

**King County**  
**GROWTH MANAGEMENT PLANNING COUNCIL**

**September 27, 2023**

Remote Meeting via Zoom Webinar

A recording of the meeting can be found on the  
[GMPC Materials](#) Page

**Meeting Summary**

**MEMBERS PRESENT:**

Representing King County:

Dow Constantine, Chair  
Claudia Balducci  
Rod Dembowski  
Jeanne Kohl-Welles  
Joe McDermott  
Sarah Perry

Representing Seattle:

Tammy Morales

Representing Bellevue:

Not present

Representing Sound Cities Association (SCA):

Larry Brown – Auburn  
Kelli Curtis – Kirkland  
Syd Dawson – Maple Valley  
Satwinder Kaur – Kent  
Rob McFarland – North Bend  
Ryan McIrvine – Renton  
Tom McLeod – Tukwila  
Salim Nice – Mercer Island  
Kent Treen – Sammamish

Other GMPC Members:

Ryan Stokes – Snoqualmie Valley School District  
Nav Otal – Sammamish Plateau Sewer and Water District

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## **AGENDA TOPICS:**

### **I. Welcome and Introductions**

King County Executive and Growth Management Planning Council (GMPC) Chair Dow Constantine convened the meeting. Staff affirmed that a quorum had been achieved, with eighteen members present.

### **II. Action Item: Approval of Meeting Summary from May 17, 2023**

The summary was moved by Councilmember Curtis and seconded by Councilmember McDermott. The summary was approved unanimously by voice vote.

### **III. Public Comment**

The following public comments were provided.

- Matthew Southerland, from the Transportation Choices Coalition, provided comment regarding the Urban Growth Area (UGA) Policy and Program Review.
- Julie Weed, a resident from North Bend, provided comment regarding the UGA Policy and Program Review.
- Terry Lavender, representing the Joint Team of Rural Area Organizations, provided comment regarding the UGA Policy and Program Review.
- Katherine Ross, Mayor of City of Snoqualmie, provided comment regarding the UGA Policy and Program Review.
- Tim Gould, from the Sierra Club, provided comment regarding the UGA Policy and Program Review.
- Tim Trohimovich, from Futurewise, provided comment regarding the UGA Policy and Program Review.
- Robin Mayhew, from the Washington State Department of Transportation, provided comment regarding the UGA Policy and Program Review.

### **IV. Action: GMPC Motion 23-4 Recommending Amendments to Urban Growth Area Policies and Four-to-One Program for Transmittal to the King County Council**

Executive Constantine introduced the topic and noted that after almost two years of review, today's agenda includes final GMPC action on this topic. GMPC action will be followed by transmittal of amendments to the County Council for their review as part of the County's 2024 Comprehensive Plan update.<sup>1</sup>

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<sup>1</sup> The Countywide Planning Policies (CPPs) direct that any proposed revisions by the King County Council that are of a substantive nature may be sent to the Growth Management Planning Council for their consideration and revised recommendation and, following approval by the County Council, amendments will be forwarded to cities and towns for ratification (per CPP FW-1).

As directed by the chair, King County staff Ivan Miller summarized the outcomes of the review, which include additional open space flexibilities, stronger coordination requirements, and additional affordable housing allowances being proposed for adoption. He noted that this was the fourth review of the program since 2017 and summarized the voting procedures that would be used at this meeting. Finally, he noted that based on public comment and additional review by the Interjurisdictional Team (IJT), there were four staff-recommended amendments, as well as a new amendment related to the UGA tenure topic, distributed to the GMPC for consideration.

GMPC Motion 23-4: Recommending amendments to the Urban Growth Area Policies and Four-to-One Program in the King County Countywide Planning Policies, King County Comprehensive Plan, and King County Code to the King County Council  
GMPC Motion 23-4 was moved by Councilmember Morales and seconded by Councilmember McDermott.

Following introduction of the motion, staff summarized the four IJT recommended amendments, which included the following:

- #1 GMPC Role: This amendment removes language from a King County Comprehensive Plan policy that exempts review of Four-to-One proposals by GMPC before County Council action. This proposed amendment brings the Comprehensive Plan policy into alignment with the CPPs, with other policies that direct that all UGA amendments be brought to GMPC, and with the current practice.
- #2 Buffer Landscaping Standard: This amendment adds language to the King County Code to specify the type of landscaping that is required in the Four-to-One proposed buffer; the language also provides flexibility to the County to modify the standards to better protect natural resources and functions, and land use compatibility.
- #3 Rental Affordable Housing: This amendment revises language in the King County Code to allow rental units to be used to meet the new proposed affordable housing requirements; the language includes standards for rental units and homeownership units. The intent is to provide flexibility, consistent with the overall program goals, for Four-to-One proposals to recognize different types of market conditions.
- #4 State Agency Notification: This amendment adds language to the King County Code to require that Four-to-One proposals be shared with state agencies, before a legislative action, for their potential review and recommendation.

