendly climate that ((enables all local
247 firms to stay globally competitive, quality-oriented, technologically advanced, and able
248 to pay good wages)) is conducive to the domestic and global competitive environment.

249
250 Homegrown businesses are those that started in the region. ~~((Local and national~~
251 ~~research over the last 25 years has concluded that h))~~ Homegrown, small to medium-size
252 businesses create the majority of new jobs in a local economy. ((Industries and firms))
253 Businesses that export their products and services outside King County bring income
254 into the county ((and are considered basic, in economic terms. Jobs in basic industry))
255 and generally pay better than ((non-basic)) jobs that are dependent on the local
256 economy. ((and)) These businesses can help support the ((non-basic or secondary part
257 of the)) county's local economy. ((As of 2012, 37% of the jobs in King County are basic
258 and support the 63% non-basic jobs, such as retail and personal services. Roughly one
259 of every four jobs in the Puget Sound region is dependent on international trade.))

260
261 The county's leading export sectors are:

- 262 • Information ((S))services, ((with 16.4% of all export jobs. Software Publishing is
263 the principal factor in this sector, accounting for over 50% of the sector's basic
264 jobs and 9.3% of total basic employment)) led by the software development

265 industry.

- 266 • Manufacturing, ~~((with 14% of all basic employment,))~~ led by the aerospace
267 industry ~~((, with 9% of total basic jobs)).~~
- 268 • Business ~~((S))~~services, such as banking, insurance, accounting, legal,
269 architectural, engineering, research and development, and computer services
270 industries~~((, with 13.8% of export jobs)).~~

271
272 King County has also identified the creative sector as a critical segment of the regional
273 economy that requires additional support and renewed focus. King County's creative
274 sector includes, but is not limited to, the film, music, arts and culture, festival, and
275 events, videogaming, and fashion industries. These industries are predominantly driven
276 by small businesses, entrepreneurs, and gig workers. Supporting creative sector
277 development that is compatible with surrounding land uses contributes to the region's
278 regional reputation, drives tourism, and creates a desirable environment for business
279 development of other sectors.

280 A. Working Collaboratively in the Region

281 King County partners with the Puget Sound Regional Council's Central Puget Sound
282 Economic Development District Board; ((serving King, Kitsap, Pierce, and Snohomish
283 Counties) adopted a "Regional Economic Strategy for the Central Puget Sound Region"
284 in 2005, updated it in 2012, and then adopted an updated version entitled "Amazing
285 Place: Growing Jobs and Opportunity in the Central Puget Sound Region" in 2017.
286 Amazing Place was developed by the Puget Sound Regional Council to sustain
287 economic vitality and global competitiveness.)) Greater Seattle Partners; King County
288 Associate Development Organization; Workforce Development Council of Seattle-King
289 County; other economic development organizations and local jurisdictions in the
290 region, to grow and sustain regional economic vitality and global competitiveness.

291
292 ~~((In order to accomplish this, Amazing Place identifies 14 industrial clusters that, based~~
293 ~~on regional economic analysis, offer the best opportunities for business growth and job~~
294 ~~creation in the Central Puget Sound region for the next several years.~~

295
296 ~~Clusters are concentrations of industries that export goods and services that drive job~~
297 ~~creation and import wealth into the region. An industry cluster differs from the classic~~
298 ~~definition of an industry sector because it represents the entire horizontal and vertical~~
299 ~~value-added linkages from suppliers to end producers, including support services,~~
300 ~~specialized infrastructure, regional universities' research and development, and other~~
301 ~~resources. Clusters are supported by the economic foundations such as workforce~~
302 ~~training, infrastructure, quality education, a stable and progressive business climate, and~~
303 ~~more. The clusters are Aerospace, Architecture and Engineering, Business Services,~~
304 ~~Clean Technology, Food and Beverage, Information and Communication Technology,~~
305 ~~Life Sciences and Global Health, Maritime, Materials Manufacturing, Military and~~
306 ~~Defense, Recreational Gear, Tourism, Transportation and Logistics, and Wood Products.~~
307 ~~Amazing Place identifies specific strategies and actions to help support the growth of~~
308 ~~each cluster.~~

309
310 ~~The County is also working with several other regional business development efforts~~
311 ~~such as the Trade Development Alliance, Workforce Councils, Chambers of Commerce,~~
312 ~~and other partners to create opportunities for new business development, help retain~~
313 ~~and expand existing companies, and recruit new firms into the county.))~~

314
315 **ED-201 King County shall partner with Indian tribes, federal, state, and ((local))**
316 **city governments, economic development organizations, schools,**

- 317 educational and research institutions ~~((and)),~~ the private sector, and
318 other organizations to foster ~~((an))~~ innovative and ~~((entrepreneurial~~
319 ~~environment and support programs and strategies that promote))~~
320 sustainable business development and job creation~~((Programs that~~
321 ~~provide technical and financial assistance to businesses include, but are~~
322 ~~not limited to:~~
323 a. ~~Financial, marketing, expansion, and general operations~~
324 ~~assistance for small businesses to help them become competitive~~
325 ~~in the private sector;~~
326 b. ~~Technological, efficiency, and managerial assessments to help~~
327 ~~manufacturers reduce costs and use smaller footprints for existing~~
328 ~~or expanded production; and~~
329 c. ~~Assessment and/or remediation of contaminated property~~
330 ~~(Brownfields) in order to continue or expand operations to help~~
331 ~~individual small businesses or jurisdictions impacted by~~
332 ~~Brownfields)).~~
333
334 **ED-202** King County shall ~~((emphasize continued))~~ prioritize support for the
335 aerospace, green economy, creative economy, and information
336 technology ~~((industrial))~~ clusters; agriculture and forestry clusters; ~~((as~~
337 ~~well as industrial clusters offering))~~ and emerging sectors that offer the
338 best opportunities for business development, job creation, and
339 economic growth ~~((including those identified in the Puget Sound~~
340 ~~Regional Council's Regional Economic Strategy, the Local Food~~
341 ~~Initiative and the King County Rural Economic Strategies Plan)).~~
342
343 **ED-203** King County shall proactively support and participate in programs and
344 strategies that help create, retain, expand, and attract businesses that
345 export their products and services. ~~((Exports bring income into the~~
346 ~~county that increases the standard of living of residents.))~~
347
348 **ED-204** King County shall encourage redevelopment of and reinvestment in
349 industrial and manufacturing properties by collaborating with other
350 jurisdictions and the private sector to remove, revise, or streamline
351 regulatory or other redevelopment barriers without compromising
352 environmental standards or quality. This includes assessment and/or
353 remediation of contaminated properties.
354
355 ~~((ED-205) King County shall support programs and strategies to promote and~~
356 ~~market Foreign Direct Investment opportunities in the county.~~
357
358 ~~ED-206))~~ **ED-205** King County shall promote and help position small and mid-size
359 businesses to gain greater participation in the supply chains of large
360 ~~((companies))~~ businesses and the military located in the region.
361
362 ~~((ED-207))~~ **ED-206** King County shall provide opportunities for small businesses to
363 compete for and obtain contracts on ~~((c))~~ County-funded construction,
364 consulting, and goods and services projects. King County shall also
365 collaborate with other jurisdictions to promote public-contracting
366 opportunities for small businesses and to develop and maintain
367 common standards, a common application, and a common directory for
368 small contractors and suppliers seeking contracts on publicly-funded
369 projects.
370
371 ~~((ED-208))~~ **ED-207** King County shall assist businesses, property owners, and other
372 jurisdictions in preserving and enhancing historic properties, including
373 historic business districts, through incentives and economic
374 development measures. County programs and incentives for land and

375 resource preservation and economic development shall support and be
376 coordinated with preservation of historic properties.
377

378 ~~((ED-209))~~ **ED-208** King County shall foster the development and use of
379 public/private partnerships to implement economic development
380 projects and programs. At a minimum, these projects ~~((must))~~ shall
381 demonstrate that they:

- 382 a. Cannot be accomplished solely by either sector and would be
383 greatly enhanced by working together;
- 384 b. Have an experienced and proven private partner(s);
- 385 c. Do not unduly enrich the private partner(s);
- 386 d. Provide tangible and measurable public benefits in terms of tax
387 and other revenue, construction and permanent jobs, livable wages
388 with benefits and a wage-progression strategy, and public
389 amenities; and
- 390 e. ~~((Will use the King County Jobs Initiative, or other entities with~~
391 ~~similar programs, as their first source of referral for training and~~
392 ~~employing low-income, low-skill residents in entry-level and~~
393 ~~semi-skilled jobs))~~ Share decision-making power with and spread
394 benefits to community groups.

395
396 ~~((ED-210))~~ **ED-209** King County should support programs and strategies to expand
397 international trade, including those that:

- 398 a. Promote, market, and position the county for increased export((,,))
399 and import, and foreign investment opportunities;
- 400 b. Promote the health and viability of the region's export and import
401 gateways through active collaboration with the Northwest Seaport
402 Alliance and the Port of Seattle;
- 403 c. Provide technical assistance, training, and opportunities for local
404 firms wishing to export; and
- 405 d. Partner with regional trade groups to promote assistance,
406 opportunities and partnerships to connect current and potential
407 exporters with international markets.

408
409 ~~ED-210~~ King County shall seek to support business programs and strategies
410 that contribute to a more circular economy to reduce demand for
411 materials; keep materials in use as long as possible; regenerate natural
412 systems by reusing waste products, materials, or byproducts of
413 manufacturing; promote recycling; or otherwise improve processes to
414 be more efficient.

415
416 **ED-211** King County should support programs and strategies to preserve and
417 plan for an adequate supply of industrial and commercial land capacity,
418 including but not limited to:

- 419 a. ~~((Complying with the State of Washington Buildable Lands~~
420 ~~Program - RCW 36.70A.215 - and, in cooperation with the cities,~~
421 ~~inventorying and monitoring the use of industrial, commercial, and~~
422 ~~residential lands every five years;~~
- 423 b. ~~Partnering with other jurisdictions and the private sector, to~~
424 ~~advocate for development and maintenance of a regional~~
425 ~~Geographic Information System to track the supply of land))~~
426 Participating in the Puget Sound Regional Council's Industrial
427 Lands Analysis;
- 428 ~~((c.))~~ b. Actively applying for federal, state, and other resources to
429 help defray the costs of assessment, remediation, and
430 redevelopment of private and/or public ~~((B))~~ brownfields;
- 431 ~~((d. Selling county-owned surplus industrial and commercial lands for~~
432 ~~development by the private sector;~~

- ~~e.) c.~~ Promoting the redevelopment and infill of industrial and commercial areas and exploring the feasibility of using incentives to achieve this goal; and
- ~~((f.)) d.~~ Preventing the encroachment of non((-)industrial uses on industrially((-)zoned land and the rezoning of industrial land to other uses.

ED-212 King County shall encourage and support community((-)-based and community((-)-led efforts to ~~((support))~~ develop and retain existing small and local businesses. These efforts may include:

- a. Implementing the Contracting Opportunities Program in historically underinvested communities;
- b. Ensuring public investment decisions protect culturally significant economic assets and community anchors; and
- c. Engaging communities directly affected by economic development activities in planning, decision making, and implementation.

ED-213 King County should help stabilize and prevent the displacement of small or culturally or ethnically diverse businesses and business clusters during periods of growth, contraction, and redevelopment.

ED-214 King County shall perform outreach about the existing King County priority hire program to increase residents' connections to economic opportunities and to aid in anti-displacement efforts.

~~((ED-213))~~ **ED-215** King County shall coordinate with a broad range of partners, organizations, businesses, and public sector agencies to support the development of business innovation districts and ~~((related))~~ other community stabilization initiatives ((in)) to help prevent the displacement of Black, Indigenous, and other People of Color; immigrants; refugees; LGBTQIA+ people; and households at or below 80 percent of area median income ((lower income communities; with an emphasis on food innovation districts, in particular)).

III. Workforce Development

King County provides programs and participates in partnerships to address the new and ongoing regional workforce opportunities and challenges ~~((of the Puget Sound region and within the county))~~. The current ~~((economic climate))~~ economy has created more opportunity, and yet there is an ~~((ever-greater))~~ increasing divide between those who are benefitting from a strong economy and those who are not. For this reason, King County has an even greater need to ensure ~~((access by))~~ all residents have access to information about local workforce development programs and opportunities, especially for those residents ~~((of the County))~~ who are not benefitting equitably from the strong economy.

~~((While many low-income people in isolated communities may have difficulties gaining access to quality education, training, and support services to help them secure living wage jobs, many displaced workers also need access to re-training opportunities to obtain employment.))~~ Meeting these challenges successfully ~~((will))~~ requires the ~~((c))~~ County to continue and to strengthen strategies and working relationships across sectors and ~~((between))~~ among business, government, labor, communities, advocacy organizations, education and training institutions, and human services providers.

~~((Jobs that pay wages sufficient to support families are vital to the quality of life. However, training, education, skill levels, and abilities vary from person to person. As~~

487 such, it is important for King County to support job training and job opportunities for all
488 residents at a range of entry levels so that all people have the opportunity to be
489 self-reliant:))

490
491 King County's Green Jobs Strategy emphasizes connecting frontline communities to
492 middle-wage employment opportunities to build a skilled and diverse workforce across
493 the career spectrum. The County utilizes its resource network to promote and
494 meaningfully connect local workers to middle-wage jobs by developing high-quality
495 workforce partnerships to diversify and add climate-informed skills building into existing
496 sectors such as construction, transportation, manufacturing, professional services, and
497 technology, while preparing for the clean energy future. The Strategy emphasizes
498 integrating workforce development into County climate and clean energy initiatives,
499 while collaborating with regional partners to grow green jobs through sectors essential
500 to clean energy deployment. The Strategy outlines the recipe for high-road workforce
501 partnerships based on building trusted relationships with job seekers, connecting to
502 partners providing skills training and industry-recognized credentials, and clear
503 employment on-ramps developed with employers and labor partners.

504
505 **ED-301 King County should support workforce development programs that are**
506 **integrated with the ((c))County's overall economic strategies, including**
507 **but not limited to:**
508 **a. Apprenticeship opportunities, such as priority hire, on ((c))County**
509 **public works projects to ensure a continual pipeline of skilled, local**
510 **construction trades workers and to encourage ((family))**
511 **middle-wage job opportunities((-)); and**
512 **b. ((Development and growth of clean technology "green" jobs linked**
513 **to the preservation and sustainability of the natural environment,**
514 **including jobs in pollution prevention, Brownfields cleanup, energy**
515 **efficiency, renewable energy industries, natural resource**
516 **management, and other technologies that address climate**
517 **change:)) Providing frontline communities accessible training and**
518 **skill building for jobs that support a middle wage, particularly for**
519 **green jobs and identified high growth sectors**
520 **((c. Training in skills (job clusters) that apply to and are in demand**
521 **across multiple industry clusters)).**

522
523 **ED-302 ((King County should support the Workforce Development Council of**
524 **Seattle-King County, authorized by the federal Workforce Innovation**
525 **and Opportunity Act of 2014, and composed of high-level**
526 **representatives from business, local government, labor, education and**
527 **training institutions, advocacy organizations, and human service**
528 **providers. The purpose of the Workforce Development Council is to**
529 **coordinate and improve employment, training, literacy, and vocational**
530 **rehabilitation programs to meet the needs of workers and employers:))**
531 **King County ((will work with the Workforce Development Council to))**
532 **shall emphasize the needs ((in and highlight)) and opportunities for**
533 **communities ((that have)) with the highest unemployment rates in the**
534 **region, including the potential for development of training**
535 **opportunities in these areas. King County should support the**
536 **Workforce Development Council of Seattle-King County to coordinate**
537 **and improve employment, training, literacy, and vocational**
538 **rehabilitation programs to meet the needs of workers and employers.**

539
540 **ED-303 King County policies, programs, strategies, and partnerships shall**
541 **recognize the importance of worker training and retraining, especially**
542 **for ((low-income and low-skilled residents:)) workers in low-wage and**
543 **low-barrier industries and communities with the highest**

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unemployment rates, to provide the skilled workers needed by local businesses and industry. King County shall support and partner with other jurisdictions, educational institutions, and industry to promote programs that align with community needs, such as:

- a. Programs that retrain dislocated workers for jobs in growing industries;
- b. Training for jobs in growing industries that require post-technical or post-secondary training and credentials and provide a career pathway to self-sufficiency;
- c. Programs that facilitate employer involvement in hiring workers with limited experience and skills and provide successful strategies for skills training, job placement, and worker retention;
- d. Programs that reduce recidivism by helping residents exiting the criminal ((justice)) legal system gain access to training and employment services;
- e. Alignment of ((homeless)) housing and employment systems to ((assure)) ensure people who are experiencing homelessness have access to both housing and employment opportunities;
- f. Food-related, creative economy, and green technology workforce development activities and opportunities;
- g. School-to-work programs and effective alternatives for out-of-school youth to provide a clear pathway to self-sufficiency through career options and applied learning opportunities;
- h. Summer youth employment programs for ((at-risk)) historically underserved youth;
- i. Access to alternative modes of transportation by providing transportation information, ((financial assistance programs)) income-based discount programs such as ORCA LIFT, and services to jobseekers and workers; ((and))
- j. Access to childcare by increasing the availability and affordability of quality childcare for low-income families;
- k. Initiatives aimed at facilitating skills training and on-ramps to middle-wage employment for frontline communities connected to identified high growth industry sectors as outlined in King County's Green Jobs Strategy; and
- l. Connecting veterans with targeted programs and resources to achieve and sustain their career goals or transition into the civilian workforce.

~~((ED-304) King County shall continue to increase equity in jobs and career opportunities for youth through programs such as the Education Engagement Strategy launched by Public Health in 2013, and others. These efforts may include:~~

- ~~a. Partnering with private businesses, community organizations and educational institutions to provide job shadowing, internship and summer job opportunities for King County youth; and~~
- ~~b. Partnering with Maritime and Manufacturing industry businesses, and other business sectors, to engage high school students in vocational programs that offer training for living wage industry jobs, and working with these businesses to engage schools in promoting regional opportunities for apprenticeships and internships for high school students.~~

- 597 ~~ED-305))~~ **ED-304** King County shall help promote and develop opportunities for
598 ~~((limited English proficiency populations))~~ communities that speak
599 languages other than English, including:
600 a. Partnering and investing in community organizations that
601 represent ~~((limited English proficiency populations))~~ linguistically
602 diverse populations;
603 b. Improving translation and interpretation services;
604 c. Partnering with ~~((private business))~~ employers to promote the
605 hiring of ~~((limited English proficiency populations))~~ people that
606 speak languages other than English; and
607 d. Partnering with regional educational institutions to develop
608 methods for recertification for limited English proficiency
609 professionals with credentials from other countries, and partnering
610 with community organizations to promote and increase access to
611 recertification programs.
612
613 ~~((ED-306))~~ **ED-305** King County shall work with regional workforce development
614 organizations and regional educational institutions, especially
615 community colleges, to promote greater alignment between
616 educational programs and workforce needs.
617
618 ~~((H-159))~~ **ED-306** King County should support programs and projects that provide
619 apprenticeship and employment training in the building trades through
620 affordable housing development. King County should explore ways to
621 partner with non((-)profit housing developers in offering
622 pre-apprenticeship, apprenticeship, and employment training
623 opportunities.

624 IV. Infrastructure Development

625 Adequate and well-maintained public infrastructure is crucial to a strong economy and
626 attracting new industry and economic development. Basic public services that maintain
627 a high quality of life in an area support employment growth and increased productivity,
628 and influence business location decisions.

- 629
630 ~~ED-401~~ ~~((King County recognizes that adequate infrastructure is essential to~~
631 ~~support existing economic activity and to attract new industry and~~
632 ~~development. The county therefore))~~ **King County shall support((s))**
633 **and partner((s)) on programs and strategies to maintain existing**
634 **infrastructure and construct new infrastructure and facilities (including,**
635 **but not limited to, transportation, utilities, schools, information,**
636 **communications, ~~((including))~~ and an adequate supply of housing,**
637 **prioritizing historically underinvested areas, and as necessary to**
638 **accommodate current and future economic demand, in locations and at**
639 **a size and scale that is consistent with other policies in the**
640 **Comprehensive Plan.**
641
642 **ED-402** King County ~~((will))~~ shall support programs, ~~((and))~~ partnerships, and
643 electric vehicle infrastructure to facilitate the efficient movement of
644 freight and to promote global competitiveness for business and
645 industry.
646
647 **ED-403** King County shall partner, where feasible, with Indian tribes, cities,
648 ~~((jurisdictions and other stakeholders))~~ and organizations to develop
649 ~~((subarea))~~ targeted economic development strategies to promote

650 development and redevelopment in areas that can accommodate
651 growth.

652
653 **ED-404** ~~((Through local subarea planning and partnerships with other agencies
654 and organizations;))~~ King County should use planning initiatives,
655 zoning, incentives, partnerships, or other measures to capitalize on the
656 economic benefit of infrastructure projects in locations and at a size
657 and scale that is consistent with other policies in the Comprehensive
658 Plan.

659
660 **ED-405** King County should support programs and partnerships to facilitate the
661 development of adequate technology infrastructure, to meet growing
662 technological demand, and to ensure high-quality infrastructure for the
663 regional economy.

664 V. Sustainable Economic Development 665 ~~((in the Private Sector))~~

666 ~~((It is the goal of))~~ King County ~~((to work toward becoming))~~ seeks to become a model
667 sustainable community ~~((where both the public and private sectors seek to))~~ that
668 balances urban growth with natural resource protection while addressing climate
669 change. Sustainable economic development ~~((seeks))~~ aims to achieve this goal by

670 addressing the environmental impacts of the built environment in which people live and
671 work. Sustainable economic development is implemented through planning, design,
672 and construction methods, including green building and ~~((t))~~low ~~((t))~~impact
673 ~~((t))~~development that promotes environmental quality, economic vitality, and healthy
674 communities.
675
676 ~~((King County also works to increase the sustainability awareness of its residents. The
677 county offers a Localize Sustainability tool, which help residents track and develop
678 strategies for increasing their own sustainability profile. Transportation is also key
679 element of sustainability. Public transportation will play an important role in protecting
680 the environment by reducing emissions and supporting more compact land use
681 patterns;))~~ King County seeks to foster innovative design and development techniques
682 in the private sector that reduce the negative impacts of site development and building
683 construction while maintaining ~~((affordability and economic development))~~ a favorable
684 business climate.

685
686 **ED-501** King County should encourage, support, and promote the application
687 of sustainable economic development practices in all private sector
688 development within the county, through adopting development codes
689 that support green building and partnering with other cities and the
690 private sector to foster sustainable development. ~~((This may be
691 accomplished through working with residential and commercial
692 developers to use Low Impact Development principles and practices,
693 including minimized impervious surface areas, protect ground and
694 surface water within a watershed, ensure that habitat protection needs
695 are incorporated into development proposals to the extent possible,
696 incorporate greater use of green building materials, eliminate, to the
697 extent possible, the use of materials that pose health hazards, and
698 utilize systems that conserve or reuse resources, including those that
699 use energy more efficiently. When King County provides technical
700 assistance and incentives for the use of sustainable development
701 practices, it shall be at no cost to any private sector development. King~~

- 702 ~~County shall collaborate with the private sector on potential future~~
703 ~~regulatory tools:~~
704
705 ~~ED-501a King County shall strive to promote green building and smart building~~
706 ~~practices throughout private, public and residential uses and support~~
707 ~~programs that foster this type of development through collaboration~~
708 ~~with jurisdictions and other sectors:~~
709
710 ~~ED-503 King County shall identify and evaluate potential changes to land use~~
711 ~~development regulations and building codes to support and promote~~
712 ~~sustainable development:~~
713
714 ~~ED-504 King County should participate in the development and use of national~~
715 ~~standards for measuring sustainability at the community scale and the~~
716 ~~breadth and effectiveness of county policies and practices that improve~~
717 ~~community-scale sustainability:)~~

718 VI. The Rural Economy

719 ~~((King County values its entire Rural Area and the Natural Resources Lands and~~
720 ~~recognizes the traditional economic activities that support rural communities and a rural~~
721 ~~lifestyle. A healthy and sustainable rural economy is necessary to ensure rural residents~~
722 ~~can continue to both live and work throughout the Rural Area and Natural Resource~~
723 ~~Lands. The farm, livestock, and forestry operations, the many entrepreneurial~~
724 ~~home-based businesses, the Rural Towns, Rural Neighborhood Commercial Centers,~~
725 ~~and the Cities in the Rural Area all provide rural residents with goods, services, and~~
726 ~~employment.))~~
727

728 Within unincorporated rural King County, economic activities include, but are not
729 limited to, farming, livestock raising, equestrian uses, forestry, resource value-added
730 businesses, and home-based businesses. The Rural Neighborhood Commercial
731 Center~~((s are designed to))~~ land use designation provides for a limited array of goods
732 and services to local rural residents on a small scale. ~~((The))~~ Rural Towns provide a
733 wider range of goods, services, and jobs for rural residents, including retail, restaurants,
734 and services. ~~((The designated))~~ Natural Resource Lands support the long-term
735 commercial aspects of agriculture and forestry and potential resource value~~((d))~~-added
736 products.
737

738 The County also recognizes that the land areas, economies, and natural beauty of the
739 Rural Area and Natural Resource Lands ~~((designations))~~ benefit all county residents. The
740 agriculture sector provides a ~~((safe))~~ high-quality and reliable local food source~~((=~~
741 ~~keeping costs low and quality high=))~~ to restaurants, ~~((and households, the majority of~~
742 ~~which are in urban areas, and regionally to farmers markets and specialty stores))~~
743 institutions, farmers markets, and individual consumers. The Rural ((King County)) Area
744 and Natural Resource Lands provide~~((s))~~ many diverse recreation and tourism
745 opportunities, including scenic vistas; trails for hiking, bicycling, off-road, and equestrian
746 use; ~~((harvest festivals,))~~ open space and wildlife habitat; and working farms and forest
747 lands, all within a short distance from ~~((the))~~ urban centers.
748

749 A vibrant and sustainable rural economy depends on several factors, including, but not
750 limited to, preserving and enhancing the businesses within traditional rural economic
751 ~~((clusters))~~ sectors, ensuring that new commercial enterprises are of a size and scale that
752 is consistent with and retains the rural character of the surrounding area, and changes in
753 regulations to reflect and respond to the differing needs and emerging trends of rural
754 economic activity while protecting the natural environment.

755
756 ((In 2004, the King County Comprehensive Plan was amended to include a policy that
757 directed the county to develop and implement a rural economic development strategy.
758 To comply with this policy, the county developed an annual Rural Economic Strategies
759 Report in 2005 and began implementing the identified strategies and actions in 2006.
760 Annual reporting occurred through 2008. Ordinance 17485, which adopted the 2012
761 Comprehensive Plan, called for an update to the Rural Economic Strategies to build
762 upon the work done previously. In response to this, a Rural Economic Strategies Plan
763 was adopted in 2014 via Ordinance 17956.
764

765 The mission of the Rural Economic Strategies Plan is to advance the long-term economic
766 viability of the Rural Area and Natural Resource Lands, with an emphasis on farming,
767 forestry, and other rural businesses consistent with the unique character of rural King
768 County. The mission is accomplished by initiating and implementing specific strategies
769 and actions to support and enhance rural economic viability. Rural businesses generally
770 fall into six rural economic clusters and each cluster is supported by specific strategies
771 and actions to strengthen and/or enhance it. The clusters are: Agriculture, Forestry,
772 Equestrian, Home-Based Businesses (i.e., those home occupations that are allowed on
773 lands designated Agriculture, Forestry and Rural Area), Recreation and Tourism,
774 Commercial and Industrial Rural Neighborhood Commercial Centers, Rural Towns, and
775 Cities in the Rural Area. Consistent with CP-539, found in Chapter 11, Community
776 Service Area Subarea Planning, no expansion of industrial land use or zoning is allowed
777 within the Rural Town of Fall City.
778

779 The specific strategies and actions are intended to be flexible in order to respond to
780 evolving rural business needs and changes within any of the economic clusters.
781 Periodically, the county evaluates the actions accomplished to date, introduces new
782 actions to be initiated, and discusses proposed actions for the following year. This
783 ensures the process stays flexible and is current with evolving trends in the rural
784 economy. It is anticipated that this procedure will become part of the Annual Work
785 Plans developed for each of the Community Service Areas.
786

787 The rural economic policies are designed to establish and maintain a long-term
788 commitment to a sustainable and vibrant rural economy. They support implementation
789 of the Rural Economic Strategies Plan; continued evaluation of county codes to support
790 the evolving agriculture, forestry, and other rural economic clusters; and support for
791 programs and strategies that foster a diversified rural economy, compatible with
792 existing rural character, while maintaining the natural environment.)
793

794 The ability to bring rural, agricultural, forestry, and value-added products into the urban
795 area and the ability of urban residents to utilize the Rural Area((s)) and Natural Resource
796 Lands for education, open space, scenic vistas, and a diversity of out((=))door recreation
797 options encourage((s)) the urban/rural interdependence and linkage, thus enhancing
798 the county's ((economic base)) economy.
799

800 **ED-601 King County is committed to a sustainable and vibrant rural economy**
801 **that allows rural residents to live and work throughout the Rural Area**
802 **and Natural Resource Lands. County policy, regulations, and programs**
803 **should be reviewed and developed in partnership with cities, chambers**
804 **of commerce, rural businesses, the Agriculture and Rural Forest**
805 **Commissions, ((the Community Service Area)) community groups, and**
806 **others to support the preservation and enhancement of traditional rural**
807 **economic activities and lifestyles, while supporting evolving**
808 **compatible commercial uses and job opportunities.**
809

- 810 **ED-602** King County should identify and implement ~~((the Rural Economic~~
811 ~~Strategies Plan to guide future))~~ rural economic development ~~((and will~~
812 ~~modify and add))~~ strategies ~~((as needed to))~~ that reflect the evolving
813 nature of the rural economy, while protecting the traditional rural
814 economic clusters.
- 815 a. King County recognizes the value of the agriculture and forestry
816 clusters for both their economic contribution and for their natural,
817 educational, and recreational benefits to the county as a whole.
818 The ~~((c))~~County ~~((will))~~ shall work with the Agriculture Commission,
819 Rural Forest Commission, and other related organizations on
820 strategies and programs to strengthen and enhance the economic
821 viability of these clusters and the evolving value-added industry
822 that helps sustain the county's legacy of raising crops and livestock
823 and managing and harvesting forestlands.
- 824 b. King County recognizes the value of home-based business,
825 recreation and tourism, and commercial and industrial clusters for
826 their ability to provide job opportunities in the Rural Area and
827 Natural Resource Lands, and help sustain the rural economic base.
828 The ~~((c))~~County ~~((will))~~ shall continue to work with chambers of
829 commerce and other organizations that support these rural
830 businesses to help ensure the continued viability and economic
831 health of new and existing businesses in these clusters.
- 832 c. King County recognizes the importance of the equestrian cluster
833 for its diversity of business and recreation-related operations
834 ~~((which))~~ that combine to provide jobs and income opportunities
835 within the rural economy. The ~~((c))~~County ~~((will))~~ shall continue to
836 work with equestrian-related organizations on business and
837 recreation aspects of the equestrian cluster and with organizations
838 that represent the various trail user groups to help ensure the
839 continued viability and economic health of equestrian and related
840 recreation businesses.
- 841 d. As a means and in support of protecting rural character and Natural
842 Resource Lands, King County recognizes the value of the
843 partnership with Cities in the Rural Area to act as local urban
844 centers for employment and centers of commerce that provides
845 goods and services for the Rural Area and Natural Resource Lands.
846 The ~~((c))~~County ~~((will))~~ shall work with the cities and other
847 organizations to support economic development for Cities in the
848 Rural Area, at a size and scale consistent with the Growth
849 Management Act.
- 850 e. King County is committed to ensuring that all economic
851 development, including the provision of infrastructure, within the
852 Rural Area and Natural Resource Lands shall be compatible with
853 the surrounding rural character, be of an appropriate size and
854 scale, and protect the natural environment.
- 855 f. King County ~~((will))~~ shall continue to support and partner on
856 programs and incentives to ensure the economic vitality of rural
857 historic resources to help maintain the character of the Rural Area
858 and Natural Resource Lands.

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- g. King County ((will)) shall explore opportunities to support agricultural tourism and value-added program(s) related to the production of food, flowers, and specialty beverages (including beer, distilled beverages, and wine) in the county. Partnership venues should be educational and include information on the diversity of products available in the county and the importance of buying local, should seek to unify regional tourism efforts, and should encourage development of new markets for agricultural products and value-added goods.
- h. King County ((will)) shall continue to review existing and proposed regulations to ensure they are relevant and effective in accommodating the differing needs and emerging trends of the compatible businesses that comprise the rural economy.
- i. King County should continue to identify the infrastructure needs of the rural economic clusters, including transportation, drainage, and information technology needs, and provide support for these needs, including identification of other funding sources.
- j. King County should continue to identify and encourage businesses to take advantage of incentives and technical assistance programs that promote economic viability of existing and new businesses in the Rural Area and Natural Resources Lands, particularly in the Agricultural and Forest Production Districts.

~~((ED-603) King County should partner with other Puget Sound counties and businesses to analyze the need and possible sites for regional agricultural (such as beef and poultry) and forest product processing. King County recognizes the importance of food and forest processing for the regional economy and should partner with regional communities, governments and residents to ensure that the challenges and opportunities within this industry are analyzed and addressed as needed.~~

~~ED-604)) ED-603 King County ((will continue to)) shall partner with organizations that support programs and strategies that strengthen the interdependence and linkage between the rural, resource-based, and urban economies((, such as the Regional Food Policy Council and Puget Sound Fresh)).~~

~~((ED-605) King County recognizes the value of open and green space in promoting social and economic health and wellness throughout the county. The county will continue to invest in public lands and partner with organizations that support and strengthen the linkages between rural, resource and urban communities' use and maintenance of these open spaces.~~

~~ED-606)) ED-604 King County ((will)) shall encourage ((economic analysis and)) economic development of the local food system ((as called for in the Local Food Initiative)). The County shall seek funding to analyze barriers to growing the local food economy; make food system infrastructure improvements, including related to commercial kitchens, storage, aggregation and packing, and meat processing; and increase access to farmland.~~



CHAPTER 11

SUBAREA PLANNING

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King County had a robust community planning program that occurred in two distinct periods—1973 through 1984 to implement the 1964 Comprehensive Plan, and 1985 through 1994 to implement the 1984 Comprehensive Plan. Since then, there have only been minor updates to community plans that were processed through updates to the Comprehensive Plan.

After nearly two decades of aging plans and significant growth King County leadership renewed its interest in more detailed long-range planning for unincorporated rural and urban communities in 2014 by providing funding to re-initiate a subarea planning program. The policies in this chapter are based on these historical adopted Community Plans and will be updated as part of the community planning process in coming years.

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9 ~~A.))~~ I. Subarea Planning Framework
10 ~~((and Geography))~~

11 A. Introduction

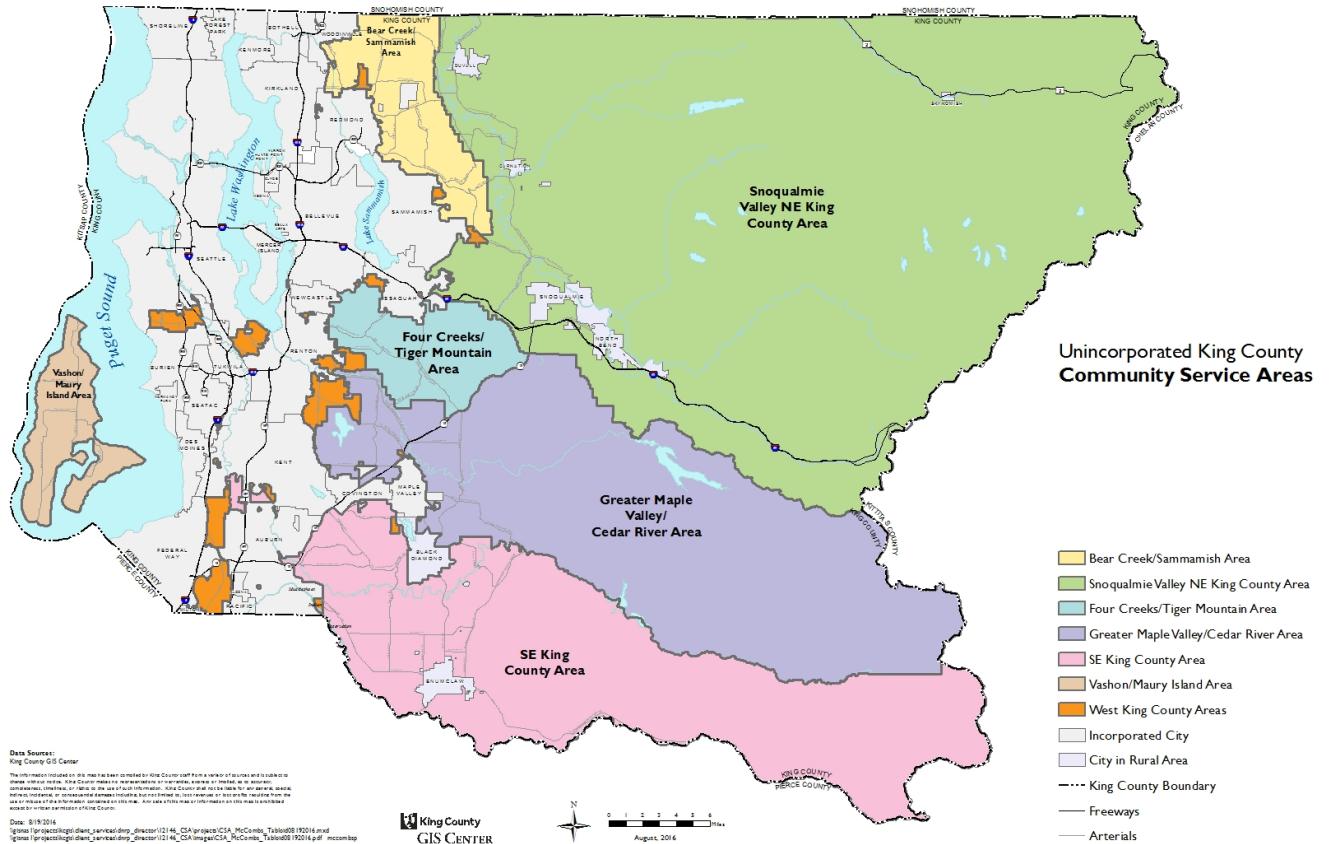
12 ~~((Beginning with the 2016 Comprehensive Plan t))~~The geographical boundaries of the
13 County's seven Community Service Areas ~~((will be))~~ is used as the framework for
14 creation and amendment of subarea plans ~~((created and amended from that point~~
15 ~~forward))~~. Subarea plans will be developed for the six rural Community Service Areas,
16 and for the five remaining large urban unincorporated ~~((p))~~Potential ~~((a))~~Annexation
17 ~~((a))~~Areas. The focus of subarea plans will be on locally~~((=))~~specific issues in these
18 subarea geographies.

19
20 ~~((There are a number of key benefits to defining subarea planning boundaries to be~~
21 ~~coterminous with the Community Service Area boundaries. This structure organizes the~~
22 ~~County's unincorporated planning area into fewer and more manageable territories so~~
23 ~~that updates of the plans can occur within a shorter time horizon. Using the Community~~
24 ~~Service Area boundaries also aligns land use planning with other county services and~~
25 ~~programs thereby increasing consistency between planning and public service delivery.~~
26 ~~Finally, since the last round of subarea planning in 1994 there have been numerous~~
27 ~~major annexations and incorporations which mean some subareas are now largely~~
28 ~~within the jurisdiction of cities and thus the County now has just a regional, rather than~~
29 ~~local, planning role in those areas.~~

30 **Figure: Community Service Areas Map**

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**((2016)) 2024 King County Comprehensive Plan - ((updated December 6, 2022)) Adopted TBD
Attachment A to Ordinance ((18427, as amended by Ordinances 18623, 18810, 19034, 19146,
and 19555)) xxxxx (Proposed Ordinance 2023-0440)**



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35 While there are differences among the Community Service Areas in terms of their
 36 boundaries, range of land uses, annexation issues, and more, using ~~((this accepted
 37 geography with))~~ these geographies ensures the entire unincorporated portion of the
 38 County receives ~~((some level of))~~ locally focused planning on a regular cycle. This
 39 includes development of each ~~((Community Service Area's))~~ subarea plan. Each plan
 40 will establish ~~((goals;))~~ a community vision statement, guiding principles, and policies;
 41 ~~and~~ focused on addressing each community's needs and priorities. The plans will be
 42 developed using information such as population changes, employment targets, and
 43 similar demographic and socioeconomic indicators. ~~((To address the unique issues in~~
 44 ~~each geography, Community Service Area subarea plans may also have more refined~~
 45 ~~focuses on rural town centers, urban neighborhoods, business districts, or corridor~~
 46 ~~approaches;))~~ Each plan will also establish performance measures to monitor the
 47 implementation of the plan.

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The high-level review along with more detailed land use planning will be guided by a
 series of considerations such as community interest, ~~((social equity;))~~ funding, and new
 development. Equity and racial and social justice principles will also play a particularly
 key role during subarea plan development and public engagement activities. The
 County will use the tools and resources developed by the Office of Equity and Racial
and Social Justice to develop the scope of work and the plans so that Black, Indigenous,
and other ((p))People of ((c))Color((:)); ((low-income residents)) households at or below
80 percent of area median income((:)); and ((populations with limited English
proficiency will be informed and)) people speaking languages other than English are

58 offered equitable and culturally~~((=))~~ appropriate opportunities to ~~((participate in its))~~ work
59 with the County throughout the planning process.

60
61 ~~((To the extent practicable, s))~~ Subarea plans ~~((in unincorporated King County should~~
62 ~~be))~~ are developed in close coordination between the community and ~~((c))~~ County staff
63 ~~((that may have a lead or partial role in implementing the plans))~~ to ensure clearer
64 expectations on how and whether community recommendations in a subarea plan are
65 feasible for implementation and within what type of timeframe. This type of
66 coordination, supported by the financial analysis noted in the following policy, is critical
67 to all subarea ~~((and functional))~~ plans ~~((in order))~~ to evaluate the resources required and
68 the time~~((-))~~ frame necessary for full implementation. Plan alternatives and costs should
69 be clearly understood and plans should be financially achievable.

71 ~~((RP-115)) CP-100a~~ ~~((Subarea plans, including area zoning studies, provide~~
72 ~~detailed land use plans for local geographic areas:))~~ Subarea plans
73 implement and shall be consistent with the Plan's policies, development
74 Plan and shall be consistent with the Plan's policies, development
75 regulations, and Land Use Map. ~~((The s))~~ Subarea plans should be
76 consistent with functional plans' facility and service standards. ~~((The~~
77 ~~s))~~ Subarea plans ~~((may))~~ should include, but are not limited to:

- 78 a. Identification of policies in the Comprehensive Plan that apply to
79 the subarea;
- 80 b. Review and update of applicable ~~((community))~~ Subarea ~~((p))~~ Plan
81 policies;
- 82 c. Specific land uses and implementing zoning, consistent with the
83 Comprehensive Plan;
- 84 d. Identification of the boundaries of Unincorporated Activity Centers,
85 countywide centers, and Rural Towns;
- 86 e. Recommendations for the establishment of new Unincorporated
87 Activity Centers~~((r))~~ and Community and Neighborhood Business
88 Centers, if appropriate;
- 89 f. Recommendations for additional Open Space designations and
90 park sites;
- 91 g. Recommendations for capital improvements~~((, the means and~~
92 ~~schedule for providing them and amendments to functional plans))~~
93 to support planned land uses and community priorities;
- 94 h. Resolution of land use and service issues in Potential Annexation
95 Areas;
- 96 i. Identification of new issues that need resolution at a countywide
97 level;
- 98 j. Identification of ~~((all necessary))~~ known implementing measures
99 ~~((needed to carry out))~~ related to the subarea plan;
- 100 k. Specific land uses and zoning that encourage healthy, livable
101 communities by promoting physical activity of walking and
102 bicycling; and
- 103 l. Identification of locations and conditions for property specific
104 development conditions, including P-suffix, special overlay
105 districts, and demonstration projects.

