

CITY COUNCIL STUDY SESSION

Briefing on King County Countywide Planning Policies Update

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DIRECTION NEEDED FROM COUNCIL**INFORMATION
ONLY**

The King County Countywide Planning Policies (CPPs) create a shared framework for managing growth for all jurisdictions in King County. The chapters of the King County CPPs are proposed to be updated with amendments to existing 2012 policies with the inclusion of new policies to align with PSRC's VISION 2050 Multicounty Planning Policies.

Staff from King County will provide an overview of the CPP update process and the importance of the policies to Bellevue as it plans for housing and job growth in the coming years in advance of the City's periodic update of the Comprehensive Plan.

Tonight's briefing is an opportunity for Council to learn more about the update and amendments to the King County CPPs. No action is being requested at this time. Tonight's presentation will outline next steps in the update process.

RECOMMENDATION

N/A

BACKGROUND & ANALYSIS

Two major elements of Countywide planning – Countywide Planning Policies (CPPs) and growth targets – will inform the City's upcoming 2024 Comprehensive Plan Update. These two policy initiatives are summarized below and will be discussed in more detail at this study session.

Countywide Planning Policies. The King County CPPs create a shared framework for managing growth for all jurisdictions in King County. In doing so, they address policies for planning issues of a Countywide nature; establish criteria for defining urban centers; establish and revise urban growth area boundaries; provide guidance for Comprehensive Plans; and establish population and employment targets that must be incorporated into each jurisdiction's Comprehensive Plan.

The last major update of the CPPs was in 2012. Since then, the Puget Sound Regional Council's (PSRC's) General Assembly has recently adopted VISION 2050, which is the regional growth strategy

to accommodate a total of 5.8 million people by 2050 in King, Kitsap, Pierce, and Snohomish counties, while ensuring a robust and equitable economy, ongoing environmental protection, and an effective transportation system. Under the Puget Sound region's model of planning (and in accordance with the State Growth Management Act), multicounty planning policies serve as a framework for updating CPPs, which then must be addressed in the comprehensive plans of individual jurisdictions.

The King County CPPs are being updated to incorporate policy direction in VISION 2050, establish new growth targets and policy guidance for 2024 Comprehensive Plans, address other policy and legislative changes that have materialized since 2012, and address policy recommendations from the Growth Management Planning Council's (GMPC's) Affordable Housing Committee. When the City updates its Comprehensive Plan by 2024, it will need to ensure the policies in the plan support and are consistent with the updated CPPs and sufficient development capacity (essentially zoned capacity) exists to accommodate the housing and employment growth targets established for Bellevue.

The guiding principles for the current narrowly scoped update of the King County CPPs include:

- Focus on social equity and health;
- Integrate regional policy and legislative changes (e.g., VISION 2050, ST3, recommendations from the Affordable Housing Committee);
- Provide clear and actionable direction for comprehensive plans; and
- Establish growth targets that align with the Regional Growth Strategy.

Growth Targets. The update of the CPPs will also include establishment of housing and employment growth targets for the jurisdictions in the County. The targets will identify the amount of housing and jobs King County jurisdictions are planning for in their comprehensive plans. This means that when the City of Bellevue adopts its Comprehensive Plan, the City will need to show that the plan has sufficient capacity to accommodate the number of housing units and jobs established in the growth target. The draft 2019-2044 Bellevue jobs target is 54,000 new jobs. This is anticipated to accommodate market-driven job growth in the City during the planning period. The draft 2019-2044 Bellevue housing target is 27,000 new units which is significantly higher than the City's previous 25-year housing target of 17,000 new units for the period between 2006-2031 and provides a 2:1 jobs to housing unit ratio for the 2019-2044 Bellevue growth increment.

The GMPC, which brings together elected officials from King County and the cities, develops and recommends the CPPs to the King County Council. Bellevue Councilmember Jennifer Robertson is Bellevue's representative on GMPC which is expected to take action on the CPPs at their meeting on June 23. Following GMPC action, the King County Council will take formal action on the CPPs and then each individual jurisdiction will ratify the CPPs (anticipated to be brought to the Bellevue City Council in Fall 2021).