During discussion, the GMPC asked about adding notification for Indian Tribes to the IJT staff recommendation on #4 State Agency Notification. Staff responded that this could be added to the amendments, once introduced by GMPC.

#### Amendments 1 to 4: IJT Recommended Amendments

The package of four amendments were moved by Councilmember Perry and seconded by Mayor Nice.

- Councilmember Curtis made a motion to add “Tribes” to amendment #4 State Agency Notification. This was seconded by Mayor Nice. The motion passed unanimously with a voice vote.
- The underlying package of amendments, as amended, then were passed unanimously with a voice vote.

#### Amendment 5: Original UGA in 1994 King County Comprehensive Plan (“UGA Tenure”)

This amendment was moved by Executive Constantine and seconded by Councilmember McDermott. Executive Constantine spoke to the rationale behind his introduction of the amendment. Other GMPC members spoke to their position on this amendment, which modifies the decision by GMPC at their May meeting.

- Following discussion, the GMPC voted on this amendment. Amendment #5 **passed** by a vote of 5 yeas, and 4 nays.
  - Yeas: Executive Constantine, Councilmember Balducci, Councilmember McDermott, Councilmember Kohl-Welles, and Councilmember Morales.
  - Nays: Councilmember Perry, Councilmember Dawson, Councilmember Kaur, Mayor Nice, Councilmember Curtis, Mayor McFarland, Councilmember Brown.

Having completed its action on the amendments, the GMPC turned to the underlying Motion 23-4, as amended.

- Following discussion, the GMPC voted. GMPC Motion 23-4 **passed** by a unanimous roll call vote.
  - Yeas: Executive Constantine, Councilmember Balducci, Councilmember Dembowski, Councilmember McDermott, Councilmember Kohl-Welles, Councilmember Perry, Councilmember Morales, Councilmember Dawson, Councilmember Kaur, Mayor Nice, Councilmember Curtis, Mayor McFarland, and Councilmember Brown.
  - Nays: None.

#### **V. Puget Sound Regional Council Certification of the 2021 Countywide Planning Policies**

Liz Underwood-Bultmann, staff from the Puget Sound Regional Council (PSRC), presented to the GMPC on the PSRC’s review and certification of the 2021 Countywide Planning Policies for consistency with VISION 2050 and related state planning provisions. She noted that CPPs are the first step in implementing VISION 2050 in local plans and highlighted some of the key themes in the 2021 CPP update.

These include the collaborative process through the GMPC, updated process and criteria to designate regional and countywide centers in the CPPs, the focus on equity across the chapters, the complete update to housing policies, and the focusing of significant new growth in Metro, Core, and High-Capacity Transit Communities

Liz then flagged several topics where future work might be considered. These included tribal coordination in CPPs and local plans, growth targets for free-standing cities, clear and consistent UGA policies, consistency with targets in local plans, and support for finalizing the housing accountability framework.

King County staff Ivan Miller then discussed how some of these topics are proposed for further discussion as part of the 2024 GMPC workplan, focusing on tribal coordination and a potential growth targets reconciliation process. GMPC members then discussed the work of the GMPC's Affordable Housing Committee (AHC), specifically in relationship to the "accountability framework" that was included in the CPPs.

## **VI. School/City/County Coordination Meetings Report**

King County staff Robin Proebsting presented on the 2022 School/City/County Coordination Meetings Report. This process was established as a result of the 2012 School Siting Task Force and the policies GMPC adopted in 2015 directing these meetings to be held every two years. The CPP that requires these meetings is Public Facilities (PF) 22. Robin provided an overview of the process, the purpose of the meetings, and then summarized the outcomes.

Robin noted that the 2021 CPPs were amended to include discussion of the suite of potential strategies the parties might use to address school siting issues. She noted that the districts and the cities are working together more than when the process started and that this results in fewer requests for coordination meetings, which is a positive outcome of having established the process in 2015. She also noted that challenges exist, such as affordable housing supply which affects enrollment and location, as well as continued impacts from the COVID-19 pandemic on school enrollment. The next round of meetings will occur in 2024.

## **VII. Adjourn**

Executive Constantine thanked the GMPC for their time and work. The meeting adjourned at approximately 5:45 pm.