106
107 **CP-100b** King County shall implement a ~~((Community Service Area))~~ subarea
108 planning program. This program shall include~~((s))~~ the following
109 components for the development and implementation of each subarea
110 plan:

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- a. ~~A subarea plan ((shall be)) developed and~~ adopted for each of the six rural Community Service Areas and five large urban Potential Annexation Areas ~~((consistent with the scheduled established in the Comprehensive Plan and King County Code Title 20. Each subarea plan shall be)),~~ streamlined to be focused on locally~~((specific policies that address long-range community needs((-))~~ and including consideration of land use tools to help plan for and accommodate housing needs for all income levels;
- b. A consideration of the financial costs and public benefits of the proposed subarea plan prior to adoption to ensure that implementation can be appropriately prioritized;
- c. ~~((The County shall adopt and update on an ongoing basis, a))~~ A list of services, programs, facilities, and capital improvements, updated on an ongoing basis, that are identified by the community for each geography, known as a community needs list, to implement the vision and policies in the subarea plan and other County plans and to build on the strengths and assets of the community~~((((-))~~;
- ~~((c.))~~ d. ((The County should dedicate)) Dedicated resources toward implementation of the subarea plans and community needs lists in coordination with each community so the highest priorities are addressed where the needs are greatest((-));
- ~~((d.))~~ e. Implementation of each subarea plan and community needs list ((shall be)) monitored on an ongoing basis via established performance metrics((-));
- ~~((e.))~~ f. Community engagement for development, review, amendment, adoption, and implementation of each subarea plan ((shall use)) using the Office of Equity and Racial and Social Justice’s equity toolkit and centering engagement with historically underrepresented groups((-)); and
- ~~((f.))~~ g. The King County Council shall have an established role in the ((Community Service Area)) subarea planning process, including in the development, review, amendment, adoption, and monitoring the implementation of each subarea plan and community needs list.

146 **B. Planning Schedule**

147 Below is the schedule for subarea planning using the Community Service Area
148 geography. ~~((Reviewing all six rural Community Service Area subareas and five large
149 urban Potential Annexation Areas over the next decade at both the broad, policy level
150 and at the local, community level with detailed planning will facilitate a more equitable
151 planning process. The plan sequencing was determined by subarea plans already
152 underway, the ability to partner with other jurisdictions, anticipated community needs
153 within a Community Service Area, and striving for a countywide geographic balance in
154 alternating years.))~~ The anticipated duration of each subarea planning process will be
155 three years, which includes time for community engagement, plan development, and
156 Council review and adoption.
157

158 **Schedule of ((Community Service Area)) Subarea Plans**

Planning	Transmittal	Adoption	Geography	Other Planning
((2021-2023⁺	December 2023	December 2024	Snoqualmie Valley/NE King CSA	Eight-Year Update))
((2023-2025)) 2024-2026	June ((2025)) 2026	June ((2026)) 2027	Greater Maple Valley/Cedar River CSA	
((2024-2026)) 2025-2027	June ((2026)) 2027	June ((2027)) 2028	Fairwood <u>Potential Annexation Area (PAA)</u>	
<u>2026-2028</u>	<u>June 2028</u>	<u>June 2029</u>		<u>Potential Midpoint Comprehensive Plan Update</u>
((2025-2027)) 2028-2030	June ((2027)) 2030	June ((2028)) 2031	Bear Creek/Sammamish CSA	<u>Potential updated for "Implementation Progress Report Work Plan"</u>
((2026-2028)) 2029-2031	June ((2028)) 2031	June ((2029)) 2032	Southeast King County CSA	((Potential Midpoint Update))
<u>2031-2033</u>	<u>June 2033</u>	<u>June 2034</u>		<u>10-year Comprehensive Plan Update</u>
((2027-2029)) 2033-2035	June ((2029)) 2035	June ((2030)) 2036	Four Creeks/Tiger Mountain CSA	
((2028-2030)) 2034-2036	June ((2030)) 2036	June ((2031)) 2037	East Renton PAA	
((2029-2031)) 2035-2037	June ((2031)) 2037	June ((2032)) 2038	Federal Way PAA	((Eight-Year Update))
<u>2036-2038</u>	<u>June 2038</u>	<u>June 2039</u>		<u>Potential Midpoint Comprehensive Plan Update</u>
TBD((²)) ¹		TBD	Vashon-Maury Island CSA	
TBD((²)) ¹		TBD	Skyway-West Hill PAA	
TBD((²)) ¹		TBD	North Highline PAA	
<u>TBD¹</u>		<u>TBD</u>	<u>Snoqualmie Valley/Northeast King CSA</u>	

159 Note: Planning for each geography is anticipated to take two years, beginning in July of the first
 160 year and ending in June two years later. Council adoption anticipated to occur in June of the
 161 following year.

162
 163 1. ~~((The Snoqualmie Valley/Northeast King County subarea planning process began
 164 later in 2021 than anticipated. Therefore, the schedule was adjusted to provide
 165 necessary time for community engagement and plan development.
 166 2.))~~ The Vashon-Maury Island, Skyway-West Hill, ~~((and))~~ North Highline, and Snoqualmie
 167 Valley/Northeast King County subarea plans have been adopted and will be updated
 168 following completion of the other ~~((Community Service Area))~~ Subarea Plans. The

169 timelines for these updates will be determined in future updates to the King County
 170 Comprehensive Plan.
 171
 172 ((For each of the Community Service Area subarea planning, the subarea plans and their
 173 scope of work shall include:
 174

Study in Motion 14351 Legislative Direction	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>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>
<p>Snoqualmie Interchange:</p> <p>Initiate a land use and zoning study for the Snoqualmie Interchange, and area north of I-90 impacted by the new Interstate 90/Highway 18 interchange. The study should include, at a minimum, review and recommendation of the appropriate zoning for properties abutting the urban growth area boundary. The study should include the properties west of Snoqualmie Way along SE 99th that could have access to urban services, should recognize and protect the forested visual character of the Mountains to</p>	<p>Snoqualmie Valley/Northeast King County (CSA))</p>

^(†)Motion 14351))

Study in Motion 14351 Legislative Direction	Community Service Area
<p>Sound National Scenic byway on Interstate 90 as well as provide appropriate conservation mitigation for any newly allowed development. The area land use and zoning study, subarea plan and land use designations and zoning classifications should focus on solutions for the northwest corner while planning a vision for the properties on the northeast portions abutting the urban growth area. The plan should also ensure potential trail connections for regional trails and adhere to current King County policies. The Executive should collaborate with the City of Snoqualmie, affected Tribes, Washington state DOT, DNR, property owners, Mountains to Sound Greenway Trust, regional partners and the community.</p>	

175
176 The schedule above ensures that subarea plan goals and objectives are up-to-date and
177 relevant based on current and future needs. Within this larger structure, if a property
178 owner has an interest in a land use change outside of this planning cycle, they are able
179 to use the existing land use processes. Property owners can submit for a Site Specific
180 Land Use Amendment or Zone Reclassification, per King County Code 20.18.050 and
181 Chapter 20.20, respectively. ~~((if a significant land use issue arises in a Community
182 Service Area outside of the planning cycle, the cycle may be adjusted.~~

183
184 In consideration of the restructure of the subarea planning program adopted in 2018
185 and 2020, the County will evaluate initiating a performance audit of the program once
186 the restructure has been implemented, by adding a requirement to the King County
187 Auditor's work plan during the 2023-2024 biennium. Additionally, f) Following the
188 completion of the first subarea planning cycle, the subarea planning schedule for
189 developing and adopting updates to the subarea plans moving forward will be
190 reviewed as part of the ~~((2032 eight)) next midpoint or 10-year~~ Comprehensive Plan
191 update. This review will include evaluation of whether the subarea plan update
192 schedule and process can be condensed from its current planning cycle.

193 **C. ((Background)) Subarea Planning History**

194 Between 1973 and 1994 King County prepared community plans for 12 ~~((subareas))~~
195 areas of unincorporated King County. The first generation of community plans,
196 ~~((substantially completed by)) from 1973 to 1984~~, were used to implement the
197 ~~((c))County's 1964 Comprehensive Plan~~, and consisted of detailed land use policies,
198 area zoning, and lists of capital projects (primarily roads and parks) for each planning
199 area. The second generation of community plans, from 1985 to 1994, implemented
200 many concepts of the 1985 King County Comprehensive Plan (for example low-density
201 zoning for the Rural Area(s)), Natural Resource Lands and ~~((environmentally sensitive))~~
202 areas with critical areas, higher urban residential densities, and development guidelines
203 for major urban activity centers such as Kenmore) that were carried over to the 1994
204 King County Comprehensive Plan.

205
206 Under King County's pre-Growth Management Act planning system, if a community
207 plan conflicted with the comprehensive plan, the community plan governed. Under the

208 Growth Management Act, ~~((the comprehensive plan prevails over^u))~~ subarea~~((^u))~~ plans
 209 ~~((Revised Code of Washington 36.70A.080((2)))~~ are required to be consistent with the
 210 comprehensive plan. The 1994 King County Comprehensive Plan spelled out the
 211 relationship between the comprehensive plan and community plans and directed the
 212 ~~((c))~~County to review community plans and repeal or revise them to eliminate conflicts.
 213 The ~~((c))~~County ~~((has))~~ reviewed the community plans adopted between 1973 and 1994
 214 and determined that, while most community plans' policies are redundant (or, in a few
 215 cases, in conflict with the 1994 Comprehensive Plan), some are area-specific or issue
 216 specific and should be readopted as part of the ~~((c))~~Comprehensive ~~((p))~~Plan.

217
 218 The following table illustrates how the Community Service Area geography aligns with
 219 the former Community Planning Area geography; this is provided to identify how the
 220 existing policies are re-assigned into the current geographic structure.

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
Southeast 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

221 Although ~~((the majority))~~ none of the community plans are ~~((no longer))~~ still in effect ~~((as~~
 222 ~~separately adopted plans))~~, in many cases the published plan documents contain
 223 valuable historical information about King County's communities and other information
 224 that provides background for the policies listed below and for the portions of the local
 225 pre-Growth Management Act area zoning that remain in effect. ~~((The only separately~~
 226 ~~adopted community plan from these previous planning efforts currently in effect is the~~
 227 ~~Fall City Subarea Plan.))~~

228
 229
 230 The following sections of this chapter will be updated~~((, as appropriate,))~~ to reflect the
 231 ~~((new Community Service Area))~~ subarea plans as they are adopted. The subarea plans
 232 that have been adopted under the new subarea planning framework include: the
 233 Vashon-Maury Island Community Service Area Subarea Plan, the Skyway-West Hill
 234 Community Service Area Subarea Plan, ~~((and))~~ the North Highline Community Service
 235 Area Subarea Plan, and the Snoqualmie Valley/Northeast King County Subarea Plan.

236

II. Bear Creek / Sammamish ((Area))

237 The Bear Creek/Sammamish Community Service Area consists of portions of the
238 following former Community Planning Areas: Bear Creek, Northshore and East
239 Sammamish. Large sections of this area have been annexed into the cities of Bothell
240 and Redmond and have incorporated into the cities of Kenmore, Sammamish and
241 Woodinville. The Urban Planned Developments east of the City of Redmond were
242 controlled through development agreements; however, those agreements were
243 expiring and, in 2020, King County established land use and zoning for these areas.
244 King County will not permit additional similar urban-scale development outside the
245 Urban Growth Area. The policies listed below pertain to areas within the Community
246 Service Area that are still within unincorporated King County.
247

248 In 2014, the estimated population in the Bear Creek/Sammamish CSA was 44,000. Of
249 this total, 9,000 people were estimated to live in the Redmond Ridge Urban Planned
250 Development and 34,900 people were estimated to live in the CSA rural portion. In
251 2010, there were a total of 15,850 housing units in the CSA. Of this total, 3,540 were in
252 the Redmond Ridge Urban Planned Development and 12,300 were in the CSA rural
253 portion.

254 A. Background

255 **Bear Creek.** The Bear Creek Community Plan became effective in February 1989, and
256 directed most forecast growth into a concentrated area near the City of Redmond
257 Watershed, first referred to as the "Novelty Hill Master Planned Developments." The
258 rest of the Bear Creek Plateau was designated for a mixture of suburban and rural
259 residential development. The 1994 King County Comprehensive Plan redesignated
260 most of the planning area as Rural Area. In 1995, some of the Bear Creek Community
261 Plan's policies relating to the Novelty Hill Master Planned Developments (MPDs) were
262 amended by Ordinance 11954. Also, the 1994 Comprehensive Plan refers to MPDs as
263 Urban Planned Developments.
264

265 After the 1994 Comprehensive Plan's urban designation of the Urban Planned
266 Developments sites was appealed and remanded to the county, the sites in question
267 were redesignated for Fully Contained Communities as defined in the Growth
268 Management Act, as well as Urban Planned Developments ((See policy U-178)). The
269 readopted policies for the most part address Novelty Hill and some area-specific
270 transportation and trail issues.
271

272 **East Sammamish.** The East Sammamish Community Plan was adopted in December
273 1992. The East Sammamish Community Plan Update became effective in June 1993.
274 Most of the planning area was designated for urban development, but important Rural
275 Areas included Happy Valley, Grand Ridge and the eastern edge of the Sammamish
276 Plateau. For the most part, the 1994 King County Comprehensive Plan reaffirmed the
277 land use designations of the East Sammamish Community Plan Update. The major
278 changes from the community plan occasioned by the 1994 Comprehensive Plan were
279 replacement of the "urban reserve" approach to growth phasing with the service and
280 finance strategy outlined in the 1994 Comprehensive Plan and the designation of a
281 portion of Grand Ridge for urban growth.
282

283 **Northshore.** The first "Northshore Communities Development Plan" began in 1972-
284 1973 and was adopted in August 1977. Almost immediately the Northshore

285 Community Plan Revision Committee was established, and the "Revised Northshore
286 Community Plan" was adopted in 1981.

287
288 The latest Northshore Community Plan Update began in July 1988 and was adopted in
289 February 1993. During 1993, the newly incorporated City of Woodinville assumed
290 jurisdiction within its territory. Portions of the planning area have been annexed by
291 Bothell, Kirkland and Redmond. Kenmore, a significant unincorporated activity center,
292 became a city in August 1998.

293 B. Bear Creek Policies

294 **CP-101 To provide a range of housing opportunities and accommodate a fair**
295 **share of growth in Bear Creek, the Novelty Hill subarea should be**
296 **designated an urban planned development (UPD) and fully contained**
297 **community (FCC). This designation will be implemented by urban**
298 **planned development. (BC-3)**

299
300 **CP-102 Urban planned development will be permitted in the Novelty Hill**
301 **subarea only when the following planning policies are met:**

- 302 a. **To protect existing wetlands, streams and wildlife habitat, urban**
303 **planned development shall be consistent with the intent of King**
304 **County ordinances, King County Comprehensive Plan policies, and**
305 **sensitive areas regulations. The design of the proposed**
306 **development shall protect and preserve existing wetlands, streams**
307 **and wildlife habitat by several methods including (but not limited**
308 **to) minimizing alterations to the natural drainage features,**
309 **maintaining water quality, preserving storage capacity, providing**
310 **undisturbed unique/outstanding wetlands and undisturbed or**
311 **enhanced buffers, restricting the number of stream crossings, and**
312 **minimizing erosion and sedimentation. To achieve the intent of**
313 **this policy it may be necessary to exceed the requirements of the**
314 **King County wetland guidelines.**
315 b. **A master drainage plan for the Novelty Hill subarea shall be**
316 **approved by King County.**
317 c. **New development adjacent to a unique/outstanding or significant**
318 **wetland should preserve or enhance the wetland and provide an**
319 **undisturbed buffer around the wetland adequate to protect its**
320 **natural functions. Encroachments into significant wetlands may be**
321 **allowed when no feasible alternative exists and enhancements are**
322 **provided to replace the lost wetland functions; and**
323 d. **Groundwater recharge areas should be identified and protected to**
324 **ensure that groundwater resources are protected from potential**
325 **pollution.**
326 e. **To ensure that the existing road system in both King County and**
327 **Redmond is not adversely affected, on-site and off-site traffic**
328 **impacts shall be mitigated consistent with the Integrated**
329 **Transportation Program (K.C.C. chapter 14.65).**
330 f. **A project environmental impact statement (EIS) shall be required**
331 **for all property proposed for urban planned development within**
332 **the Urban Planned Development area. The project EIS shall**
333 **address the full range of public services necessary to serve urban**
334 **development on Novelty Hill. The EIS shall include the cost of**
335 **these services, the financial responsibility of the developer(s) and**
336 **affected jurisdictions, and the method of phasing development to**
337 **coincide with availability of these public services.**

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- g. Since the remainder of residential land in Bear Creek will either be recognized as existing one-acre neighborhoods or designated as Rural Areas, all improvements to public facilities, including but not limited to road construction and sewers, shall be financed by the Urban Planned Development developers provided the impacts are the result of UPD developments or according to a fair-share formula agreed to by affected parties.
- h. A full range of housing densities, types and prices including housing for low-, moderate-, and medium-income groups shall be included in the Urban Planned Development. The mix of single-family and multifamily housing in the Urban Planned Developments shall approximate the existing county housing stock mix.
- i. Urban planned development shall maintain and keep open for public use identified major equestrian and hiking trails.
- j. Urban planned development shall provide active recreation facilities that adequately serve the needs of future residents and employees.
- k. Urban planned development shall provide a minimum of 25% open space in addition to the preservation of all surveyed wetlands.
- l. The Novelty Hill urban planned development area shall contain an urban activity center, which includes a commercial center to provide for the everyday shopping needs of the planned Urban Planned Development population.
- m. The activity center shall also contain a business park of sufficient size to provide a diversity of employment opportunities and a balance of jobs and households for the Urban Planned Development area.
- n. In order to preserve opportunities for a variety of employment types in the business park areas, retail development in freestanding buildings should be excluded. Up to 10% of gross floor area in business park buildings may be planned for retail uses, such as restaurants and business services, to serve business park employees.
- o. Development conditions for the shopping and business park areas should encourage high quality development and site design.

 - The area will revert to rural if UPD development is denied or not pursued. If the UPD area reverts to rural, the zoning shall be RA-5. (BC-4)

CP-103 Sewer facilities necessary to serve urban planned development on Novelty Hill are planned, designed and constructed to serve only such development and are prohibited from serving nearby surrounding low-density urban and Rural Areas. Proposals to extend sewer service or expand urban development outside the Novelty Hill subarea are not appropriate and are inconsistent with the purpose of the King County Comprehensive Plan. (BC-5)

CP-104 The Novelty Hill urban planned development or fully contained community shall contain a commercial area of sufficient size to serve the future residents and employees. (BC-17)

CP-105 The natural drainage systems of Bear, Evans, and Patterson Creeks should be restored, maintained, and enhanced to protect water quality, preserve existing aquatic habitat, reduce public costs, and prevent

- 394 environmental degradation. Public improvements and private
395 developments should not alter natural drainage systems without
396 mitigating measures which eliminate increased risk of flooding and
397 erosion, negative impacts on water quality, and loss on aquatic or
398 riparian habitat. (BC-32)
399
- 400 **CP-106** An undisturbed corridor wide enough to maintain the natural biological
401 and hydrological functions of streams should be preserved in all new
402 development in the Bear Creek Planning Area. (BC-34)
403
- 404 **CP-107** Bear, Evans, and Patterson Creeks and their tributaries should be
405 protected from grazing animal access in order to: 1) reduce water
406 quality degradation from animal wastes, 2) reduce bank collapse due to
407 trampling, and 3) allow shading vegetation to reestablish along stream
408 banks. (BC-35)
409
- 410 **CP-108** Streams channeled in the Bear, Evans, and Patterson Creek drainages
411 should not be placed in culverts unless absolutely necessary for
412 property access. To reduce disruption to streams and their banks,
413 bridges should be used for stream crossings, and crossings should
414 serve several properties. When culverts are required, oversized
415 culverts with gravel bottoms that maintain the channels' width and
416 grade should be used. (BC-38)
417
- 418 **CP-109** New development should rehabilitate degraded stream channels and
419 banks in the Bear, Evans, and Patterson Creek drainages to prevent
420 further erosion and water quality problems. Where conditions permit,
421 the banks and channels should be restored to a natural state. (BC-39)
422
- 423 **CP-110** Unique or significant wildlife should be identified and preserved.
424 Development plans should identify significant wildlife habitat and
425 should locate buildings, roads, and other features on less sensitive
426 portions of the site. These considerations may result in a reduction in
427 density from that otherwise allowed by zoning. (BC-40)
428
- 429 **CP-111** The Bear and Evans Creeks' watersheds have been designated as
430 critical areas for protection of the aquatic resources and human health.
431 The following surface water management activities should be
432 promoted.
- 433 a. Appropriate and reasoned changes in land use policies and
434 regulations may be evaluated during the preparation of the
435 Bear/Evans Creeks Basin Plan.
 - 436 b. Ensure adequate field inspection of land development activities.
 - 437 c. Implement a public information program to promote water
438 resources and stream channel protection.
 - 439 d. The Bear and Evans Creeks Basin Plan shall develop
440 recommendations for water quality monitoring and recommended
441 methods for citizen input and evaluation to assess the success of
442 the county's policies and regulations pertaining to this planning
443 area. (BC-41)
444

- 445 **CP-112** Mitigation of traffic impacts to the City of Redmond arterial system will
446 be accomplished through the interlocal agreement process. The
447 Avondale arterial corridor study recommendations shall be used as a
448 basis for traffic mitigation requirements for both city and county
449 development affecting the corridor.
450 a. Mitigation shall preserve the operational integrity of the corridor
451 and maintain existing local access. The primary arterial corridor
452 between the Novelty Hill urban area and SR-520 should be located
453 and designed to encourage transit and ride-sharing alternatives to
454 single-occupant vehicle travel.
455 b. Transportation planning of new facilities and management of the
456 transportation system should be coordinated with current and
457 forecast needs of the East Sammamish and Northshore planning
458 areas, adjacent areas of Snohomish County, and with the cities of
459 Redmond and Kirkland, and should be a cooperative effort of the
460 affected jurisdictions. Phasing of Bear Creek and Redmond
461 development should be strongly linked to the provision of
462 adequate transportation facilities and travel demand management
463 programs. (BC-45A)
464
- 465 **CP-113** Establishment of new rights-of-way and acquisition of additional right-
466 of-way in existing corridors should emphasize protection of natural
467 systems and adequate buffering of existing and potential residential
468 development. (BC-47)
469
- 470 **CP-114** Road improvements in Cottage Lake, Ring Hill, Ames Lake, Union Hill,
471 and the Rural Areas should incorporate design features such as grass
472 lined swales to minimize surface water disruption and to protect and
473 enhance water quality. (BC-49)
474
- 475 **CP-115** 196th Avenue Northeast ("Red Brick Road") between Union Hill Road
476 and Redmond-Fall City Road (SR-202) is a historic road and should be
477 preserved by restoring its brick surface, limiting vehicular loads and
478 speeds, and prohibiting access to commercially-zoned properties to the
479 west. Access to these properties should be provided by other existing
480 roads and by a new north-south road connecting Union Hill Road and
481 185th/187th Avenues Northeast. (BC-50)
482
- 483 **CP-116** Park-and-ride and park-and-pool lots should be developed in
484 Redmond, Cottage Lake, Ring Hill, Ames Lake, and Union Hill to
485 provide focal points for transit and ride sharing. Park-and-pool lots
486 should be located in Rural Areas along major commuting corridors such
487 as SR-202, Redmond-Fall City Road, Novelty Hill Road, and Woodinville
488 Duvall Road. (BC-52)
489
- 490 **CP-117** The Northwest Gas Pipeline and Puget Sound Power Line should be
491 established as regional trails in Bear Creek to tie in with other planning
492 areas and to connect with the King County Tolt Pipeline Trail and the
493 Snoqualmie Valley Trail. (BC-61)
494
- 495 **CP-118** When the development of property occurs in Bear Creek, adequate
496 rights-of-way should be provided for trail use. Trails should connect to
497 existing and proposed schools, parks, riding stables, and recreation
498 areas. (BC-62)
499

500 C. East Sammamish Policies

- 501 **CP-119** For all new development, increased standards for retention/detention,
502 water quality facilities, and monitoring shall be considered, adopted
503 and implemented as appropriate within the areas identified in surface
504 water management basin planning and reconnaissance study areas.
505 (NE-1)
506
- 507 **CP-120** As new roads are built and existing roads widened, special
508 consideration shall be taken to create or retain the aesthetic character
509 of the area through the use of vegetated buffers that utilize native
510 vegetation. (NE-3)
511
- 512 **CP-121** Control mechanisms equal to or more effective than those adopted by
513 Ordinance 9365 limiting or removing phosphorus and other non-point
514 source pollutants from water bodies should be established and
515 implemented as special requirements in area-specific basins plans to
516 provide added protection to streams, lakes, wetlands. The Lake
517 Sammamish Water Quality Management Project Report and, upon their
518 adoption, the Issaquah Creek and East Lake Sammamish Basin and
519 Non-point Source Control Plan, the Pine Lake Management Plan and
520 the Beaver Lake Management Plan recommendations should be
521 implemented to protect water bodies from non-point source pollution.
522 (NE-7)
523
- 524 **CP-122** Development shall protect wildlife through site design and
525 landscaping. New development within or adjacent to the wildlife
526 habitat network should incorporate design techniques that protect and
527 enhance wildlife habitat values. (NE-10)
528
- 529 **CP-123** All golf course proposals shall be carefully evaluated for their impacts
530 on surface and groundwater quality, sensitive areas, and fish and
531 wildlife resources and habitat. (NE-11)
532
- 533 **CP-124** Water used for irrigating golf courses should come from nonpotable
534 water sources wherever possible. Use of natural surface water sources,
535 such as streams, should be avoided due to impacts on fish and other
536 wildlife habitat. A water conservation plan shall be submitted with golf
537 course applications which should address measures such as the use of
538 drought-tolerant plant species. (NE-12)
539
- 540 **CP-125** The Patterson Creek Basin currently provides highly-productive aquatic
541 habitat. Urban development within this basin should be conditioned to
542 protect this resource by minimizing site disturbance, impervious
543 surfaces and disturbances of wetlands and streams. (No Community
544 Plan Policy Number)
545

- 546 **CP-126** The Northwest Pipeline office and maintenance shop is an existing use
547 and is recognized by this plan as providing a needed service to the
548 area. This 6.5 acre site may redevelop for pipeline utility and/or school
549 bus base uses exclusive of major maintenance functions that are
550 compatible with the surrounding rural development and agricultural
551 uses. Redesignation of additional properties in the immediate vicinity
552 of Northwest Pipeline for manufacturing park uses or other urban uses
553 shall not be permitted. (CI-13)
554
- 555 **CP-127** New developments should be designed and constructed with an
556 internal road system which includes a Neighborhood Collector linking
557 with existing or planned adjacent developments, creating a complete
558 Neighborhood Collector circulation system and such linkage should be
559 designed to ensure safety of local streets. Through traffic on local
560 access streets should be discouraged. (T-9)
561
- 562 **CP-128** Metropolitan King County Government should establish park-and-ride
563 facilities in the East Sammamish Community Planning area. Park-and-
564 ride facilities should be built along 228th Avenue and/or adjacent to I-
565 90 and SR-202. The park-and-ride lots should be sited adjacent to and
566 connect with existing or proposed community or neighborhood centers
567 or within the employment center located around the intersection of E.
568 Lake Sammamish Parkway and SE 56th Street. Establishment of a site
569 near, but to the north of, I-90 should be high priority response to
570 current and anticipated I-90 access problems. (T-13)
571
- 572 **CP-129** Consistent with the King County Open Space Plan, the county shall
573 encourage establishment of an open space system in East Sammamish
574 and give priority to protecting recreational, cultural and natural and
575 sensitive areas such as shorelines, aquifer recharge areas, wildlife
576 habitat, historic properties, archaeological sites, scenic vistas and
577 community separators or greenbelts. The county may require lot
578 clustering within or adjacent to open space areas; linkages between
579 open spaces and may provide density bonuses or incentives to
580 developers who preserve significant open space or establish trails
581 beyond usually applied mitigation. (P-11)
582
- 583 **CP-130** Urban separators should be established to provide visual relief from
584 continuous development, provide important linkages for wildlife
585 habitat, and maintain a visual separation between distinct
586 communities. (P-17)
587
- 588 **CP-131** There are areas within the urban separators that are especially suitable
589 for trail connections for recreational use by present and anticipated
590 population. King County should develop a trail and/or parks system
591 utilizing the preserved open space within the urban separators. (P-18)
592
- 593 **CP-132** When the development of properties occurs in the East Sammamish
594 planning area, public access or easements should be required to
595 complete the development of a local trail system for those areas where
596 existing trails have historically been used by the public, or where the
597 King County Open Space Plan identifies proposed trail alignment for
598 regional and local trails. The Parks Division shall review the application
599 during the development review process. (P-23)
600

601 D. Northshore Policies

- 602 **CP-133** The north and east slopes of Norway Hill have an established
603 neighborhood character and limited future development potential.
604 They are, therefore, designated low density urban, 1 home per acre.
605 King County recognizes that extensive steep slopes and erosive soils at
606 the top of Norway Hill (above the 300-foot elevation mark) warrant
607 lower residential densities. (E-10)
608
- 609 **CP-134** The undeveloped area to the south of Metro's Brickyard Park and Ride
610 lot should retain its office-only designation in recognition of its
611 proximity to a major transportation corridor and the need for increased
612 employment opportunity in proximity to planned high-density
613 residential areas. (E-13)
614
- 615 **CP-135** King County, Snohomish County, the City of Bothell, and the City of
616 Woodinville should work on specific areas of mutual concern, such as
617 the Swamp Creek and Daniels Creek drainage basins, the SR-527
618 transportation corridor, the proposed regional facilities of the
619 University of Washington, and the future expansion of the City of
620 Bothell. (E-25)
621
- 622 **CP-136** Significant vegetation is a diminishing resource in the Northshore
623 community. Significant vegetation contributes significantly to
624 environmental quality, neighborhood character, and the quality of life
625 in Northshore. All new residential development shall retain significant
626 existing vegetation. Native vegetation should be utilized wherever
627 possible. (R-17)
628
- 629 **CP-137** New development must provide pedestrian connections to off-site
630 facilities such as existing trails, walkways, community facilities and
631 services, transit, schools and surrounding residential neighborhoods.
632 Pedestrian links should be provided internally in all new residential
633 development. Bicycle and equestrian links should be provided where
634 possible. (R-19)
635
- 636 **CP-138** King County recognizes the importance of existing mobile home parks
637 in providing affordable housing options. Mobile home parks outside of
638 the Woodinville and Kenmore commercial core areas are designated
639 for mobile home park uses, and shall be zoned appropriately.
- 640 • a. King County shall continue to examine the feasibility of
641 funding and developing a replacement mobile home park in north
642 King County for displaced mobile homes on county-owned or
643 privately owned sites.
 - 644 • b. King County should develop interlocal agreements with
645 the cities of Bothell, Redmond, Kirkland, Woodinville and Kenmore
646 for joint development of replacement parks to accommodate
647 mobile home owners if they are displaced from mobile home parks
648 within cities. (R-21)
649
- 650 **CP-139** Roadway improvements addressing the transportation needs in the
651 Sammamish Valley from the South Woodinville bypass to Northeast
652 124th Street should carefully preserve the rural character of the valley
653 as indicated by this and other adopted land use plans. Incorporating
654 roadway design characteristics, such as tree windbreaks and shoulders

- 655 instead of curb and gutter, will enhance this rural atmosphere. Access
656 from adjacent properties to the proposed Willows Road extension shall
657 be discouraged. Where access is necessary from adjacent properties,
658 access shall be consolidated. (T-11)
659
- 660 **CP-140** Transportation projects in Northshore should incorporate bicycle
661 friendly design, utilizing a variety of design techniques appropriate to
662 the particular project and right-of-way characteristics, including, but
663 not limited to, bicycle lanes, wide outside travel lanes, paved
664 shoulders, bicycle sensitive signal detectors, and appropriate signing.
665 Existing bicycle facilities should be preserved or enhanced when
666 general road improvements are made. Secure parking for bicycles
667 should be provided at activity centers throughout Northshore. (T-33)
668
- 669 **CP-141** Pedestrian and bicycle linkages are encouraged and should be
670 planned. There should also be a link for equestrian uses from
671 Hollywood Hill and NE 171st Street to the Sammamish River trail in the
672 vicinity of the South Woodinville CBD bypass. (W-14)
673
- 674 **CP-142** Protection of natural vegetation coverage at levels sufficient to
675 moderate surface water runoff and erosion and to protect the integrity
676 of stream channels should be required through special zoning
677 requirements, critical drainage basin requirements, or countywide
678 ordinance. When revegetation is required, appropriate native
679 vegetation should be used. (NR-4)
680
- 681 **CP-143** Unique geologic conditions in Northshore have resulted in hillsides that
682 have a high risk of large scale erosion. Increased on-site
683 retention/detention requirements in areas drainage over steep and
684 erosive slopes should be adopted and implemented as special zoning
685 requirements. (NR-9)
686
- 687 **CP-144** A community-wide trail system for pedestrians, equestrians, and
688 bicyclists should be developed. This trail system should connect
689 regional trails with local trails and walkways. (P-6)
690
- 691 **CP-145** When the development of properties occurs in the Northshore Planning
692 Area, public access or easements should be required to complete the
693 development of a local trail system. Adequate right-of-way should be
694 provided for trail use. To ensure that the provision of trail corridor
695 right-of-way does not result in a reduction in the number of permitted
696 building lots, the area within the trail right-of-way, not otherwise
697 credited as part of a road right-of-way dedication, should also be
698 credited toward the lot area of any proposed development. Trails
699 should connect to existing and proposed schools, parks, riding stables,
700 recreation areas and neighborhoods. (P9)
701
- 702 **CP146** King County should work closely with other jurisdictions and public
703 agencies to seek appropriate trail links between elements of the open
704 space system including, but not limited to the Burke-Gilman trail,
705 Sammamish River trail, and the Tolt Pipeline Trail. (P10)
706

707 **CP-147 Existing public access points to the Sammamish River should be**
708 **maintained and additional access points acquired and developed to**
709 **ensure the use of this river as trail corridor and fishing area. (P-11)**

710 III. Four Creeks / Tiger Mountain ((Area))

711 A. Background

712 The Four Creeks/Tiger Mountain Community Service Area consists of portions of the
713 following former Community Planning Areas: Newcastle, Tahoma Raven Heights, East
714 Sammamish and Snoqualmie. A large portion of the area incorporated as the City of
715 Newcastle and annexed in to the City of Issaquah. The Klahanie Annexation expanded
716 the City of Sammamish in 2016.

717
718 In 2014, the estimated population in the Four Creeks/Tiger Mountain CSA was
719 approximately 13,000. In 2010, there were 4,870 housing units in the CSA.

720
721 The Newcastle Community Plan commenced in 1978 and was adopted in May 1983.
722 The final adopted plan designated three sites for Master Planned Developments
723 (MPDs), but stipulated that only two MPDs could occur without an update of the
724 community plan. One MPD was approved by the county in the late 1980s. Bellevue
725 annexed Factoria and Newport Hills in 1993 and the City of Newcastle was incorporated
726 in 1994, so the noncity portion of the planning area's population fell 13 percent
727 between 1990 and 1994 even though the whole planning area was forecasted to grow
728 almost 18 percent between 1994 and 2010. The planning area also included some
729 areas designated Rural Area by either the 1985 or 1994 King County Comprehensive
730 Plans.
731

732 B. Newcastle Policies

733 **CP-201 King County supports the nomination of the Odd Fellows Cemetery and**
734 **counterbalance right-of-way to the National and State Registers of**
735 **Historic Places. (N-33)**

736
737 **CP-202 Limit grazing animal access to May Creek and its tributaries in order to**
738 **1) reduce water quality degradation from animal wastes, 2) reduce**
739 **bank collapse due to animals' hooves, and 3) allow shading vegetation**
740 **to reestablish along stream banks. (N-41)**
741

742 **CP-203** **May Creek is acknowledged as a regional asset and should be**
743 **protected. Thus, King County shall not increase zoning density on**
744 **lands that drain into May Creek (i.e. the May Valley Basin) without first**
745 **determining and implementing stormwater runoff mitigation necessary**
746 **to control flooding and siltation in May Creek.**

747 ~~((III.))~~ IV. Greater Maple Valley / Cedar
748 River ~~((Area))~~

749 The Greater Maple Valley/Cedar River Community Service Area encompasses portions
750 of the following former Community Planning Areas: Soos Creek, Tahoma Raven
751 Heights, Snoqualmie and East King County.

752
753 In 2014, the estimated population in the Greater Maple Valley/Cedar River CSA was
754 approximately 17,000. In 2010, there were 6,700 housing units in the CSA.

755 A. Background

756 The first Soos Creek Plateau Communities Plan (SCCP) commenced during the fall of
757 1975, and was adopted in November 1979. The process was controversial, partly
758 because Soos Creek served as a laboratory for several emerging planning concepts,
759 including a Rural Area land use designation implemented with zoning limiting
760 residential density to one home per five acres.

761
762 The Soos Creek Community Plan Update commenced in March 1988 and was adopted
763 in December 1991. In 1995 the City of Kent initiated annexation of a very large area
764 between it and Lake Meridian, intended to encompass most of its Potential Annexation
765 Area (PAA) within the planning area. The cities of Maple Valley and Covington have
766 commenced operating and assumed jurisdiction within their territories. The Panther
767 Lake annexation to the City of Kent occurred in 2010.

768
769 The Tahoma/Raven Heights Communities Plan (T/RH) commenced in August 1979 and
770 was adopted in October 1984. T/RH continued to apply the Growth Reserve and Rural
771 Area designations and zoning that emerged during the Soos Creek planning process.
772 The planning area is mostly unincorporated Rural Area or Forest Production District. In
773 the years prior to the Growth Management Act (GMA) the City of Black Diamond
774 completed one large annexation. A final Urban Growth Area for Black Diamond was
775 adopted as part of amendments following the 1994 King County Comprehensive Plan.

776
777 The planning area was affected by the incorporation of the City of Maple Valley in 1997.
778 The city includes most of the Urban Growth Area in the planning area.

779
780 In response to data and recommendations emerging while the Soos Creek Basin Plan
781 was being prepared, interim five acre zoning was applied to portions of the Jenkins and
782 Covington Creek watersheds in July 1989. An update to the plan covering about one-
783 fifth of the planning area was initiated in March 1991, and adopted in December 1991.
784 The area zoning was changed in some cases, but this action was based on the 1985
785 King County Comprehensive Plan and applicable basin plan policies, and did not result
786 in any changes to the 1984 plan's policies.

787 B. Soos Creek Policies

788 **CP-301** The continued viability and health of the Soos Creek planning area's
789 stream systems and the fisheries resources dependent upon them
790 should be assured through zoning, special zoning conditions and
791 development regulations. The intent of this policy is to control
792 densities along stream corridors identified by the Soos Creek Basin
793 Plan. This policy will be implemented through the Area Zoning by
794 placing rural and urban densities within 1/4-mile of significant stream
795 systems identified as Types 1, 2, and 3 waters according to the
796 Sensitive Areas Ordinance. (NR-1)
797

798 **CP-302** Lot coverage limitations for building shall be applied in all stream
799 corridors in urban designated areas of the Soos Creek basin and
800 classified R-1, urban stream protection special district overlay. Total
801 impervious surface should not exceed 8%, and total clearing of
802 forested vegetation should not exceed 30%. Reforestation to achieve
803 sites that are 70% forested should be required. (NR-1A)
804

805 **CP-303** New development should rehabilitate degraded wetlands and stream
806 channels and banks in the Soos Creek planning area's drainage's to
807 prevent further erosion and water quality problems. These areas
808 include, but are not limited to, May Creek, Garrison Creek, Molasses
809 Creek and Olsen Creek. Where conditions permit, the banks and
810 channels should be restored to a natural state. Where it has been
811 determined that additional standards may be appropriate to control
812 volume, these should be required for new development. (NR-3)
813

814 **CP-304** Within the Soos Creek basin, bare ground associated with clearing,
815 grading, utility installation, building construction, and other
816 development activity should be covered or revegetated between
817 October 1 and March 31 each year. Earth-moving and land-clearing
818 activity should not occur during this period within the Soos Creek basin
819 except for regular maintenance of public facilities and public agency
820 response to emergencies that threaten the public health, safety and
821 welfare. Landscaping of single-family residences, existing permitted
822 commercial forestry and mining activities and development sites with
823 approved and constructed drainage facilities that infiltrate 100 percent
824 of stormwater runoff should be exempt from these restrictions. (NR-8)
825

826 **CP-305** For new subdivisions in the Soos Creek basin Rural Area, a minimum of
827 20% of the property should be retained as a separate tract of
828 undisturbed indigenous vegetation. (NR-9)
829

830 **CP-306** All development within 660 feet of the top of the Cedar River Valley
831 and the Green River Valley walls, particularly along the bluffs south and
832 west of the Lea Hill plateau and within the Lake Heights area, should be
833 conditioned to avoid adverse impacts on the environment and risks to
834 life and property. (NR-14)
835

836 **CP-307** The Soos Creek Community Plan recognizes the importance of existing
837 mobile home parks in providing affordable housing options. Mobile
838 home parks in the urban areas of Soos Creek are designated for mobile
839 home park uses, and should be zoned appropriately. King County
840 should continue to examine the feasibility of funding and developing a
841 replacement mobile home park in south King County for displaced

- 842 mobile homes on county-owned or privately-owned sites. King County
843 should develop intergovernmental agreements with the cities of
844 Renton, Kent and Auburn for joint development of replacement parks
845 to accommodate mobile home owners if they are displaced from
846 mobile home parks within cities. (R-23)
847
- 848 **CP-308** Significant vegetation is a diminishing resource in the Soos Creek
849 community. Significant vegetation contributes significantly to
850 environmental quality, neighborhood character, and the quality of life
851 in Soos Creek. All new residential development shall retain significant
852 existing vegetation. Native vegetation should be utilized wherever
853 possible. (R-33)
854
- 855 **CP-309** Multifamily zoned land should not be converted to institutional and
856 commercial/office uses within the Soos Creek Planning Area. (C-5)
857
- 858 **CP-310** Equestrian crossings of arterials should be permitted only where they
859 do not greatly disrupt traffic. Where possible, these crossings should
860 be combined with pedestrian and bicycle crossings. There should be
861 no at grade equestrian crossings of SR-516, except at Lake Meridian.
862 (T-29)
863
- 864 **CP-311** Crest Airpark is an important local facility and should continue
865 operation at current levels of use. (F-15)
866
- 867 **CP-312** Because of noise and public safety concerns, low-density, single-family
868 development should be the primary land use allowed within Crest
869 Airpark's north flight path within 1/2-mile of the airport runway. (F-16)
870
- 871 **CP-313** All new subdivisions within 1/4-mile of Crest Airpark should include a
872 covenant. The covenant should state that the property owner and/or
873 resident recognize the existence of Crest Airpark, its value to the
874 community, and the noise and public safety aspects of living in
875 proximity to the airpark. (F-17)
876
- 877 **CP-314** The operation of Pacific Raceway is expected to continue indefinitely.
878 The area authorized for racetrack use shall be confined to maximize
879 protection of Soosette Creek and its riparian area. Any future
880 consideration of permits for its operation should be consistent with the
881 spirit and intent of the 1991 rules and conditions which regulate
882 operation of the facility. (F-18)
883
- 884 **CP-315** King County should give high priority to expanding the Big Soos Creek
885 trail by linking the City of Covington to the south and Fairwood Center
886 to the north to the existing trail system. (P-15)
887
- 888 **CP-316** King County should give high priority to linking the Green River and
889 Cedar River corridors. (P-16)
890

891 **CP-317** King County should coordinate with the City of Seattle, WSDOT, and
892 other jurisdictions to link major elements of the open space system
893 including the Cedar River, Lake Desire, Big Soos Creek, SR-18 and the
894 Green River trail systems. (P-18a)

895 C. Tahoma/Raven Heights Policies

896 **CP-318** Resource activities should be encouraged in areas where such activities
897 are not inconsistent with a rural atmosphere. In order to ensure
898 continued development of natural resources prior to the development
899 of the land for other purposes, extractive industries should be allowed
900 to locate in areas known to have deposits of minerals. Premature
901 urban/ suburban development should not be approved which
902 forecloses the opportunity to use the resources. (T/RH-28)

903
904 **CP-319** The demand from surrounding land uses and densities should not
905 exceed the capacity of the area's groundwater resources nor otherwise
906 cause deterioration of its quality. (T/RH-45)

907
908 **CP-320** Existing businesses which qualify as legal uses located at Highway 169
909 and Cedar Grove Road should be given the same land use map
910 designation as surrounding Rural Area or Natural Resource Land
911 properties, but recognized as Rural Businesses with neighborhood-
912 scale business zoning. Any such development should not be expanded
913 beyond the limits of the existing zoning of the specific parcel on which
914 it is currently located, and if the use is abandoned the zoning should be
915 redesignated to a Rural Area zone consistent with that applied to
916 surrounding properties.

917
918 **CP-321** King County supports annexation of the lands within the City of Black
919 Diamond's Urban Growth Area subject to the requirements of the Black
920 Diamond Urban Growth Area Agreement as adopted by Ordinance
921 12534. If the agreement is terminated, the affected lands under King
922 County jurisdiction shall be treated as follows:
923 a. Land within the designated Urban Growth Area shall be
924 redesignated to Rural and reclassified to the rural zoning in place
925 prior to the effective date of Ordinance 12534. This zoning shall
926 continue for a period of at least five years from the date of
927 reclassification.
928 b. The areas identified in the agreement as county open space shall
929 be maintained at the rural zoning in place prior to the effective
930 date of Ordinance 12534. This zoning shall continue for a period of
931 at least five years after the date of termination of the agreement.

932
933 **CP-322** King County supports expansion of the network of regional trails and
934 conservation of natural resource lands and environmentally sensitive
935 areas through community efforts such as the Rock Creek Valley
936 Conservation Plan and the Friends of Rock Creek.
937

938 **CP-323 King County supports efforts to protect and enhance open space and**
939 **ensure long-term habitat health and passive recreation opportunities in**
940 **the Middle Green River through community efforts such as the Middle**
941 **Green River Coalition.**

942 ~~((t))~~V. Southeast King County ~~((Area))~~

943 A. Background

944 The ~~((SE))~~ Southeast King County Community Service Area consists of the former
945 Enumclaw Community Planning Area and portions of the former Tahoma Raven
946 Heights, East King County and Soos Creek Community Planning Areas. The City of
947 Enumclaw is located within this CSA and the City of Black Diamond is surrounded by it
948 on three sides. The majority of this CSA is Rural Area and forested resource lands.
949

950 In 2014, the estimated population in the SE King County CSA was approximately
951 29,000. Of this total, 300 people were estimated to live in the Lower Green River area
952 and 28,000 people were estimated to live in the main CSA area. In 2010, there were a
953 total of 11,020 housing units in the CSA. Of this total, 102 were in the Lower Green
954 River area and 10,918 were in the main CSA area.
955

956 The Enumclaw Community Plan and Area Zoning were commenced in 1986-87 and
957 adopted in June 1990. The community plan refined boundaries between the Enumclaw
958 Plateau's Agricultural Production District and abutting Rural Areas and Forest
959 Production District, and designated the Urban Growth Area agreed to by King County
960 and the City of Enumclaw. The 1994 King County Comprehensive Plan reaffirmed the
961 Enumclaw Community Plan's land use designations.

962 B. Enumclaw Policies

963 **CP-401 All development within 660 feet of the top of the Green River valley**
964 **walls should be conditioned to avoid adverse impacts on the**
965 **environment and risks to life and property. (EN-12)**
966

967 **CP-402 King County should work with landowners on either side of SR-410**
968 **east of the City of Enumclaw to protect the scenic qualities of this**
969 **highway corridor. (EN-22)**
970

971 **CP-403 King County should work with Washington State Parks and Recreation**
972 **Commission and landowners on either side of the Green River Gorge to**
973 **protect the scenic qualities of the Green River Gorge conservation area.**
974 **(EN-23)**
975

976 Enumclaw's expansion area, like that of other Cities in the Rural Area, is shown on the
977 ~~((King County Comprehensive Plan))~~ Land Use Map.
978

979 **CP-404 King County should work with the City of Enumclaw to establish an**
980 **agreement guiding future annexations, including but not limited to the**
981 **following elements:**
982 **a. Commitment from the city to extend and maintain public services**
983 **to the area, including police, fire, transportation, sewer, water,**
984 **storm water management and general government services.**

- 985 b. Commitment from the city to provide a variety of residential
- 986 development at an overall density for unconstrained land of at least
- 987 four to eight units per acre.
- 988 c. Commitment from the city that the extension of public services to
- 989 meet the needs of future residents will maintain service levels to
- 990 existing city residents.
- 991 d. Commitment that the city will continue environmental protection
- 992 for sensitive areas, (including but not limited to flood plains, steep
- 993 slopes, wetlands, seismic and landslide hazard areas) at or above
- 994 King County standards.
- 995 e. Commitment from the city to use measures to buffer or protect
- 996 abutting forest or agriculture resource lands.
- 997 f. Commitment that the city will provide protection of historic sites
- 998 and areas equal to the county's Historic Preservation Ordinance.
- 999 g. Commitment by King County to consult with the city on public
- 1000 improvement standards, such as local road standards, drainage
- 1001 control requirements and transportation standards that will apply
- 1002 to development in expansion areas.
- 1003 h. Commitment by King County to notify the city of development
- 1004 proposals in the expansion area and to consult with the city to
- 1005 condition development approvals to mitigate adverse impacts on
- 1006 city services and to implement city plans, policies and standards.
- 1007 i. Commitment by King County to notify the city of development
- 1008 proposals in an impact area, which includes all lands within a one-
- 1009 mile radius of the expansion area, and to consult with the city
- 1010 where applicable to condition development approvals to mitigate
- 1011 adverse impacts on city services.
- 1012 j. Agreement on which jurisdiction will have responsibility for parks,
- 1013 roads, storm water or other public facilities after annexation.
- 1014 (EN-40)
- 1015
- 1016 **CP-405** Access to state park lands should be designed to minimize adverse
- 1017 traffic impacts on the Southeast Green Valley Road. (EN-56)
- 1018
- 1019 **CP-406** Any expansion of aircraft runway or hangar capacity in the Enumclaw
- 1020 planning area should be concentrated on or near the existing
- 1021 Enumclaw airport. Existing legally approved landing strips associated
- 1022 with low-density residential developments, such as Evergreen Sky
- 1023 Ranch, shall not be expanded. (EN-60)
- 1024
- 1025 **CP-407** Redevelopment of the Enumclaw landfill site should be subject to
- 1026 studies to assure public health and safety. If these studies determine
- 1027 that there is no threat to public health and safety the site's Rural Area
- 1028 designation may be changed to accommodate a public use such as a
- 1029 park or other facility without an amendment to the King County
- 1030 Comprehensive Plan. (EN-71)

1031 VI. Snoqualmie Valley ~~((—/—))~~ Northeast
1032 King County ~~((Area))~~

1033 ~~((The Snoqualmie Valley/NE King County Community Service Area includes the~~
1034 ~~Snoqualmie Community Planning Area as well as portions of the East Sammamish,~~
1035 ~~Fahoma Raven Heights and East King County Community Planning Areas. It surrounds~~

1036 the Cities of Snoqualmie, North Bend, Carnation, Duvall and Skykomish and their
1037 Potential Annexation Areas. These cities are within Urban Growth Boundaries while the
1038 vast majority of the CSA is Rural Area, Natural Resource Lands and unincorporated
1039 areas. Fall City is a Rural Town within this CSA.

1040
1041 In 2014, the estimated population in the Snoqualmie Valley/NE King County CSA was
1042 approximately 26,000. In 2010, there were 11,050 housing units in the CSA. East
1043 Sammamish policies are included in Section I. Bear Creek/Sammamish Area in this
1044 chapter.

1045 Background

1046 The Snoqualmie Valley Community Plan was initiated in April 1984, and adopted in
1047 August 1989. The process resulted in designation of the Snoqualmie Ridge Urban
1048 Growth Area for the City of Snoqualmie. The area was annexed by the City of
1049 Snoqualmie, and development is proceeding under an interlocal agreement as directed
1050 by the community plan. The 1994 King County Comprehensive Plan largely reaffirmed
1051 the Rural Area and Natural Resource Lands land use map designations of the
1052 community plan. Additionally, in this area, the Fall City Town Plan was updated in 2012
1053 through a planning process that involved members of the Fall City community.

1054 Snoqualmie Policies

1055 ~~CP-501 — King County, in cooperation with the Valley cities, and state and federal~~
1056 ~~agencies, should conduct a study of baseline conditions and cumulative~~
1057 ~~impacts of development on the Snoqualmie River's water quality, and~~
1058 ~~identify methods of equitably controlling these impacts. (SQP-1~~
1059 ~~through SQP-6)~~

1060
1061 ~~CP-502 — Wildlife populations in the Snoqualmie Valley planning area are~~
1062 ~~recognized as a regionally important resource and an important~~
1063 ~~characteristic of the area's rural character. Special studies should be~~
1064 ~~undertaken, in cooperation with the Washington State Department of~~
1065 ~~Wildlife, to identify wildlife populations at risk due to the land uses~~
1066 ~~allowed by the King County Comprehensive Plan and to develop~~
1067 ~~mitigation measures to protect the continued viability of the area's~~
1068 ~~wildlife populations. Should these studies indicate unmitigatable~~
1069 ~~impact affecting wildlife populations due to the land uses allowed by~~
1070 ~~the plan, a comprehensive plan amendment study will be undertaken~~
1071 ~~to provide for the continued existence of this valuable resource.~~
1072 ~~(SQP-17)~~

1073
1074 ~~CP-503 — Properties in erosion-prone drainage basins are subject to special~~
1075 ~~development conditions applied to protect the safety and property of~~
1076 ~~county residents through reducing or eliminating the occurrence of~~
1077 ~~gully formation and sever erosion. These conditions may include:~~
1078 ~~• a. — A drainage control plan;~~
1079 ~~• b. — Installation of drainage control features prior to any land~~
1080 ~~clearing, vegetation removal, site grading, road construction, or~~
1081 ~~utility installation; and~~
1082 ~~• c. — Runoff control requirements. (SQP-21)~~

1083
1084 ~~CP-504 — King County will oppose annexations to Snoqualmie Valley cities that~~
1085 ~~currently contain designated floodplain lands until interlocal~~

1086 ~~agreements have been enacted to advance the policies and standards~~
1087 ~~set forth in the comprehensive plan. (SQP-27)~~
1088

1089 ~~**CP-505** The Shoreline Environment designations of the King County Shoreline~~
1090 ~~Management Program should be consistent with comprehensive plan~~
1091 ~~land-use map designations and zoning. King County should initiate the~~
1092 ~~shoreline redesignation process consistent with K.C.C. 25.32.130.~~
1093 ~~(SQP-32)~~
1094

1095 ~~**CP-506** Until expansion areas are annexed, zoning for the expansion areas shall~~
1096 ~~be urban reserve at five acre densities with the exception of the~~
1097 ~~existing commercial/industrial area in the SE North Bend Way~~
1098 ~~expansion area, and the existing industrial area in the Snoqualmie~~
1099 ~~expansion area. (SQP-57)~~
1100

1101 Community plan policies SQP 58 to 61 referred to "expansion areas one and two,"
1102 reflecting the Snoqualmie Community Plan's attempt to phase growth of the valley
1103 cities. These phasing approaches were embodied in the interlocal agreement the
1104 county signed with the City of Snoqualmie; they may be reflected in the cities'
1105 comprehensive plans. The King County Comprehensive Plan simplifies the designations
1106 into one expansion area for each city.
1107

1108 ~~**CP-507** King County will support development within the Snoqualmie Valley~~
1109 ~~cities of Duvall, Carnation, Snoqualmie and North Bend and annexation~~
1110 ~~and development of lands within their expansion areas, when each city~~
1111 ~~demonstrates that its wastewater and storm water treatment systems~~
1112 ~~for the existing and proposed city jurisdiction will not degrade the~~
1113 ~~water quality of the Snoqualmie River and its tributaries. (SQP-58)~~
1114

1115 ~~**CP-508** King County will not support Snoqualmie Valley cities' annexations into~~
1116 ~~expansion areas until each city has adopted mechanisms to reduce~~
1117 ~~flood and channel migration hazards within its jurisdiction. (SQP-59)~~
1118

1119 ~~**CP-509** King County shall initiate an amendment to the King County~~
1120 ~~Comprehensive Plan if the cumulative impact of development of the~~
1121 ~~cities' expansion areas will reduce the quality of the Snoqualmie River~~
1122 ~~and its tributaries below the current "A and AA" standards. (SQP-61)~~
1123

1124 ~~**CP-510** King County shall support annexation of the expansion area only when~~
1125 ~~Carnation implements a long-term, nonstructural program to reduce~~
1126 ~~flood damages on floodplains land within its jurisdiction. (SQP-68)~~
1127

1128 ~~**CP-511** Achieving a long-term solution to flood damages within the City of~~
1129 ~~Snoqualmie is one of King County's highest priorities for this planning~~
1130 ~~area. (SQP-70)~~
1131

1132 ~~**CP-512** King County intends to assist the City of Snoqualmie to develop a~~
1133 ~~long-term solution and an implementation program which will reduce~~
1134 ~~the risk from flooding and channel migration in the city. (SQP-73)~~
1135

1136 ~~**CP-513** If the long-term solution to reducing the risk from flooding in the City~~
1137 ~~of Snoqualmie is determined to have basin-wide impacts, these impacts~~
1138 ~~shall be reviewed by the King County River and Floodplain~~
1139 ~~Management Program or its equivalent to identify any additional~~
1140 ~~mitigations that may be required. If the long-term solution to reducing~~

1141 ~~the risk from flooding is demonstrated to not have basin-wide impacts,~~
1142 ~~it should be implemented as soon as possible and would not require a~~
1143 ~~second, basin-wide, review of impacts and mitigations. (SQP-74)~~
1144

1145 ~~CP-514 — King County urges a public/private resource commitment to implement~~
1146 ~~a long-term solution to flooding in the City of Snoqualmie. (SQP-75)~~
1147

1148 Policies SQP-76 through 78 have been and continue to be implemented through an
1149 interlocal agreement. Most of the annexations referenced have taken place and are
1150 reflected in the expansion area boundaries for the City of Snoqualmie adopted in the
1151 King County Comprehensive Plan's Land Use Map.
1152

1153 ~~CP-515 — Until a long-term solution to preventing flood damages in the City of~~
1154 ~~Snoqualmie is agreed to by King County and the City of Snoqualmie,~~
1155 ~~King County will support annexations in expansion areas when~~
1156 ~~consistent with all appropriate policies herein and when higher~~
1157 ~~residential densities can be achieved, municipal services can be~~
1158 ~~provided, and river water quality will not be degraded. (SQP-77)~~
1159

1160 ~~CP-516 — Annexations of lands within the Phase 1 and Phase 2 additions to the~~
1161 ~~City of Snoqualmie's Urban Growth Area shall not occur until~~
1162 ~~completion of detailed planning, preparation and review of~~
1163 ~~project-level Environmental Impact Statement(s), and a determination~~
1164 ~~of required mitigations and amenities. The range of land uses to be~~
1165 ~~allowed and the mitigations and amenities to be required shall be~~
1166 ~~embodied in a binding Development Agreement between the City of~~
1167 ~~Snoqualmie and the owners of proposed annexation lands.~~
1168

1169 ~~CP-517 — The project-level Environmental Impact Statement(s) for lands within~~
1170 ~~the Phase 1 and Phase 2 additions to the City of Snoqualmie's Urban~~
1171 ~~Growth Area shall address aquifer recharge issues, and potential~~
1172 ~~impacts to the water quality and quantity of Lake Alice, private wells in~~
1173 ~~the Lake Alice and Snoqualmie Hills neighborhoods, and all streams~~
1174 ~~that flow off-site.~~
1175

1176 ~~CP-518 — Based on the findings of the Environmental Impact Statement(s), the~~
1177 ~~Development Agreement between the City of Snoqualmie and the~~
1178 ~~owners of proposed annexation lands in the Phase 1 and Phase 2~~
1179 ~~additions to the City of Snoqualmie's Urban Growth Area shall establish~~
1180 ~~a program for long-term monitoring of the water quality and quantity~~
1181 ~~of Lake Alice and the private wells in the Lake Alice and Snoqualmie~~
1182 ~~Hills neighborhoods, and of all streams flowing off-site.~~
1183

1184 ~~CP-519 — The Development Agreement shall also outline the remedies necessary~~
1185 ~~if the monitoring program leads to findings that development activities~~
1186 ~~on the annexation lands are the cause for adverse impacts to the water~~
1187 ~~quality and/or quantity of Lake Alice and the private wells in the Lake~~
1188 ~~Alice and Snoqualmie Hills neighborhoods, and of streams flowing~~
1189 ~~off-site. The owners of the annexation lands shall be responsible for~~
1190 ~~the monitoring program and correction of any impacts determined to~~
1191 ~~have been caused by their development activities. Remedies may~~
1192 ~~include connection to the public water system, or construction of~~
1193 ~~alternative wells.~~
1194

- 1195 ~~CP-520~~ — ~~The project-level Environmental Impact Statement(s) for lands within~~
1196 ~~the Phase 1 and Phase 2 additions to the City of Snoqualmie's Urban~~
1197 ~~Growth Area shall address traffic safety issues, with a focus on safety~~
1198 ~~concerns for rural homeowners dependent upon the southern stretch of~~
1199 ~~the Snoqualmie Parkway for access to their homes. A range of~~
1200 ~~alternatives to improve safety at the intersection of the Snoqualmie~~
1201 ~~Parkway and SE 96th Street, including signalization, road widening and~~
1202 ~~turn lanes shall be explored.~~
1203
- 1204 ~~CP-521~~ — ~~Annexations of lands within the Phase 1 and Phase 2 additions to the~~
1205 ~~City of Snoqualmie's Urban Growth Area shall be subject to updated~~
1206 ~~Comprehensive Water and Sanitary Sewer Plans to determine the full~~
1207 ~~range of improvements landowners within the annexation will be~~
1208 ~~required to provide.~~
1209
- 1210 ~~CP-522~~ — ~~A Drainage Master Plan shall be required for any new development of~~
1211 ~~lands within the Phase 1 and Phase 2 additions to the City of~~
1212 ~~Snoqualmie's Urban Growth Area. Stormwater facility design shall~~
1213 ~~adhere to the standards in the most recent update of the King County~~
1214 ~~Design Manual, or of the Snoqualmie Storm Drainage Plan, whichever~~
1215 ~~is the most stringent.~~
1216
- 1217 ~~CP-523~~ — ~~There shall be no road connections between the Phase 1 addition to the~~
1218 ~~City of Snoqualmie's Urban Growth Area and 356th SE in the~~
1219 ~~Snoqualmie Hills Planning Area, unless future analysis determines a~~
1220 ~~restricted emergency access is necessary for safety purposes.~~
1221
- 1222 ~~CP-524~~ — ~~There shall be no road connections between the Phase 2 addition to the~~
1223 ~~City of Snoqualmie's Urban Growth Area and Lake Alice Road, unless~~
1224 ~~future analysis determines a restricted emergency access for Lake Alice~~
1225 ~~residents is necessary for safety purposes.~~
1226
- 1227 ~~CP-525~~ — ~~To protect the rural character of the neighborhoods surrounding the~~
1228 ~~Phase 1 and Phase 2 additions to the City of Snoqualmie's Urban~~
1229 ~~Growth Area, the Phase 1 and Phase 2 areas shall include buffers to all~~
1230 ~~rural lands along their perimeter. The size and structure of each buffer~~
1231 ~~area shall be determined based on the characteristics of the land and~~
1232 ~~existing vegetation, and its ability to perform the following functions:~~
1233 ~~visual screening; noise reduction; and minimization of blow down.~~
1234 ~~Buffers may include constructed berms and new plantings if deemed~~
1235 ~~necessary and appropriate to perform the required functions.~~
1236
- 1237 ~~CP-526~~ — ~~King County supports the continued industrial use of Weyerhaeuser's~~
1238 ~~Snoqualmie Mill site and its annexation to the City of Snoqualmie.~~
1239 ~~(SQP-79)~~
1240
- 1241 ~~CP-527~~ — ~~King County will support annexations of land in North Bend's~~
1242 ~~expansion area when higher residential densities can be achieved,~~
1243 ~~municipal services can be provided, and river water quality will not be~~
1244 ~~degraded. (SQP-81)~~
1245
- 1246 ~~CP-528~~ — ~~Commercial and light industrial land uses are appropriate along SE~~
1247 ~~North Bend Way subject to special development conditions to mitigate~~
1248 ~~impacts. (SQP-82)~~
1249

1250 A map is included in Appendix A to Ordinance 12824 (p-suffix conversion ordinance)
1251 showing the application of p-suffix conditions to commercial and industrial properties
1252 on SE North Bend Way.

1253
1254 ~~**CP-529** Commercial and industrial zoned land (including potential commercial
1255 or potential industrial zoned land) within the City of North Bend's
1256 Urban Growth Area (UGA) are planned for nonretail, resource-based
1257 and highway-oriented uses. These uses shall be served by public
1258 sewers.~~

1259
1260 ~~**CP-530** The area between Tanner and the Edgewick Interchange, south of SE
1261 140th and north of I-90, is appropriate for nonretail commercial and
1262 light industrial land uses. Commercial and light industrial uses shall be
1263 limited to uses that do not impact ground water and are related to
1264 resource-based shipping, distributing and trucking-related industrial
1265 development. (SQP-84)~~

1266
1267 ~~**CP-531** Land uses adjacent to the Edgewick Interchange shall be limited to
1268 highway-oriented commercial uses that do not impact ground water,
1269 and serve the traveling public. (SQP-85)~~

1270
1271 ~~**CP-532** The area north of the Edgewick Interchange is appropriate for
1272 resource-based, shipping, distributing and trucking related industrial
1273 uses that do not impact ground water. (SQP-86)~~

1274
1275 The Fall City policies in this section were revised through a subarea planning process
1276 involving members of the Fall City community in 1998 and 1999. Through this planning
1277 process, the Citizens Advisory Committee identified the following elements that local
1278 residents value about their town:

- 1279 ● It is surrounded by agricultural and forest lands that are entirely rural;
- 1280 ● It has a pattern of development that has evolved over more than a century,
1281 which includes historic buildings and landmarks, an open spacing of streets and
1282 buildings, and locally owned businesses in a small-scale downtown;
- 1283 ● It is located in a unique geographic area formed by the confluence of two
1284 important salmon-bearing rivers, the Raging River and the Snoqualmie River, in
1285 an agricultural valley containing a number of other salmonid streams that are
1286 also important to the ecology of King County;
- 1287 ● It includes compatible home occupations and small-scale animal husbandry in
1288 harmony with residential neighborhoods;
- 1289 ● It provides rural-level street improvement (e.g., no traffic lights, no sidewalks
1290 outside the business district, and no street lights except as needed for public
1291 safety);
- 1292 ● It offers scenic vistas, open space, and rural and resource uses surrounding Fall
1293 City; and
- 1294 ● It has a small rural town identity.

1295
1296 ~~**CP-533** Fall City is an unincorporated rural town which shall have overall
1297 residential densities of one to four dwelling units per acre.~~

1298
1299 ~~**CP-534** All property within the downtown Fall City business district is zoned
1300 Community Business (CB) and is included within a designated Special
1301 District Overlay (SDO). Development within the SDO is permitted
1302 using an on-site septic system approved by the Seattle-King County
1303 Health Department. Development is also permitted using either an~~

- 1304 alternative wastewater disposal system approved by the Seattle-King
1305 County Health Department (such as a community drainfield) or a
1306 self-contained sewage conveyance and treatment system approved by
1307 the Department of Ecology, provided that:
1308 a. The selected system shall be designed and constructed to serve
1309 only properties located within the designated SDO;
1310 b. The business and commercial property owners in the SDO are
1311 responsible for the operation and maintenance of the selected system;
1312 c. The County's role should be to provide technical assistance in the
1313 development and implementation of the selected system;
1314 d. If the selected system fails, and to prevent a potential health
1315 hazard, requires connection to the King County regional wastewater
1316 system, any such sewer conveyance shall be tight-lined and shall under
1317 no circumstance be used to provide sewage disposal service to
1318 residential properties in Fall City, except as provided by policy R-508;
1319 and
1320 e. No costs to implement the selected system or to connect to the
1321 County's regional wastewater system shall be borne by properties
1322 outside the SDO. Funding from grants, loans and other outside sources
1323 may be used to help fund the system, and the County may assist in the
1324 pursuit of this additional funding;
1325
1326 **CP-535** — ~~The zoning for Fall City adopted in the 1999 Fall City Subarea Plan~~
1327 ~~reflects the community's strong commitment to its rural character,~~
1328 ~~recognizes existing uses, provides for limited future commercial~~
1329 ~~development, and respects natural features. Additionally, it recognizes~~
1330 ~~the current and long-term foreseeable rural level of utilities and other~~
1331 ~~public services for the area. The land use implications of a major~~
1332 ~~change in the water supply or a public health requirement for~~
1333 ~~community-wide wastewater collection and treatment may be~~
1334 ~~evaluated in a new community-based planning process; however this~~
1335 ~~does not mean that zoning will change to allow more intense~~
1336 ~~development beyond that adopted in the 1999 Fall City Subarea Plan.~~
1337 ~~The rural character of Fall City should be preserved.~~
1338
1339 **CP-536** — ~~Within the residential area of Fall City, compatible home occupations~~
1340 ~~and small-scale agricultural pursuits or similar rural land uses can~~
1341 ~~continue.~~
1342
1343 **CP-537** — ~~King County should work with the State of Washington and the Fall City~~
1344 ~~community to continue to make transportation improvements in Fall~~
1345 ~~City that will favor safe and pleasant pedestrian and other~~
1346 ~~nonmotorized links between downtown businesses, the residential~~
1347 ~~areas, and nearby King County Parks, and safe walkways to schools,~~
1348 ~~rather than rapid through traffic.~~
1349

- 1350 ~~CP-538~~ King County should expand the soft surface pedestrian, equestrian and
1351 bicycle trail opportunities serving the Fall City area. Trail route options
1352 serving the community shall be reviewed to include a route along the
1353 left bank levee easement directly adjacent to the Raging River,
1354 historically used by the public as a pedestrian, equestrian and bicycle
1355 trail. This historically used trail generally follows the "wildlife corridor"
1356 along the bank of the Raging River from 328th Way SE approximately
1357 NE to the Preston Fall City Road. The selected trail system for the Fall
1358 City area shall be identified in the King County Parks and Recreation
1359 trail system plan.
- 1360
- 1361 ~~CP-539~~ Zoning for the existing industrial and office areas adopted in the 1999
1362 Fall City Subarea Plan should be maintained but not expanded.
- 1363
- 1364 ~~CP-540~~ Land uses at freeway interchanges without existing commercial or
1365 industrial development, and outside rural neighborhoods and Cities in
1366 the Rural Area, are designated rural residential to support development
1367 in rural neighborhoods and Cities in the Rural Area, and to preserve the
1368 scenic nature of the corridor. (SQP-98)
- 1369
- 1370 ~~CP-541~~ New development at the Exit 22 Interchange shall not expand beyond
1371 the area designated in this plan and shall not adversely impact
1372 surrounding rural residential areas. All uses should be planned and
1373 sited to use long-term onsite waste disposal systems. (SQP-99)
- 1374
- 1375 ~~CP-542~~ The existing two acres of land currently zoned for commercial use at
1376 Preston (Exit 22) is recognized, but no additional land for commercial
1377 uses is designated. (SQP-100)
- 1378
- 1379 ~~CP-543~~ The presence of the Snoqualmie Tribe in the planning area has
1380 important historic and cultural significance for the Puget Sound region.
1381 The following places, recognized by the tribe as historically, culturally
1382 and archeologically important, should be considered for inclusion in
1383 the King County historic sites survey, and designation to local and/or
1384 national register of historic places. The tribe recognizes the following
1385 areas as culturally significant:
- 1386 a. ~~Snoqualmie Falls;~~
- 1387 b. ~~The banks of the Snoqualmie River between the falls and the three~~
1388 ~~forks confluence area;~~
- 1389 c. ~~Fall City Indian Cemetery;~~
- 1390 d. ~~Banks at the confluence of Snoqualmie and Raging Rivers;~~
- 1391 e. ~~Banks at the confluence of Snoqualmie and Tolt Rivers;~~
- 1392 f. ~~Fall City Park (site of John Sanawa's Council House and the first~~
1393 ~~white school);~~
- 1394 g. ~~Mt. Si; and~~
- 1395 h. ~~Granite outcropping used as a quarry between North Bend and the~~
1396 ~~City of Snoqualmie on SR-202. (SQP-122)~~
- 1397
- 1398 ~~CP-544~~ King County recognizes the spiritual, historic, cultural and recreational
1399 value of the Snoqualmie Falls. Any development adjacent to
1400 Snoqualmie Falls shall be designed and sited to protect these values.
1401 (SQP-123)
- 1402
- 1403 ~~CP-545~~ Because of the spiritual significance of the area at the base of the falls
1404 to the various tribes in the Puget Sound region, this area of the falls

- 1405 ~~should remain free of development and open for public access.~~
1406 ~~(SQP-124)~~
1407
- 1408 ~~CP-546 The community of Preston is a significant cultural and historic reminder~~
1409 ~~of the planning area's roots in the logging industry. The existing land~~
1410 ~~use designation shall be maintained, and new development should~~
1411 ~~respect the existing character of the community. (SQP-125)~~
1412
- 1413 ~~CP-547 The industrial area adjacent to the Rural Neighborhood of Preston shall~~
1414 ~~be recognized with appropriate zoning for industrial uses. This area is~~
1415 ~~designated for industrial uses to recognize existing industrial use and~~
1416 ~~vested applications for new industrial development.~~
1417
- 1418 ~~The boundaries of this industrial area are permanent. No expansion of~~
1419 ~~the designated industrial area will be permitted, and any effort to~~
1420 ~~expand its boundaries is recognized as contrary to the Growth~~
1421 ~~Management Act, including the 1997 amendments.~~
1422
- 1423 ~~Any industrial development or redevelopment in the designated~~
1424 ~~industrial area (excluding reconstruction in the event of accidental~~
1425 ~~damage or destruction, or tenant improvements entirely within the~~
1426 ~~building structures) shall be conditioned and scaled to maintain and~~
1427 ~~protect the rural character of the area as defined in RCW~~
1428 ~~36.70A.030(14) and to protect sensitive natural features.~~
1429
- 1430 ~~New industrial development or redevelopment (excluding structures~~
1431 ~~and site improvements that existed or are vested by applications as of~~
1432 ~~May 24, 1996, or tenant improvements entirely within building~~
1433 ~~structures), on lots not subject to restrictions and conditions consistent~~
1434 ~~with those reflected in Recording No. 9708190805 must be dependent~~
1435 ~~upon being in the Rural Area and must be compatible with the~~
1436 ~~functional and visual character of rural uses in the immediate vicinity~~
1437 ~~and must not encourage or facilitate conversion or redesignation of~~
1438 ~~nearby Rural and Rural Neighborhood lands to commercial, industrial~~
1439 ~~or urban uses.~~
1440
- 1441 ~~The boundaries of this industrial area shall be those properties within~~
1442 ~~the Preston Industrial Water System, as set by King County Ordinance~~
1443 ~~5948, with the exception of parcel #2924079054.~~
1444
- 1445 ~~CP-548 King County supports efforts of the community of Preston to achieve~~
1446 ~~recognition of its historical and cultural significance. Its historic~~
1447 ~~character should be maintained through designation as an historic area.~~
1448 ~~(SQP-126)~~
1449
- 1450 ~~CP-549 The King County Historic Sites Survey should be updated to include~~
1451 ~~additional sites identified by the Preston Heritage Committee.~~
1452 ~~(SQP-127)~~
1453
- 1454 ~~CP-550 The development of a regional railroad museum in the Snoqualmie area~~
1455 ~~is encouraged to promote understanding of the regional significance of~~
1456 ~~railroads in the settlement and development pattern of Washington~~
1457 ~~State. (SQP-128)~~
1458

- 1459 ~~CP-551~~ ~~King County shall put high priority on the acquisition and development~~
1460 ~~of a regional trail system linking the Snoqualmie Valley planning area~~
1461 ~~to other parts of the county. (SQP-143)~~
1462
- 1463 ~~CP-552~~ ~~King County supports designation of the Middle Fork of the~~
1464 ~~Snoqualmie River under either the national or state Wild and Scenic~~
1465 ~~River program. (SQP-151)~~
1466
- 1467 ~~CP-553~~ ~~King County supports evaluation of the North Fork of the Snoqualmie~~
1468 ~~River and the main stem of the Tolt River under either the national or~~
1469 ~~state Wild and Scenic River program. (SQP-152)~~
1470
- 1471 ~~CP-554~~ ~~King County shall assist the City of North Bend, when requested, to~~
1472 ~~develop a long-term solution and an implementation program which~~
1473 ~~will reduce the risk from flooding and channel migration in the city:))~~

1474 A. Plan History

1475 The history of prior plans for Snoqualmie Valley/Northeast King County is as follows:

- 1476
- 1477 • **Snoqualmie Valley Community Plan (1989).** The Snoqualmie Valley Community
1478 Plan, initiated in April 1984 and adopted in August 1989, was developed with the
1479 assistance of an advisory committee composed of local residents and property
1480 owners, in addition to representatives of the cities of Duvall, Carnation, Snoqualmie,
1481 and North Bend.² The Snoqualmie Valley planning area covered 400 square miles
1482 (south of Snohomish County, east of Bear Creek and East Sammamish areas, north
1483 of Tiger Mountain and Rattlesnake Ridge, and west of the Cascade Mountains). The
1484 plan was rescinded almost a decade later, in 1998, due to the passage of the
1485 Washington State Growth Management Act in the early 1990s.³ At that time, some
1486 key policies from the 1989 plan that were consistent with the Growth Management
1487 Act were incorporated into the King County Comprehensive Plan. These policies
1488 remained in this chapter of the Comprehensive Plan through 2024 but, with the
1489 adoption of the Snoqualmie Valley/Northeast King County Subarea Plan, they have
1490 since been removed from the chapter.
 - 1491
 - 1492 • **Fall City Subarea Plan (1999).** From August of 1998 through March of 1999, an
1493 eleven-member advisory committee of community members helped develop
1494 recommendations for the Fall City Subarea Plan, which was adopted by the County
1495 in 1999.⁴ The Fall City Subarea Plan revisited land use designations, town
1496 boundaries, and Comprehensive Plan policies regarding Fall City that grew out of
1497 the 1989 Snoqualmie Valley Community Plan, which included Fall City.
 - 1498
 - 1499 • **Amendments to the Fall City Subarea Plan (2012).** The 1999 Fall City Subarea
1500 Plan was updated in 2012⁵ through a planning process that involved members of
1501 the Fall City community. The Fall City Subarea Plan was repealed in 2024 and
1502 replaced by the Snoqualmie Valley/Northeast King County Subarea Plan, which
1503 includes the Fall City community.

² Ordinance 9118

³ Ordinance 13273

⁴ Ordinance 13875

⁵ Ordinance 17485

1504
1505 In December 2024, the County adopted the Snoqualmie Valley/Northeast King County
1506 Subarea Plan, which replaces the policies in the 1999 Fall City Subarea Plan. The 2024
1507 subarea plan (bound as a separate document) is adopted as an element of the King
1508 County Comprehensive Plan.

1509 B. Vision & Guiding Principles

1510 Community Vision Statement

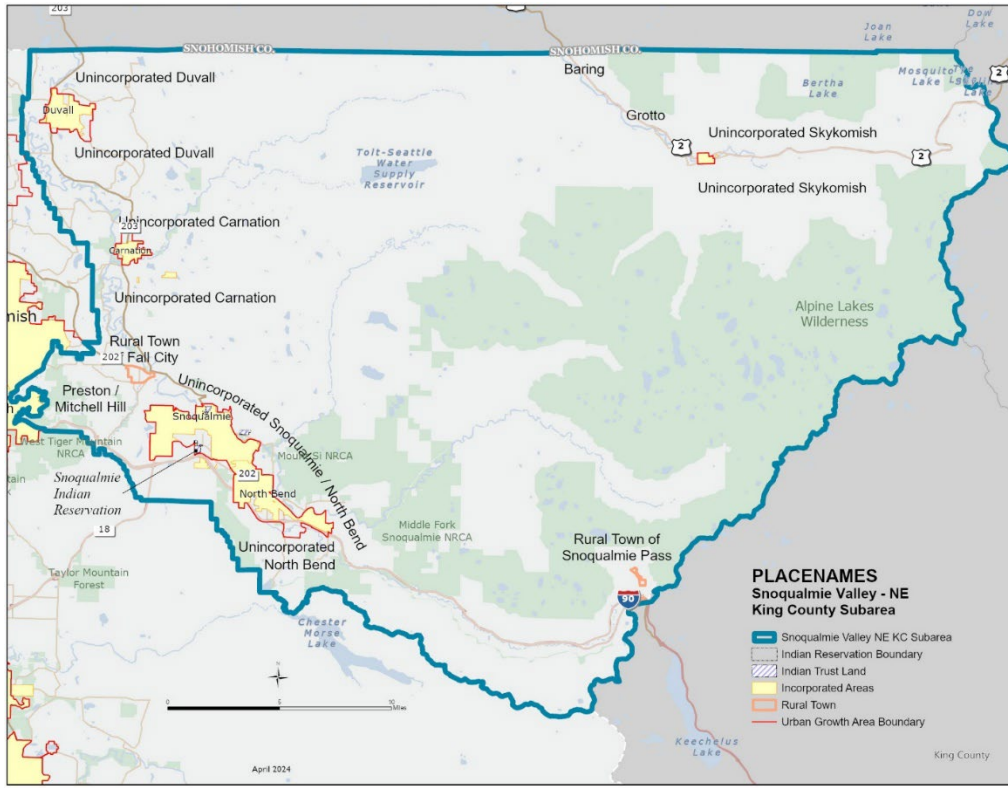
1511 Snoqualmie Valley/Northeast King County are characterized by strong rural
1512 communities with distinct cultures and histories, where people and businesses are
1513 thriving, the natural environment and agricultural lands are conserved and protected,
1514 farms are preserved, the community is resilient to climate change, and services and
1515 programs are accessible to residents in a way that preserves each community's unique
1516 rural character.

1517 Guiding Principles

1518 The following guiding principles support the community vision and were used by the
1519 County to inform and direct the development of the Subarea Plan. These guiding
1520 principles express the community's sentiments around a range of community issues
1521 discussed during the planning process.

- 1522 a. Conserve and protect forests, rivers, lakes, and open spaces.
- 1523 b. Conserve and protect the subarea's working farmlands by protecting
1524 agricultural lands and supporting local farmers, farmworkers ranchers, and
1525 growers.
- 1526 c. Encourage and protect a range of housing choices for all.
- 1527 d. Promote economically and environmentally sustainable local businesses
1528 and organizations across the subarea and support the business districts of
1529 the Fall City and Snoqualmie Pass Rural Towns.
- 1530 e. Preserve cultural and historic resources and landmarks.
- 1531 f. Enhance the relationship between King County and the Tribes by centering
1532 Tribal needs, land stewardship, and treaty rights.
- 1533 g. Preserve the unique rural character across the subarea in commercial areas
1534 and residential communities in a manner that increases quality of life for
1535 residents
- 1536 h. Support transit and transportation options, including active transportation
1537 and recreation, consistent with rural levels of service.
- 1538 i. Support programs, organizations, and services for youths, people aged 62
1539 years and older, veterans, and others to build community connections.
- 1540 j. Promote communities that are resilient to natural hazards and climate
1541 change, and support communities affected by related disasters.

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VII. Vashon-Maury Island ((Community Service Area))

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A. Plan History

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1548 In 2016, the Vashon-Maury Island Community Service Area Subarea Plan was initiated as
 1549 King County's first plan developed under its reconfigured subarea planning program.
 1550 The recent history of prior Vashon-Maury Island community plans is as follows:

1551

- 1552 • **1986 Vashon Community Plan.** This Island-wide plan was adopted in 1986,⁶ but
 1553 was then rescinded over a decade later, in 1998,⁷ due to the passage of the
 1554 Washington State Growth Management Act in the early 1990s. At that time, some
 1555 key policies from the 1986 plan that were consistent with the Growth Management
 1556 Act were incorporated into the King County Comprehensive Plan. These policies
 1557 remained in this chapter of the Comprehensive Plan through 2016 but, with the
 1558 adoption of the 2017 Vashon-Maury Island Community Service Area Subarea Plan,
 1559 they have since been removed from the chapter.

1560

⁶ Ordinance 7837

⁷ Ordinance 13273

- 1561 • **1996 Vashon Town Plan.**⁸ This plan focused on a smaller geography, the Rural
1562 Town, and was developed consistent with the Growth Management Act. The 1996
1563 Town Plan remained active through 2017 but, with the adoption of the 2017
1564 subarea plan, it has since been repealed.
1565

1566 The Island-wide 2017 Vashon-Maury Island Community Service Area Subarea Plan
1567 updates these prior policies and consolidates them into a single document that aims to
1568 retain community priorities while eliminating outdated and/or accomplished items.
1569 Policies and actions that are carried forward are re-assessed and re-prioritized for
1570 implementation. The 2017 subarea plan (bound as a separate document) is adopted as
1571 an element of the King County Comprehensive Plan.

1572 **B. Vision & Guiding Principles**

1573 *Vashon-Maury Island Vision*

1574 The Vashon-Maury Island Community Service Area Subarea Plan envisions a healthy,
1575 rural environment and reflects the following values identified by the community during
1576 plan development:

- 1577 • Independence and self-sufficiency
- 1578 • Natural environment
- 1579 • Equity and diversity
- 1580 • Island history
- 1581 • Creativity and self-expression
- 1582 • Sustainable local employment
- 1583 • Community collaboration

1584
1585 These values are exhibited and sustained through ten guiding principles:

- 1586 • Maintain the rural character of Vashon-Maury Island
- 1587 • Encourage and protect the diversity of neighborhoods and affordable housing
1588 choices for all
- 1589 • Guide limited growth on Vashon-Maury Island and ensure development does
1590 not over-extend basic services, public safety, and infrastructure
- 1591 • Plan the Rural Town of Vashon as the mixed-use and vibrant center of the
1592 community
- 1593 • Preserve and protect native habitats, groundwater, shorelines, open space and
1594 sensitive areas for present and future generations
- 1595 • Protect agricultural lands and support Island farmers and growers
- 1596 • Provide a balanced and integrated multimodal transportation system that
1597 reflects environmental, economic, and social considerations
- 1598 • Preserve historic, archeological, and cultural resources

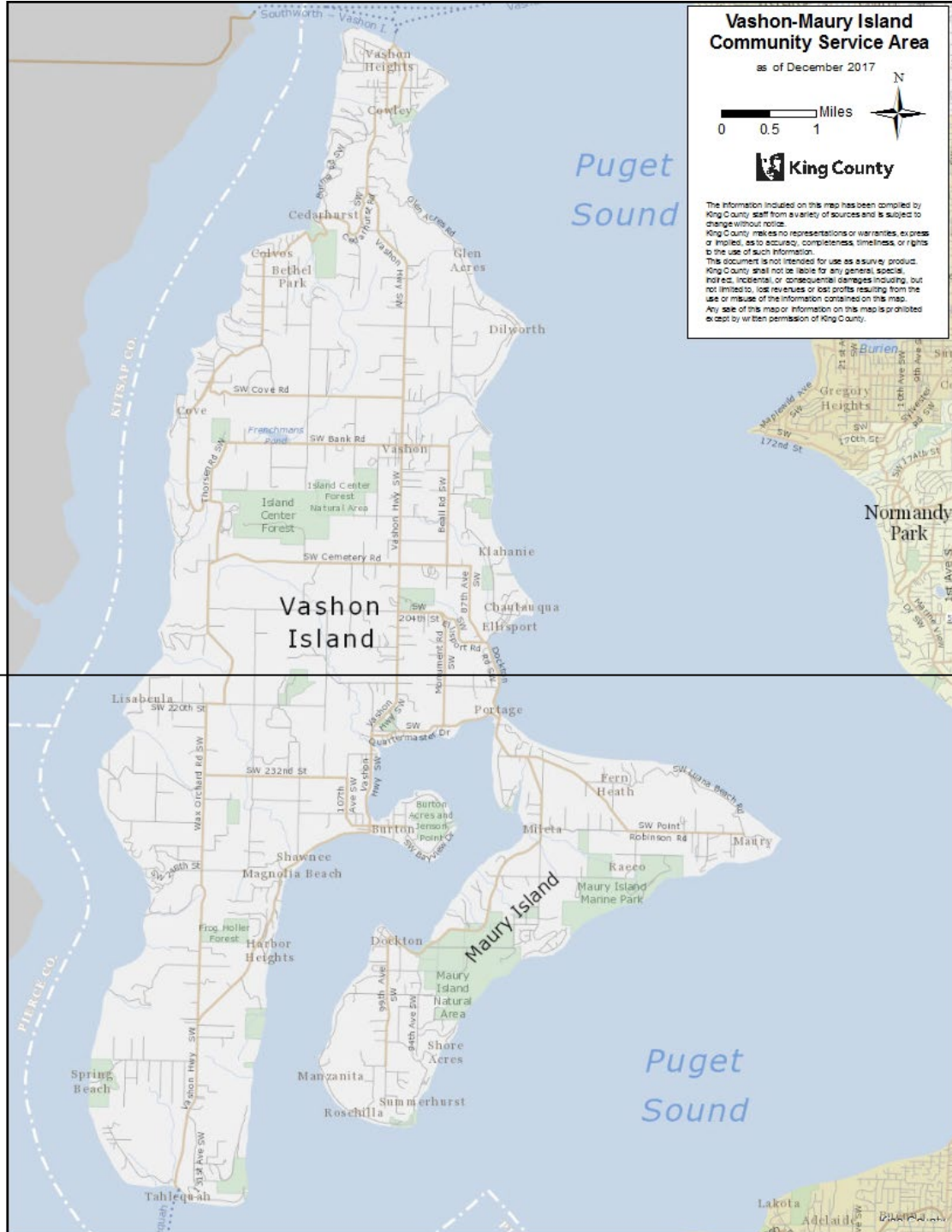
⁸ Ordinance 12395

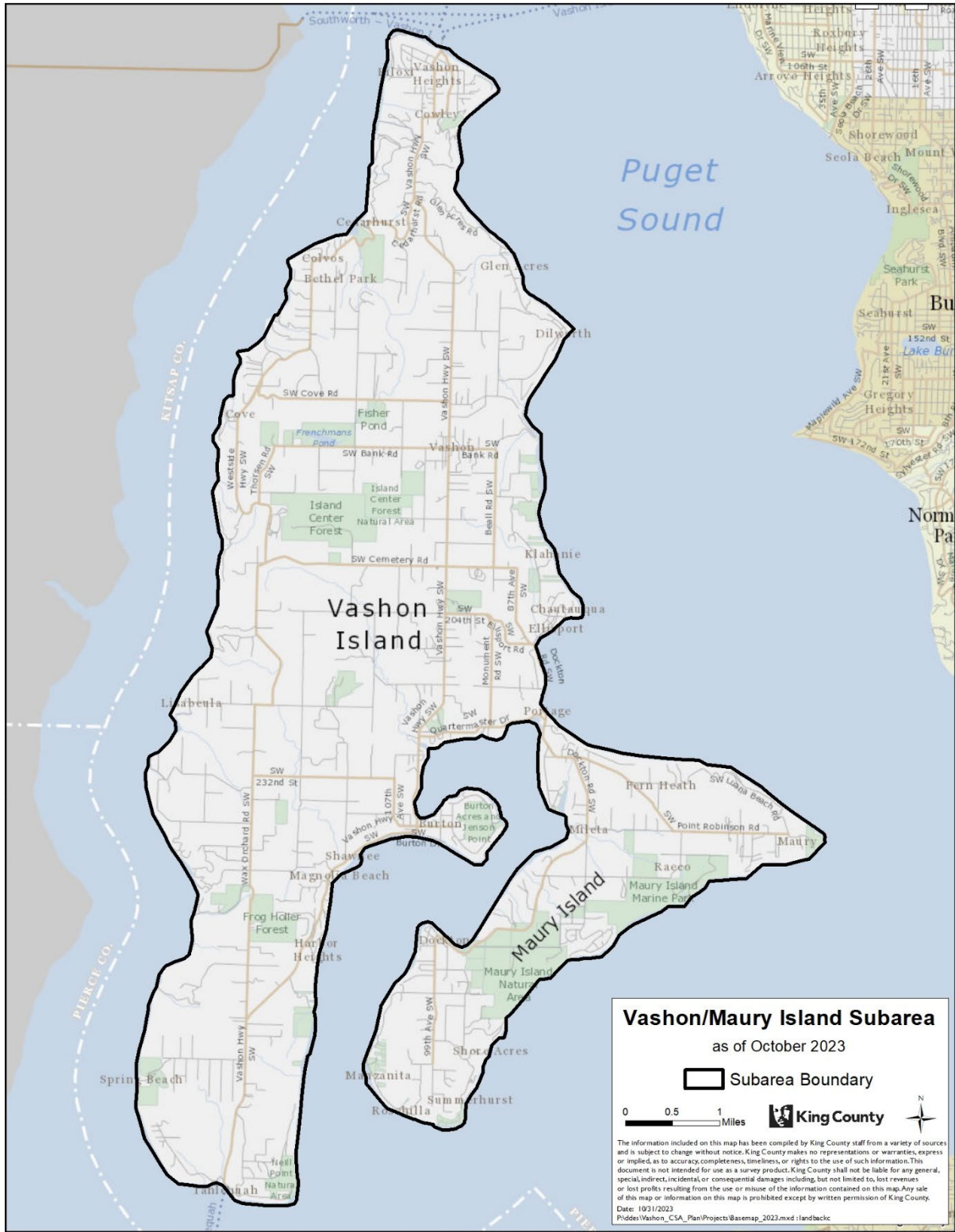
((2016)) 2024 King County Comprehensive Plan - ((updated December 6, 2022)) Adopted TBD Attachment A to Ordinance ((18427, as amended by Ordinances 18623, 18810, 19034, 19146, and 19555)) xxxxx (Proposed Ordinance 2023-0440)

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- Promote an environment where all people can be physically active, eat nutritious food, and live in safe and healthy places
- Support and foster a diverse, dynamic, and sustainable rural economy





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VIII. West King County Area

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A. Background

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

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

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~~((Background))~~

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

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~~((A.))~~ IX. East Federal Way Potential Annexation Area

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

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~~((B.))~~ X. Fairwood and East Renton Potential Annexation Areas

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Fairwood and East Renton are adjacent to the City of Renton and are within the city's potential annexation area. Over the past decade, small portions (typically at the subdivision scale) have annexed to the city in a piecemeal fashion. The Fairwood area has approximately 23,000 residents. The Fairwood area was completely within the

1645 historical Soos Creek Planning Area, which is now part of both the Greater Maple
1646 Valley/Cedar River and the West King County Community Service Areas. This means
1647 that the general annexation policies in the comprehensive plan, as well as the Greater
1648 Maple Valley/Cedar River area policies are relevant to this area.
1649

1650 The East Renton area has approximately 6,500 residents. The East Renton area was
1651 completely part of the historical Newcastle Planning Area, which is now part of both the
1652 Four Creeks/Tiger Mountain and West King County Community Service areas. This
1653 means that the general annexation policies in the comprehensive plan, as well as the
1654 Four Creeks/Tiger Mountain area policies are relevant to this area.

1655 ((€.)) XI. North Highline Potential 1656 Annexation Area((s))

1657 A. Plan History

1658 The history of prior plans for the North Highline subarea is as follows:

- 1659 • **1976 SeaTac Communities Plan.** The adoption of the SeaTac Communities Plan
1660 pre-dated adoption of the Growth Management Act.
- 1661 • **1977 Highline Community Plan and 1981 Area Zoning.** In 1977, King County
1662 adopted the Highline Community Plan,⁹ which covered a large area of then-
1663 unincorporated King County that today includes the Cities of Burien, Des Moines,
1664 Normandy Park, and SeaTac in addition to the currently unincorporated North
1665 Highline neighborhoods of White Center and Glendale. The plan was
1666 supplemented in 1981 by an Area Zoning Plan,¹⁰ which implemented zoning
1667 consistent with the land use policies of the Highline Community Plan.
- 1668 • **1994 White Center Community Action Plan and Area Zoning.** In 1994, King
1669 County augmented the Highline Community Plan with the adoption of the White
1670 Center Community Action Plan and Area Zoning (Action Plan),¹¹ a community
1671 planning document that implemented new zoning for White Center, in addition to
1672 establishing goals in the areas of health and human services, economic and
1673 community development, and environmental protection. The Action Plan was
1674 designed as a six- to ten-year plan for the area and incorporated as part of the 1994
1675 King County Comprehensive Plan.¹²
1676

1677 In December 2022, the County adopted the North Highline Community Service Area
1678 Subarea Plan, which replaces the policies in the 1994 White Center Community Action
1679 Plan. The 2022 subarea plan (bound as a separate document) is adopted as an element
1680 of the King County Comprehensive Plan.

⁹ Ordinance 3530

¹⁰ Ordinance 5453

¹¹ Ordinance 11568

¹² Ordinance 13273 removed references to community plans, including the Highline Community Plan, which in effect repealed the Community Plan; however, the Action Plan remained active.

1681 **B. Vision and Guiding Principles**

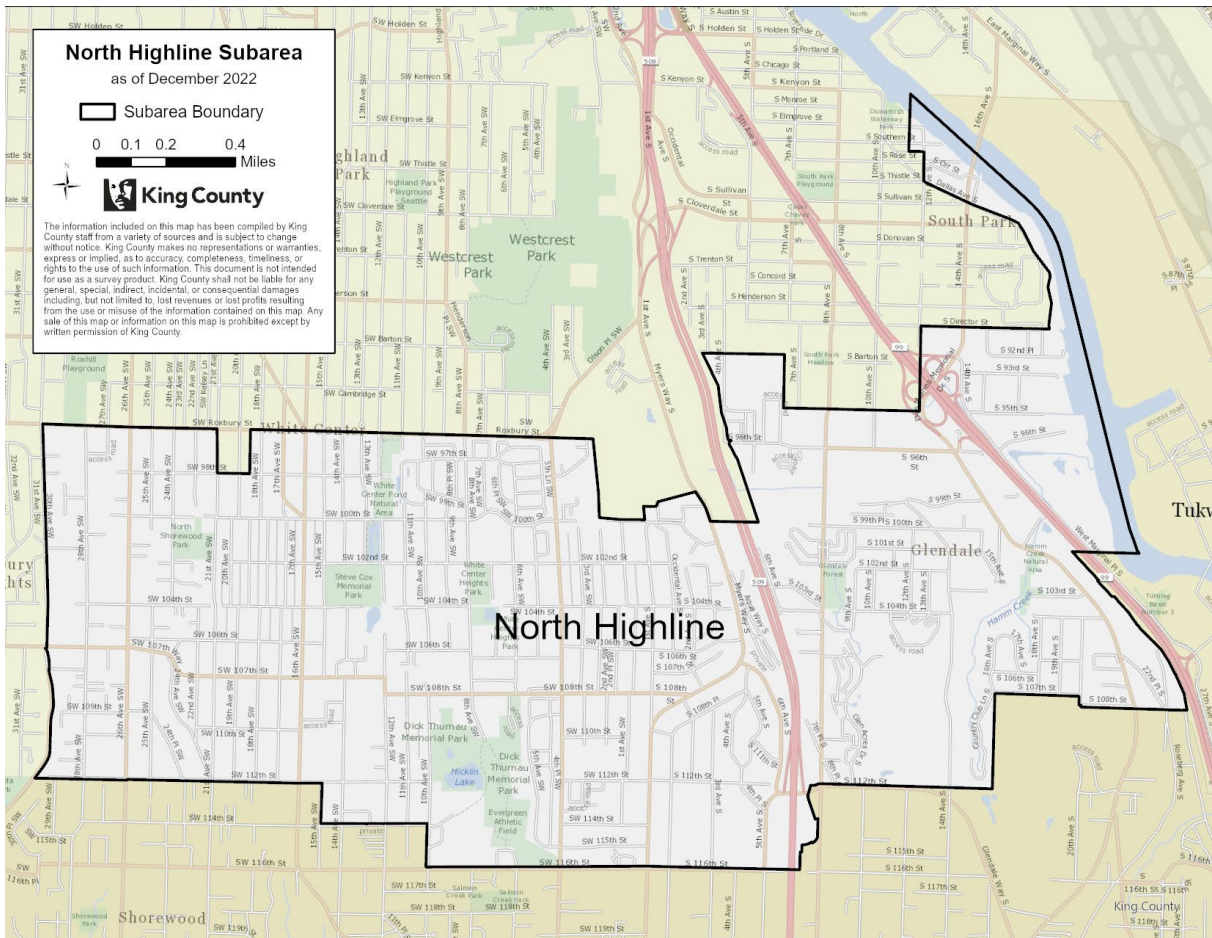
1682 *North Highline Vision*

1683 Residing on the traditional land of the Duwamish people, North Highline celebrates its
1684 ethnic diversity, intergenerational roots, and our ongoing inclusivity of diverse families
1685 and individuals, especially those most isolated and vulnerable. We call out race and
1686 place-based inequities and are committed to dismantling systems of power, privilege,
1687 and racial injustice. With mutual support and respect, we value and live out our
1688 brilliance and power through community-led initiatives, creating thoughtful
1689 development without displacing longtime residents and small business owners, forming
1690 and owning the policies that impact us, and building our individual and collective
1691 wealth, health, and ~~((well-being))~~ wellbeing.
1692

1693 *Guiding Principles*

1694 The following guiding principles support the community vision and were used by the
1695 County to inform and direct the development of the Subarea Plan. The guiding
1696 principles were developed based on several years of dialogue and work with the
1697 community on the Subarea Plan, drawing from other community-led or focused efforts
1698 in North Highline. They express the community's sentiments around a range of
1699 community issues discussed during the planning process.

- 1700 a. We are proud of our community and continue to share our collective history with
1701 others and to invest in this place, our home for current residents and their future
1702 generations.
- 1703 b. We support community investments and programs that reduce the risks and
1704 mitigate the impacts, of residential, economic, and cultural displacement.
- 1705 c. We live in thoughtfully designed housing and commercial spaces where inter-
1706 generational households and legacy businesses can stay and where affordability
1707 and ownership are realized.
- 1708 d. We support a thriving and equitable economy, with racially and ethnically diverse,
1709 community-minded small business owners, entrepreneurs, and employers.
- 1710 e. We support residents, especially children, youths, and young adults, with services
1711 and resources they and their families need to succeed.
- 1712 f. We promote the development of community-desired amenities to improve
1713 aesthetics, enrich the community's diverse physical and cultural assets, and support
1714 gathering together as a community.
- 1715 g. We support regulations and investments that result in a safe, secure, and healthy
1716 community and compatible development.
- 1717 h. We support residents growing their work interests, skills, and wages.
- 1718 i. We enjoy neighborhoods with accessible and safe streets, roads, and alleyways,
1719 with well-connected hiking and biking trails.
- 1720 j. We can access jobs and amenities in the region and in our community without
1721 relying on automobiles.



1722

((D.)) XII. Skyway-West Hill Potential Annexation Area

1723

1724

A. Plan History

1725

1726 The history of prior plans for the subarea is as follows:

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- **1994 West Hill Community Plan.** The West Hill Community Plan was adopted by King County in 1993. While prepared in conformance with the Growth Management Act it predated the adoption of the 1994 King County Comprehensive Plan.

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- **Community-led Skyway-West Hill Action Plan.** In 2014 and 2015, the County provided technical assistance to a community-led effort to update some elements of the Community Plan. This community-led effort resulted in the development of the Skyway-West Hill Action Plan, or SWAP. The SWAP was proposed as an addendum to the existing Community Plan as part of the 2016 Comprehensive Plan update, but the County ultimately did not adopt the SWAP. Instead, the County, reinitiated its Subarea Planning Program, and committed to work with the community to complete a ((Community Service Area)) Subarea Plan.

- 1739 • **Skyway-West Hill Land Use Strategy, Phase 1 of the Skyway West Hill Subarea**
1740 **Plan.** As part of the 2020 Comprehensive Plan update, the County adopted a Land
1741 Use Strategy, Phase 1 of the Skyway-West Hill Subarea Plan, that outlined the
1742 potential policy and implementation steps for land use development in Skyway-
1743 West Hill. The Land Use Strategy called for the County to continue working with the
1744 community to develop the Skyway-West Hill Community Service Area Subarea Plan.
1745
1746 In December 2022, the County adopted the Skyway-West Hill Community Service Area
1747 Subarea Plan, which replaces the West Hill Community Plan and the Land Use Strategy.
1748 The 2022 subarea plan (bound as a separate document) is adopted as an element of the
1749 King County Comprehensive Plan.

1750 **B. Vision & Guiding Principles**

1751 *Skyway-West Hill Vision*

1752 Skyway-West Hill will grow into a vibrant, walkable neighborhood where housing is
1753 affordable and local, community-based businesses are thriving. Skyway-West Hill will be
1754 an ethnically diverse and civically engaged community where the collective voice,
1755 wisdom, and expertise of its residents and business owners are vital in ongoing civic
1756 decision-making.
1757

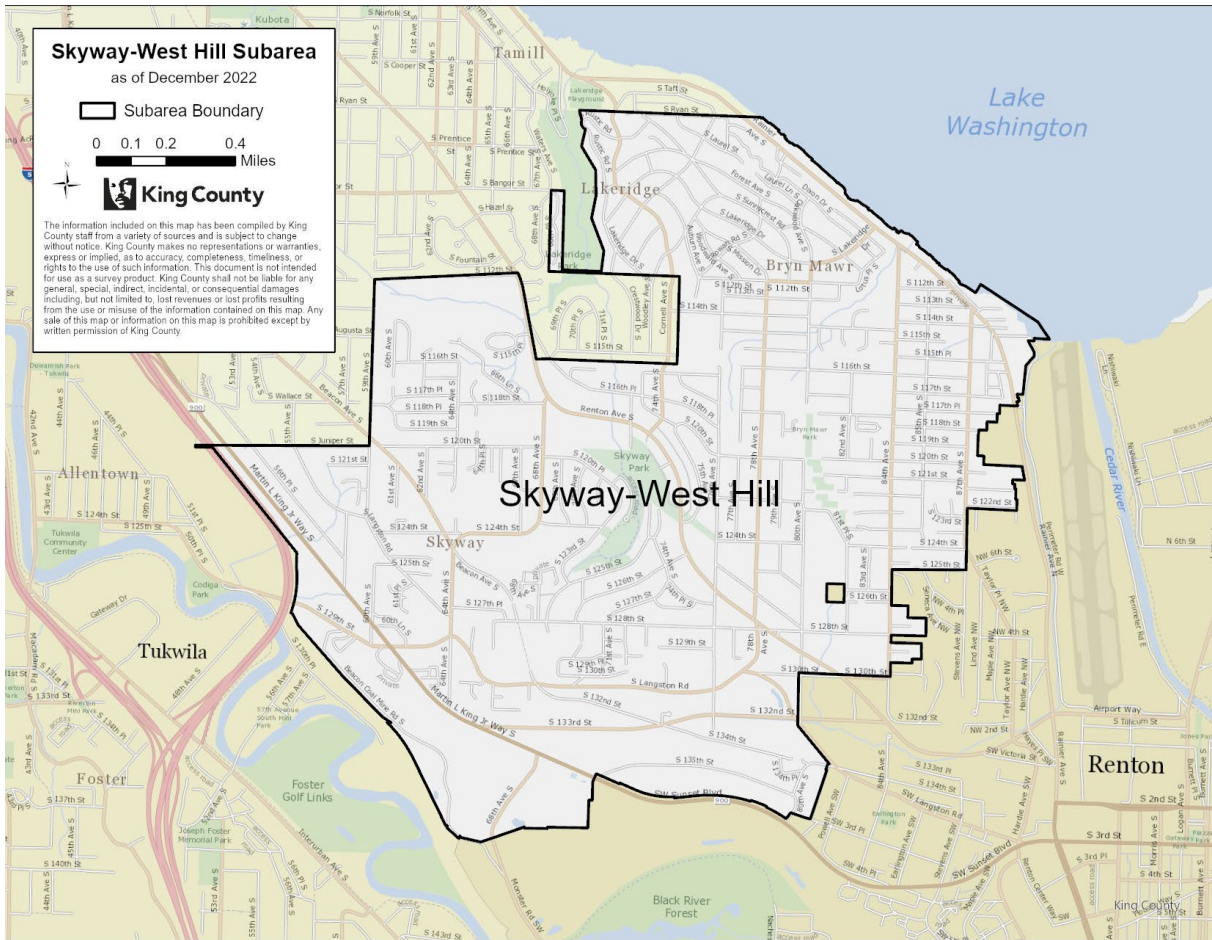
1758 *Guiding Principles*

1759 The following guiding principles support the community vision and were used by the
1760 County to inform and direct the development of the Subarea Plan. The guiding
1761 principles were developed based on several years of dialogue and work with the
1762 community on the Subarea Plan, drawing from prior community planning efforts, such
1763 as the Skyway-West Hill Action Plan, and other community conversations. They express
1764 the community's sentiments around a range of community issues discussed during the
1765 planning process.

- 1766 a. Support community health by providing opportunities to access fresh foods, as well
1767 as routes and trails for walking and bicycling.
- 1768 b. Create healthy connected neighborhoods where residents have safe and adequate
1769 means to connect with their neighbors, schools, community services and programs,
1770 and local businesses.
- 1771 c. Encourage equitable development by promoting access to a variety of housing
1772 choices, incentivizing the creation of public amenities, addressing displacement,
1773 encouraging economic opportunity, and cultivating neighborhood character.
- 1774 d. Create sustainable, vibrant, and walkable business districts that provide
1775 opportunities for local businesses to succeed and jobs for area residents.
- 1776 e. Protect existing and create new affordable housing that focuses on preventing
1777 displacement and providing options and opportunities for Skyway-West Hill
1778 residents to remain in their community.
- 1779 f. Ensure the community grows in a well-planned and sustainable way and that it has
1780 the resources necessary for all its residents to thrive and enjoy a high quality of life.
- 1781 g. Ensure Skyway-West Hill's youth are thriving and engaged in local decision-making
1782 so they can advocate for and receive the services and resources they and their
1783 families need to succeed.

((2016)) 2024 King County Comprehensive Plan - ((updated December 6, 2022)) Adopted TBD Attachment A to Ordinance ((18427, as amended by Ordinances 18623, 18810, 19034, 19146, and 19555)) xxxxx (Proposed Ordinance 2023-0440)

- 1784 h. Promote the development of community-desired amenities and enrich the
- 1785 community's diverse physical and cultural assets.
- 1786 i. Inform all policies, regulations, and County actions affecting Skyway-West Hill with
- 1787 the principles of equity and social justice.
- 1788 j. Protect and enhance the existing character of the community's residential
- 1789 neighborhoods and enhance connections between these areas and business
- 1790 districts.



1791



CHAPTER 12

IMPLEMENTATION,

AMENDMENTS, &

EVALUATION

1 ((



2

3

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, review and amend the Comprehensive Plan.

4

5

The chapter explains the relationship between planning and zoning, lists the incentives programs, identifies actions that will be undertaken between eight-year updates to implement or refine provisions within the Comprehensive Plan, and outlines and distinguishes between annual updates, midpoint updates, and eight-year updates.

~~I.~~ Regulations

~~The Comprehensive Plan guides land use over the long term by applying specific land use designations throughout the unincorporated portion of King County and by providing guidelines for implementing regulations used to evaluate specific development proposals. To ensure that these implementing regulations are effective and warrant a high degree of public trust and confidence, the regulations must be equitable, reasonable, and responsibly administered.~~

~~Siting public and private uses in communities can at times lead to concerns and objections from neighbors resulting from the real or perceived impacts of proposed uses. There is also a risk that objections to these “locally unwanted land uses” (LULUs) can lead to some uses becoming overly-concentrated in some communities, particularly in historically disadvantaged areas. In response, governments should evaluate the potential equity and social justice implications, including the beneficial and/or adverse impacts, of policies and regulations involving such uses.~~

~~King County wishes to create an equitable relationship with all its residents who own or control potential development or redevelopment of property with critical or significant resource areas. King County provides options that offer property-specific technical assistance and tailored applications of critical areas regulations through Rural Stewardship, Forest Stewardship, and Farm Management Plans. By participating in these programs, property owners may qualify for state tax programs that will reduce the assessed value of their property. However, it is the property owner's choice to participate in these programs.~~

~~**I-102 King County property owners are entitled to have their property assessed at the true and fair value of real property for taxation purposes so that those portions of the property that are not developed or redeveloped due to physical or environmental constraints shall be assessed to reflect the presence of such constraints. Property appraisals shall be consistent with the King County Comprehensive Plan, development regulations, zoning, and any other governmental policies or practices in effect at the time of appraisal that affect the use of property, as well as physical and environmental influences as required by RCW 84.40.030.))**~~

~~((H.))~~ Comprehensive Plan Amendments

~~((In the process of implementing the Comprehensive Plan, there may be a need for amendments to address emerging land use and regulatory issues. The County has established the Comprehensive Plan update process to enable individual residents, businesses, community groups, cities, county departments and others to propose changes to existing Comprehensive Plan policies and development regulations. This process provides for continuous and systematic review of Comprehensive Plan policies and development regulations in response to changing conditions and circumstances that could affect growth and development throughout King County.))~~

~~The Comprehensive Plan update process includes ((the annual update, the midpoint update, and the eight-year update)) annual, midpoint, and 10-year updates. The annual update generally is limited to those amendments that propose technical changes and adoption of ((CSA)) subarea plans. The ((eight)) 10-year update is designed to address amendments that propose substantive changes. The midpoint update is an optional~~

57 process that allows for consideration of a smaller range of substantive changes, ((but
58 only)) if initiated by motion. This update schedule provides the measure of certainty
59 and predictability necessary to allow for new land use initiatives to work. By allowing
60 annual and midpoint updates, the process provides sufficient flexibility to account for
61 technical adjustments or changed circumstances. The process requires early and
62 continuous public involvement and necessitates meaningful public ((dialogue))
63 engagement.

64
65 King County has established a docket process to facilitate public involvement and
66 participation in the Comprehensive Plan update process in accordance with Revised
67 Code of Washington 36.70A.470. Parties interested in proposing changes to ((existing))
68 Comprehensive Plan policies, development regulations, land use designations, zoning,
69 or other components of the Comprehensive Plan can ((obtain and complete)) submit a
70 docket ((form)) request outlining the proposed amendment. ((Docket forms are
71 available via the King County website.

72
73 ~~I-201~~ ~~The update process shall provide continuing review and evaluation of~~
74 ~~Comprehensive Plan policies and development regulations.~~

75
76 ~~I-202~~) I-101 Through the update process, ((King County)) Comprehensive Plan
77 policies and ((supporting)) implementing development regulations
78 shall be subject to continuing review, evaluation, and amendment
79 according to the annual, midpoint, and ((eight)) 10-year update
80 schedule in accordance with Revised Code of Washington 36.70A.130
81 ((1) and (2)) and the King County Code.

82
83 I-102 Except as provided in I-103, ((P)) proposed amendments to the King
84 County Comprehensive Plan, including the Land Use Map, shall be
85 considered by the King County Council only once each calendar year in
86 accordance with the State Growth Management Act and so that the
87 cumulative effect of the proposals can be determined.

88
89 I-103 After appropriate public participation, amendments may be considered
90 more than once each calendar year as follows:
91 a. For initial adoption of a subarea plan;
92 b. Adoption or amendment of a shoreline master program;
93 c. Amendment of the capital facilities element of a comprehensive
94 plan that is part of the adoption or amendment of the County
95 budget;
96 d. To resolve an appeal of a comprehensive plan filed with the
97 Growth Management Hearings Board or with the court; or
98 e. If, after public notice is provided and the amendment follows the
99 emergency ordinance provisions of Section 230.30 of the King
100 County Charter.

101
102 ~~((I-203))~~ I-104 Except as otherwise provided in this policy, the annual update shall
103 not consider proposed amendments to the ((King County))
104 Comprehensive Plan that require substantive changes to
105 Comprehensive Plan policies ((and development regulations)) or that
106 alter the Urban Growth Area ((B)) boundary. Substantive amendments
107 may be considered in the annual update only to consider the following:
108 a. Changes required by existing Comprehensive Plan policies;
109 b. Changes to technical appendices and any amendments required
110 thereby;
111 c. Adoption of subarea plans;
112 d. Comprehensive updates of subarea plans initiated by motion;
113 e. Changes required by amendments to the Countywide Planning
114 Policies or state or federal law;

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- ~~f. Amendments resulting from the comprehensive plan implementation progress report required by Revised Code of Washington 36.70A.130;~~
- ~~g. Land Use Map or shoreline master program map amendments resulting from a site-specific application or an area zoning and land use zoning study, provided that the amendments do not require substantive change to policy language or alter the Urban Growth Area boundary, except to correct mapping errors;~~
- ~~h. Amendments to add or remove lands from the Agricultural Production District under policy R-761 and/or R-762 for King County safety, preservation, and/or fish passage road projects that are in the adopted six-year Capital Improvement Program;~~
- ~~i. ((A)) Four-to-One proposals ((that changes the Urban Growth Area Boundary));~~
 - ~~((b. An amendment regarding the provision of wastewater services to a Rural Town. Such amendments shall be limited to policy amendments and adjustments to the boundaries of the Rural Town as needed to implement a preferred option identified in a Rural Town wastewater treatment study;~~
- ~~c.) j. Amendments necessary for the conservation, protection, and recovery of threatened and endangered species;~~
- ~~((d. Adoption of Community Service Area subarea plans;~~
- ~~e.) k. Amendments to the Comprehensive Plan ((w))Work((p))Plan to change deadlines((; or~~
- ~~l. Amendments related to the next long-term solid waste disposal option; or~~
- ~~m. Amendments to update critical area policies.~~
- ~~((f. Amendments to update the Comprehensive Plan schedule to respond to adopted ordinances to improve alignment with the Growth Management Act, multicounty and countywide planning activities.))~~

~~((1-204)) I-105 The ((eight)) 10-year update shall make changes required as part of the Growth Management Act statutory update, consider proposed amendments that could be considered in the annual update ((and also those outside the scope of the annual update)), proposed amendments relating to substantive changes to Comprehensive Plan policies ((and development regulations;)) and proposals to alter the Urban Growth Area ((B))boundary in accordance with applicable provisions of Countywide Planning Policies.~~

~~((1-204a)) I-106 The midpoint update is an optional process that allows for consideration of a smaller range of substantive policy changes and amendments to the Urban Growth Area boundary at the ((four)) five-year point of the ((eight)) 10-year update schedule. Midpoint updates are only authorized by a motion that establishes the scope of work. ((A smaller range of substantive changes to policies and amendments to the Urban Growth Area boundary may be considered as part of the midpoint update.)) Work_((p))Plan action items may be added or amended if related to a topic identified in the scope of work.~~

166 ~~((1-205)) I-107~~ ~~((In accordance with RCW 36.70A.140 and the State Environmental~~
167 ~~Policy Act, as applicable;))~~ King County shall use equitable engagement
168 strategies to ensure public participation in the update process for
169 Comprehensive Plan policies and development regulations, particularly
170 from populations historically underrepresented or excluded from
171 planning processes. King County shall disseminate information
172 regarding public involvement in the Comprehensive Plan update
173 process, including, but not limited to, the following: description of
174 procedures and schedules for proposing amendments to
175 Comprehensive Plan policies and development regulations; guidelines
176 for participating in the docket process; public meetings to obtain
177 comments from the public or other agencies; provision of public review
178 documents; and dissemination of information relating to the
179 Comprehensive Plan update process on the Internet or through other
180 methods.
181

182 ((The following policies guide the preparation of amendments and their review by King
183 County:
184

185 ~~I-207)) I-108~~ ~~((Proposed amendments to the King County Comprehensive Plan,~~
186 ~~including the Land Use Map, shall be considered by the King County~~
187 ~~Council only once each calendar year in accordance with the State~~
188 ~~Growth Management Act and so that the cumulative effect of the~~
189 ~~proposals can be determined.))~~ All Executive proposed
190 Comprehensive Plan policy amendments ~~((should))~~ shall include the
191 following analysis:
192 a. Rationale and effect: a detailed statement of ~~((what is proposed to~~
193 ~~be changed and why;~~
194 b. Effect: a statement detailing the anticipated outcome of the
195 change on the geographic area affected, populations affected, and
196 environment;
197 c. Compliance: a statement confirming compliance with the:
198 1. Growth Management Act, including statutory references where
199 applicable;
200 2. Countywide Planning Policies, including policy references
201 where applicable;
202 3. King County Strategic Plan, including policy, objective or
203 strategy references where applicable; and
204 d. Public Review: an indication that the proposed policy amendment
205 was included in the executive's public review draft or a statement
206 of the public review process used to solicit comments on the
207 proposal):
208 1. Whether the proposed change is a new policy, a substantive
209 policy change, clarification of existing intent, or technical with
210 no policy change intended;
211 2. The rationale for the proposed change;
212 3. The anticipated outcome of the proposed change, including
213 effects on the geographic area(s) and populations affected;
214 and
215 4. Consistency of the proposed change with any other related
216 plans and policies, including specific plan names and policy
217 references, where applicable; and
218 b. Implementation: a description of the anticipated implementation of
219 the proposed change, including:
220 1. Whether implementation of the proposed change is regulatory,
221 programmatic, or a capital project, or a combination;
222 2. If the change is regulatory, a description of the development
223 regulations transmitted with the Comprehensive Plan update
224 that implement the proposed change, in conformance with
225 Policy I-109;

- 226 **3. If the change is programmatic or a capital project, whether it**
227 **needs additional resources to implement the proposed change;**
228 **and**
229 **4. If the change is programmatic or a capital project, the**
230 **anticipated timing for implementation.**

231
232 ~~((1-208)) I-109 Proposed amendments to the Comprehensive Plan policies~~
233 ~~((should)) shall be accompanied by any changes to development~~
234 ~~regulations, ((as well as modifications to capital improvement~~
235 ~~programs, subarea, neighborhood, and functional plans required for~~
236 ~~implementation so that regulations will be consistent with the~~
237 ~~Comprehensive Plan)) when necessary to implement the policy change.~~

238
239 ~~I-110~~ **Adopted Comprehensive Plan policy changes shall be integrated into**
240 **future regularly scheduled updates to the Capital Improvement**
241 **Program, subarea plans, and functional plans, when necessary to**
242 **implement the change.**

243 ~~((III.)) II. Review and Evaluation~~

244 King County uses performance measurement to evaluate Comprehensive Plan
245 implementation to ensure Growth Management Act and County goals are being met,
246 improve transparency and accountability with the public, increase use of data to support
247 decision-making, and identify where improvements can be made.

248
249 Long-term indicators provide insight into whether the goals of the Comprehensive Plan
250 are being achieved or if revisions are needed. The framework is structured around how
251 well the County is meeting the aspirations of the Guiding Principles policies in the Plan,
252 as consistent with the planning goals of the Growth Management Act. The performance
253 measures are primarily analyzed at a countywide scale, with additional geographic
254 detail for relevant Growth Management Act geographies (incorporated cities,
255 unincorporated urban area, the Rural Area, and Natural Resource Lands), as appropriate
256 and feasible given the dataset used. Wherever possible, disparate impacts are also
257 analyzed. Many of the Comprehensive Plan performance measures overlap with the
258 Determinants of Equity indicators used for internal equity performance monitoring.
259 Performance measure reports are issued in advance of 10-year Comprehensive Plan
260 updates to inform the scope of work for the update.

261
262 Revised Code of Washington 36.70A.130 also requires King County to provide the state
263 a report detailing the progress achieved in implementing the Comprehensive Plan
264 ("implementation progress report") five years after adoption of a 10-year update. The
265 report must include information about:

- 266 • Implementation of previously adopted changes to the housing element of the Plan,
267 and any effect those changes have had on housing affordability and availability
268 within the jurisdiction;
- 269 • Permit processing timelines;
- 270 • Progress toward implementing any actions required to achieve reductions to meet
271 greenhouse gas and vehicle miles traveled requirements in the Growth
272 Management Act; and
- 273 • Identification of any outstanding actions needed to implement the previous 10-year
274 update, such as specifically identified regulations, zoning, and/or land use changes
275 or other legislative or administrative actions. In such cases, the County must adopt
276 a work plan to take any necessary implementing actions identified in the report and

277 complete all work necessary for implementation within two years of submission of
278 the report.

279
280 Additionally, ((t))in accordance with the Growth Management Act, King County and ((its))
281 cities ((will)) work together to employ an established review and evaluation program, as
282 provided by the King County Countywide Planning Policies. The purpose of the
283 program ((will be)) is to determine whether the ((e))County and ((its)) cities (1) have
284 sufficient capacity for targeted growth and housing needs and (2) are achieving urban
285 densities within urban growth areas by comparing growth and development
286 assumptions, targets, housing needs, and objectives contained in the Countywide
287 Planning Policies and the ((e))County and city comprehensive plans with actual ((growth
288 and)) patterns of development in the county and cities.

289
290 Additional monitoring, review, and reporting occurs under Policy H-100 to (1) ensure
291 alignment with Countywide Planning Policies Housing Chapter goals and policies and
292 (2) progress towards meeting countywide and jurisdictional housing growth targets,
293 housing needs, and eliminating disparities in access to housing and neighborhood
294 choice.

295 ~~((Buildable Lands Program~~

296 ~~Section)) Revised Code of Washington 36.70A.215 ((of the Growth Management Act,~~
297 ~~commonly called Buildable Lands,)) requires six western Washington counties~~
298 ~~(including King County) and ((their)) the cities in those counties to evaluate their~~
299 ~~capacity to accommodate forecasted growth of housing units and jobs within the~~
300 ~~current Urban Growth Area. ((The purpose of the program is to determine whether the~~
301 ~~county and its cities are achieving urban densities within urban growth areas by~~
302 ~~comparing growth and development assumptions, targets, and objectives contained in~~
303 ~~the Countywide Planning Policies and the county and city comprehensive plans with~~
304 ~~actual growth and development in the county and cities.)) Objectives relating to this~~
305 ~~review and evaluation include:~~

- 306 • ~~Determining whether a county and ((its)) the cities in that county are achieving~~
307 ~~urban densities within urban growth areas by comparing growth and~~
308 ~~development assumptions, targets, and objectives contained in the Countywide~~
309 ~~Planning Policies and the county and city comprehensive plans with actual~~
310 ~~growth and development in the county and cities;~~
- 311 • ~~Determining whether there is sufficient suitable land to accommodate~~
312 ~~applicable countywide population projections, including evaluation of impacts~~
313 ~~of approved actions to amend the Urban Growth Area;~~
- 314 • ~~Determining the actual density of housing constructed within the Urban Growth~~
315 ~~Area since the adoption of, or since the most recent evaluation of, the~~
316 ~~Comprehensive Plan;~~
- 317 • ~~Determining the actual amount of land developed for commercial and~~
318 ~~industrial uses within the Urban Growth Area since the adoption of, or since the~~
319 ~~most recent evaluation of, the Comprehensive Plan;~~
- 320 • ~~Reviewing commercial, industrial, and housing needs by type and density range~~
321 ~~to determine the amount of land needed for commercial, industrial, and~~
322 ~~housing for the remaining portion of the 20-year planning period used in the~~
323 ~~((2012 adopted)) Comprehensive Plan; and~~
- 324 • ~~((Adopting and implementing)) Identifying measures intended to promote~~
325 ~~consistency between estimates of available land capacity, measures of actual~~
326 ~~development by type, and goals and objectives of city and county~~
327 ~~comprehensive plan policies, development regulations, and Countywide~~
328 ~~Planning Policies. Such measures include, but are not limited to, possible~~
329 ~~amendments to Countywide Planning Policies as determined necessary by the~~
330 ~~county and the cities.~~

332 ((In collaboration with its cities, King County prepared Buildable Lands Reports in 2002,
333 2007 and 2014, to implement this portion of the Growth Management Act.

334 **Conclusions of 2014 King County Buildable Lands Report**

335 The *King County Buildable Lands Report – 2014* reported on development densities and
336 capacity as required by the Growth Management Act. The report concluded that King
337 County does have sufficient capacity to accommodate forecasted housing-unit and job
338 growth through 2031 and beyond. Under existing Comprehensive Plans and zoning, the
339 county’s Urban Growth Area has a generous surplus of planned capacity: more than
340 double the housing target through 2031 and 160% of the jobs target. Almost all of this
341 development capacity is contained within the county’s 39 cities. Unincorporated King
342 County within the Urban Growth Area has sufficient capacity for its residential target, but
343 technically has a slight shortfall of capacity for job growth.

344
345 Under the Growth Management Act, *VISION 2040* and the Countywide Planning
346 Policies, cities are designated and intended to accommodate almost all employment
347 growth. Prior to planning under the Growth Management Act, unincorporated King
348 County absorbed a large share of the county’s residential and job growth. Since
349 beginning to plan under the Growth Management Act, the county’s growth has shifted
350 almost entirely into the cities. However, a commensurate share of urban unincorporated
351 growth targets did not shift into cities. Annexations transferred more capacity than
352 target into the annexing cities, leaving residual unincorporated targets that are out of
353 balance with actual capacity. Bearing in mind that the Urban Growth Area as a whole
354 does have sufficient capacity for commercial and industrial growth, the small shortfall in
355 urban unincorporated King County is a technical issue that will be addressed as further
356 annexations occur. No action need be taken now, as urban unincorporated areas
357 undergo transition into cities.

358
359 In partnership with the King County Growth Report, the King County Buildable Lands
360 Report and supplementary monitoring of the)) To develop the Urban Growth Capacity
361 Report and King County Comprehensive Plan Performance Measures, the County and
362 ((its)) the cities ((will)) partner to review information relating to and including, but not
363 limited to, the following:

- 364 • Urban densities;
- 365 • Remaining land capacity;
- 366 • Growth and development assumptions, targets, and objectives;
- 367 • Residential, commercial, and industrial development;
- 368 • Transportation;
- 369 • Affordable housing need and supply;
- 370 • Economic development; and
- 371 • Environmental quality.

372
373 **~~((1-301)) I-201 King County shall:~~**

- 374 **a. Monitor ((and benchmark)), measure, assess, and report on the**
- 375 **progress of the ((Countywide Planning Policies and King County))**
- 376 **Comprehensive Plan toward achieving ((their)) its objectives,**
- 377 **inclusive of those relating to growth targets, the environment,**
- 378 **development patterns, housing needs, the economy,**
- 379 **transportation, ((and)) the provision of public services, and health**
- 380 **and social equity outcomes of residents((-);**
- 381 **b. Use results of such monitoring, measurement, assessment, and**
- 382 **reporting to ((encourage)) identify implementation actions and**
- 383 **inform policy revisions, as appropriate, to achieve the planning**
- 384 **objectives found within the Growth Management Act, Countywide**
- 385 **Planning Policies, and ((King County)) Comprehensive Plan((-); and**

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c. Incorporate data on critical areas and other constrained lands into analysis on developable capacity to accommodate growth targets and housing needs.

((E-708)) I-202 King County should implement a monitoring and adaptive management framework ((for)) to:

- a. Evaluate the effectiveness ((monitoring of critical areas)) of County policies, regulations, and programs in achieving no net loss of critical areas functions and values; and**
- b. ((use monitoring data to i))Inform ((the)) future ((review and updates of its critical areas policies and regulations)) regulatory updates.**

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IV.)) III. Land Use Designations and Zoning Classifications ((and Codes))

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The application of zoning classifications on specific properties is the first step towards implementing the land use designations of the Comprehensive Plan. Boundaries between different zone classifications may follow property lines, natural features, or other dividing lines such as roads. A land use designation is implemented by one or more specific zone classification, as indicated on the following table ((below)).

((2016)) 2024 King County Comprehensive Plan - ((updated December 6, 2022)) Adopted TBD Attachment A to Ordinance ((18427, as amended by Ordinances 18623, 18810, 19034, 19146, and 19555)) xxxxx (Proposed Ordinance 2023-0440)

Comprehensive Plan Land Use Designations	Zoning Classifications*
Unincorporated Activity Center (ac)	R-12, R-18, R-24, R-48, NB, CB, O, I
Community Business Center (cb)	NB, CB, O
Neighborhood Business Center (nb)	NB, O
Commercial Outside of Centers (co)	NB, CB, RB, O, - - this is the range of existing zoning in place when the Comprehensive Plan was adopted
((Urban Planned Development (upd)))	((R-1, R-4, R-6, R-8, R-12, R-18, R-24, R-48, NB, CB, RB, O, I))
Urban Residential, High (uh)	R-18, R-24, R-48
Urban Residential, Medium (um)	R-4, R-6, R-8, R-12
Urban Residential, Low (ul)	R-1
Urban Growth Area((s)) for Cities in Rural Area (rx)	UR ((The following two zones were in place in the North Bend Urban Growth Area when the comprehensive plan was adopted in 1994: I, RB))
Rural Town (rt)	R-1, R-4, R-6, R-8, R-12, R-18, R-24, R-48, NB, CB, ((RB,)) O, I
Rural Neighborhood Commercial Center (rn)	NB
Rural Area (ra)	RA-2.5, RA-5, RA-10, RA-20
Industrial (i)	I
Forestry (f)	F, M
Agriculture (ag)	A-10, A-35
Mining (m)	M
Greenbelt/Urban Separator (gb)	R-1
King County Open Space System (os)	All zones
Other Parks/Wilderness (op)	All zones

* This is the range of zoning that may be allowed within each comprehensive plan land use designation((s)) subject to ((e))Comprehensive ((p))Plan and subarea plan policies. Actual zoning on a specific property is determined through the area((wide)) zoning process or through ((a quasi-judicial)) site-specific rezone application.

Abbreviation	Zoning Classifications
A	Agricultural ((10 or 35 acre minimum lot area))
F	Forest ((80 acre minimum lot area))
M	Mineral
RA	Rural Area ((2.5-acre, 5-acre, 10-acre or 20-acre minimum density))
UR	Urban Reserve
R	Urban Residential ((base density in dwelling units per acre))
NB	Neighborhood Business
CB	Community Business
RB	Regional Business
O	Office
I	Industrial

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~~((The Zoning Code (Title 21A) establishes precise rules for each zoning classification such as permitted residential densities and activities or allowed commercial and industrial development activities, and striving for separation between incompatible uses. This code includes standards relative to bulk (i.e. lot size and coverage, building heights and setbacks, landscape standards):~~

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~~V. Other))~~ IV. Implementing King County Codes

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The Comprehensive Plan guides land use over the long term by applying specific land use designations throughout the unincorporated portion of King County and by providing guidelines for implementing regulations used to evaluate specific development proposals. To ensure that these implementing regulations are effective and warrant a high degree of public trust and confidence, the regulations must be equitable, reasonable, and responsibly administered.

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~~((In addition to the Zoning Code,))~~ King County regulates land development and construction based on the Comprehensive Plan through a variety of technical code standards resulting in permits and approvals for specific projects. This includes, but is not limited to, elements of the King County Code that control development or land use activities, such as the zoning code, shoreline master program, subdivision ordinances, surface water management, and construction codes.

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~~((In terms of land use regulation, the most important of these other implementing codes are Land Segregation (K.C.C. Title 19A) and Shoreline Management (K.C.C. Title 25). The Land Segregation code regulates division of a parcel of land into smaller lots for transfer of ownership. The Shoreline Management code regulates the issuance of substantial development permits for lands abutting waters governed by the Washington State Shoreline Management Act.~~

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~~Other development approvals include commercial or industrial construction permits. Review of land segregation, substantial development permits and other development proposals are key parts of the development process for making sure facilities and services to support potential development are adequate and for evaluating environmental impacts.~~

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- ~~I-101))~~ **I-301** King County's regulation of land use should:
- a. **Protect public health, safety and general welfare, and property rights;**
 - b. **Protect consumers from fraudulent practices in land use, land sales, and development;**
 - c. **Implement and be consistent with the Comprehensive Plan and other adopted land use goals, policies, and plans;**
 - d. **Be expeditious, predictable, clear, straightforward, and internally consistent;**
 - e. **Provide clear direction for resolution of regulatory conflict;**
 - f. **Be enforceable, efficiently administered, and provide appropriate incentives and penalties;**
 - g. **Be consistently and effectively enforced;**
 - h. ~~Be coordinated with timely provision of necessary public facilities and services;~~
 - i.) **Be coordinated with timely provision of necessary public facilities and services;**
 - ~~((j:))~~ **i.** **Encourage creativity and diversity in meeting ((c))County goals and policies;**
 - ~~((k:))~~ **j.** **Be coordinated with cities, special purpose districts, and other public agencies to promote compatible development standards throughout King County;**
 - ~~((l:))~~ **k.** **Be responsive, understandable, and accessible to the public;**
 - ~~((m:))~~ **l.** **Provide effective public notice and reasonable opportunities for the public ((t))_especially those directly affected((t))_to be heard and to influence decisions;**

- 466 ((n:)) **m.** Avoid intruding on activities involving constitutionally
467 protected freedoms of speech, petition, expression, assembly,
468 association, and economic competition, except when essential to
469 protect public health, safety and welfare ((t)), and then the
470 restriction should be no broader than necessary((?));
- 471 ((o:)) **n.** Treat all members of the public equitably. Base regulatory
472 decisions wholly on the applicable criteria and code requirements,
473 including application of the ((c))County's ((E))equity and racial and
474 ((S))social ((J))justice goals;
- 475 ((p:)) **o.** Make development requirements readily accessible to the
476 public through up-to-date codes, technical assistance materials,
477 and other relevant documents; and
- 478 ((q:)) **p.** Provide for relief from existing regulations when they would
479 deprive a property of uses allowed to similar properties with the
480 same zoning or environmental or other constraints, and when such
481 relief would neither endanger public health and safety nor conflict
482 with adopted use policies. This policy is not intended for relief
483 from rules governing the subdividing of land.

484
485 ~~((t-401)) I-302~~ The King County ((Zoning)) Code's ((zone)) zoning classifications and
486 development standards ((and the official zoning maps)) shall be
487 consistent with the Comprehensive Plan ((and functional plans)).

488
489 ~~((t-501)) I-303~~ When needed infrastructure and facilities are not available in a timely
490 manner, development approvals shall ((either)):
491 **a.** ~~((b))~~Be denied ((or));
492 **b.** ~~((d))~~Divided into phases((, or the project proponents should)); or
493 **c.** ~~((p))~~Provide the needed facilities and infrastructure to address
494 impacts directly attributable to their project((, or as may be
495 provided by the proponent on a voluntary basis)).

496
497 ~~((t-502)) I-304~~ King County's permitting systems should provide for expeditious
498 review of projects consistent with zoning and adopted policies.

499
500 ~~((t-503)) I-305~~ Subdivision, short subdivision, and other development approvals,
501 including those requiring detailed environmental review under the
502 State Environmental Policy Act, shall be reviewed for consistency with
503 the Comprehensive Plan, zoning, community, subarea plans, functional
504 plans, and capital improvement programs.

505
506 ~~((t-504)) I-306~~ King County shall enforce its ((land use and environmental))
507 development regulations by pursuing code enforcement complaints
508 and by providing ((oversight)) inspection services during the process of
509 site development on all sites for which it issues permits.

510
511 ~~((t-505))~~ King County shall develop, as a part of the buildable lands analysis, a
512 zoning yield and housing production monitoring program to determine
513 whether housing capacity is being lost in the context of compliance
514 with the Endangered Species Act, and shall propose revisions to the
515 Countywide Planning Policies to implement such a program.)

516
517 Siting public and private uses in communities can at times lead to concerns and
518 objections from neighbors resulting from the real or perceived impacts of proposed
519 uses. There((se)) is also a risk that objections to these "locally unwanted land uses"
520 ((LULUs)) can lead to some uses becoming overly-concentrated in some communities,
521 particularly in ((historically disadvantaged areas)) those communities with higher
522 populations of Black, Indigenous, and other People of Color; people with low-incomes;
523 immigrants; and refugees. In response, governments should evaluate the potential

524 equity and racial and social justice implications, including the beneficial and ~~((for))~~
525 adverse impacts, of policies and regulations involving such uses.

526
527 ~~((1-101a))~~ **I-307 Equity and racial and social justice principles ~~((will))~~ shall be used**
528 **by King County as an important consideration in developing zoning**
529 **and development regulations governing public and private uses, in**
530 **siting public facilities, and in evaluating land use decisions. Results**
531 **from ~~((the E))~~equity ~~((I))~~impact ~~((R))~~reviews ~~((Foot will))~~ shall be used**
532 **where appropriate.**

533 ~~((VI.2016))~~ V. Comprehensive Plan
534 ~~((Workplan))~~ Work Plan

535 ~~((A new feature of the 2016 Comprehensive Plan is this Workplan section. While~~
536 ~~Workplan tasks have accompanied the Comprehensive Plan as part of the adoption~~
537 ~~process by the County Council, these tasks were historically included with the~~
538 ~~Ordinance rather than inside of the Comprehensive Plan. In the 2016 Comprehensive~~
539 ~~Plan, these tasks will be included in the body of the document.)) The Comprehensive~~

540 Plan ~~((Workplan tasks))~~ Work Plan identifies additional actions the County will take after
541 adoption of the 2024 Comprehensive Plan to: (1) further implement and refine the plan,
542 and/or (2) continue work on issues that arose during plan development but there was
543 not sufficient time or resources to complete the work prior to adoption. The action
544 items work in conjunction with the other implementation tools discussed in this chapter,
545 such as regulations, incentive programs, and other core regional planning and
546 implementation activities. Each ~~((Workplan))~~ Work Plan action item includes a summary
547 description, general timeline, and anticipated outcomes. ~~((In the 2018 update to the~~
548 2016 King County Comprehensive Plan, as part of the restructure adopted in Ordinance
549 18810 and Motion 15142, the County modified the structure of the King County
550 Comprehensive Plan update process to include a comprehensive update every eight
551 years, as well as potential annual and midpoint updates. As part of this review,
552 Workplan items were amended to reflect this restructure, and to add direction for future
553 updates to the Comprehensive Plan, including a 2020 update. Consistent with policies
554 I-203 and I-204a, modifications and additions to the Workplan were included in the
555 2020 Comprehensive Plan update.)) Completion of Work Plan actions are dependent

556 on future grant awards and/or budget decisions. Should funding be unavailable to
557 complete the work, the timelines and/or deliverables may need to be reassessed.

558
559 When transmitting to the Council the required report, study, ordinance, and/or motion
560 in any of the ~~((items))~~ Work Plan deliverables outlined below, the transmittal shall be ~~((in~~
561 ~~the form of a paper original and an electronic copy))~~ electronically filed with the clerk of
562 the Council, who shall retain the original and provide an electronic copy to all
563 Councilmembers, the Council chief of staff, ~~((the policy staff director))~~ and the lead staff
564 for the ~~((planning, rural service and environment committee, or its successor))~~
565 committee charged with oversight of the Comprehensive Plan.

566
567 ~~**((Action 1: Implementation of the Community Service Area Subarea Planning**~~
568 ~~**Program.**~~ Under the direction of the Department of Local Services - Permitting Division,
569 King County has launched a new regular subarea planning program. While this is
570 described in greater detail in Chapter 11: Community Service Area Subarea Planning,
571 launching and implementing this effort will be a major activity following the adoption of
572 the Comprehensive Plan. For each plan, the County shall comply with Policy CP-100 and
573 K.C.C. 2.16.055.

- 574 ~~• Timeline: Ongoing, the Executive will propose a subarea plan for each area~~
575 ~~based on planning schedule in Chapter 11.~~

- 576 ● ~~Outcomes:~~ A proposed subarea plan for each Community Service Area for
577 Council consideration and possible adoption. Each subarea plan shall be
578 transmitted by the Executive to the Council in the form of an ordinance that
579 adopts the subarea plan, at a time consistent with King County Code Chapter
580 20.18. A Public Review Draft of each subarea plan shall be made available to
581 the public and the Council for comment prior to finalizing the plan for
582 transmittal.
- 583 ● ~~Lead:~~ Department of Local Services - Permitting Division, in coordination and
584 collaboration with the Office of Performance Strategy and Budget. Executive
585 staff, including the Department of Local Services - Permitting Division, the
586 Office of Performance, Strategy and Budget, or other appropriate agencies,
587 shall update and coordinate with the Councilmember office(s) representing the
588 applicable study area throughout the community planning process.

590 **Action 2: Develop a Performance Measures Program for the Comprehensive Plan.**

591 The purpose of the program is to develop longer-term indicators to provide insight into
592 whether the goals of the Comprehensive Plan are being achieved or if revisions are
593 needed. Given the longer-term nature of the issues addressed in the Comprehensive
594 Plan, this program will be implemented on an eight-year update schedule. Reports are
595 to be released in the year prior to the initiation of the eight-year update in order to
596 guide the scoping process for the update. Additionally, to the extent practicable for
597 each dataset, indicators will be reported at the level most consistent with the major
598 geographies in the Growth Management Act and Comprehensive Plan - incorporated
599 cities, unincorporated urban areas, Rural Areas, and Natural Resource Lands.

- 600 ● ~~Timeline:~~ The motion adopting the program framework shall be transmitted by
601 June 1, 2017. A 2022 Comprehensive Plan Performance Measures Report
602 released by March 1, 2022, will inform the 2022 Scope of Work for the 2024
603 Comprehensive Plan update.
- 604 ● ~~Outcomes:~~ The 2017 framework for the program shall be transmitted by the
605 Executive to the Council by June 1, 2017, in the form of a motion that adopts
606 the framework. The 2022 Comprehensive Plan Performance Measures Report
607 shall be completed as directed by the 2017 framework motion adopted by the
608 Council. The Executive shall file with the Council the 2022 Comprehensive Plan
609 Performance Measures Report. The 2022 Scope of Work for the 2024
610 Comprehensive Plan update shall be informed by the 2022 Performance
611 Measures Report. The Executive's transmitted 2024 Comprehensive Plan shall
612 include updated references to the new Performance Measures Program.
- 613 ● ~~Lead:~~ Office of Performance Strategy and Budget. Executive staff shall work
614 with the Council's Comprehensive Plan lead staff in development of the 2017
615 framework for the program.

617 **Action 3: Implement a Transfer of Development Rights Unincorporated Urban Receiving Area Amenity Funding Pilot Project.**

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

- 631 ● ~~Timeline:~~ 2017-2018; (18-month process). The Transfer of Development Rights

632 Amenity Funding Pilot Project Report on the results of the pilot project shall be
633 transmitted to the Council by June 1, 2018, so as to inform the King County
634 2019-2020 Biennial Budget.

635 ~~• Outcomes: The Executive shall file with the Council the Transfer of~~
636 ~~Development Rights Amenity Funding Pilot Project Report recommending~~
637 ~~process and funding levels relative to Transferrable of Development Rights~~
638 ~~used in development projects. The report shall include identification of any~~
639 ~~necessary recommended amendments to the Comprehensive Plan and King~~
640 ~~County Code. The Executive shall transmit to the Council any recommended~~
641 ~~amendments to the Comprehensive Plan and King County Code as part of the~~
642 ~~2020 Comprehensive Plan update.~~

643 ~~• Leads: Department of Natural Resources and Parks. Executive staff shall update~~
644 ~~and coordinate with the Councilmember office(s) representing the pilot project~~
645 ~~community throughout the process.~~

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

654 This Workplan item will do the following:

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

656 1) ~~Tax revenue impacts of the Transfer of Development Rights Program for both~~
657 ~~sending and receiving sites.~~

658 2) ~~Analysis of potential Transfer of Development Rights Program changes that~~
659 ~~build on existing program objectives while considering other policy objectives,~~
660 ~~such as making investments in economically disadvantaged areas, promoting~~
661 ~~housing affordability, incentivizing green building, and providing for Transit~~
662 ~~Oriented Development. The analysis should take into consideration the~~
663 ~~economic feasibility of and market interest in these other policy objectives, as~~
664 ~~well as opportunities for providing amenities to communities that receive~~
665 ~~Transfer of Development Rights. This analysis will be achieved through~~
666 ~~implementation of a pilot project that utilizes such incentives and provides~~
667 ~~amenities to the community receiving increased density associated with the~~
668 ~~Transfer of Development Rights. If possible, the pilot project should be~~
669 ~~undertaken in Skyway-West Hill and help implement the Skyway-West Hill~~
670 ~~Action Plan.~~

671 3) ~~Consider possible performance criteria.~~

672 B.—Produce an annual report to the Council on the Transfer of Development Rights
673 Program and associated bank activity.

675 ~~• Timeline: The annual report to the Council shall commence with a report due~~
676 ~~on December 1, 2017. The Transfer of Development Rights Program Review~~
677 ~~Study, and an ordinance making Comprehensive Plan and/or King County~~
678 ~~Code changes if applicable, shall be filed with the Council by September 30,~~
679 ~~2019 as part of the 2020 Comprehensive Plan update.~~

680 ~~• Outcomes: The Executive shall file with the Council the Transfer of~~
681 ~~Development Rights Program Review Study and the annual report. The Study~~
682 ~~shall outline policy and implementation options, if applicable. If~~
683 ~~Comprehensive Plan and/or King County Code changes are recommended, an~~
684 ~~ordinance implementing those changes shall also be transmitted to the Council~~
685 ~~with the Study.~~

686 • ~~Leads:~~ Department of Natural Resources and Parks, Office of Performance
687 Strategy and Budget. Executive staff shall update and coordinate with the
688 Councilmember office(s) representing the pilot project community throughout
689 the process.

690
691 **Action 5: Review 2016 King County Comprehensive Plan Implementation Needs.**

692 The 2016 Comprehensive Plan includes new policy direction that may need updates in
693 the King County Code in order to be implemented before the 2024 Comprehensive
694 Plan update. The County will utilize an interbranch team to review the 2016
695 Comprehensive Plan and any necessary code updates. This analysis will result in a
696 report that identifies the areas of the code in need of updating and subsequent
697 legislation to address the areas of inconsistencies. The legislation will also include code
698 changes to K.C.C. 16.82.150 and 16.82.152, and associated references, to reflect court
699 rulings and current case law.

700 • ~~Timeline:~~ An Implementation Report shall be filed with the Council by July 31,
701 2017. The Report will inform a code update ordinance(s), which shall be
702 transmitted to the Council no later than December 31, 2021.

703 • ~~Outcomes:~~ The interbranch team shall prepare, and the Executive shall file with
704 the Council, the 2016 Comprehensive Plan Implementation Report and the
705 code update ordinance(s).

706 • ~~Leads:~~ Interbranch team comprised of staff from at least the: King County
707 Council, Office of Performance Strategy and Budget, Department of Local
708 Services – Permitting Division, and Prosecuting Attorney’s Office.

709
710 **Action 6: Alternative Housing Demonstration Project.** There is considerable interest

711 to explore temporary and permanent alternative housing models to address the issues
712 of homelessness and affordable housing in the Puget Sound region. King County is
713 currently exploring microhousing pilot projects across the region that can inform a
714 larger demonstration project under King County Code on alternative housing models in
715 unincorporated King County. Based on what the County learns from the experience of
716 pilots across the region, the County should pursue a larger demonstration project that
717 looks at a broader range of temporary and permanent alternative housing models
718 under its land use authority.

719
720 This work plan item will utilize an interbranch team to analyze the potential for a
721 demonstration project under K.C.C. chapter 21A.55 for one or more temporary or
722 permanent alternative housing projects, such as single and/or multi-family
723 microhousing (i.e., very small units clustered around a shared kitchen and other similar
724 models) or tiny houses, modular construction, live/work units, and co-housing projects.
725 A demonstration project will allow the County to test development regulations and
726 other regulatory barriers related to alternative housing models before adopting or
727 amending permanent regulations. Such regulations could include amendments to or
728 establishment of regulations related to permitted uses or temporary uses, building and
729 fire codes, water and sewer supply requirements, setbacks, landscaping screening,
730 location requirements, light and glare requirements, public notice, and mitigation of
731 impacts to the surrounding area. This work plan item should also analyze potential
732 funding sources and funding barriers for projects that may or may not require public
733 funding, including funds managed by the King County Housing and Community
734 Development Division of the Department of Community and Human Services:

735 • ~~Timeline:~~ Two phases. Phase One – Issuance of a request for proposals to
736 identify a project or projects in unincorporated King County that will participate
737 in an Alternative Housing Demonstration Project. While a project or projects are
738 being chosen, a Demonstration Project ordinance package that pilots necessary
739 regulatory flexibilities will be developed for approval by the Council. Such a
740 Demonstration Project shall be transmitted to Council by December 31, 2019.
741 Phase II – An Alternative Housing Demonstration Project Report, including

742 proposed regulations and/or amendments to implement the recommendations
743 of the report shall be transmitted to the Council for consideration within two
744 years from the final certificate of occupancy for buildings developed under the
745 Demonstration Project Ordinance.

- 746 ● ~~Outcomes:~~ The interbranch team shall prepare, and the Executive shall file with
747 the Council, the Alternative Housing Demonstration Project Report, which shall
748 include analysis of the issues learned in the Demonstration Project(s), and
749 identification of recommended amendments to the Comprehensive Plan and
750 King County Code. The Executive shall also file with the Council an ordinance
751 adopting updates to the Comprehensive Plan and/or King County Code as
752 recommended in the Report.
- 753 ● ~~Leads:~~ The King County Council will convene an interbranch team comprised of
754 staff from at least: King County Council, Department of Community and Human
755 Services, Department of Local Services - Permitting Division, Public Health, and
756 Office of Performance Strategy and Budget.

757 **Action 7: Agricultural Related Uses Zoning Code Updates.** As part of the transmitted
758 2016 Comprehensive Plan, the Executive included recommended code changes related
759 to agricultural uses in unincorporated King County. In order to give the Council
760 additional time to consider these proposed changes and to address the identified
761 policy issues, the transmitted code changes will not be adopted in 2016. Instead, the
762 code changes will be further developed through this work plan item.

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

- 773 ● ~~Timeline:~~ Six to nine month process. An Agricultural Related Uses Zoning Code
774 Updates Report and proposed regulations to implement the recommendations
775 in report shall be transmitted to the Council for consideration by September 30,
776 2017.
- 777 ● ~~Outcomes:~~ The interbranch team shall prepare, and the Executive shall file with
778 the Council, the Agricultural Related Uses Zoning Code Updates Report, which
779 shall include identification of recommended amendments to the King County
780 Code. The Executive shall also file with the Council an ordinance adopting
781 updates to the King County Code as recommended in the Report.
- 782 ● ~~Leads:~~ The King County Council will convene an interbranch team comprised of
783 at least King County Council staff, the Department of Permitting and
784 Environmental Review, the Department of Natural Resources and Parks, and the
785 Office of Performance Strategy and Budget.

786
787 **Action 8: Cottage Housing Regulations Review.** Cottage housing is a method of
788 development that allows for multiple detached single-family dwelling units to be
789 located on a commonly owned parcel. In unincorporated King County, cottage housing
790 is currently only permitted in the R-4 through R-8 urban residential zones, subject to
791 certain conditions in the King County Code, such as in K.C.C. 21A.08.030 and
792 21A.12.030, which includes being only allowed on lots one acre in size or smaller. This
793 work plan item will review Comprehensive Plan policies and development code
794 regulations for the potential for expanded allowances for cottage housing in
795 unincorporated King County, including in Rural Areas, and recommend policy and code
796 changes as appropriate. The review will include evaluation of encouraging: close
797 proximity of garages to the associated housing unit, and development of units with a

798 wide variety of square footages, so as to address various needs and a diversity of
799 residents:

- 800 • ~~Timeline:~~ A Cottage Housing Regulations Report shall be transmitted to the
801 Council by December 31, 2018. Any proposed policy or code changes to
802 implement the recommendations in the report shall be transmitted to the
803 Council for consideration by September 30, 2019 as part of the 2020
804 Comprehensive Plan update.
- 805 • ~~Outcomes:~~ The Executive shall file with the Council the Cottage Housing
806 Regulations Report, which shall include identification of any recommended
807 amendments to the King County Code and/or Comprehensive Plan. The
808 Executive shall also file with the Council an ordinance adopting updates to the
809 King County Code and/or the Comprehensive Plan, if recommended in the
810 Report.
- 811 • ~~Leads:~~ The Department of Local Services - Permitting Division and the Office of
812 Performance Strategy and Budget.

813
814 **Action 9: Carbon Neutral King County Plan.** ~~The 2016 Comprehensive Plan includes~~
815 ~~a new policy F-215b which directs the County to “strive to provide services and build~~
816 ~~and operate public buildings and infrastructure that are carbon neutral.” To support~~
817 ~~implementation of this policy, this work plan item directs the Executive to develop an~~
818 ~~Implementation Plan for making King County government carbon neutral. The~~
819 ~~Implementation Plan shall address existing and new County buildings, as well as all~~
820 ~~County operations and services, and shall identify the actions, costs and schedule for~~
821 ~~achieving carbon neutral status. This Implementation Plan will help inform the 2020~~
822 ~~update of the Strategic Climate Action Plan, through which existing county targets for~~
823 ~~carbon neutrality and greenhouse gas emissions reduction will be updated consistent~~
824 ~~with the F-215b and the Implementation Plan.~~

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

833
834 **Action 10: Green Building Handbook Review.** ~~The 2016 Comprehensive Plan~~
835 ~~includes policy direction in Policies U-133, R-336a, F-215a, and ED-501a that~~
836 ~~encourages green building practices in private development. To support these~~
837 ~~implementation of these policies, and consistent with direction in the 2015 Strategic~~
838 ~~Climate Action Plan, the County will soon be in the process of reviewing potential green~~
839 ~~building code requirements and/or encouraged standards for private development for~~
840 ~~possible adoption. In the meantime, the County intends to continue to use the~~
841 ~~Department of Permitting and Environmental Review’s existing “Green Building~~
842 ~~Handbook” to help encourage private green building development, which is referenced~~
843 ~~in the 2016 Comprehensive Plan. This work plan item directs the Executive to transmit~~
844 ~~to the Council the Green Building Handbook for review and potential approval.~~

- 845 • ~~Timeline:~~ The Green Building Handbook and a motion approving the
846 Handbook shall be transmitted to the Council for consideration by March 1,
847 2017.
- 848 • ~~Outcomes:~~ The Executive shall file with the Council for review and potential
849 approval the Green Building Handbook and a motion adopting the Handbook.
- 850 • ~~Leads:~~ The Department of Permitting and Environmental Review.

851

852 **Action 11: Bicycle Network Planning Report.** The Puget Sound Regional Council has
853 identified a regional bicycle network, for both the existing network and the associated
854 gaps and needs, in its Active Transportation Plan, which is an element of *Transportation*
855 *2040*. King County also identifies local bicycle network needs throughout its planning,
856 such as in the Transportation Needs Report and the Regional Trail Needs Report.
857

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

865 a. Evaluation of existing King County planning efforts and possible areas for
866 improvement, such as addressing bicycle facility provisions in:
867 e. roadway designs and standards, including lighting standards;
868 e. plat approvals;
869 e. commercial developments;
870 e. parks & trails planning, and
871 e. transit planning and access to transit.

872 b. Evaluation of bicycle and/or active transportation plan elements of other
873 jurisdictions, including the City of Seattle, for opportunities to connect to King
874 County planning and active transportation facilities:

875 c. Working with stakeholders for identification of needs and areas for possible
876 improvements:

877 • *Timeline:* The Bicycle Network Planning Report and a motion approving the
878 report shall be transmitted to the Council for consideration by December 31,
879 2017.

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

883 • *Lead:* Department of Transportation.
884

885 **Action 12: Update Plat Ingress/Egress Requirements.** State law gives King County
886 the responsibility to adopt regulations and procedures for approval of subdivisions and
887 plats. The Department of Local Services - Permitting Division reviews ingress and egress
888 to subdivisions and plats during the preliminary subdivision approval process using the
889 Department of Local Services - Road Services Division's "King County Road Design and
890 Construction Standards - 2007" (Roads Standards). In recent years, subdivision layouts
891 have included one entry/exit (or ingress/egress) point and a looped road network within
892 the subdivision.
893

894 Utilizing one entry/exit point can cause access issues if the roadway were to be
895 physically impeded (such as due to: a fire, debris, flooding, ice, snow, etc.). This
896 configuration may also cause traffic backups while waiting for the ability to turn in to or
897 out of the development. Sometimes, this one access point may also be located too close
898 to other intersecting roadways to the roadway that the development intersects; this can
899 contribute to traffic back-ups.
900

901 This Workplan item directs the Executive to transmit legislation to update the code,
902 (such as K.C.C. Title 21A), and the King County Department of Local Services - Road
903 Services Division's Road Standards to address these access issues. This code update will
904 include requiring two entry/exit points for plats and subdivisions over a certain size;
905 requiring sufficient distance between the two entry/exit points so as to not impact traffic

906 flows; addressing access for emergency vehicles, including requiring adequate roadway
907 width to accommodate emergency vehicles; and increasing the distance between
908 adjacent intersecting streets. The transmittal letter for the ordinance(s) shall indicate the
909 rationale for the chosen size threshold for when the County will require two entry/exit
910 points:

- 911 • ~~Timeline:~~ The proposed amendments to the King County Code and the King
912 County Roads Standards shall be transmitted to the Council for consideration
913 by June 30, 2020.
- 914 • ~~Outcomes:~~ The Executive shall file with the Council an ordinance(s) adopting
915 updates to the King County Code and the King County Roads Standards.
- 916 • ~~Lead:~~ Department of Local Services.

917
918 **Action 13: Water Availability and Permitting Study.** The recent Washington State
919 Supreme Court decision in *Whatcom County v. Western Washington Growth*
920 *Management Hearings Board (aka, Hirst)* held that counties have a responsibility under
921 the Growth Management Act to make determinations of water availability through the
922 Comprehensive Plan and facilitate establishing water adequacy by permit applicants
923 before issuance of development permits. *Hirst* also ruled that counties cannot defer to
924 the State to make these determinations. This case overruled a court of appeals decision
925 which supported deference to the State. The Supreme Court ruling will require the
926 County to develop a system for review of water availability in King County, with a
927 particular focus on future development that would use permit exempt wells as their
928 source of potable water. This system will be implemented through amendments to the
929 King County Comprehensive Plan and development regulations. The County will
930 engage in a Water Availability and Permitting Study to address these and related issues.
931 This study will analyze methods to accommodate current zoning given possible water
932 availability issues and will look at innovative ways to accommodate future development
933 in any areas with insufficient water by using mitigation measures (e.g. water banks). This
934 study will not include analysis of current water availability.

- 936 • ~~Timeline:~~ Eighteen month process. Initial report will be transmitted to the
937 Council by December 1, 2017; final report, with necessary amendments, will be
938 transmitted to the Council by December 31, 2018. This report may inform the
939 scope of work for the 2020 Comprehensive Plan update.
- 940 • ~~Outcomes:~~ Modifications, as needed, to the Comprehensive Plan, King County
941 Code and County practices related to ensuring availability of water within the
942 Comprehensive Plan and determining the adequacy of water during the
943 development permit process.
- 944 • ~~Leads:~~ Performance, Strategy and Budget. Work with the Department of Local
945 Services - Permitting Division, Department of Natural Resources and Parks,
946 Department of Public Health, Prosecuting Attorney's Office, and King County
947 Council. Involvement of state agencies, public, local watershed improvement
948 districts, and non-governmental organizations.

949
950 **Action 14: 2020 Comprehensive Plan Update.** In 2018, the County restructured its
951 comprehensive planning program and associated Comprehensive Plan update process.
952 This restructure includes moving to an eight-year update schedule. As part of the
953 transition to this new update schedule and given that the next eight-year plan update
954 will not be completed until 2024, there is a need to make substantive changes in the
955 interim. The scope of the update proposed by the Executive in the motion shall include
956 any changes as called for by applicable Workplan Action items, any policy changes or
957 land use proposals that should be considered prior to the 2024 update, review and
958 inclusion of changes related to docket proposals that were recommended to be
959 reviewed as part of the next eight-year update, aligning the language in the
960 Comprehensive Plan and Title 20 regarding what is allowed during annual, midpoint

961 and eight-year updates, and reviewing and updating the terminology to consistently
962 describe the various updates:

- 963 ~~● *Timeline:* A motion authorizing the 2020 Comprehensive Plan update shall be~~
964 ~~transmitted to the Council for consideration by January 2, 2019. The Council~~
965 ~~shall have until February 28, 2019 to adopt the motion. The 2020~~
966 ~~Comprehensive Plan update shall be transmitted to the Council for~~
967 ~~consideration by September 30, 2019. The Council shall have until June 30,~~
968 ~~2020 to adopt the 2020 Comprehensive Plan update.~~
- 969 ~~● *Outcomes:* The Executive shall file with the Council a motion authorizing the~~
970 ~~2020 Comprehensive Plan update. The Council shall have until February 28,~~
971 ~~2019 to adopt the motion, either as transmitted or amended. In the absence of~~
972 ~~Council approval by February 28, 2019, the Executive shall proceed to~~
973 ~~implement the scope as proposed. If the motion is approved by February 28,~~
974 ~~2019, the scope shall proceed as established by the approved motion. The~~
975 ~~Executive shall then file with the Council the proposed 2020 Comprehensive~~
976 ~~Plan update by September 30, 2019. The Council shall have until June 30, 2020~~
977 ~~to adopt the 2020 Comprehensive Plan update.~~
- 978 ~~● *Leads:* Office of Performance, Strategy and Budget, in coordination and~~
979 ~~collaboration with the Department of Local Services - Permitting Division.~~

980
981 **Action 15: Annual DLS Briefing at Local Services Committee.** In order to better serve
982 the residents of unincorporated King County, the Council adopted Ordinance 18791 to
983 establish a new Department of Local Services effective January 1, 2019, following
984 guidance for the creation of the Department adopted in Motion 15125. The
985 Department will be evaluating processes, procedures, and policies to identify areas of
986 improvement in the delivery of unincorporated services. In addition to this evaluation,
987 the Department will report at least annually to the Local Services Committee or its
988 successor on key issues related to unincorporated areas.

- 989 ~~● *Timeline:* The Department will report to the Local Services Committee or its~~
990 ~~successor at least annually.~~
- 991 ~~● *Outcomes:* The Department of Local Services shall coordinate with the Regional~~
992 ~~Planning Unit and other departments to inform the 2020 Comprehensive Plan~~
993 ~~update, and will brief the Local Services Committee at least annually.~~
- 994 ~~● *Leads:* Department of Local Services, in coordination with the Regional~~
995 ~~Planning Unit of Office of Performance, Strategy and Budget.~~

996
997 **Action 16: Streamlining the Comprehensive Plan.** Public participation, as expressed
998 in Policy RP-103, is to be actively sought out throughout the development, amendment,
999 and implementation of the Comprehensive Plan. The Plan, and various iterations before
1000 final adoption, are posted online in order to be accessible to the public, and active
1001 outreach efforts during plan updates seek to reach a wide range of County residents.
1002 However, such a lengthy document with many complex regulatory requirements can be
1003 difficult to navigate and understand. To make the Comprehensive Plan and relevant
1004 sections in King County Code Title 20 more reader-friendly and accessible to a wider
1005 audience, redundancies and excess detail should be minimized. This workplan item will
1006 initiate the process of streamlining the 2016 Comprehensive Plan and portions of King
1007 County Code Title 20 over the next several years, with the goal of becoming shorter,
1008 easier to understand, and more accessible to the general public. This review will
1009 consider: removal of text or policies that are redundant and/or repetitive within the
1010 plan; removal of text or policies that are redundant to other existing plans and policy
1011 documents; removal of outdated text or policies; removal of text or policies that are at a
1012 level of detail that is more appropriate for functional plans, implementation plans,
1013 development regulations, etc.; increasing readability and conciseness; clarifying the
1014 process for amending the plan; and making the document and sections of the Code
1015 more streamlined, user friendly, and accessible for the public.

- 1016 ● ~~Timeline:~~ A streamlined version of the Comprehensive Plan and relevant
1017 sections of King County Code Title 20, including but not limited to KCC 20.08,
1018 20.12, and 20.18 shall be transmitted to the Council for consideration by June
1019 30, 2023.
- 1020 ● ~~Outcomes:~~ The Executive shall file with the Council an ordinance adopting a
1021 streamlined version of the Comprehensive Plan and associated code changes
1022 as part of the Executive's proposed 2024 eight-year Comprehensive Plan
1023 update.
- 1024 ● ~~Leads:~~ Office of Performance, Strategy and Budget, in coordination and
1025 collaboration with the Council's Comprehensive Planning lead staff and the
1026 Department of Local Services - Permitting Division.

1027
1028 ~~**Action 17: Update the Residential Density Incentive Code.**~~ As part of the 2020
1029 Comprehensive Plan update, the King County Executive included a code study
1030 regarding the County's Residential Density Incentive (RDI) regulations in K.C.C. Chapter
1031 21A.34. This code study included recommendations for updating the RDI regulations,
1032 but ultimately the 2020 Comprehensive Plan update did not include any updates with
1033 the 2020 Comprehensive Plan update. The code study states that the "key factors
1034 identified and recommendations should be considered as the Affordable Housing
1035 Committee seeks to develop model ordinances or provide technical assistance to other
1036 jurisdictions interested in implementing inclusionary housing policies." As part of this
1037 Work plan Action, the King County Executive will update the County's RDI regulations.
1038 This work can be coordinated with the Affordable Housing Committee of the Growth
1039 Management Planning Council, which has been established to implement the Regional
1040 Affordable Housing Task Force Five Year Action Plan and will recommend action and
1041 assess progress toward implementing the Plan.

- 1042 ● ~~Timeline:~~ A proposed ordinance modifying the Residential Density Incentive
1043 Code shall be transmitted to the Council by June 30, 2023.
- 1044 ● ~~Outcomes:~~ The Executive shall file with the Council a proposed ordinance as
1045 part of the Executive's proposed 2024 eight-year Comprehensive Plan update.
- 1046 ● ~~Lead:~~ Department of Local Services - Permitting Division, in coordination with
1047 the Department of Community and Human Services and the Affordable
1048 Housing Committee of the Growth Management Planning Council.

1049
1050 ~~**Action 18: Greenhouse Gas Mitigation.**~~ As part of the 2020 update to the 2016
1051 Comprehensive Plan, policies and regulations related to some aspects of climate
1052 change and greenhouse gas emissions were adopted. More work is needed to address
1053 resiliency for the natural and built environment, and to mitigate impacts from climate
1054 change, including avoiding or sequestering greenhouse gas emissions. The loss of
1055 carbon sequestration capacity resulting from the conversion of forestland to non-forest
1056 uses is one area where the County can make a difference in addressing these impacts.
1057 In order to implement the policy direction in the 2020 update related to sea level rise,
1058 climate change, greenhouse gas emissions, and fossil fuel facility impacts, this Workplan
1059 item directs:

- 1060 A. ~~Preparation of a Forest Conversion Review Study that includes and evaluates the~~
1061 ~~following information:~~
- 1062 1. ~~The current process and standards for reviewing and approving Class-IV~~
1063 ~~General Forest Practices relating to forest conversion, and for reviewing and~~
1064 ~~approving Conversion Option Harvest Plans:~~
- 1065 2. ~~The number of forest conversions permitted in unincorporated King County~~
1066 ~~since August 10, 1999, regardless of whether a separate Class-IV General~~
1067 ~~Forest Practice permit was issued, and the average and total acreage of forest~~
1068 ~~removed:~~

- 1069 3.—The number of Conversion Option Harvest Plans approved since August 10,
1070 1999, and the number of participating properties that were not subsequently
1071 replanted:
- 1072 4.—An estimate of sequestered carbon lost and reduced future carbon
1073 sequestration potential due to clearing under Class-IV General Forest Practice
1074 permits and Conversion Option Harvest Plans:
- 1075 5.—Potential pathways to achieving zero net loss carbon sequestration capacity
1076 from future forest conversions, including, but not limited to, off-site replanting,
1077 payment into a mitigation bank, and purchase of carbon credits. This should
1078 include both standard forest conversions and properties with Conversion
1079 Option Harvest Plans that are subsequently converted to non-forest uses:
- 1080 B.—Drafting and transmittal of a proposed ordinance that establishes or modifies
1081 regulations, and if necessary, Comprehensive Plan policies, that will result in zero
1082 net loss of carbon sequestration capacity from future forest conversions, based on
1083 the recommended strategies in the Forest Conversion Review Study:
- 1084 • *Timeline:* The Forest Conversion Review Study report and a proposed
1085 ordinance making Comprehensive Plan and/or King County Code changes
1086 shall be transmitted to the Council for consideration by June 30, 2022.
 - 1087 • *Outcomes:* The Executive shall file with the Council the Forest Conversion
1088 Review Study report and a proposed ordinance with recommended code
1089 and/or policy updates.
 - 1090 • *Leads:* Department of Natural Resources and Parks and Department of Local
1091 Services – Permitting Division.

1092
1093 **Action 19: Skyway-West Hill and North Highline Anti-Displacement Strategies:**

- 1094 King County will complete an Anti-Displacement Strategy for Skyway-West Hill and
1095 North Highline. In the context of Motion 15539, the work done by the County's
1096 Regional Affordable Housing Task Force and the ongoing work by the Affordable
1097 Housing Committee of the Growth Management Planning Council, this strategy will
1098 evaluate tools, programs, and regulations to retain and create affordable housing and
1099 prevent residential displacement. The strategy, at minimum, shall consider the
1100 following: mandatory inclusionary zoning, preservation for manufactured housing and
1101 manufactured housing communities; residential community benefit agreements;
1102 relocation assistance; redevelopment assistance; right to return programs; community
1103 preference programs; and other tools, programs, and regulations identified in Motion
1104 15539. The report will be informed by best practices, research, other ongoing efforts in
1105 King County, and a robust community engagement process:
- 1106 • *Timeline:* A Skyway-West Hill and North Highline Anti-Displacement Strategies
1107 Report and proposed legislation to implement the recommendations in the
1108 report shall be transmitted to the Council for consideration by September 30,
1109 2021. This deadline supersedes the deadlines adopted in Motion 15539.
 - 1110 • *Outcomes:* The Executive shall file with the Council the Skyway-West Hill and
1111 North Highline Anti-Displacement Strategies Report, which shall include
1112 recommended strategies and tools and identification of recommended
1113 legislation, if appropriate. The Executive shall also file with the Council
1114 legislation as recommended in the Report. These outcomes supersede the
1115 deliverables adopted in Motion 15539.
 - 1116 • *Leads:* Department of Community and Human Services, Department of Local
1117 Services, the Office of Equity and Social Justice, and the Office of Performance
1118 Strategy and Budget. Executive staff shall update and coordinate with the
1119 Councilmember offices representing the area on at least a quarterly basis
1120 throughout the planning process.
- 1121

1122 **Action 20: Fossil Fuel Facilities Risk Bonds.** As part of the 2020 Comprehensive Plan
1123 update, policies and regulations related to fossil fuel facilities were adopted. More work
1124 is needed to address the potential impacts of fossil fuels and fossil fuel facilities and
1125 related uses on the environment and human health. To accomplish this, this Workplan
1126 Action item directs:

- 1127 A.—Preparation of a Fossil Fuel Risk Bond evaluation, that will include, at a minimum:
- 1128 1.—An economic risk assessment of fossil fuel facilities and related uses, and
1129 climate change. The assessment shall include recommended policy language
1130 or development regulations that directs an update to this evaluation on a
1131 periodic basis when significant new information is available, and shall quantify
1132 the expected annualized costs to County finances, the County's economy, and
1133 County households over the next fifty years associated with several categories
1134 of risks:
 - 1135 a.—For fossil fuel facilities and related uses, the assessment shall address risks
1136 associated with catastrophic explosions of storage and transfer facilities,
1137 refineries, oil and gas train derailments, gas pipeline ruptures and
1138 explosions, fuel tanker spills and explosions, pollution of air and water,
1139 brownfields, and abandoned infrastructure.
 - 1140 b.—For climate change, the assessment shall address economic risks
1141 associated with changes in the frequency and severity of wildfires, floods,
1142 storms, drought, infestations of exotic diseases and pests, and other natural
1143 hazards. The assessment shall also address costs associated with the
1144 implementation of climate action policies and plans, as well as investing in
1145 adaptation measures.
 - 1146 2.—An evaluation of the adequacy of existing financial assurance mechanisms in
1147 reducing the County's economic and financial risks associated with fossil fuel
1148 facilities and related uses, and climate change. Title 27A of the King County
1149 Code, "Financial Guarantees" already contains mechanisms for obtaining
1150 financial assurances before attempting potentially dangerous development
1151 activity. However, there is currently no language in Title 27A that requires
1152 financial assurances specifically for fossil fuel facilities and related uses. Such
1153 measures could include surety and performance bonds, letters of credit, third
1154 party trust funds, insurance, corporate guarantees, and others. The evaluation
1155 shall compare risk exposure for the County, with the maximum likely coverage
1156 of that risk by these mechanisms, and shall include recommendations for
1157 additional financial assurances or other measures that need to be adopted to
1158 minimize risks.
- 1159 B.—Drafting and transmittal of any necessary legislation that establishes or modifies
1160 Comprehensive Plan policies and development regulations, that will implement the
1161 recommendations of the Fossil Fuel Risk Bond evaluation:
- 1162 •—*Timeline:* The Fossil Fuel Risk Bond evaluation and any necessary legislation
1163 making Comprehensive Plan and/or King County Code changes shall be
1164 transmitted to the Council for consideration by June 30, 2022.
 - 1165 •—*Outcomes:* The Executive shall file with the Council the Fossil Fuel Risk Bond
1166 evaluation and, if warranted, a proposed ordinance(s) with recommended code
1167 and/or policy updates.
 - 1168 •—*Leads:* Office of Performance, Strategy and Budget, Department of Natural
1169 Resources and Parks, and Department of Local Services - Permitting Division.

1171 **Action 21: Greenhouse Gas Mitigation.** As part of the 2020 Comprehensive Plan
1172 update, policies and regulations related to fossil fuel facilities and resident and business
1173 resiliency to climate change impacts were adopted. However, further work is necessary
1174 to reduce climate impacts, by mitigating the greenhouse gas emissions that drive those

1175 impacts. Policy E-215 of the Comprehensive Plan requires all projects being evaluated
1176 under the State Environmental Policy Act (SEPA) to be evaluated for greenhouse gas
1177 emissions, and also allows the County to exercise its substantive authority to mitigate for
1178 these emissions, but only after mitigation standards have been adopted by ordinance.
1179 In order to establish standards to begin mitigating emissions from development, this
1180 Workplan Action item directs:

1181 A. ~~Updating the county's greenhouse gas emissions worksheet to include best~~
1182 ~~available emissions factors and other data, and to be able to evaluate emissions~~
1183 ~~from a wide range of project types. The worksheet shall, at a minimum, be capable~~
1184 ~~of evaluating induced demand and all scope one and scope two emissions from the~~
1185 ~~construction and use, as well as embodied scope three emissions from construction~~
1186 ~~materials such as cement, asphalt, and steel.~~

1187 B. ~~Completion of a study evaluating options for implementing greenhouse gas~~
1188 ~~mitigation from all development projects requiring SEPA review, as allowed in~~
1189 ~~Comprehensive Plan Policy E-215.~~

1190 C. ~~If warranted, drafting and transmittal of a proposed ordinance(s) that adopts the~~
1191 ~~updated greenhouse gas worksheet and establishes or modifies Comprehensive~~
1192 ~~Plan policies and development regulations to implement standards for greenhouse~~
1193 ~~gas mitigation in accordance with Policy E-215.~~

1194 • ~~Timeline:~~ The updated greenhouse gas emissions worksheet and the
1195 ~~greenhouse gas mitigation study, and a proposed ordinance(s) making~~
1196 ~~Comprehensive Plan and/or King County Code changes shall be transmitted to~~
1197 ~~the Council for consideration by June 30, 2022.~~

1198 • ~~Outcomes:~~ The Executive shall file with the Council the updated greenhouse
1199 ~~gas worksheet, greenhouse gas mitigation study and, if warranted, a proposed~~
1200 ~~ordinance(s) with recommended code and/or policy updates.~~

1201 • ~~Leads:~~ Department of Natural Resources and Parks, and Department of Local
1202 ~~Services - Permitting Division.~~

1204 **Actions Related to the Growth Management Planning Council**

1205 The Growth Management Planning Council (GMPC) is a separate formal body consisting
1206 of elected officials from King County, Seattle, Bellevue, other cities and towns in King
1207 County, special purpose districts, and the Port of Seattle. The GMPC developed the
1208 Countywide Planning Policies, providing a countywide vision and serving as a
1209 framework for each jurisdiction to develop its own comprehensive plan, which must be
1210 consistent with the overall vision for the future of King County. The GMPC is chaired by
1211 the King County Executive; five King County Councilmembers serve as members.
1212 Recommendations from the GMPC are transmitted to the full King County Council for
1213 review and consideration.

1214
1215 The GMPC develops its own independent work program every year; this section of the
1216 2016 Comprehensive Plan Workplan identifies issues the County will bring forward to
1217 the GMPC for review, consideration and recommendations. King County will submit
1218 these Workplan items to the GMPC for consideration at its first meeting of 2017, with a
1219 goal of completing the GMPC review and recommendations by December 31, 2018.
1220 The Executive will work with the Council to determine whether the amendments are
1221 appropriate for inclusion in the annual or midpoint Comprehensive Plan update prior to
1222 the next eight-year update.

1224 **Action GMPC-1 (Was Action 17): Develop a Countywide Plan to Move Remaining**
1225 **Unincorporated Urban Potential Annexation Areas Toward Annexation.** The GMPC
1226 has authority to propose amendments to the Countywide Planning Policies, and a
1227 unique defined role related to recommending approval or denial of Urban Growth Area
1228 expansions. In order to move remaining unincorporated areas, which vary in size and
1229 complexity, towards annexation, the GMPC would reconsider the Potential Annexation

1230 Areas map and the "Joint Planning and Annexation" section of the Countywide Planning
1231 Policies. This effort would include an evaluation of how to address Potential Annexation
1232 Areas that have been previously unsuccessful in annexation and/or where annexation
1233 does not appear feasible in the near future. The report shall include review of tax
1234 revenue impacts to the County resulting from annexations, evaluation of requirements
1235 regarding annexation of roadways within Potential Annexation Areas, and identification
1236 of current orphaned roads and potential methods to transfer ownership to cities.
1237 Deadline: December 31, 2019.

1238
1239 ~~**Action GMPC-2 (Was Action 18): Review the Four-to-One Program.**~~ The County's
1240 Four-to-One Program has been very effective in implementing Growth Management Act
1241 goals to reduce sprawl and encourage retention of open space. This is done through
1242 discretionary actions by the County Council, following a proposal being submitted by a
1243 landowner(s) to the County. Over time, there have been proposals that vary from the
1244 existing parameters of the program; these have included possible conversion of urban
1245 zoning for lands not contiguous to the original 1994 Urban Growth Area, allowing the
1246 open space to be non-contiguous to the urban extension, use of transfer of
1247 development rights, providing increased open space credit for preserved lands with
1248 high ecological value (such as lands that could provide for high value floodplain
1249 restoration, riparian habitat, or working resource lands), and consideration of smaller
1250 parcels or parcels with multiple ownerships. Allowing these changes have the potential
1251 for increasing the use of the tool, with attendant risks and benefits. The Growth
1252 Management Planning Council would review the Four-to-One program and determine
1253 whether changes to the existing program should be implemented that will strengthen
1254 the program and improve implementation of the Comprehensive Plan, including
1255 evaluation of the proposals listed above.

1256
1257 ~~**Action GMPC-3 (Was Action 19):**~~ As required by the Growth Management Act, King
1258 County and the 39 cities participate in the Buildable Lands Program to evaluate their
1259 capacity to accommodate forecasted growth of housing units and jobs. The program,
1260 administered by the Washington State Department of Commerce, requires certain
1261 counties to determine whether the county and its cities are achieving urban densities
1262 within urban growth areas by comparing assumptions and targets regarding growth
1263 and development with actual growth and development in the county and cities. Since
1264 issuance of the first Buildable Lands Report in 2002, jurisdictions and stakeholders have
1265 expressed the potential for possible refinements of the methodology used by King
1266 County and the cities. The Growth Management Planning Council would work with
1267 stakeholders to review the methodology, including testing the accuracy of the Buildable
1268 Lands Report model and results, for potential refinements.)

1269
1270 **Action 1: Comprehensive Plan Performance Measures Framework Update**
1271 In 2017, Motion 15014 established a Performance Measures Program for the
1272 Comprehensive Plan. The Program is intended to monitor Comprehensive Plan
1273 implementation and to help inform whether plan amendments are needed to better
1274 achieve the plan's goals, as reflected in the Comprehensive Plan Guiding Principles. As
1275 established in the reporting timelines in King County Code Chapter 20.18, Program
1276 reporting occurs in advance of, and with the intent of informing, establishing the scope
1277 of work for 10-year Comprehensive Plan updates.

1278
1279 The Executive issued the first Performance Measures Report under the new program in
1280 2022 via Report 2022-RPT0045. In developing the report, department staff indicated
1281 that the measures could be further refined to show a more accurate picture of plan
1282 performance. The approved framework also does not align with the current
1283 Comprehensive Plan update cycle. As required by Motion 15014, any changes to the
1284 performance measures framework must be approved via a motion that is passed by the
1285 Council.

1286

1287 Further, during review of the 2024 Comprehensive Plan, it became clear that: 1) more
1288 frequent reporting was needed, 2) there is overlap with the Implementation Progress
1289 Report required by the Growth Management Act, and 3) more rigorous reporting for the
1290 Housing element is needed. This Action will include updates to the Performance
1291 Measures Program:

- 1292 a. Address department staff-identified refinements;
- 1293 b. Align the reporting with the requirements in RCW 36.70A.130 for the Housing
1294 element of the Comprehensive Plan and the monitoring requirements of the
1295 Countywide Planning Policies for housing data and implementation strategies;
1296 and
- 1297 c. More frequent official reporting transmitted to Council, to be not less than
1298 every five years; and annual reporting on the County's website.

1299
1300 The Performance Measures report will also be completed in consultation and
1301 collaboration with the Council.

- 1302 • Deliverables: The Executive should file with the Council a motion updating the
1303 Performance Measures Program Framework.
- 1304 • Timeline: The Performance Measures Program Framework Motion should be
1305 filed with the Council by TBD. Council review, refinement, and possible
1306 approval of the Motion should be completed by TBD, to allow for completion of
1307 the next Performance Measures Report that is due by TBD, to inform scoping
1308 for the TBD Comprehensive Plan update.
- 1309 • Lead Agency: Office of Performance, Strategy, and Budget.
- 1310 • Support Agency: Comprehensive Planning Interdepartmental Team.

1311
1312 **Action 2: Comprehensive Plan Public Participation Code Update**

1313 The public participation requirements for updates to the King County Comprehensive
1314 Plan and development regulations are guided by state law, adopted Comprehensive
1315 Plan policies, and King County Code Chapter 20.18. The majority of the requirements
1316 in code have not been amended since they were first adopted in 1998. The 2024
1317 Comprehensive Plan made some code changes to align with current state law, reflect
1318 current practice, and provide clarity. However, additional work is needed to ensure the
1319 code reflects and supports equitable engagement goals and outcomes.

1320
1321 Equitable engagement process improvements were integrated into the 2024
1322 Comprehensive Plan update process.

1323
1324 Those 2024 engagement efforts were not inconsistent with the current code; however,
1325 the code could be strengthened to further support this work in the future. Additionally,
1326 there are more opportunities to improve the engagement process to make it more
1327 equitable. Given this, additional updates to the public participation code in Chapter
1328 20.18 work are warranted. This work would be disingenuous without thoughtful
1329 community engagement on the changes, especially with the Equity Work Group or
1330 successor group, and communities that have been historically underrepresented. This
1331 Work Plan action directs that work to occur outside of a major Comprehensive Plan
1332 update to allow for focused engagement on these important issues.

1333
1334 The changes proposed are expected to lead to community engagement at a level of at
1335 least "County and Community work together" for development of midpoint and 10-year
1336 updates. The timing of the work plan action is proposed in order for the new
1337 engagement requirements to be in place prior to the start of development of the 2029
1338 midpoint update, if it is authorized.

1339

1340 The current docket process is unclear. This Work Plan action will include updates to the
1341 docket process to make it more accessible to the general public, and to make it clear
1342 what will happen with docketed items during midpoint and 10-year updates.

- 1343 • Deliverables: The Executive should file with the Council an ordinance updating
1344 the public participation elements of King County Code Chapter 20.18.- 1345 • Timeline: The ordinance should be transmitted to the Council by TBD. If there
1346 is a Comprehensive Plan midpoint update authorized at that time, the code
1347 changes should be part of the midpoint transmittal package.- 1348 • Lead Agency: Office of Performance, Strategy, and Budget.
1349 • Support Agencies: Office of Equity and Racial and Social Justice, and1350 Department of Local Services.1351

Action 3: Mandatory Inclusionary Housing and Community Preference Review

1352 In 2022, the County adopted inclusionary housing regulations for Skyway-West Hill and
1353 North Highline, which included: (1) mandatory inclusionary housing in the commercial
1354 cores of both communities, (2) voluntary inclusionary housing in the remaining areas of
1355 those communities, and (3) a requirement for a community preference program for any
1356 inclusionary housing development. The 2024 Comprehensive Plan expanded the
1357 voluntary inclusionary housing provisions to other geographies (all of urban
1358 unincorporated King County and the Rural Towns of Vashon and Snoqualmie Pass).

1360 The 2024 Comprehensive Plan Equity Work Group, as well as other public input
1361 received during development of the 2024 plan, expressed support for also expanding
1362 the mandatory inclusionary housing and community preference provisions to some or
1363 all of the new geographies that the voluntary provisions in the 2024 changes would
1364 apply to. Additional time and resources are needed to review how or if these elements
1365 could successfully be implemented in additional communities without unintended
1366 consequences.

1368 Given this, this Work Plan action directs evaluation of whether it would be appropriate
1369 to potentially expand mandatory inclusionary housing and/or community preference
1370 regulations to the other geographies that currently have voluntary inclusionary housing,
1371 including consideration of displacement risk, market conditions, and public
1372 engagement with potentially affected communities.

- 1374 • Deliverables: The Executive should file with the Council a Mandatory
1375 Inclusionary Housing and Community Preference Review report and a
1376 proposed ordinance implementing the recommendations in the report.- 1377 • Timeline: The Mandatory Inclusionary Housing and Community Preference
1378 Review report and ordinance, if recommended, should be filed with the Council
1379 by TBD.- 1380 • Lead Agency: Department of Community and Human Services.
1381 • Support Agency: Department of Local Services.1382

Action 4: Old Growth Corridors Strategies

1383 Mature forests with broad range of native tree species and age classes - key
1384 characteristics of what are commonly referred to as "old growth" forests - provide a
1385 wealth of ecological and social benefits including, but not limited to: healthy habitat;
1386 clean and cool water; water storage to mitigate downstream flooding, providing
1387 summer flows to rivers and streams, and supplying drinking water; wildfire resilience;
1388 diversity of flora, fauna, fungal, and microbial communities; and recreation. Old growth
1389 forests in western Washington are also of enormous cultural importance to sovereign
1390 Indian tribes. In addition to providing ecological, social, and cultural benefits, mature
1391

1392 forests in the Pacific Northwest also sequester carbon and are more resilient to the
1393 effects of climate change than younger or less diverse forests.

1394
1395 The 2024 Comprehensive Plan includes policies directing King County to identify and
1396 implement strategies to protect forests in ways that build resilience and maximize social
1397 and ecological values while carefully considering any effects of changes to forestland
1398 management on the timber resource economy. The Plan directs King County to identify
1399 opportunities to establish and maintain large blocks of forest, particularly in upper
1400 watershed areas and along major river corridors given the importance of contiguous
1401 forest cover in these areas for preventing flooding, improving water quality, and
1402 protecting salmon and other wildlife habitat.

1403
1404 This work plan action directs review of scientific literature and recommendation of
1405 potential strategies and tactics to accelerate establishment of "old growth corridors" in
1406 upper watersheds and along major river corridors, especially in areas with a
1407 predominance of existing public ownership, in support of habitat for salmon and other
1408 wildlife.

1409
1410 This work should include identifying and analyzing: appropriate geographies; feasible
1411 programmatically and project actions King County has control to implement such as
1412 acquisitions, incentive programs, and regulatory changes; potential partnerships with
1413 Indian tribes as sovereign governments, public and private landowners, and land
1414 managers; carbon sequestration value; revenue impacts from changing forestry
1415 practices; and existing and potential funding sources. The work should also build on
1416 and align with the Mature Forests Report being developed in accordance with Motion
1417 16437.

1418
1419 The approaches should promote establishment of a broad mix of native tree species
1420 and age classes, including eventual establishment of forests with old growth
1421 characteristics in areas prioritized as having high conservation value, and should
1422 consider the effect of conservation acquisitions on the viability of the timber resource
1423 economy in King County.

1424

- *Deliverables:* The Executive should file with the Council an Old Growth
1425 Corridors Strategies report outlining scientific findings, geographies of
1426 relevance, and potential strategies for establishing old growth corridors, and
1427 the other information outlined above.

1428

- *Timeline:* The Old Growth Corridors Strategies report should be transmitted to
1429 the Council by TBD.

1430

- *Lead Agency:* Department of Natural Resources and Parks.

1431
1432 **Action 5: Vashon-Maury Island Coastal Hazard Vulnerability Assessment and**
1433 **Response Plan**

1434 Properties and infrastructure along the Vashon-Maury Island shoreline are potentially at
1435 risk to damage from coastal flooding, tsunamis, landslides, and sea level rise. The
1436 extent to which these hazards affect specific locations will vary depending on site-
1437 specific factors, including topography, the proximity of infrastructure to the shoreline,
1438 and the ability to implement adaptive measures in any given location. Existing studies
1439 have not gotten to this level of specificity for these hazards, however. This makes it
1440 difficult to determine where and what specific hazard mitigation approaches may be
1441 needed and how to sequence that work.

1442
1443 King County will conduct a detailed assessment of the Vashon-Maury Island shoreline
1444 inclusive of public and private infrastructure and natural systems to better understand
1445 which locations face a higher risk from coastal flooding, tsunamis, landslides, and sea
1446 level rise due to site constraints or other factors. Results from the study will inform long-

1447 range planning for these hazards and the development of additional actions, policies,
1448 development regulations, and/or zoning changes, as needed, to address these risks.
1449 These changes would be included in future updates of the Comprehensive Plan and/or
1450 King County Code.

1451
1452 The study will draw on available data and studies, as well as a new coastal storm surge
1453 model for the King County shoreline being developed by the U.S. Geological Survey
1454 (due summer 2024). The County intends to apply for grant funding to complete this
1455 work.

1456

- *Deliverables:* The Executive should file with the Council the Vashon-Maury
1457 Island Coastal Hazard Vulnerability Assessment and Response Plan. If policy
1458 and/or code changes are recommended by the Assessment, they should be
1459 transmitted to the Council in the next appropriate update to the
1460 Comprehensive Plan and/or the King County Code.

1461

- *Timeline:* The Vashon-Maury Island Coastal Hazard Vulnerability Assessment
1462 and Response Plan should be transmitted to the Council by TBD.

1463

- *Lead Agency:* Department of Natural Resources and Parks.

1464

- *Support Agencies:* Department of Local Services, Public Health - Seattle & King
1465 County, and Executive Climate Office.

Action 6: Wildfire Risk Assessment

1468 Large wildfires across the Pacific Northwest over the last decade, combined with recent
1469 local fires in King County and increasing concern about the impacts of climate change
1470 on wildfire potential, have contributed to a growing awareness of the need to prepare
1471 for an increased risk of wildfire in or adjacent to the wildland-urban interface (WUI).
1472

1473 The King County Executive issued the county's first Wildfire Risk Reduction Strategy in
1474 2022 and has since been working to develop and implement the identified actions. This
1475 includes adopting a wildfire risk policy and code changes in the 2024 Comprehensive
1476 Plan. However, additional information is needed to better understand wildfire risks in
1477 unincorporated King County and whether additional regulatory measures are needed to
1478 further reduce wildfire risk. Additionally, King County partners with cities on
1479 coordinated emergency response. Where the WUI is adjacent to or crosses a border
1480 between unincorporated King County and a city, the risk is shared by both jurisdictions.

1481
1482 This work plan action will include completing a wildfire risk assessment for
1483 unincorporated King County to better understand where and how communities and
1484 critical infrastructure are vulnerable to wildfire; the degree to which current codes and
1485 policies address the risk; and what additional actions, policy, development regulation,
1486 or zoning changes, if any, may be needed to reduce wildfire risk. Where the WUI is
1487 adjacent to or crosses a border between unincorporated King County and a city, King
1488 County should partner with the city to share approaches, incorporate local concerns,
1489 and support consistency in wildfire risk reduction. Potential additional external partners
1490 for the study include King County fire districts, the Washington State Department of
1491 Natural Resources, and utilities. The results of this work will inform future updates of the
1492 Comprehensive Plan and/or King County Code. The County intends apply for grant
1493 funding to complete this work.

1494

- *Deliverable:* The Executive should file with the Council the Wildfire Risk
1495 Assessment report. If policy and/or code changes are recommended by the
1496 report, they should be transmitted to the Council in the next appropriate
1497 update to the Comprehensive Plan and/or the King County Code.

1498

- *Timeline:* The Wildfire Risk Assessment report should be transmitted to the
1499 Council by TBD.

- 1500 • Lead Agency: Executive Climate Office
- 1501 • Support Agencies: Department of Natural Resources and Parks; King County
- 1502 Office of Emergency Management; Department of Local Services - Permitting
- 1503 Division.

Action 7: Rural Economic Strategies Update

1506 The County adopted the Rural Economic Strategies in Ordinance 17956 in 2014.

1507 Ordinance 17956 built on work that had been done in 2008 and 2012. This Work Plan

1508 action directs an update to this work, to reflect that changes in the rural economy that

1509 have occurred in the last decade, including those due to COVID-19, technological

1510 changes, creation of the Department of Local Services, and more.

1511 This action will include:

- 1512 a. Evaluation and description of implementation of the strategies adopted in
- 1513 Ordinance 17956;
- 1514 b. Review of how the rural economy has changed since 2014, and is anticipated to
- 1515 change in the next two decades;
- 1516 c. Policy changes made with the 2024 Comprehensive Plan;
- 1517 d. Evaluation of the existing strategies at creating a sustainable and vibrant rural
- 1518 economy;
- 1519 e. Recommendation of any changes to strategies, policies, or Code;
- 1520 f. Potential partners for the action include cities that serve the Rural Area, chambers of
- 1521 commerce, community groups, the Agriculture and Rural Forest Commissions, and
- 1522 the community. Community engagement, at a level of "County and Community
- 1523 work together," will be done as part of this action.

- 1524 • Deliverable: The Executive should file with the Council the Rural Economic
- 1525 Strategies report. If policy and/or code changes are recommended by the
- 1526 report, they should be transmitted to the Council in the next appropriate
- 1527 update to the Comprehensive Plan and/or the King County Code.

- 1528 • Timeline: The Rural Economic Strategies report should be transmitted to the
- 1529 Council by TBD.

- 1530 • Lead Agency: Department of Local Services.

- 1531 • Support Agency: Department of Natural Resources and Parks.

Action 8: Communication Facilities Code Update

1532 The County regulates cellular towers and similar facilities as "minor communication

1533 facilities" under K.C.C. Title 21A. The majority of the code relating to communication

1534 facilities was written more than two decades ago, with the last substantive updates

1535 occurring in 2014. In the intervening years, technology, as well as the federal regulatory

1536 landscape, have changed. Work is therefore needed to modernize the County's

1537 communication facility regulations. This work should include:

- 1540 a. Review of how federal regulations, case law, and technologies for communication
- 1541 facilities have changed since the communication facility standards were initially
- 1542 adopted in 1998, and whether additional changes are expected in the coming two
- 1543 decades;

- 1544 b. Review of how jurisdictions within and adjacent to King County regulate
- 1545 communication facilities; and

- 1546 c. Recommendation of any changes to the County code to align the code with federal
- 1547 law and with best practices.

1548

- 1549 • Deliverables: The Executive should file with the Council a Communication
- 1550 Facilities Code update report containing the information described above, and,
- 1551 if recommended by the report, an ordinance implementing the
- 1552 recommendations of the report.
- 1553 • Timeline: The Communication Facilities Code update report should be
- 1554 transmitted to the Council by TBD.
- 1555 • Lead Agency: Department of Local Services.

Action 9: Surface Water Management Code Update

The King County Surface Water Design Manual is adopted by public rule every five years, most recently in 2021. The 2021 update did not include updates to the County's surface water management code in K.C.C. Title 9. Prior to adoption of the 2026 Surface Water Design Manual, it is necessary to update K.C.C. Title 9 to ensure consistency between the County's regulations and the Surface Water Design Manual.

The work should include a full review of K.C.C. Title 9 to ensure that the code reflects current requirements and terminology, and that any changes necessary to align with the 2026 Surface Water Design Manual update are incorporated into the code.

- 1567 • Deliverables: The Executive should file with the Council a proposed ordinance
- 1568 updating K.C.C. Title 9.
- 1569 • Timeline: The proposed ordinance should be transmitted to the Council by
- 1570 TBD.
- 1571 • Lead Agency: Department of Natural Resources and Parks.

Action 10: Fish Passage Restoration

In March 2024, the King County Auditor's Office released an audit of King County's Fish Passage Restoration program. The audit found that the program's sequencing of low-impact projects before high-impact projects was not in alignment with the County goal of opening the best habitat as quickly as possible, and puts more impactful projects at risk if there are funding or staffing shortages later. The audit also found that the program does not consider the impact of non-county-owned barriers to fish passage when reporting the number of miles of restored habitat, thereby overstating the reported impact of the program. Work is needed to address the issues raised by the Auditor's Office.

This work should include:

- 1585 a. Development of a strategic plan clarifying the goals and objectives of the Fish
- 1586 Passage Restoration program, in conjunction with staff working on the Clean Water
- 1587 Healthy Habitat initiative, and including a plan to ensure completion of habitat-
- 1588 focused projects if delays occur, costs increased, or funding becomes otherwise
- 1589 constrained and performance measures that accurately reflect program outputs and
- 1590 outcomes for restoring fish passage, including the impact of non-County-owned
- 1591 barriers on program outcomes;
- 1592 b. A review and update to the Fish Passage Restoration Program's ten-year work plan
- 1593 to ensure it is aligned with County goals and with the goals of the strategic plan
- 1594 developed in accordance with subsection a.;
- 1595 c. An update to the program's public-facing materials to ensure that they accurately
- 1596 reflect the decision-making considerations and tradeoffs involved in its workplan
- 1597 development and the resulting schedule of projects.
- 1598 • Deliverables: The Executive should file with the Council the strategic plan, the
- 1599 ten-year work plan, and a summary of the changes made to public-facing
- 1600 materials, along with a motion accepting the plans. If policy and/or code

1601 changes are recommended by the report, they should be transmitted to the
1602 Council in the next appropriate update to the Comprehensive Plan and/or the
1603 King County Code.

- 1604 • Timeline: The deliverables should be transmitted to the Council by TBD.
- 1605 • Lead Agency: Department of Natural Resources and Parks.
- 1606 • Support Agency: Department of Local Services.

1607
1608 **Action 11: Remove Barriers to Affordable Housing**

1609 The policies in Chapter 4, Housing and Human Services, support investment,
1610 collaboration, and a variety of tools to address the housing needs of King County's
1611 residents. However, nearly one-third of households in King County are currently cost-
1612 burdened, meaning that they pay over 30 percent of their income on housing costs.

1613
1614 Recent changes in state law have authorized the use of the Multifamily Housing Tax
1615 Exemption program in unincorporated areas. These programs allow local governments
1616 to waive property taxes for new construction, conversion, and rehabilitation of
1617 multifamily residential buildings with at least four units. Changes to the State
1618 Environmental Policy Act also allowed for additional categorical exemptions for
1619 residential infill development. In addition to these opportunities, the Housing Needs
1620 Assessment in Appendix B also identifies several key barriers to housing development,
1621 including:

- 1622 a. Increased time and risk from applying for a Conditional Use Permit,
- 1623 b. Delays and increased costs to comply with requirements related to the State
1624 Environmental Policy Act, and
- 1625 c. Permitting timelines and staffing challenges.

1626
1627 This Work Plan Action directs the evaluation of additional tools and strategies for
1628 expediting affordable housing development in unincorporated King County, including:

- 1629 a. Allowing Multifamily Housing Tax Exemption program in unincorporated King
1630 County, including an analysis of:
 - 1631 i. Potential program design that would incentivize affordable units;
 - 1632 ii. Impacts of a tax exemption, and whether that financial impact is
1633 sustainable;
 - 1634 iii. Potential program administrative needs, including monitoring, oversight,
1635 and reporting;
 - 1636 iv. Ongoing program updates to ensure sufficient incentive to maximize public
1637 benefits; and
 - 1638 v. Public input received during engagement on this action item.
- 1639 b. Reducing permitting timelines for affordable housing development, including
1640 consideration of:
 - 1641 i. Prioritizing affordable housing projects in permit review;
 - 1642 ii. Providing dedicated permit review resources for County-funded affordable
1643 housing development applications;
 - 1644 iii. Updating the permit application screening process;
 - 1645 iv. Making code updates to reduce barriers to affordable housing
1646 development;
 - 1647 v. Implementing new electronic review management software;

- 1648 vi. Seeking additional staffing; and
- 1649 vii. Seeking grant funding to provide technical assistance to applicants.
- 1650 c. Reducing or waiving permit application and inspection fees for affordable housing;
- 1651 d. Developing pre-approved plans for accessory dwelling units;
- 1652 e. Aligning the King County Code with recent changes to the State Environmental
1653 Policy Act, including the categorical exemption for housing development; and
- 1654 f. Encouraging owners of derelict and unoccupied buildings and vacant land to
1655 redevelop their property so that it does not become a health or safety concern for
1656 the neighborhood, including consideration of:
- 1657 i. Registering vacant foreclosure properties and commercial spaces;
- 1658 ii. Developing a vacant building monitoring program; and
- 1659 iii. Establishing a temporary caretaker program so that buildings remain
1660 occupied until redevelopment.
- 1661 • **Deliverables:** The Executive should file with the Council an Expediting
1662 Affordable Housing report and, if recommended, proposed ordinance(s)
1663 implementing the recommendations in the report.
- 1664 • **Timeline:** The Expediting Affordable Housing report and any implementing
1665 ordinances should be transmitted to the Council by TBD.
- 1666 • **Lead Agency:** Office of Performance, Strategy, and Budget.
- 1667 • **Support Agencies:** Department of Local Services, Department of Community
1668 and Human Services.

1669

1670 **Action 12: Short-term Rental Regulations**

1671 Short-term rentals are regulated by Chapter 64.37 RCW and are defined as a lodging
1672 use that is not a hotel or motel or bed and breakfast, in which a dwelling unit, or portion
1673 thereof, is offered or provided to a guest by a short-term rental operator for a fee for
1674 fewer than thirty consecutive nights. Short-term rental operators may need a business
1675 license through the Department of Revenue and are required to pay retail sales tax and
1676 B&O tax on rental charges, as well as lodging and convention and trade center taxes, as
1677 applicable. Additionally, state law outlines various consumer safety provisions, requires
1678 short-term rental platforms to be registered with the state, and requires liability
1679 insurance of at least \$1 million to be held either by the operator or the rental platform.

1680

1681 Currently, the County does not regulate the short-term lodging industry beyond
1682 regulations identified in state law.

1683

1684 This Work Plan Action directs King County to explore whether to adopt regulations
1685 beyond state law regulating the short-term lodging tax industry. The report should
1686 include:

- 1687 a. An analysis of how other jurisdictions in the state are regulating the short-term
1688 lodging industry;
- 1689 b. A recommended regulatory framework, including any additional licensing
1690 requirements, unit count restrictions, owner occupation requirements, or any other
1691 recommended provisions;
- 1692 c. Potential program administrative needs, including monitoring, oversight, and
1693 reporting;
- 1694 d. An estimate on the impacts of the proposed regulations on the County's short-term
1695 lodging tax collection; and

- 1696 e. Public input received during engagement on this action item.
- 1697 • Deliverables: The Executive should file with the Council a Short-term Rental
1698 Regulations report and a proposed ordinance implementing the
1699 recommendations in the report.
- 1700 • Timeline: The Short-term Rental Regulations report and ordinance, if
1701 recommended, should be filed with the Council by TBD.
- 1702 • Lead Agency: Department of Local Services.
- 1703 • Support Agency: Office of Performance, Strategy, and Budget.

1704 **Action 13: Vashon-Maury Island Groundwater Protection Special District Overlay**

1705 The Vashon-Maury Island Groundwater Protection Special District Overlay, known as
1706 SO-140 and codified in K.C.C. 21A.38.150, was adopted in 1997 to limit land uses that
1707 have the potential to severely contaminate groundwater supplies and to provide
1708 increased areas of permeable surface to allow for infiltration of surface water into
1709 ground resources, in light of Vashon-Maury Island's sensitive aquifer. Since the overlay's
1710 creation, King County adopted the critical aquifer recharge area (CARA) code in 2005,
1711 which includes regulations for areas that have a high susceptibility to ground water
1712 contamination. The entirety of the island is governed by this code. A comparative
1713 analysis of the overlay with K.C.C. Title 21A found several overlapping regulations and
1714 inconsistencies in the mapping of risk levels to groundwater resources. Furthermore, a
1715 review of Best Management Practices found limited risk potential in many of the uses
1716 restricted by the overlay.

1717 No changes to the mapping were recommended as part of the Executive's proposed
1718 2024 Comprehensive Plan. However, the Executive noted that further work is needed,
1719 including further review of the overlay's boundaries, possible incorporation into the
1720 CARA code, and review of the CARA mapping and code.

- 1721
- 1722
- 1723
- 1724 • Deliverables: The Executive should file with the Council a Vashon-Maury Island
1725 Groundwater Protection Special District Overlay report and any recommended
1726 policy and code changes as part of the 2034 Comprehensive Plan transmittal
1727 package.
- 1728 • Timeline: Vashon-Maury Island Groundwater Protection Special District Overlay
1729 report and ordinance, if recommended, should be filed with the Council by
1730 TBD.
- 1731 • Lead Agency: Department of Local Services.
- 1732 • Support Agency: Department of Natural Resources and Parks.

1733 ~~((VII.))~~ VI. Incentives

1734 To ensure that the vision, goals, objectives, and policies of ~~((this))~~ the Comprehensive
1735 Plan become a reality, it will require adjusting policy and budget priorities by King
1736 County government. It will require individuals to reconsider their daily decisions and
1737 choices relating to the management or development of their lands. The decisions and
1738 choices of large scale public/private partnerships during the development of major
1739 projects will be critical factors contributing to the effective implementation of ~~((this))~~ the
1740 Comprehensive Plan. Incentives, ~~((like))~~ such as the Transfer of Development Rights
1741 Program, must encourage the types of growth and development patterns desired by
1742 King County and its residents.

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- ~~((1-601))~~ **I-401** King County should develop incentives for the Urban Growth Area that encourage the development industry to provide a broad range of housing affordable to all income levels and ~~((business))~~ commercial space, including areas of the county with the most disparate outcomes in health, economic prosperity, and housing conditions, where residents may be at high risk of displacement. Incentives could include:
- ~~a. ((Identification of geographic areas with infill opportunities, granting budget priority status and allowing more flexible development standards;~~
 - ~~b. Density bonuses for site designs which provide public benefits (for example, grid roads that connect with other developments and limit impacts on arterials);~~
 - ~~c. Incentives which lower financial development risk;~~
 - d.)) Density bonuses and/or other regulatory flexibilities for inclusionary housing;**
 - b. Joint development opportunities at ((c))County-owned or operated facilities, utilization of air rights on ((c))County-owned or operated facilities, and the establishment of transit-supportive design guidelines and regulations; and**
 - ((e.)) c. County ((capital improvement)) funding for public urban amenities, including transportation, parks, open space, cultural, and other facilities, for cities participating in the King County Transfer of Development Rights Program.**



GLOSSARY

((& FREQUENTLY USED ACRONYMS))

A

Active Recreation ((Site))

Active recreation ((sites recognize a higher level of public use and will require developed areas for organized or intense recreation. An active recreation site includes both the active recreation uses and all necessary support services and facilities:)) refers to sites characterized by organized, scheduled activities, and/or a variety of recreation uses, such as highly developed athletic field complexes with lights and extensive support facilities.

Active Transportation

Active transportation means pedestrian, bicycle, and equestrian travel and also includes, but is not limited to, the use of wheelchairs and personal assistive mobility devices powered by electricity that are used by persons with physical impairments, skateboards and scooters, and micromobility devices such as motorized foot scooters and electric assisted bicycles. Any moped, motorcycle, or, except as otherwise provided for in this definition, personal assistive mobility device, are considered motorized transportation.

Adaptive management

Adaptive management ((is a systematic approach for continually improving management policies and practices by learning from the outcomes of operational programs)) means modifying management actions based on ongoing monitoring and data analysis.

Agricultural activities

((Agricultural activities means agricultural uses and practices including, but not limited to: producing, breeding, or increasing agricultural products; rotating and changing agricultural crops; allowing land used for agricultural activities to lie fallow in which it is plowed and tilled but left unseeded; allowing land used for agricultural activities to lie dormant as a result of adverse agricultural market conditions; allowing land used for agricultural activities to lie dormant because the land is enrolled in a local, state, or federal conservation program, or the land is subject to a conservation easement; conducting agricultural operations; maintaining, repairing, and replacing agricultural equipment; maintaining, repairing, and replacing agricultural facilities, provided that the replacement facility is no closer to the shoreline than the original facility; and maintaining agricultural lands under production or cultivation:)) Except for the purposes of Chapter 6, Shorelines, agricultural activities means those agricultural uses and practices that pertain directly to the commercial production of agricultural products, including, but not limited to:

- 48 a. Tilling, discing, planting, seeding, fertilization, composting, and other soil
- 49 amendments and harvesting;
- 50 b. Grazing, animal mortality management, and on-site animal waste storage,
- 51 disposal, and processing;
- 52 c. Soil conservation practices including dust control, rotating and changing
- 53 agricultural crops, and allowing agricultural lands to lie fallow under local,
- 54 state or federal conservation programs;
- 55 d. Maintenance of farm and stock ponds, agricultural drainage, irrigation
- 56 systems canals and flood control facilities;
- 57 e. Normal maintenance, operation and repair of existing serviceable
- 58 equipment, structures, facilities or improved areas, including, but not
- 59 limited to, fencing, farm access roads and parking; and
- 60 f. Processing, promotion, sale, storage, packaging and distribution.

61 (See Chapter 6, Shorelines, for agricultural activities in the shoreline jurisdiction.)

62

63 **Agricultural Production Districts ((APD))**

64 The Growth Management Act requires cities and counties to designate, where
65 appropriate, agricultural lands that are not characterized by urban growth and that have
66 long-term significance for the commercial production of food or other agricultural
67 products. The comprehensive plan designates Agricultural Production Districts (~~where~~
68 ~~the principal land use should be agriculture~~) in accordance with this requirement.
69 ~~((Lands within Agricultural Production Districts should remain in parcels large enough~~
70 ~~for commercial agriculture:))~~ (See Chapter 3(:(:)), Rural Area(s) and Natural Resource
71 Lands.)

72

73 **Agricultural products**

74 Agricultural products include, but are not limited to: horticultural, viticultural,
75 floricultural, ~~((vegetable, fruit, berry, grain, hops, hay, straw, turf, sod, seed,))~~ and apairy
76 products; livestock, livestock products, and other animal products including, but not
77 limited to, upland finfish, dairy products, meat, poultry, and eggs; feed or forage for
78 livestock; Christmas trees; and hybrid cottonwood and similar hardwood trees grown as
79 crops and harvested within ((twenty)) 20 years of planting; ((and livestock, including
80 both the animals themselves and animal products including, but not limited to, meat,
81 upland finfish, poultry and poultry products, and dairy products:))

82

83 **Annexation**

84 Annexation is the process of adding or incorporating an area into a city's jurisdiction.

85

86 **Applicant**

87 An applicant is a property owner, a public agency or a public or private utility that owns
88 a right-of-way or other easement or has been adjudicated the right to such an easement
89 under Revised Code of Washington 8.08.040, or any person or entity designated or
90 named in writing by the property or easement owner to be the applicant, in an
91 application for a development proposal, permit, or approval.

92

93 **Area Median Income**

94 Area median income is the midpoint income for King County, where half of the
95 households earn more than the median, and half of the households earn less, as
96 established by the United States Department of Housing and Urban Development
97 adjusted for household size.

98

99 **Area Zoning and Land Use Study**

100 An area zoning and land use study is a study that reviews the land use designations and
101 zoning classifications for a specified set of properties. Area zoning and land use studies
102 are typically focused on a ~~((broader set of policies than a subarea study))~~ specific set of
103 possible land use and zoning changes, and do not look at the larger range of issues that

104 a subarea plan would include. Area zoning and land use studies consider specific
105 potential changes to land use or zoning, or both, and analyze such requests based on
106 surrounding land use and zoning, current infrastructure and potential future needs, and
107 consistency with the King County Comprehensive Plan, ~~((e))~~Countywide ~~((p))~~Planning
108 ~~((p))~~Policies, and the ~~((g))~~Growth ~~((m))~~Management ~~((a))~~Act.
109

110 **Arterial Functional Classification**

111 Arterial functional classification is the ~~((division of a road system into a number of~~
112 ~~categories according to the function of each road))~~ categorization of roadways based on
113 their function. The degree to which ~~((the))~~ a road serves movement of traffic or access
114 to adjacent properties is the basis for its classification. Principal arterials provide for
115 movement across large areas, serving predominantly “through traffic.” Minor arterials
116 generally serve smaller areas than principal arterials and provide ~~((movement))~~ greater
117 access to abutting properties ~~((and to arterials within large areas bound by principal~~
118 arterials)). Collector arterials serve smaller areas by “collecting” traffic ~~((to or))~~ from local
119 roads and abutting properties and funneling it to ~~((and from))~~ the ~~((transportation~~
120 ~~system))~~ arterial network.
121

122 **Asset Poverty**

123 Asset poverty is a socioeconomic condition that describes a person or household’s lack
124 of wealth-building property, possessions, or financial holdings. It is a broader concept
125 than poverty, which is traditionally defined based on income or wages, and can measure
126 or describe stability or precarity amid unexpected life events.
127

128 **B**

129 **Biodiversity**

130 Biodiversity, or biological diversity, is the variety of living organisms considered at all
131 levels, from genetic diversity through species, to higher taxonomic levels, and includes
132 the variety of habitats, ecosystems, and landscapes in which the species are found.
133

134 **Brownfields**

135 Brownfields are defined as vacant or underdeveloped industrial/commercial sites with
136 real or perceived contamination.
137

138 **Buffer**

139 A buffer, when referring to critical areas, is a designated area adjacent and contiguous
140 to a ~~((steep slope or landslide hazard area intended to protect slope stability,~~
141 attenuation of surface water flows and landslide hazards, or a designated area
142 contiguous to and)) critical area that is intended to protect ~~((and be an integral part of~~
143 an aquatic area or wetland)) the functions and values of the critical area and reduce
144 impacts from adjacent land uses.
145

146 **C**

147 **Capital Improvement Program ~~((CIP))~~**

148 The ~~((A))~~adopted Capital Improvement Program budget allocates funds from various
149 revenue sources to improve cultural and recreational opportunities for King County
150 residents, build needed transportation facilities, protect the County's investment in
151 existing buildings, protect the health of residents, enhance the management of natural
152 resources, and provide necessary capital resources for the law, safety, and ~~((justice))~~
153 criminal legal system.
154

155 **~~((Channel migration hazard area, moderate~~**

156 A portion of the channel migration zone, as shown on King County's Channel Migration
157 Zone maps, which lies between the severe channel migration hazard area and the outer
158 boundaries of the channel migration zone.

159

160 **Channel migration hazard area, severe**

161 A portion of the channel migration zone, as shown on King County's Channel Migration
162 Zone maps, which includes the present channel. The total width of the severe channel
163 migration hazard area equals one hundred years times the average annual channel
164 migration rate, plus the present channel width. The average annual channel migration
165 rate as determined in the technical report is the basis for each Channel Migration Zone
166 map.))

167

168 **Channel Migration Zone**

169 Channel migration zones are those areas along a river channel within which the
170 channel(((s))) can be reasonably predicted, based on best available science, to migrate
171 over time as a result of natural and normally occurring hydrological and related
172 processes when considered with the characteristics of the river and its surroundings. In
173 areas located in King County's shoreline jurisdiction, the channel migration zone
174 includes areas shown on King County's Channel Migration zone maps, including both
175 the severe channel migration hazard area and the moderate channel migration hazard
176 area, and areas not shown on King County's Channel Migration Zone maps but located
177 within the floodplain.

178

179 **Circular Economy**

180 Circular economy means a system that keeps products and materials in a cycle of use for
181 as long as possible, thereby lessening the need to extract virgin materials, like trees,
182 metals, and oil, from the earth. Actions that promote a circular economy include
183 recycling, reusing, repairing, and reducing.

184

185 **Cities**

186 For the purposes of the Comprehensive Plan, the term "cities" includes incorporated
187 towns.

188

189 **Cities in the Rural Area**

190 ~~((King County's))~~ Cities in the Rural Area are incorporated areas ~~((within))~~ substantively
191 surrounded by the Rural Area, and whose local governments are involved in the
192 region's planning processes on an equal legal basis with ((the suburban cities)) Seattle,
193 Bellevue, and the other King County cities ((Seattle)). The ~~((incorporated))~~ Cities in the
194 Rural Area are Black Diamond, Carnation, Duvall, Enumclaw, North Bend, Skykomish,
195 and Snoqualmie. (See Chapter 3~~((:))~~, Rural Area~~((s))~~ and Natural Resource Lands)

196

197 **Clearing**

198 Clearing includes cutting, killing, grubbing, or removing vegetation or other organic
199 plant material by physical, mechanical, chemical, or any other similar means. For the
200 purpose of this definition ~~((of clearing))~~, cutting means the severing of the main trunk or
201 stem of woody vegetation at any point.

202

203 **Clustering**

204 Clustering means ~~((developing))~~ development of a subdivision at the existing zoned
205 density that reduces the size of individual lots ((areas to)) and creates permanent open
206 space for the preservation of critical areas or ((a reserve for future development while it
207 maintains the zoned residential density)) resource land for forestry or agriculture.

208

209 **Community Business Centers**

210 These are primarily retail developments designed to serve a nearby market area of
211 15,000 to 40,000 people. (See Chapter 2~~((:))~~, Urban Communities.)

212

213 **Community-Driven Development**

214 Community-driven development includes equitable development actions that advance
215 the following principles:

- 216 a. advances economic mobility and opportunity for residents;
- 217 b. prevents displacement;
- 218 c. builds upon and protects local cultural assets that anchor communities;
- 219 d. supports organizational capacity building;
- 220 e. promotes transportation mobility and connectivity; and
- 221 f. enables equitable access for all communities.

222
223 **Community Service Areas ((CSA))**

224 Community Services Areas refers to the geographic framework that organizes the
225 unincorporated areas of King County into seven territories for the purposes of the
226 Community Service Area Program. (See Chapter 11, Community Service Area Subarea
227 Planning.)

228
229 **Community Service Areas Program**

230 The ((CSA)) Community Service Areas Program is housed in the Department of ((Natural
231 Resources and Parks)) Local Services. This program promotes robust public
232 engagement that informs, involves, and empowers people and communities in
233 unincorporated ((urban areas and in the Rural Area and Natural Resource Lands of))
234 King County to take an active role in County decision-making related to programs,
235 services, and capital projects within each Community Service Area.

236
237 **((Community Service Area Subarea Plan**

238 With King County's initiation of the subarea planning program, the new plans will be
239 called Community Service Area Subarea Plans. These will apply the countywide goals of
240 the Comprehensive Plan to smaller geographic areas. Each one of King County's six
241 rural CSAs and each of the five large Potential Annexation Areas has or is scheduled to
242 have its own CSA Subarea Plan. CSA Subarea Plans focus on land use issues in the
243 smaller geographies, as well as community identified implementation activities while
244 recognizing the parameters of County funding and revenue sources. These plans
245 implement and are consistent with the Comprehensive Plan's policies and development
246 regulations:))

247
248 **Comprehensive Plan**

249 The ((state of Washington's)) Growth Management Act requires certain cities and
250 counties of the state to adopt comprehensive land use plans. A comprehensive plan is
251 a generalized, coordinated land use policy statement of the governing body of a county
252 or city that is adopted pursuant to the Growth Management Act. A comprehensive plan
253 consists of a map or maps; descriptive text covering objectives, principles, and
254 standards used to develop the comprehensive plan; and a plan, scheme, or design for
255 land use, housing, capital facilities, utilities, the rural area((s)), natural resource lands,
256 and transportation. Optional components include elements relating to conservation,
257 solar energy, recreation, and subarea plans.

258
259 **((Concurrency Management System**

260 The Growth Management Act requires jurisdictions to adopt and enforce ordinances
261 that prohibit development approval if the development causes the level of service on a
262 transportation facility to decline below the standards adopted in the comprehensive
263 plan, unless transportation improvements or strategies to accommodate the impacts of
264 development are made "concurrent" with the development. Concurrent with
265 development means that transportation improvements or strategies are in place at the
266 time of development or that financial commitment is made to complete the
267 improvements or strategies within six years. The Concurrency Management System of
268 King County establishes a process to manage new development based on

269 transportation impacts on levels of service and the concurrency of needed
270 improvements or actions. (See Chapter 8: Transportation:))

271
272 **Congestion Pricing**

273 Congestion pricing is a strategy to manage traffic congestion by charging drivers a fee
274 for using designated lanes or roadways during congested periods. Congestion pricing
275 encourages drivers to use other modes of transportation, other routes, or other travel
276 times. By removing a fraction of vehicles from the roadway during peak travel times, the
277 transportation system operates more efficiently.

278
279 **Coordinated Water System Plans**

280 Four Critical Water Supply Service Areas have been designated in King County in
281 accordance with the Public Water System Coordinated Act of 1977 ~~((e))~~Chapter
282 ~~((70.116))~~ 70A.100 Revised Code of Washington: East King County, Skyway, South
283 King County, and Vashon Island. The Coordinated Water System Plan for each area
284 provides an assessment of water supply and a program to meet future demand.
285 Planning areas, within which a water purveyor is obligated to provide service consistent
286 with ~~((e))~~County land use plans and regulations, were assigned for major purveyors.

287
288 **Countywide Planning Policies ~~((CPP))~~**

289 ~~((The Growth Management Act requires that counties, as regional governments within~~
290 ~~their boundaries, prepare countywide planning policies which establish a countywide~~
291 ~~framework from which county and city comprehensive plans are to be developed and~~
292 ~~adopted. This framework is to ensure that city and county comprehensive plans are~~
293 ~~consistent. The King County Countywide Planning Policies were developed and~~
294 ~~recommended by the Growth Management Planning Council and are to serve as a~~
295 ~~blueprint for how King County and its cities should grow over the next 20 years. The~~
296 ~~Metropolitan King County Council adopted these policies in 1992. Since this time,~~
297 ~~amendments called "Phase II Countywide Planning Policies" have been made to the~~
298 ~~sections pertaining to affordable housing, economic development and rural character.~~
299 ~~The County Council has adopted these Phase II amendments.))~~ The Countywide
300 Planning Policies create a shared and consistent framework for growth management
301 planning for all jurisdictions in King County in accordance with RCW 36.70A.210, which
302 requires the legislative authority of a county to adopt a countywide planning policy in
303 cooperation with cities located in the county. The comprehensive plan for King County
304 and the comprehensive plans for cities and towns in King County are developed from
305 the framework that the Countywide Planning Policies establish. The Growth
306 Management Planning Council is the formal body charged with developing the
307 Countywide Planning Policies. (See Chapter 1~~((:))~~, Regional Growth Management
308 Planning.)

309
310 **Creative Economy**

311 Creative economy means industries, artists, educators, entrepreneurs, vendors,
312 policymakers, and funders that produce and distribute creativity- and artistic-based
313 goods and services.

314
315 **Critical Areas**

316 ~~((The Growth Management Act requires cities and counties to designate, where~~
317 ~~appropriate, critical areas which include: 1) wetlands, 2) areas with a critical recharging~~
318 ~~effect on aquifers used for potable water, 3) fish and wildlife habitat conservation areas,~~
319 ~~4) frequently flooded areas, and 5) geologically hazardous areas.))~~ Any area that is
320 subject to natural hazards or a land feature that supports unique, fragile, or valuable
321 natural resources including fish, wildlife, or other organisms or their habitats or such
322 resources that carry, hold, or purify water in their natural state. "Critical area" includes
323 the following areas:

- 324 a. Critical aquifer recharge areas;
- 325 b. Frequently flooded areas, regulated as Flood Hazard Areas;

- 326 1. Floodplain;
- 327 2. Special flood hazard area, as shown on the Flood Insurance Rate Maps;
- 328 3. Zero-rise flood fringe;
- 329 4. Zero-rise floodway;
- 330 5. FEMA floodway; and
- 331 6. Channel migration zones;
- 332 c. Fish and wildlife habitat conversation areas:
- 333 1. Aquatic areas;
- 334 2. Riparian areas;
- 335 3. Wildlife habitat conservation areas; and
- 336 4. Wildlife habitat networks;
- 337 d. Geologically hazardous areas:
- 338 1. Alluvial fan hazard areas;
- 339 2. Channel migration zones;
- 340 3. Coal mine hazard areas;
- 341 4. Erosion hazard areas;
- 342 5. Landslide hazard areas;
- 343 6. Seismic hazard areas;
- 344 7. Steep slope hazard areas;
- 345 8. Tsunami hazard area; and
- 346 9. Volcanic hazard areas; and
- 347 e. Wetlands.
- 348

Critical Habitat

Critical habitat includes specific areas that possess physical or biological features, which are essential to the conservation of a listed species.

Cultural Resources

Cultural resources include performing and visual arts events, programs, and facilities; public art; heritage events, programs, and facilities; Indian tribal celebrations and cultural events; and historic properties.

Cumulative ((i))Impacts

Cumulative impacts, for the purposes of Chapter 6, Shorelines, are the sum total of the current, plus any reasonably foreseeable future, disturbances to ecological functions, which can be impacted by both development subject to shoreline permits and by development that is not subject to permits.

D

~~((Deficiency~~

~~Deficiency in a comprehensive plan or development regulation refers to the absence of required or potentially desirable contents of a comprehensive plan or development regulation.)~~

Debris Flow

Debris flow means a moving mass of rock fragments, soil, and mud, with more than half of the particles being larger than sand size.

Density

Density is the quantity of structures or buildings per unit area. Density is typically expressed as housing units per acre or square mile.

Density Incentives/Bonuses

379 Density incentives, or density bonuses, are programs that allow more dwelling units
380 than the number permitted on a site by zoning (sometimes referred to as "base density")
381 in exchange for public benefits provided by the developer. ~~((King County has
382 incorporated use of density incentives with standard urban subdivision, mobile home
383 park, and multifamily development projects. (King County Code, Title 21A)))~~

384
385 **Development**

386 For purposes of the shoreline master program, development means a use consisting of
387 the construction or exterior alteration of structures; dredging; drilling; dumping; filling;
388 removing sand, gravel, or minerals; bulkheading; driving of piling; placing of
389 obstructions; or any project of a permanent or temporary nature which interferes with
390 the normal public use of the surface of the waters overlying lands subject to any state of
391 water level.

392
393 **Development regulations**

394 Development regulations means the controls placed on development or land uses by a
395 county or city, including, but not limited to: zoning ordinances, critical areas ordinances,
396 all portions of a shoreline master program other than goals and policies approved or
397 adopted under ~~((c))Chapter 90.58 Revised Code of Washington~~, planned unit
398 development ordinances, subdivision ordinances, and binding site plan ordinances
399 together with any amendments thereto.

400
401 **Displacement**

402 Displacement means the involuntary relocation of current residents or businesses from
403 their current or previous home, neighborhood, or community. This is a different
404 phenomenon than when property owners voluntarily sell their interests to capture an
405 increase in value. Physical displacement is the result of eviction, acquisition,
406 rehabilitation, or demolition of property, or the expiration of covenants on rent- or
407 income-restricted housing. Economic displacement occurs when residents and
408 businesses can no longer afford escalating costs. Cultural or ethnic displacement occurs
409 when people choose to move because their neighbors and culturally related businesses
410 have left the area.

411
412 **Docket**

413 A list of suggested changes to a comprehensive plan or development regulations
414 maintained by the department.

415
416 **Docket Process, The**

417 The docket process specifies that dockets are not just to note deficiencies, but also to
418 suggest changes and make written comments. These suggested changes are reviewed
419 by the ~~((c))County~~ and made available for review by the public. Information provided to
420 the public ~~((with))~~ includes the ~~((c))County's~~ response. ~~((An internet docket process is
421 available and can be found at:~~

422 [http://www.kingcounty.gov/depts/executive/performance-strategy-budget/regional-](http://www.kingcounty.gov/depts/executive/performance-strategy-budget/regional-planning/king-county-comprehensive-plan/amend/docket.aspx)
423 [planning/king-county-comprehensive-plan/amend/docket.aspx](http://www.kingcounty.gov/depts/executive/performance-strategy-budget/regional-planning/king-county-comprehensive-plan/amend/docket.aspx).

424
425 **Docketing**

426 ~~Docketing means compiling and maintaining a list of suggested changes to the
427 comprehensive plan or development regulations in a manner that will ensure such
428 suggested changes will be considered by the county and will be available for review by
429 the public.))~~

430
431 **Drainage Basin**

432 A drainage basin, like a watershed, is an area that drains to a common outlet or an
433 identifiable water body such as a river, stream, lake, or wetland. In King County, 72
434 drainage basins are contained within six major watersheds. These drainage basins in
435 turn contain numerous individual water bodies with small drainages.

436

437 ~~**((Dredging**~~

438 ~~Dredging is the removal, displacement, or disposal of unconsolidated earth material~~
439 ~~such as sand, silt, gravel, or other submerged materials, from the bottom of water~~
440 ~~bodies, ditches, or natural wetlands. Maintenance dredging and/or support activities~~
441 ~~are included in this definition.))~~

442

443 **Dwelling unit**

444 A dwelling unit consists of one or more rooms designed for occupancy by a person or
445 household for living and sleeping purposes, containing kitchen facilities and rooms with
446 internal accessibility, for use solely by the dwelling's occupants. Dwelling units include
447 ~~((but are not limited to efficiency and))~~ studio apartments, factory-built housing, and
448 manufactured and mobile homes.

449

450

E

451 **Ecological Function**

452 An ecological function refers to physical, chemical, and biological processes or
453 attributes at some level of biological organization. For example, the ecological
454 functions of wetlands include food chain support, water quality maintenance, flood
455 storage, and wildlife habitat.

456

457 **Ecoregions**

458 Ecoregions are land areas that contain a geographically unique set of species,
459 communities, and environmental conditions.

460

461 **Ecosystem**

462 Ecosystem means the complex of a community of organisms and its environment
463 functioning as an ecological unit.

464

465 **Ecosystem-wide processes**

466 Ecosystem-wide processes means the suite of naturally occurring physical and geologic
467 processes of erosion, transport, and deposition; and specific chemical processes that
468 shape landforms within a specific shoreline ecosystem and determine both the types of
469 habitat and the associated ecological functions.

470

471 ~~**((Emissions Trading**~~

472 ~~Emissions trading means the transfer in ownership of emission reductions. Emission~~
473 ~~trading occurs when a source of air pollution reduces its emissions and then transfers~~
474 ~~ownership of the emission reduction to another party. Markets for emission reductions~~
475 ~~can be created by regulation (the market for sulfur dioxide allowances for example) or~~
476 ~~voluntarily (the current market for greenhouse gases:))~~

477

478 **Endangered Species**

479 Endangered species means any species which is in danger of extinction throughout all
480 or a significant portion of its range and which has been designated as such in
481 regulations issued by the U.S. Fish and Wildlife Service or the state of Washington
482 Department of Fish and Wildlife.

483

484 **Endangered Species Act ((ESA))**

485 The Endangered Species Act is an act that was adopted by the U.S. Congress in 1973 to
486 provide a means to conserve ecosystems upon which endangered and threatened
487 species depend and to provide a program for the conservation for such endangered
488 and threatened species.

489

490 **~~((Endemic Species~~**
491 ~~Endemic species (or habitats or ecosystems) are those that are native to, and occur only~~
492 ~~in, a particular area or locale. Endemic species generally have very specific adaptive~~
493 ~~requirements that are linked to particular habitat or ecosystems that are rare (e.g.,~~
494 ~~Townsend’s big-eared bats and caves). Even small changes in the ecosystem are likely~~
495 ~~to cause localized extinctions of these species:))~~

496 **Enhancement**
497 ~~For the purposes of critical area regulations, ((E))enhancement means ((to increase or))~~
498 ~~an action that improves ((one or more of the functions, attributes, or values that an~~
499 ~~ecosystem or environmental feature possesses)) the processes, structures, and functions~~
500 ~~of ecosystems and habitats associated with critical areas or their buffers. (See Chapter~~
501 ~~5((+)), Environment).~~

502 **~~((Environmentally Sensitive Areas~~**
503 ~~Environmentally sensitive areas include: coal mines; areas that are prone to erosion,~~
504 ~~floods, landslides, or seismic activity; steep slopes; volcanic hazard areas; and streams,~~
505 ~~wetlands and protection buffers:))~~

506 **Equitable Development**
507 ~~Equitable development refers to public and private investments, programs, and policies~~
508 ~~in communities characterized by high levels of chronic and recent displacement, a~~
509 ~~history of racially driven underinvestment, and populations impacted by structural~~
510 ~~racism and discrimination. This work is conducted in partnership with community~~
511 ~~members to meet the needs of the community and reduce disparities, taking into~~
512 ~~account history and current conditions, so that quality-of-life outcomes such as access to~~
513 ~~quality education, living-wage employment, healthy environment, affordable housing,~~
514 ~~and transportation are equitably distributed for the people currently living and working~~
515 ~~there, as well as for new people moving into the community.~~

516 **Equitable Neighborhood**
517 ~~An equitable neighborhood is a neighborhood where people are healthy, safe,~~
518 ~~culturally connected, and can access resources to meet their needs. All members of the~~
519 ~~community, regardless of background, race, ethnicity, socioeconomic status, gender, or~~
520 ~~abilities, can thrive in equitable neighborhoods, engage with local decisionmakers to~~
521 ~~inform how their community is served, and access opportunities such as affordable~~
522 ~~housing or homeownership, healthcare, education, and employment.~~

523 **Equity Impact Review**
524 ~~An equity impact review is a process to identify, evaluate, and communicate the~~
525 ~~potential impact - both positive and negative - of a policy or program on equity using~~
526 ~~tools from the King County Office of Equity and Racial and Social Justice.~~

527 **F**

528 **~~((Fair Housing Ordinance~~**
529 ~~King County's Fair Housing Ordinance prohibits housing discrimination on the basis of~~
530 ~~race, color, religion, national origin, age, sex, marital status, parental status, use of~~
531 ~~Section 8 subsidy, sexual orientation, disability or the use of a trained guide dog.~~

532 **Family-Wage Jobs**
533 ~~Family-wage jobs are jobs that pay more than the average annual wage for King County~~
534 ~~in a given year and therefore enable a worker to support a family:))~~

535 **Feasible**

544 Feasible means, for the purpose of ~~((this))~~ the Shoreline Master ~~((p))~~Program, that an
545 action, such as a development project, mitigation, or preservation requirement, meets
546 all of the following conditions:

547 ~~((a))~~ a. The action can be accomplished with technologies and methods that
548 have been used in the past in similar circumstances, or studies or tests have
549 demonstrated in similar circumstances that such approaches are currently
550 available and likely to achieve the intended results;

551 ~~((b))~~ b. The action provides a reasonable likelihood of achieving its intended
552 purpose; and

553 ~~((c))~~ c. The action does not physically preclude achieving the project's
554 primary intended legal use.

555 In cases where these guidelines require certain actions unless they are infeasible, the
556 burden of proving infeasibility is on the applicant. In determining an action's
557 infeasibility, the reviewing agency may weigh the action's relative public costs and
558 public benefits, considered in the short- and long-term ~~((time frames))~~ timeframes.

559 **FEMA floodway**

560 A FEMA (Federal Emergency Management Agency) floodway is the channel of the
561 stream ~~((and that portion of the adjoining floodplain that is necessary to contain and
562 discharge the 100-year flood flow without increasing the base flood elevation more than
563 one foot))~~ or other watercourse and the adjacent land areas that must be reserved to
564 discharge the base flood without cumulatively increasing the water surface elevation
565 more than a designated height at any point. The FEMA floodway is delineated on the
566 Flood Insurance Rate Map, as well as on, but not limited to, King County Surface Water
567 Design Manual major floodplain or floodway studies.

569 **Fill**

570 For the purposes of the Chapter 6, Shorelines, Fill means the addition of soil, sand, rock,
571 gravel, sediment, earth retaining structure, or other material to an area waterward of the
572 ordinary high water mark (OHWM), in wetlands, or on shorelands in a manner that raises
573 the elevation or creates dry land.

574 **~~((Flood Hazard Management Plan~~**

575 ~~The King County Flood Hazard Management Plan contains policies and program and
576 project recommendations that guide floodplain use and development throughout King
577 County.))~~

578 **Floodplain**

579 Floodplain is the total area subject to inundation by the 100-year flood.

580 **~~((Floodway, zero-rise~~**

581 ~~Floodway zero-rise is the channel of a stream and that portion of the adjoining
582 floodplain that is necessary to contain and discharge the base flood flow without any
583 measurable increase in base flood elevation.~~

584 ~~A. For the purpose of this definition, measurable increase in base flood elevation
585 means a calculated upward rise in the base flood elevation, equal to or greater than
586 0.01 foot, resulting from a comparison of existing conditions and changed
587 conditions directly attributable to alterations of the topography or any other flow
588 obstructions in the floodplain. Zero-rise floodway is broader than that of the FEMA
589 floodway but always includes the FEMA floodway.~~

590 ~~B. Zero-rise floodway includes the entire floodplain unless a critical areas report
591 demonstrates otherwise.~~

592 **Food Innovation District**

598 ~~A district of food-related activities supportive of healthy, affordable local food. Food~~
599 ~~innovation districts may encompass food retail, anchor food businesses, small food~~
600 ~~business incubation, food industry education and training, markets and food hubs,~~
601 ~~urban agriculture, food programs and partnerships with urban and rural food growers~~
602 ~~and cooperatives, and food aggregation and processing.))~~
603

604 **Forest practice**

605 Forest practice is any forest practice as defined in Revised Code of Washington
606 76.09.020.

607
608 **Forest Production Districts ((FPD))**

609 The Growth Management Act requires cities and counties to designate, where
610 appropriate, forest lands that are not characterized by urban growth and that have
611 long-term significance for the commercial production of timber. The Comprehensive
612 Plan designates Forest Production Districts where the primary use should be
613 commercial forestry. Lands within the Forest Production District ~~((shall))~~ remain in large
614 parcels and in ownership conducive to forestry. (See Chapter 3((-)), Rural Area and
615 Natural Resource Lands).

616
617 **Frontline Communities**

618 Frontline communities are those that are disproportionately impacted by climate
619 change due to existing and historical racial, social, environmental, and economic
620 inequities, and who have limited resources and/or capacity to adapt. These populations
621 often experience the earliest and most acute impacts of climate change, but whose
622 experiences afford unique strengths and insights into climate resilience strategies and
623 practices. Frontline communities include Black, Indigenous, and other People of Color
624 communities; immigrants; refugees; households at or below 80 percent of area median
625 income; communities experiencing disproportionate pollution exposure; women and
626 gender non-conforming people; LGBTQIA+ people; people who live and/or work
627 outside; those with existing health issues; people speaking languages other than
628 English; and other climate-vulnerable groups.

629
630 **Fully Contained Community ((FCC))**

631 A fully contained community is a site-specific development project consisting of
632 conceptual site plan(s), development standards, processing and other elements. ~~((It is~~
633 ~~also consistent with the criteria provided in RCW 36.70A.350 which states that Fully~~
634 ~~Contained Communities should be located outside of the initially designated Urban~~
635 ~~Growth Area.))~~
636

637 **Functional Classification**

638 See "Arterial Functional Classification"

639
640 **Functional Planning**

641 Functional plans are detailed King County plans for facilities and services and action
642 plans and programs for other governmental activities. Some functional plans are
643 operational or programmatic, which means they guide daily management decisions.
644 Others include specific details of facility design and location and must be consistent
645 with the Comprehensive Plan and development regulations. ~~((Functional plans are~~
646 ~~prepared by King County, independent special purpose districts or other public and~~
647 ~~private agencies. (See Chapter 12: Implementation, Amendments and Evaluation))~~
648

649
650
651
652

653

G

654 **Geotechnical report or geotechnical analysis**

655 Geotechnical report or geotechnical analysis means a scientific study or evaluation
656 conducted by a qualified expert that includes: a description of the ground and surface
657 hydrology and geology; the affected land form and its susceptibility to mass wasting,
658 erosion, and other geologic hazards or processes; conclusions and recommendations
659 regarding the effect of the proposed development on geologic conditions; the
660 adequacy of the site to be developed; the impacts of the proposed development;
661 alternative approaches to the proposed development; and measures to mitigate
662 potential site-specific and cumulative geological and hydrological impacts of the
663 proposed development, including the potential adverse impacts to adjacent and
664 down-current properties. Geotechnical reports shall conform to accepted technical
665 standards and must be prepared by qualified professional engineers or geologists who
666 have professional expertise about the regional and local shoreline geology and
667 processes.

668

669 ~~**((Global Warming**~~

670 ~~Global warming is an increase in worldwide atmospheric temperature and resulting~~
671 ~~alterations in climate.))~~

672

673 **Grading**

674 Grading is any excavation, filling, or removal of the duff layer or any combination
675 thereof.

676

677 **Green Jobs**

678 Living wage positions providing environmental benefits (such as clean energy
679 deployment) in high-demand industry sectors such as construction, manufacturing,
680 transportation, and professional services.

681

682 **Groundwater Management Plans**

683 King County has five Groundwater Management Areas ~~((GWMA))~~ for which residents
684 and technical experts are addressing groundwater issues. For each ~~((GWMA))~~
685 Groundwater Management Area, a Groundwater Management Plan ~~((GWMP))~~ has
686 been developed per ~~((c))~~Chapter 173-100 Washington Administrative Code
687 ~~((c))~~Chapter 90.44 Revised Code of Washington. Each ~~((GWMP))~~ Groundwater
688 Management Plan describes the area's groundwater resource, contains a detailed
689 exploration of groundwater protection issues, and proposes solutions to perceived
690 threats. These plans identify Sensitive Aquifer Areas to receive a special level of
691 protection.

692

693 **Growth Management Act ~~((GMA))~~**

694 In 1990 and 1991, the Washington State Legislature passed the Growth Management
695 Act. The Growth Management Act calls for urban counties and cities in the state to
696 develop comprehensive plans to guide growth management decisions. Amendments
697 to the Act in 1991 require that counties, working with the cities within their boundaries,
698 develop Countywide Planning Policies to provide a common vision of the future to serve
699 as the framework for all comprehensive plans throughout the county. (See Chapter
700 1~~((:))~~, Regional Growth Management Planning)

701

702 **Growth Management Planning Council ~~((GMPC))~~**

703 The Growth Management Planning Council, which was established by an interlocal
704 agreement, is a council of elected officials from Seattle, Bellevue, ~~((suburban))~~ other
705 King County cities, special purpose districts, the Port of Seattle, and King County. The
706 Growth Management Planning Council is responsible for the preparation and

707 recommendation of the Countywide Planning Policies to the Metropolitan King County
708 Council, which then adopts the policies and sends them to the cities for ratification.
709

710 **~~((Urban)) Growth Target~~**

711 The Growth Management Act and the Countywide Planning Policies require King
712 County and ~~((its))~~ the cities in the county to plan for a 20-year population and
713 employment growth target for urban areas in each jurisdiction, based on designation of
714 the Urban Growth Area, Urban Centers, and the criteria of the Countywide Planning
715 Policies. (See Chapter 2~~((:))~~, Urban Communities)
716

717 **H**

718 **Habitat**

719 Habitat is the area where wildlife normally lives and grows. Habitat components include
720 food, water, cover (security, breeding, thermal) and space.
721

722 **Habitat Network**

723 Habitat network is a system of fish and wildlife habitat ~~((where connections between))~~
724 that link large habitat blocks and open spaces with critical areas and their buffers,
725 priority habitats, trails, parks, and other areas that ~~((are necessary for the support of))~~
726 provide for fish and wildlife through their life cycles and alleviate habitat fragmentation.
727

728 **Healthy Community**

729 Healthy community (communities) means a community that makes it ~~((easier))~~ easy for
730 people to live healthy lives by~~((:))~~ encouraging ~~((mixed))~~ a land use ~~((and greater land~~
731 ~~density))~~ pattern to shorten distances between housing, workplaces, schools, and
732 recreation so people can walk or bike more easily to them; incorporating ~~((good))~~
733 complete pedestrian and bicycle infrastructure, including sidewalks and bike paths that
734 are safely removed from ~~((automobile))~~ vehicle traffic; providing opportunities for
735 people to be physically active and socially engaged as part of their daily routine;
736 including access to open space and parks; allowing people, if they choose, to age in
737 place and remain in their community as their lifestyle changes or they face changing
738 physical capabilities; and ensuring access to affordable and healthy food, especially
739 fruits and vegetables.
740

741 **Healthy Housing**

742 Healthy housing means housing that is sustainable and protects all residents from
743 exposure to harmful substances and environments, reduces the risk of injury, provides
744 opportunities for safe and convenient daily physical activity, and ~~((assures))~~ ensures
745 access to healthy food and social connectivity.
746

747 **~~((High Capacity Transit Facilities~~**

748 ~~These include all of the elements of a system, including the rails, stations, vehicle~~
749 ~~infrastructure and associated supportive facilities.))~~
750

751 **Historic Properties**

752 Historic properties include historic buildings, sites, objects, districts, and landscapes,
753 prehistoric and historic archaeological resources, and traditional cultural places.
754

755 **Historic Property, Significant**

756 Significant historic properties are those properties that meet the criteria for designation
757 as County landmarks and/or listing in the National Register of Historic Places.
758

759 **Historically Underrepresented**

760 Historically underrepresented groups or populations are communities of people whose
761 experiences, opinions, and life outcomes have intentionally or indirectly not been
762 sought out or reflected in planning processes. Historically underrepresented groups
763 often include Black, Indigenous, and other People of Color communities; immigrants;
764 refugees; households at or below 80 percent of area median income; people speaking
765 languages other than English; women and gender nonconforming individuals;
766 LGBTQIA+ people, and people with special housing needs.

767

768 **Historically Underinvested**

769 Historically underinvested groups or populations are communities that have
770 experienced a long-term pattern of lacking investment in public services and amenities
771 relative to neighboring communities or an expected standard. Historically
772 underinvested groups often include Black, Indigenous, and other People of Color
773 communities; immigrants; refugees; households at or below 80 percent of area median
774 income; people speaking languages other than English; women and gender
775 nonconforming individuals; LGBTQIA+ people; and people with special housing needs.

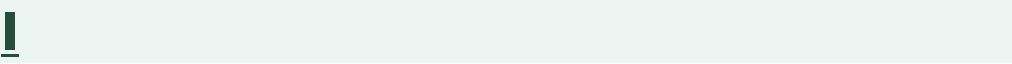
776

777 **Housing Needs**

778 Housing needs refers to the number of housing units needed in unincorporated King
779 County by the end of the planning period to ensure sufficient and attainable housing for
780 all households.

781

782



783 **Impervious surface**

784 ((An i))Impervious surface ((is)) means a nonvertical surface artificially covered or
785 hardened ((that)) so as to prevent((s, retards, or otherwise alters)) or impede the ((entry))
786 percolation of water into the soil mantle ((as compared to)) at natural ((conditions prior
787 to development; and/or a hard surface area that causes water to run off the surface in
788 greater quantities or at an increased rate of flow from the flow present under natural
789 conditions prior to development). Common impervious surfaces include)) infiltration
790 rates including, but are not limited to, roofs ((tops)), swimming pools and areas that are
791 paved, graveled, or made of packed or oiled earthen materials such as roads, walkways,
792 ((patios, driveways;)) or parking ((lots and gravel roads)) areas. "Impervious surface"
793 does not include landscaping and surface water flow control and water quality
794 treatment facilities.

795

796 **Income, Extremely Low-**

797 Extremely low-income means households earning less than or equal to 30 percent of
798 area median income for their household size.

799

800 **Income, Low-**

801 Low-income means households earning greater than 50 percent to less than or equal to
802 80 percent of area median income for their household size.

803

804 **Income, Moderate-**

805 Moderate-income means households earning greater than 80 percent to less than or
806 equal to 120 percent of area median income for their household size.

807

808 **Income, Very Low-**

809 Very low-income means households earning greater than 30 percent to less than or
810 equal to 50 percent of area median income for their household size.

811

812

813

814 **Incorporated Areas**
815 Incorporated areas are those areas within a city or a city's jurisdiction. King County
816 contains the entirety of ~~((39))~~ 35 incorporated cities and parts of ~~((two))~~ four others.

817
818 **Infill**
819 Infill means development or redevelopment on small properties or groups of properties
820 within existing built-up areas.

821
822 **~~((Initial Project Needs~~**
823 ~~Initial project needs are road improvement projects needed to address the impacts of a~~
824 ~~specific development. The projects must be concurrent with the development.))~~

826 **J**

827
828 **K**

829 **~~((Keystone Species~~**
830 ~~Keystone species are those that exert a significant effect on the structure of the~~
831 ~~biological community of which they are a part. These species often prevent dominance~~
832 ~~by a single species and thereby maintain diversity in the community.))~~

834 **L**

835 **Landfill**
836 Landfill is a disposal site or part of a site at which refuse is deposited.

837
838 **Landslide Hazard Areas**
839 An area subject to severe risk of landslide, such as:
840 ~~((A.))~~ a. An area with a combination of:
841 1. Slopes steeper than fifteen percent of inclination;
842 2. Impermeable soils, such as silt and clay, frequently interbedded with
843 granular soils, such as sand and gravel; and
844 3. Springs or ground water seepage;
845 ~~((B.))~~ b. An area that has shown movement during the Holocene epoch, which
846 is from ten thousand years ago to the present, or that is underlain by mass
847 wastage debris from that epoch;
848 ~~((C.))~~ c. Any area potentially unstable as a result of rapid stream incision,
849 stream bank erosion or undercutting by wave action;
850 ~~((D.))~~ d. An area that shows evidence of or is at risk from snow avalanches; or
851 ~~((E.))~~ e. An area located on an alluvial fan, presently or potentially subject to
852 inundation by debris flows or deposition of stream-transported sediments.

853
854 **Land Use Map**
855 The land use map adopted as part of the Comprehensive Plan designates the general
856 location and extent of the uses of land for agriculture, timber production, housing,
857 commerce, industry, recreation, open spaces, public utilities, public facilities, and other
858 land uses as required by the Growth Management Act. A representation of the Land
859 Use Map is included at the end of Chapter 1~~((+))~~ L Regional Growth Management
860 Planning.

861
862

863 **Level of Service - Transportation ((LOS))**
864 Transportation ((LOS)) level of service is a qualitative measure describing the
865 operational conditions of the transportation system as experienced by travelers.

866
867 **LGBTQIA+**
868 LGBTQIA+ means people that are Lesbian, Gay, Transgender, Bisexual, Queer, Intersex,
869 Asexual, Plus. As an evolving acronym, the plus symbol includes all other identities on
870 the gender and sexuality spectrum not included already.

871
872 **((Locally Significant Resource Areas (LSRAs))**
873 ~~LSRAs Locally Significant Resource Areas contribute to the aquatic resources within a~~
874 ~~specific basin, when compared to aquatic and terrestrial systems of similar size and~~
875 ~~structure elsewhere in the basin. They also provide wetland and stream habitat that is~~
876 ~~important for wildlife and salmonid diversity and abundance within the basin. (See~~
877 ~~Chapter 5: Environment))~~

878
879 **Long-term commercial significance**
880 Long-term commercial significance is defined in Washington Administrative Code
881 365-190-030(((41))) to include the growing capacity, productivity, and soil composition
882 of the land for long-term commercial production, in consideration with the land's
883 proximity to population areas, and the possibility of more intense uses of land.
884 Long-term commercial significance means the land is capable of producing the
885 specified natural resources at commercially sustainable levels for at least a twenty-year
886 planning period, if adequately conserved. Designated mineral resource lands of
887 long-term commercial significance may have alternative post-mining land uses, as
888 provided by the Surface Mining Reclamation Act, comprehensive plan and
889 development regulations, or other laws.

890
891 **Low Impact Development ((LID))**
892 ~~((LID)) Low impact development is an approach to land development that works to~~
893 ~~match a site's natural hydrologic function by protecting native vegetation and soils,~~
894 ~~reducing impervious surface and managing stormwater at the source.~~

896 **M**

897 **((Master Planned Resorts**
898 ~~RCW 36.70A.360 defines a Master Planned Resort as a self-contained and fully~~
899 ~~integrated planned unit development, in a setting of significant natural amenities, with~~
900 ~~primary focus on destination resort facilities consisting of short-term visitor~~
901 ~~accommodations associated with a range of developed on-site indoor or outdoor~~
902 ~~recreation facilities. A master planned resort may include other residential uses within its~~
903 ~~boundaries, but only if the residential uses are integrated into and support the on-site~~
904 ~~recreational nature of the resort.))~~

905
906 **May**
907 ~~((See definition for "shall")) To guide King County, the use of the terms "shall," "should,"~~
908 ~~and "may" in policies determine the level of discretion the County can exercise in~~
909 ~~making future and specific land use, budget, development regulation, and other~~
910 ~~decisions. "May" in a policy means that the action is allowed and/or it is in the County's~~
911 ~~interest to carry out the policy, but the County has total discretion in making decisions.~~

912
913 **((Median Household Income**
914 ~~The median household income is the income level at which half of all households has~~
915 ~~higher income and the other half has lower income.))~~

916

917 **Middle Housing**

918 Middle housing includes moderately scaled multiunit attached or detached housing
919 types that are compatible in residential areas developed with predominantly single
920 detached residences. Middle housing typically includes more housing units than single
921 detached developments, but less than large apartment buildings. These housing types
922 typically include, but are not limited to, duplexes, houseplexes, townhouses, courtyard
923 buildings, cottage houses, and live-work buildings.

924
925 **Middle-Wage Jobs**

926 Jobs that can support a household or family without significant educational
927 requirements. Given the barriers in access throughout the educational, banking, and
928 other institutional systems, these middle-wage jobs provide key avenues for financial
929 self-sufficiency and wealth building and play a unique role in advancing equity. Jobs in
930 this range predominate in more locally owned, smaller- and medium-sized businesses
931 and manufacturers, such as accountants, machinists, or technicians.

932
933 **Mineral Resource Sites**

934 The Growth Management Act requires cities and counties to designate, where
935 appropriate, mineral resource lands that are not already characterized by urban growth
936 and that have long-term significance for the extraction of minerals. The comprehensive
937 plan designates as Mineral Resource Sites existing, approved mineral extraction sites,
938 and also designates as Potential Surface Mineral Resource Sites properties on which
939 King County expects some future mines may be located. (See Chapter 3((:)), Rural Area
940 and Natural Resource Lands)

941
942 **Mitigation Bank**

943 ~~A mitigation bank is a property approved by the appropriate county, state and federal~~
944 ~~agencies for restoration, creation, or enhancement to compensate for adverse impacts~~
945 ~~to wetlands caused by the development of public agency facilities and utility facilities.~~

946
947 **Mitigation Payment System**

948 ~~This impact fee system establishes a requirement that new growth and development~~
949 ~~pay a proportionate share of the cost of needed transportation improvements. The~~
950 ~~mitigation payment system is authorized by state growth management legislation. (See~~
951 ~~Chapter 8: Transportation))~~

952
953 **Mixed-Use**

954 Mixed-use refers to a development with combined commercial and residential uses.

955
956 **Mode Split**

957 Mode split is the percentage of a specific mode's use from among all modes of travel.
958 For example, if 25 trips out of 100 total trips are made by bus, the bus mode split is 25
959 percent. Modes of travel include single-occupant vehicles, transit, carpooling, bicycling,
960 walking, and other modes.

961
962 **Multifamily) Multiunit Housing**

963 ~~((Multifamily)) Multiunit~~ housing structures are those with more than one unit.
964 ~~((Multifamily)) Multiunit~~ housing includes ~~((duplexes)) middle housing, townhouses,~~
965 ~~apartments, and condominiums.~~

966
967 **Must**

968 See definition for "shall"

972

N

973 **Natural Area**

974 Natural areas are ~~((those))~~ properties or tracts ~~((in the county's natural lands inventory))~~
975 whose primary purpose is to conserve and restore ecological value. They may not be
976 completely natural and undisturbed but may be important in preserving rare or
977 vanishing flora, fauna, geological sites, or features of scientific, traditional, cultural, or
978 educational value. These sites may allow public use in was that ~~((does not))~~ avoid and
979 minimize harm to the ecological resources of the site to the maximum extent feasible.
980 ~~((Also referred to as Ecological Lands or Ecological sites.))~~

981

982 **Natural Resource Lands~~((, designated))~~**

983 Natural Resource Lands means lands designated under ~~((F))~~the Growth Management
984 Act ~~((requires cities and counties to designate natural resource lands which include the~~
985 ~~following:))~~ as 1) agricultural lands that have long-term significance for the commercial
986 production of food or other agricultural products; 2) forest lands that have long-term
987 significance for the commercial production of timber; ~~((and))~~ or 3) mineral resource
988 lands that have long-term significance for the extraction of minerals. ~~((The~~
989 ~~Comprehensive Plan designates))~~ This designation includes Agricultural Production
990 Districts, Forest Production Districts, and Mineral Resource Sites. (See Chapter 3~~((:))~~,
991 Rural Area~~((s))~~ and Natural Resource Lands)

992

993 **Neighborhood Business Centers**

994 Neighborhood Business Centers are shopping areas that offer convenience goods and
995 services to local residents. They primarily contain retail stores and offices. (See Chapter
996 2~~((:))~~, Urban Communities)

997

998 **~~((New Growth~~**

999 ~~New growth is growth that occurs subsequent to pipeline development for which no~~
1000 ~~application is currently pending review/approval in the King County permitting process,~~
1001 ~~but which is forecasted to occur over the next 20 years in this comprehensive plan.~~

1002

1003 **Nondegradation**

1004 Nondegradation means to prevent the decline to a lower state, to keep from reducing
1005 the complexity, functions, or integrity of ecological processes or values.

1006

1007 **Nonmotorized Transportation**

1008 Nonmotorized transportation refers to pedestrian, bicycle, and equestrian travel, and
1009 the facilities needed to support such travel. For purposes of this Comprehensive Plan,
1010 wheelchairs, personal assistive mobility devices or scooters powered by electricity and
1011 used by physically impaired persons shall be considered nonmotorized transportation.
1012 Any motorized foot scooter, motor-driven cycle, moped, motor-powered bicycle, a
1013 motorcycle or, except as provided above, personal assistive mobility device shall be
1014 considered motorized transportation:))

1015

1016 **Non~~((=))~~point Source Pollution**

1017 Non~~((=))~~point source pollution is pollution that enters any waters of the state from any
1018 dispersed land-based or water-based activities, including but not limited to atmosphere
1019 disposition, surface water runoff from agricultural lands, urban areas, or forest lands,
1020 subsurface or underground sources, or discharges from boats or marine vessels.

1021

1022

1023

1024

1025

O

1026 **Open Space System, King County**

1027 King County's Open Space System ~~((is a regional system of county-owned parks, trails,~~
1028 ~~natural areas, working agricultural and forest resource lands, and flood hazard~~
1029 ~~management lands. This regional network of open spaces)) includes regional parks and
1030 recreation amenities, natural areas, forests, regional and backcountry trails, and local
1031 parks in unincorporated areas. The system provides benefits to county residents
1032 including recreation, conservation of natural and working lands, flood hazard
1033 management, wildlife habitat, and connection of critical areas. (See Chapter 7((:)), Parks,
1034 Open Space, and Cultural Resources)~~

1035

1036 **Opportunity Area**

1037 An opportunity area is a location with high-quality schools, jobs, transit, access to parks,
1038 open space, clean air, water, and soil, and other key determinants of social, economic,
1039 and physical wellbeing.

1040

1041 **~~((~~Opportunity Mapping**

1042 ~~Opportunity mapping assesses the conditions present in neighborhoods across a~~
1043 ~~region by examining indicators of opportunity in areas such as education, economy,~~
1044 ~~transportation, housing, environment, and health. Opportunity mapping provides a~~
1045 ~~comprehensive analytical framework to measure opportunity in the region and to~~
1046 ~~determine who has access to opportunity-rich areas. Analysis of opportunity mapping~~
1047 ~~can provide valuable information about where more affordable housing needs to be~~
1048 ~~located, and what needs to be remedied in areas where these types of opportunities are~~
1049 ~~currently very limited.))~~

1050

1051

P

1052 **Particulate Matter**

1053 Particulate matter is solid or aerosol particles dispersed in the air including dust, soot,
1054 and oil. The major sources are industrial activities, fugitive road dust, motor vehicle
1055 emissions, and wood smoke.

1056

1057 **Passive Recreation ~~((Site))~~**

1058 ~~Passive recreation ((sites require a lower level of development and provide areas for~~
1059 ~~informal, self-directed activities for individuals and groups)) is characterized by low-
1060 impact, individually oriented activities such as informal play, hiking, walking, jogging,
1061 horseback riding, and biking. Capital improvements are generally minimal, such as
1062 picnic tables, park furniture, signage, grass fields or meadows, or backcountry trails.~~

1063

1064 **~~((~~Pervious surface**

1065 ~~A pervious surface is an area that allows the entry of water into the soil mantle, as under~~
1066 ~~natural conditions prior to development.~~

1067

1068 **Pipeline Development**

1069 ~~Pipeline Development is comprised of land use development applications, whether~~
1070 ~~vested or unvested, that were submitted prior to adoption of the King County~~
1071 ~~Comprehensive Plan and are pending review/approval in the permitting process.~~

1072

1073 **Pipeline transportation needs**

1074 ~~Pipeline transportation needs are associated with growth that is pending through the~~
1075 ~~county's development review process.~~

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Point Pollution

~~Point pollution is pollution that enters any waters of the state from an identifiable source such as a pipe.))~~

Potential Annexation Area ((PAA))

A Potential Annexation Area is an area in unincorporated King County adjacent to a city that is expected to annex to the city and to which that city will be expected to provide services and utilities within the next two decades. (See Chapter 2((-)), Urban Communities)

Precautionary Action

Precautionary action, also referred to as the "no risk approach," means in such instances where an absence of valid scientific information or incomplete scientific information relating to the county's critical areas, leading to uncertainty about whether development and land uses could lead to harm of critical areas or uncertainty about the risk to critical area function, such development and land use activities are strictly limited until the uncertainty is sufficiently resolved.

Preserve/Preservation

~~Preserve/preservation, as used in Chapter 2((-)), Urban Communities, and Chapter ((9: Services, Facilities and Utilities)) 4, Housing and Human Services, regarding affordable housing, means the process of protecting the availability of affordable housing, especially publicly assisted affordable housing, for ((low and moderate income)) households at or below 120 percent of area median income when transitions from current assistance programs or affordable housing uses are planned. Preservation may occur through acquisition of the housing by a non(=)profit or public agency or through funding mechanisms that include a covenant or similar legal agreement requiring that the units in the property remain affordable to a designated household income level for an extended period of time, such as 15 years, 30 years, or 50 years. (See "Rehabilitate")~~

Priority habitat

Priority habitat means a habitat type with unique or significant value to one or more species. An area classified and mapped as priority habitat must have one or more of the following attributes:

- Comparatively high fish or wildlife density;
- Comparatively high fish or wildlife species diversity;
- Fish spawning habitat;
- Important wildlife habitat;
- Important fish or wildlife seasonal range;
- Important fish or wildlife movement corridor;
- Rearing and foraging habitat;
- Important marine mammal haul-out;
- Refugia habitat;
- Limited availability;
- High vulnerability to habitat alteration;
- Unique or dependent species; or
- Shellfish bed.

A priority habitat may be described by a unique vegetation type or by a dominant plant species that is of primary importance to fish and wildlife (such as oak woodlands or

1127 eelgrass meadows). A priority habitat may also be described by a successional stage
1128 (such as old growth and mature forests). Alternatively, a priority habitat may consist of a
1129 specific habitat element (such as a consolidated marine/estuarine shoreline, talus
1130 slopes, caves, snags) of key value to fish and wildlife. A priority habitat may contain
1131 priority and/or nonpriority fish and wildlife. [Washington Administrative Code
1132 173-26-020 ~~((24))~~]

1133
1134

Priority Species

1135 Priority species means species requiring protective measures and/or management
1136 guidelines to ensure their persistence at genetically viable population levels. Priority
1137 species are those that meet any of the criteria listed below.

1138 ~~((a))~~ a. Criterion 1. State-listed or state-proposed species. State-listed
1139 species are those native fish and wildlife species legally designated as
1140 endangered (Washington Administrative Code ~~((232-12-014))~~ 220-610-
1141 010), threatened (Washington Administrative Code ~~((232-12-011))~~ 220-200-
1142 100), or sensitive (Washington Administrative Code ~~((232-12-011))~~ 220-200-
1143 100). State-proposed species are those fish and wildlife species that will be
1144 reviewed by the ~~((d))~~ Department of ~~((f))~~ Fish and ~~((w))~~ Wildlife
1145 ~~((POL-M-6001))~~ for possible listing as endangered, threatened, or
1146 sensitive according to the process and criteria defined in Washington
1147 Administrative Code ~~((232-12-297))~~ 220-610-110.

1148 ~~((b))~~ b. Criterion 2. Vulnerable aggregations. Vulnerable aggregations
1149 include those species or groups of animals susceptible to significant
1150 population declines, within a specific area or statewide, by virtue of their
1151 inclination to congregate. Examples include heron colonies, seabird
1152 concentrations, and marine mammal congregations.

1153 ~~((c))~~ c. Criterion 3. Species of recreational, commercial, and/or Indian tribal
1154 importance. Native and nonnative fish, shellfish, and wildlife species of
1155 recreational or commercial importance and recognized species used for
1156 tribal ceremonial and subsistence purposes that are vulnerable to habitat
1157 loss or degradation.

1158 ~~((d))~~ d. Criterion 4. Species listed under the federal Endangered Species Act
1159 as either proposed, threatened, or endangered.

~~((Protect~~

1162 ~~Protect means to keep from harm, attack, injury, or destruction; to maintain the integrity~~
1163 ~~of, especially through environmental care.))~~

1164
1165

Public Benefit Rating System ~~((PBR5))~~

1166 The Public Benefit Rating System ~~((PBR5))~~ is a current use taxation program whereby
1167 property taxes are reduced by an amount determined by a scoring system related to the
1168 numbers and quality of open space resources located on all or portions of the property.
1169

Public Review Draft

1171 A Public Review Draft is a draft of Executive proposed Comprehensive Plan updates,
1172 including proposed ~~((Community Service Area))~~ subarea plans, made available to the
1173 public for review and comment. A Public Review Draft ~~((s))~~ is published prior to
1174 transmittal of proposed Comprehensive Plan updates to the Council ~~((so as))~~ to provide
1175 the public an opportunity to record comments before the Executive finalizes the
1176 recommended updates.
1177

1178
1179

Puget Sound

1179 Puget Sound is an estuary—a semi ~~((=))~~ enclosed, glacial fjord where salt water from the
1180 ocean is mixed with fresh water. Puget Sound is bordered by about 1,300 miles of
1181 shoreline with a mix of beaches, bluffs, deltas, mudflats, kelp forests and eelgrass

1182 meadows. Approximately 100 miles of this saltwater shoreline lie within King County.
1183 King County's immediate responsibilities include those portions of Puget Sound which
1184 lie within the county, roughly between Point Wells to the north and Dumas Bay to the
1185 south. King County shares responsibility for the health of the main basin of Puget
1186 Sound with its neighbors—Pierce County, Kitsap County, and Snohomish County.
1187

1188 **Puget Sound Regional Council ((PSRC))**

1189 The ((PSRC)) Puget Sound Regional Council is the designated metropolitan planning
1190 organization for the four-county region that includes King, Pierce, Snohomish and Kitsap
1191 counties, and is responsible for regional growth management and transportation
1192 planning. The ((PSRC's)) Puget Sound Regional Council's General Assembly includes
1193 mayors, county executives, and council commission members from the four counties, as
1194 well as representatives from local Indian tribes, ports, transit agencies, the State
1195 Department of Transportation, and Transportation Commission. The ((PSRC)) Puget
1196 Sound Regional Council prepared Multi(=)county Planning Policies for the four -county
1197 region.
1198

1199 **Q**

1200

1201 **R**

1202 **Rare Ecosystems, Habitats, and Species**

1203 Rare ~~ecosystems, habitats, and species~~ ((~~habitats, and ecosystems~~)) are those that are
1204 few in number or are poorly represented in an area. Rare species often lack the
1205 capability to resist changes in environmental conditions or lack the resilience to recover
1206 after a change. Species, habitats, and ecosystems may be rare because of the following
1207 reasons: changing natural conditions have reduced their range, abundance, or
1208 distribution; they depend on specific environmental conditions that are not commonly
1209 represented in this area (species or habitats at the edge of their range or occurring as
1210 relicts); and anthropogenic (human-related) actions have caused habitat loss or severe
1211 decreases in range or abundance.
1212

1213 **Recycled Water (also, referred to as Reclaimed Water)**

1214 Recycled water means effluent from a wastewater treatment system that has been
1215 adequately and reliably treated, so that as a result of that treatment it is suitable for a
1216 beneficial use or a controlled use that would not otherwise occur, and is no longer
1217 considered wastewater. Recycled is also referred to as Reclaimed Water under
1218 Washington State law. Recycled water may be used for beneficial purposes such as
1219 landscape and agricultural irrigation, heating and cooling, industrial processing, and
1220 environmental enhancement or restoration of streams, wetlands, and aquifers.
1221

1222 **((Regionally Significant Resource Area (RSRA))**

1223 ~~RSRAs are those portions of watersheds that contribute to the resource base of the~~
1224 ~~entire Puget Sound region by virtue of exceptional species and habitat diversity and~~
1225 ~~abundance when compared to aquatic and terrestrial systems of similar size and~~
1226 ~~structure elsewhere in the region. may also support rare, threatened or endangered~~
1227 ~~species or communities. (See Chapter 5: Environment))~~
1228

1229 **Regional Wastewater Services Plan ((RWSP))**

1230 King County adopted the Regional Wastewater Service Plan ((RWSP)) in 1999. The
1231 ((RWSP)) Regional Wastewater Services Plan outlines a number of important projects,
1232 programs, and policies for King County to implement through 2030 to continue to
1233 protect public health and water quality and ensure sufficient wastewater capacity to

1234 meet future growth needs. ((RWSP)) Regional Wastewater Services Plan policies guide
1235 the phasing and size of treatment facilities and improvements to the conveyance
1236 system, as well as improvements to control combined sewer overflows. The ((RWSP))
1237 Regional Wastewater Services Plan also includes policies that guide the production and
1238 use of biosolids and recycled water.
1239

1240 **Rehabilitate/Rehabilitation**

1241 Rehabilitate or rehabilitation, as used in ((Chapter 2: Urban Communities, and Chapter
1242 9: Services, Facilities and Utilities)) Chapter 4, Housing and Human Services, regarding
1243 affordable housing, means as repairs, improvements, replacements, alterations, and
1244 additions to existing properties that bring them into full compliance with existing
1245 building and health codes. Rehabilitation may be minor, moderate, or substantial; or it
1246 may involve adaptive reuse from nonresidential to residential uses. Rehabilitation of
1247 housing is undertaken to improve and revitalize housing stock that is aging or in poor
1248 condition. ((When public funding is used for rehabilitation it is usual to require a
1249 covenant or other legal mechanism to preserve the affordability of the rehabilitated
1250 property.)) (See "Preserve")
1251

1252 **~~((Resource Lands, designated~~**

1253 ~~The Growth Management Act requires cities and counties to designate natural resource~~
1254 ~~lands which include the following: 1) agricultural lands that have long-term significance~~
1255 ~~for the commercial production of food or other agricultural products; 2) forest lands that~~
1256 ~~have long-term significance for the commercial production of timber; and 3) mineral~~
1257 ~~resource lands that have long-term significance for the extraction of minerals. The~~
1258 ~~Comprehensive Plan designates Agricultural Production Districts, Forest Production~~
1259 ~~Districts, and Mineral Resource Sites. (See Chapter 3: Rural Areas and Natural Resource~~
1260 ~~Lands))~~
1261

1262 **Restore**

1263 Restore, for the purposes of Chapter 5, Environment, means to return land and water
1264 resources from a disturbed or altered condition to an approximation of their condition
1265 prior to disturbance or alteration. Restoration projects are conducted by public
1266 agencies through capital improvement projects and by developers as a means to
1267 mitigate adverse impacts of their proposals. (Restoration of land is not required of
1268 developers when they protect land and water resources according to King County
1269 regulation.) ((See Chapter 5: Environment))
1270

1271 **Rezone(s)**

1272 Rezoning is the term that refers to the process of individual requests and applications to
1273 change the zoning classification of land.
1274

1275 **Riparian Area**

1276 ((Pertains to the banks of rivers and streams, and also sometimes wetlands, tidewater
1277 and lakes.)) A designated area contiguous to an aquatic area such as a stream, lake,
1278 estuary, or marine waters, that provides fish and wildlife habitat, protects adjacent
1279 aquatic fish and wildlife species and habitat, and protects water quality. Riparian areas
1280 reduce impacts from adjacent land uses through various physical, chemical, or
1281 biological processes.
1282

1283 **Rural Area ((g))Geography (See also Rural Area Zoning)**

1284 ((The Growth Management Act requires that counties designate a Rural Area in order to
1285 conserve the rural character and quality of the existing rural lands in Washington. King
1286 County's)) The Rural Area refers collectively to the geography that primarily contains the
1287 following land use categories: ((=) Rural Towns, Rural Neighborhood Commercial
1288 Centers, and Rural Area ((RA-2.5, RA-5, RA-10 and RA-20)) in unincorporated King
1289 County. The Rural Area geography also includes a limited amount of acreage with the
1290 Industrial land use ((categories such as Industrial, Commercial Outside of Center, etc))

1291 designation. The Rural Area geography does not include designated Natural Resource
1292 Lands, although resource activities occur ~~((on them))~~ in it. The Rural Area contains very
1293 low-density residential development, commercial and industrial development, farms,
1294 forests, watersheds crucial for both fisheries and flood hazard management, mining
1295 areas and towns, historic sites and buildings, archaeological sites, and regionally
1296 important recreation areas. (See Chapter 3~~((:))~~, Rural Area~~((s))~~ and Natural Resource
1297 Lands)

1298

1299

Rural Area ~~((z))~~ Zoning

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~~((The))~~ Rural Area ~~((zone))~~ (RA) zoning or zones refers to the Rural Area~~((-))~~-2.5, Rural
Area~~((-))~~-5, Rural Area~~((-))~~-10, and Rural Area~~((-))~~-20 zoning ~~((categories))~~ classifications.
This zoning is meant to provide an area-wide, long-term~~((r))~~ rural character and to
minimize land use conflicts with nearby agricultural, forest or mineral extraction
production districts. These purposes are accomplished by: 1) limiting residential
densities and permitted uses to those that are compatible with rural character and
nearby resource production districts and are able to be adequately supported by rural
service levels; 2) allowing small-scale farming and forestry activities and tourism and
recreation uses which can be supported by rural service levels and which are
compatible with rural character; and 3) increasing required setbacks to minimize
conflicts with adjacent agriculture, forest, or mineral zones.

1312

Rural Character

1313

1314

Rural character refers to the pattern of land use and development established by a
county in the rural element of its comprehensive plan:

1315

1316

~~((a))~~ a. In which open space, the natural landscape, and vegetation
predominate over the built environment;

1317

1318

~~((b))~~ b. That foster traditional rural lifestyles, rural-based economies, and
opportunities to both live and work in the Rural Area~~((s))~~;

1319

1320

~~((c))~~ c. That provide visual landscapes that are traditionally found in the Rural
Area~~((s))~~ and communities;

1321

1322

~~((d))~~ d. That are compatible with the use of the land by wildlife and for fish
and wildlife habitat;

1323

1324

~~((e))~~ e. That reduce the inappropriate conversion of undeveloped land into
sprawling, low-density development;

1325

1326

~~((f))~~ f. That generally do not require the extension of urban governmental
services; and

1327

1328

1329

~~((g))~~ g. That are consistent with the protection of natural surface water flows
and groundwater and surface water recharge and discharge areas.

1330

Rural Forest Focus Areas

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Rural Forest Focus Areas are designated geographic areas with Rural Area zoning that
contain large contiguous blocks of rural forest. Funding, economic incentives,
regulatory actions, and other strategies are enacted to maintain forest cover and the
practice of sustainable forestry.

1336

~~((Rural Growth))~~

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1342

Rural Growth refers to residential, commercial, and industrial growth that is scaled to be
compatible with, and maintains the traditional character of the Rural Area. Rural growth
typically does not require urban governmental services except in the case of some Rural
Townships to protect the environment as provided in this Comprehensive Plan. The basic
elements of "Rural Character," as defined by the King County Countywide Planning
Policies, are natural features, resource-based industries, rural towns, rural

1343 neighborhoods, rural infrastructure and services, open space system, rural housing,
1344 rural economy, and Cities in the Rural Area:))

1345

1346 **Rural Neighborhood Commercial Centers**

1347 Rural Neighborhood Commercial Center(~~(s (a specific land use category within the~~
1348 ~~larger geography of Rural Areas) are))~~ is a land use designation used to recognize
1349 existing small pockets of commercial development((s)), or in some cases, historic
1350 ~~((towns)) communities~~ or buildings, that are too small to provide more than convenience
1351 shopping and services to surrounding residents. They generally do not have services
1352 such as water supply or sewage disposal systems any different from those serving
1353 surrounding rural residential development. (See Chapter 3((+)), Rural Area and Natural
1354 Resource Lands)

1355

1356 **Rural Towns**

1357 Rural towns (a specific land use category within the larger geography of Rural Area((s)))
1358 are unincorporated towns governed directly by King County. ~~((They provide a focal~~
1359 ~~point for community groups such as chambers of commerce or community councils to~~
1360 ~~participate in public affairs:))~~ The purposes of Rural Town designations within the
1361 Comprehensive Plan are to recognize existing concentrations of higher density and
1362 economic activity in the Rural Area((s)) and to allow modest growth of residential and
1363 economic uses to keep them economically viable into the future. (See Chapter 3((+)),
1364 Rural Area((s)) and Natural Resource Lands)

1365

1366

S

1367 **Salmonid**

1368 A member of the fish family Salmonidae. In King County, salmonid species include, but
1369 are not limited to, Chinook, Coho, chum, sockeye, and pink salmon; cutthroat,
1370 steelhead, and rainbow((and brown)) trout ((and steelhead)); Dolly Varden char,
1371 ~~((brook)) trout, which is a type of char: ((char,))~~ kokanee; ~~((and))~~ pygmy whitefish; and
1372 mountain whitefish.

1373

1374 **Satellite ((System)) Management Agency**

1375 ~~((When large water utilities oversee the operations of smaller water systems, not~~
1376 ~~connected to their own system, it is called satellite system management. The satellite~~
1377 ~~system manager is))~~ A satellite management agency is a large water utility hired by
1378 ~~((the))~~ smaller system managers to operate and maintain the system in accordance with
1379 local, state, and federal health regulations.

1380

1381 **Sediment Transport**

1382 Sediment transport is the process of taking soil from one place and depositing it in
1383 another via the flow of water. Deposition of the soil occurs when sediment in the water
1384 flow is more than the flow can transport.

1385

1386 **~~((Sensitive Areas Map Folio~~**

1387 ~~The folio displays the location of environmentally sensitive areas in unincorporated King~~
1388 ~~County. It identifies sensitive areas for wetlands, streams, flood hazards, erosion~~
1389 ~~hazards, landslide hazards, seismic hazards, and coal mine hazards:))~~

1390

1391 **Sensitive Species**

1392 Sensitive species means any species that is likely to become an endangered species
1393 within the foreseeable future throughout all or significant portion of its range and which
1394 has been designated as such in regulations issued by the U.S. Fish and Wildlife Service
1395 or the Washington State Department of Fish and Wildlife.

1396

1397 **Sewer Availability**
1398 Sewer availability means the presence of sewers now or within six years through
1399 extensions included in adopted sewer comprehensive plans. ~~((In the case of Urban
1400 Planned Development, 1) the capacity to intercept and treat waste water as evidenced
1401 by a King County approved sewer system plan or a Metro utility plans, 2) a firm
1402 commitment to serve an area with sewer as evidenced by either a sewer availability
1403 certificate, utility extension agreement, or an approved sewer system plan and 3) a firm
1404 financial commitment to provide sewer, as evidenced by either a capital improvement
1405 program or utility extension agreement.~~

1407 **Sewer Tightline**
1408 Fightlining of sewers means that a sewer line is designed and sized to only serve a
1409 particular structure:))

1411 **Shall**
1412 To guide King County, the use of the terms "shall," ~~((("will,"))~~ "should," and "may" in
1413 policies determine the level of discretion the ~~((c))~~ County can exercise in making future
1414 and specific land use, budget, development regulation, and other decisions. "Shall"
1415 ~~((and "will"))~~ in a policy means that it is mandatory for the ~~((e))~~ County to carry out the
1416 policy, even if a timeframe is not included. "Shall" ~~((and "will" are))~~ is imperative and
1417 nondiscretionary--the ~~((c))~~ County must make decisions based on what the policy says to
1418 do. ~~((("May" in a policy means that it is in the county's interest to carry out the policy, but
1419 the county has total discretion in making decisions. "Must" in a policy means a
1420 mandate, the action is required. "Should" in a policy means: noncompulsory guidance,
1421 in which cost, availability of funding, and public benefit associated with the policy's
1422 purpose are considered as part of the implementation decision; establishes that the
1423 county has discretion in making decisions:))~~ (See definitions for "should" and "may.")

1425 **Shoreline Environment**
1426 Shoreline environment ~~((or master program environment))~~ means the categories of
1427 shorelines of the state established by the King County shoreline management master
1428 program to differentiate between areas whose features imply differing objectives
1429 regarding their use and future development.

1431 **Shoreline Master Program**
1432 The Shoreline Master Program is the comprehensive use plan for a described area, and
1433 the use regulations together with maps, diagrams, charts, or other descriptive material
1434 and text, a statement of desired goals, and standards developed in accordance with the
1435 policies enunciated in Revised Code of Washington 90.58.020.

1437 **Should**
1438 ~~((See definition for "shall".))~~ To guide King County, the use of the terms "shall," "should,"
1439 and "may" in policies determine the level of discretion the County can exercise in
1440 making future and specific land use, budget, development regulation, and other
1441 decisions. "Should" in a policy means noncompulsory guidance, in which cost,
1442 availability of funding, and public benefit associated with the policy's purpose are
1443 considered as part of the implementation decision; it establishes that the County has
1444 discretion in making decisions.

1446 **Significant Adverse Environmental Impact**
1447 Significant as used in State Environmental Policy Act means a reasonable likelihood of
1448 more than a moderate adverse impact on the environment. Significance involves
1449 context and intensity and does not lend itself to a formula or quantifiable text. The
1450 context may vary with the physical setting. Intensity depends on the magnitude and
1451 duration of an impact. The severity of an impact should be weighed along with the
1452 likelihood of its occurrence. An impact may be significant if its chance of occurrence is
1453 not great, but the resulting environmental impact would be severe if it occurred.

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Significant vegetation removal

Significant vegetation removal means the removal or alteration of trees, shrubs, and/or ground cover by clearing, grading, cutting, burning, chemical means, or other activity that causes significant ecological impacts to functions provided by such vegetation. The removal of invasive or noxious weeds does not constitute significant vegetation removal. Tree pruning, not including tree topping, where it does not affect ecological functions, does not constitute significant vegetation removal.

Single~~(-family housing units)) Detached Residences~~

~~Single(-family housing units))~~ detached residences are individual structures, including conventional houses and ~~((mobile))~~ manufactured homes, containing one primary dwelling unit. Attached accessory dwelling units may also be included in a single detached residence.

Special Housing Needs

Housing arrangements for populations with special physical or other needs. These populations may include people aged 62 years and older; people with behavioral, physical, cognitive, or developmental disabilities; and homeless individuals and families.

Species of Local Importance

Species of local importance include priority species as identified by the state of Washington Department of Fish and Wildlife; bird species whose populations in King County are known to have declined significantly over the past 150 years; anadromous salmonids; and aquatic species whose populations are particularly vulnerable to changes in water quality and water quantity.

Subarea Plans

A subarea plan is a detailed local land use plan that implements, is consistent with, and is an element of the Comprehensive Plan containing specific policies, guidelines and criteria adopted by the council to guide development and capital improvement decisions within specific subareas of the county. ~~((Subareas are))~~ Subarea plans are used for distinct communities, specific geographic areas, or other types of districts having unified interests or similar characteristics within the county. ~~((Subarea plans may include: community plans, community service area subarea plans, neighborhood plans, basin plans, and plans addressing multiple areas having common interests. The relationship between the 1994 King County Comprehensive Plan and subarea plans is established by K.C.C. 20.12.015.~~

Subarea Study

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

Subdivision

~~((A subdivision is land that has been divided into legal lots, or is the process of dividing land into lots:))~~ A division or redivision of land into lots, tracts, parcels, or sites for the purpose of the sale, lease, or transfer of ownership.

1511 **Sustainable economic development**
1512 Sustainable economic development means economic development that does not
1513 exceed the ability of the natural or built environments to remain healthy while sustaining
1514 growth over the long term.

1515 **Sustainable Housing**
1516 Sustainable housing includes but is not limited to housing that uses sustainable building
1517 materials and construction practices to increase energy efficiency, reduce greenhouse
1518 gas emissions, and support transit-oriented development, as well as housing that is
1519 located or built in ways that reduce climate change impacts on residents and structures.
1520

1521 **Substantially degrade**
1522 Substantially degrade means to cause significant ecological impact.
1523
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T

1525
1526 **~~((Sewer)) Tightline~~**
1527 ~~Tightlining of sewers means that a sewer line is designed and sized to only serve a~~
1528 ~~particular structure.~~

1529 **Totalizing source meter**
1530 A totalizing source meter is a device that will measure the volume of water withdrawn
1531 from a well over time and provide a sum total of the water extracted. This type of meter
1532 is different than a meter that would measure just the instantaneous volume of water
1533 being withdrawn.
1534

1535 **Traditional Rural Development**
1536 In King County, traditional rural land uses could include, but are not limited to: low
1537 density residential uses; small scale farming, forestry and mineral extraction; small,
1538 neighborhood ~~((churches))~~ religious facilities; feed and grain stores; the keeping of
1539 horses and livestock; cottage industries, crafts and trades that support the residents of
1540 the Rural Area and Natural Resource Lands and/or the needs of natural resource
1541 production; and public and private facilities necessary to serve rural homes such as
1542 utility installations or public schools. In general, the rural development pattern in King
1543 County has historically been comprised of houses, barns, fences, and cultivated fields,
1544 but natural features and open spaces are the predominant visual image.
1545

1546 **Transfer of Development Rights ~~((TDR))~~**
1547 ~~Transfer of development rights means the ability to transfer allowable density, in the~~
1548 ~~form of permitted building lots or structures, from one property (the "sending site") to~~
1549 ~~another (the "receiving site") in conjunction with conservation of all or part of the~~
1550 ~~sending site as open space or working farm or forest. ~~((King County allows transfers of~~~~
1551 ~~development rights as part of standard subdivision, mobile home park and multifamily~~
1552 ~~project review processes through its TDR Program. ~~((King County Code, Title 21A))~~~~
1553

1554 **Transit-Oriented Development ~~((TOD))~~**
1555 ~~((A private or public/private real estate development project that creates, expands,~~
1556 ~~maintains or preserves a mixed-use community or neighborhood within walking~~
1557 ~~distance of a transit center, or stop, that is designed to encourage transit use and~~
1558 ~~pedestrian activity. Transit Oriented Development projects support transit by increasing~~
1559 ~~the density of residents, shoppers, visitors or employees per acre. New Transit Oriented~~
1560 ~~Development projects are often coupled with an increase in transit service to the area.))~~
1561 Transit-oriented development refers to a style of development that often includes a mix
1562 of housing, commercial space, services, and job opportunities near public
1563 transportation. These developments encourage transit use and reduce automobile
1564

1565 dependence through thoughtful design that is sufficiently dense, prioritizes pedestrians,
1566 often reduces parking, and enhances access and mobility between residences, jobs,
1567 and services.

1568

1569 **Transportation Concurrency Management ((System))**

1570 ~~((The Growth Management Act requires jurisdictions to adopt and enforce ordinances))~~

1571 Transportation Concurrency Management means regulations that prohibit development
1572 approval if the development causes the level of service on a transportation facility to
1573 decline below the standards adopted in the ~~((c))~~ Comprehensive ~~((p))~~ Plan, unless
1574 transportation improvements or strategies to accommodate the impacts of
1575 development are made “concurrent” with the development. Concurrent with
1576 development means that transportation improvements or strategies are in place at the
1577 time of development or that financial commitment is made to complete the
1578 improvements or strategies within six years. ~~((The Concurrency Management System of
1579 King County))~~ King County’s Transportation Concurrency Management program
1580 establishes a process to manage new development in unincorporated King County
1581 based on transportation impacts on levels of service and the concurrency of needed
1582 improvements or actions. (See Chapter 8~~((:))~~, Transportation)~~((:))~~

1583

1584 **((Transportation Demand Management (TDM))**

1585 Transportation Demand Management is a strategy to reduce the number of automobile
1586 trips, particularly trips taken in single-occupant vehicles. ~~Transportation Demand
1587 Management encourages public transportation over automobile use and specifically
1588 refers to policies, programs and actions implemented to increase the use of
1589 high-occupancy vehicles (public transit, car-pooling and van-pooling and spread travel
1590 to less congested time periods through alternative work hour programs (See Chapter 8:
1591 Transportation);)~~

1592

1593 **Transportation Facilities and Services**

1594 Transportation facilities and services are ~~((the physical assets))~~ elements of the
1595 transportation system that are used to provide mobility. They include roads, sidewalks,
1596 bike lanes and other facilities supporting ~~((nonmotorized travel))~~ active transportation,
1597 transit, bridges, traffic signals, ramps, buses, bus garages, park ~~((and))~~ ride lots, and
1598 passenger shelters.

1599

1600 **((Transportation needs for new growth**

1601 ~~Transportation needs for new growth are associated with growth that has been planned
1602 for 2012 in this comprehensive plan:))~~

1603

1604 **Transportation Needs Report ((TNR))**

1605 The ~~((TNR))~~ Transportation Needs Report is a comprehensive list of ~~((recommended
1606 c))~~ County transportation needs ~~((through the year 2022 needed))~~ to implement the land
1607 use element of the Comprehensive Plan. It includes transportation needs for the
1608 unincorporated King County road network~~((, and some city, state, and adjacent county
1609 projects))~~. It does not include transit service or capital needs. (See Chapter 8~~((:))~~,
1610 Transportation, and Appendix C1, Transportation Needs Report)

1611

1612

U

1613 **Unemployment Rate**

1614 The unemployment rate is the percentage of the civilian labor force that is unemployed
1615 and actively seeking work.

1616

1617

1618

1619 **Unincorporated Activity Centers**

1620 Unincorporated Activity Centers are the primary locations for commercial and industrial
1621 development in urban unincorporated King County. ~~((Currently, White Center is the
1622 only designated Unincorporated Activity Center, as other such centers are now parts of
1623 cities.))~~ (See Chapter 2((:)), Urban Communities)

1624

1625 **Unincorporated Areas**

1626 Unincorporated areas are those areas outside any city and under King County's
1627 jurisdiction.

1628

1629 ~~**((Unique Wetland**~~

1630 ~~The term unique wetland refers to bogs and fens, which have unusual and sensitive
1631 water chemistries.))~~

1632

1633 **Universal Design**

1634 Universal design ~~((as used in Chapter 2: Urban Communities,))~~ means the design of
1635 products, buildings, and public spaces ~~((environments))~~ to be usable by all people ~~((to
1636 the greatest extent possible,))~~ with or without disabilities and which allows people to
1637 age in place in their home without the need for adaptation or specialized design.

1638

1639 ~~**((Urban Centers**~~

1640 ~~Urban Centers are centers of concentrated employment and housing located within the
1641 Urban Growth Area designated by the Phase II Countywide Planning Policies. Urban
1642 Centers are to be serviced directly by high-capacity transit and are to contain a wide
1643 variety of land uses, including retail, recreational, cultural and public facilities, parks and
1644 open spaces. Unincorporated Urban Centers are represented on Urban Centers Map
1645 included at the end of Chapter 2: Urban Communities.))~~

1646

1647 **Urban Growth**

1648 Urban growth refers to residential, commercial, and industrial growth that makes
1649 intensive use of land for the location of buildings, structures and impermeable surfaces
1650 to such a degree as to be incompatible with the primary use of such land for the
1651 production of food, other agricultural products, or fiber, or the extraction of mineral
1652 resources. Urban growth typically requires urban governmental services.
1653 "Characterized by urban growth" refers to land having urban growth located on it, or to
1654 land located in relationship to an area with urban growth.

1655

1656 **Urban Growth Area**

1657 The Growth Management Act requires King County's Comprehensive Plan to designate
1658 an Urban Growth Area, where most future urban growth and development is to occur to
1659 limit urban sprawl, enhance open space, protect the Rural Area((s)) and Natural
1660 Resource Lands, and more efficiently use human services, transportation, and utilities.
1661 The Comprehensive Plan designates an Urban Growth Area which includes areas and
1662 densities sufficient to permit the urban growth that is projected to occur in the county
1663 for the succeeding 20-year period. (See Chapter 1((:)), Regional Growth Management
1664 Planning, and Chapter 2((:)), Urban Communities)

1665

1666 ~~**((Urban Growth Target**~~

1667 ~~The Growth Management Act and the Countywide Planning Policies require King
1668 County and its cities to plan for a 20-year population and employment growth target for
1669 each jurisdiction, based on designation of the Urban Growth Area, Urban Centers and
1670 the criteria of the Countywide Planning Policies. (See Chapter 2: Urban Communities))~~

1671

1672 **Urban Planned Developments ((UPD))**

1673 Urban Plan Developments are site specific projects consisting of conceptual site plans,
1674 development stands, processing, and other elements.

1675

1676 **Urban Separator**
1677 Urban separators are corridors of land that define community or municipal identities
1678 and boundaries, provide visual breaks in the urban landscape, and link parks and open
1679 space within and outside the Urban Growth Area. Urban separators are ((areas))
1680 planned for permanent low-residential density within the Urban Growth Area. Urban
1681 separators protect adjacent resource land, ((environmentally sensitive)) critical areas, or
1682 Rural Area((s)) and create open space corridors within and between urban areas which
1683 provide environmental, visual, recreations, and wildlife benefits.

1684
1685 **Utilities Technical Review Committee ((UTRC))**
1686 The Utilities Technical Review Committee ((UTRC)) is an interdepartmental committee
1687 with responsibility for ensuring that water and sewer plans comply with county and state
1688 health requirements and county land use policies. The committee reviews the plans of
1689 all water and sewer utilities that operate in unincorporated King County and then
1690 recommends the plans to King County Executive and the Metropolitan King County
1691 Council for approval.
1692

V

1693
1694 **~~((Variable Tolling~~**
1695 ~~Variable tolling or pricing is any form of collecting a direct user fee on a roadway.))~~
1696

W

1697
1698 **Water Availability**
1699 Water availability means the presence of a water source of sufficient quantity and quality
1700 with applicable water rights that can serve the projected demand for the planning
1701 horizon, as shown in water comprehensive plans approved by King County. ~~((In the~~
1702 ~~case of Urban Planned Developments, water availability is defined as: 1) presence of a~~
1703 ~~water source with water rights that can serve the projected average daily demand; 2) a~~
1704 ~~firm commitment to serve an area with water, as evidenced by either a water availability~~
1705 ~~certificate, utility extension agreement or a King County approved water system plan;~~
1706 ~~and 3) a firm financial commitment to provide water, as evidenced by either a capital~~
1707 ~~improvement plan or utility extension agreement.))~~
1708

1709 **Water Quality**
1710 Water quality, in the context of the shoreline jurisdiction, means the physical
1711 characteristics of water within shoreline jurisdiction, including water quantity,
1712 hydrological, physical, chemical, aesthetic, recreation-related, and biological
1713 characteristics. Where used in this plan, the term water quantity refers only to
1714 development and uses regulated under this plan and affecting water quantity, such as
1715 pollution generating surfaces and ((storm water)) stormwater handling practices. Water
1716 quantity, for purposes of this comprehensive plan, does not mean the withdrawal of
1717 ground water or diversion of surface water pursuant to Revised Code of Washington
1718 90.03.250 through 90.03.340.
1719

1720 **~~((Water Reuse~~**
1721 ~~Water reuse refers to the use of recycled water or the reuse of other non-potable water,~~
1722 ~~such as greywater, stormwater, or collected rainwater, as allowed under relevant state or~~
1723 ~~local standards.~~
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Water Supply Availability

~~Water supply availability is the presence of a water source of sufficient quantity and quality with applicable water rights that can serve the projected demand through the planning horizon shown in adopted water comprehensive plans.~~

Water System Classifications

~~Water System Classifications define the level of service for different water systems. A public water system is defined as any system that has more than one connection. A well serving one house is a private system. Group A water systems have fifteen or more service connections. Group B water systems have two through fourteen service connections.))~~

Water System Plan

~~Water system plans are planning documents that include water system plans as referred to in Chapter 43.20 Revised Code of Washington, comprehensive plans of water supply systems (including combined water and sewer plans) as referred to in Revised Code of Washington 57.16.010, water system plans and coordinated water system plans as referred to in Revised Code of Washington ((70.116.050)) 70A.100.050, and all other water system plans, comprehensive plans and plan elements that may be required under King County Code Chapter 13.24 and ((this King County)) the Comprehensive Plan for any special district or any other public or private entities that distribute or obtain water in unincorporated King County.~~

Watershed

~~A watershed, like a drainage basin, is an area that drains to a common outlet or an identifiable water body such as a river, stream, lake, or wetland. The six major watersheds in King County are Cedar River, Green River, Skykomish River, Snoqualmie River ((and)), White River, and the Puget Sound. These watersheds contain a total of 72 individual drainage basins. (See Chapter 5((+)), Environment)~~

~~((Well Head)) Wellhead Protection~~

~~((Well Head)) Wellhead protection is a((nother)) way that King County can protect its groundwater resource. This program directs purveyors to identify ((+)) one, ((5)) five, and 10-year time of travel to their well(s) to identify contamination sources, and to propose methods to reduce or eliminate contamination sources.~~

Wetland

~~The term wetland means those areas that are inundated or saturated by surface or ground water at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soil conditions. Wetlands generally include swamps, marshes, bogs, and similar areas. Wetlands do not include those artificial wetlands intentionally created from nonwetland sites, including, but not limited to, irrigation and drainage ditches, grass-lined swales, canals, detention facilities, wastewater treatment facilities, farm ponds, landscape amenities, or those wetlands created after July 1, 1990 that were unintentionally created as a result of the construction of a road, street, or highway. Wetlands shall include those artificial wetlands intentionally created from nonwetland areas to mitigate conversion of wetlands.~~

~~((Wetland Banking~~

~~Wetland banking is a process that allows certain wetlands to be developed if the development is accompanied by the restoration or creation of wetlands in other areas. (See Chapter 5: Environment))~~

Wetland Functions

~~((Functions refer to the ecological (physical, chemical and biological) workings or attributes of a wetland regardless of their importance to society. Food chain support or~~

1785 the transport and transformation of chemicals in ecosystems are examples of wetland
1786 functions. Water quality maintenance, flood storage, and wildlife habitat are examples
1787 of ecological functions to which society attributes a value.)) The physical, biological,
1788 chemical, and geologic interactions among different components of the environment
1789 that occur within a wetland. Wetlands perform functions that are grouped into three
1790 categories: functions that improve water quality, functions that change the water regime
1791 in a watershed such as flood storage, and functions that provide habitat for plants and
1792 animals. (See Chapter 5((:)), Environment)

1793
1794 **Wetland Values**

1795 Values are estimates, usually subjective, of the worth, merit, quality, or importance of
1796 wetland attributes that are valuable and beneficial to society. Values vary by watershed
1797 or human community. Education, research, aesthetics, and recreation are examples of
1798 other wetland attributes that may be considered values in that they are beneficial to
1799 society.

1800
1801 **Wildland-Urban Interface**

1802 The wildland-urban interface is the geographic area where structures and other human
1803 development meets or intermingles with wildland vegetative fuels.

1804
1805 **((Will**

1806 See definition for "shall".))
1807

1808 **X**

1809

1810 **Y**

1811

1812 **Z**

1813

1814 **((Frequently Used Acronyms**

1815	APD	Agricultural Production District
1816	CIP	Capital Improvement Program
1817	CPP	Countywide Planning Policy
1818	CSA	Community Service Area
1819	ESA	Endangered Species Act
1820	FCC	Fully Contained Community
1821	FPD	Forest Production District
1822	GMA	Growth Management Act
1823	GMPC	Growth Management Planning Council
1824	HOT	High Occupancy Toll
1825	HOV	High Occupancy Vehicle
1826	ITS	Intelligent Transportation Systems
1827	KCCP	King County Comprehensive Plan
1828	KCSP	King County Strategic Plan
1829	LID	Low Impact Development
1830	LOS	Level of Service
1831	LSRA	Locally Significant Resource Area

((2016)) 2024 King County Comprehensive Plan - ((updated December 6, 2022)) Adopted TBD Attachment A to Ordinance ((18427, as amended by Ordinances 18623, 18810, 19034, 19146, and 19555)) xxxxx (Proposed Ordinance 2023-0440)

1832	MPP	Multi-county Planning Policies
1833	MPS	Mitigation Payment System
1834	PAAP	Potential Annexation Area
1835	PBR	Public Benefit Rating System
1836	PSRC	Puget Sound Regional Council
1837	RSRA	Regionally Significant Resource Area
1838	RWSP	Regional Wastewater Services Plan
1839	SCAP	Strategic Climate Action Plan
1840	SPPT	Strategic Plan for Public Transportation
1841	SPRS	Strategic Plan for Road Services
1842	SEPA	State Environmental Policy Act
1843	TAM	Transportation Adequacy Measure
1844	TDR	Transfer of Development Rights
1845	TDM	Transportation Demand Management
1846	TNR	Transportation Needs Report
1847	TOD	Transit Oriented Development
1848	UGA	Urban Growth Area
1849	UGB	Urban Growth Boundary
1850	UPD	Urban Planned Development
1851	UTRC	Utilities Technical Review Committee))

1 **Appendices**

2 The Comprehensive Plan also includes the following detailed appendices that
3 supplement the information found in the Plan and support compliance with the
4 Growth Management Act.

5
6 Appendix A. Capital Facilities and Services

7 Appendix B. Housing Needs Assessment

8 Appendix C. Transportation

9 Appendix C1. Transportation Needs Report

10 Appendix C2. Regional Trail Needs Report

11 Appendix D. 1994 Growth Targets and the Urban Growth Area

12 Appendix D1. Growth Targets and the Urban Growth Area

13 Appendix E. 1994 Natural Resource Lands

14 Appendix F. School Siting Task Force Report

((2016 Comprehensive Plan—updated December 6, 2022
18427, as amended by Ordinances 18623, 18810, 19034, 19146, and 19555))



King County

Office of Performance
Strategy and Budget))

2024 King County Comprehensive Plan -Adopted TBD
Attachment A to Ordinance TBD