Based on direction from the GMPC, public comments and other comments received to date, the CPPs have been revised and are now released for public comment and review. The Interjurisdictional Work Group or IJT which is staff to the GMPC is providing public outreach for the CPP update process.

The policy documents include a policy matrix, chapter summaries, and an equity analysis which have been posted on the [Countywide Planning Policies webpage](#). Summary materials will be translated into Amharic, Arabic, Chinese, Korean, Punjabi, Russian, Somali, Spanish, Tagalog, Ukrainian and Vietnamese. An email address was created to make it easy for members of the public to send in comments and receive answers to their questions. The email address is: gmpc@kingcounty.gov.

King County staff are also providing informational presentations to city council across the county, the Sound Cities Association (SCA), members of the Unincorporated Area Councils, the development community, community groups, the Snoqualmie Valley Mobility Coalition, Housing Development Consortium, and King County Equity and Social Justice groups including the Immigrant and Refugee Commission, Mobility Equity Cabinet, and the Climate Equity Community Task Force.

Equity Review

An equity analysis was conducted for the draft CPPs. The analysis explores the context and rationale for focusing on equity within the CPPs, how the existing policies were reviewed with an equity lens, and the intended equity outcomes included in the draft policy amendments in each chapter.

CPP Chapter Summaries:

The CPPs are comprised of six chapters comprising of Development Patterns, Economy, Environment, Housing, Transportation, and Public Facilities and Services. The following is a summary of the proposed changes to each of the chapters.

1. Environment

- Emphasize climate change by adding a new subsection.
- Update the greenhouse gas reduction goals to correspond to the goals set by the King County-Cities Climate Collaboration (K4C).
- Protect and restore natural resources that sequester and store carbon.
- Address fossil fuel facilities to protect public health, safety, and welfare; and to protect the natural ecosystem to reduce climate change.
- Address environmental justice issues across several policies including access to a healthy environment, community resilience, and reduction of pollution.
- Call for providing parks, trails, and open space within walking distance of urban residents prioritizing underserved communities.
- Call for the use of best available science when establishing and implementing environmental standards.

2. Development Patterns

- Integrate social equity and public health into local and countywide planning.
- Ensure a stable urban growth area boundary.
- Codify growth target and urban growth capacity report processes.
- Link growth targets to land use assumptions in comprehensive plans.
- Address four-to-one program provisions.

- Establish a Centers Designation Framework consistent with the PSRC regional framework. (Note: This is related to the GMPC approved process for identifying Candidate Countywide Centers by the end of 2021. These candidates will be in effect until 2025-2026, at which time GMPC will finalize the designations.)
- Develop new growth targets with a planning horizon to 2044.
- Strengthen city-county collaboration around annexation area planning, and clarify the process for reassigning potential annexation areas.
- Support the role of Cities in the Rural Area consistent with the King County Comprehensive Plan.

Please see Attachment A for more information on the draft 2019-2044 Growth Targets.

3. Housing

In 2018, the King County Regional Affordable Housing Task Force (RAHTF) found that King County needs 156,000 more affordable homes today and another 88,000 affordable homes by 2040 to ensure that all low-income families in King County have a safe and healthy home that costs less than 30 percent of their income. Considering these findings, the GMPC asked the Affordable Housing Committee (AHC) to recommend updates to the Housing Chapter of the Countywide Planning Policies to support efforts to address this shortfall and other housing needs.

The AHC and its staff work group, the Housing Interjurisdictional Team (HIJT), underwent an extensive year-long process to scope and develop the amendments to the Housing Chapter in close consultation with jurisdictional and non-jurisdictional stakeholders. In response to AHC and IJT guidance and stakeholder input, the proposed amendments to the Housing Chapter seek to achieve three key things:

- Align with existing plans, including VISION 2050 and the RAHTF report;
- Strengthen methods of local and regional accountability; and
- Achieve health and equity outcomes.

The AHC adopted recommended amendments to the Housing Chapter for consideration by the GMPC on January 29.

Some AHC members expressed concern about the capacity of smaller jurisdictions to meet the reporting requirements listed in policy H-23 under the section titled “Jurisdictions, including the county for unincorporated areas, will report annually to the county.” HIJT staff met with the King County Planning Directors on March 25 to assess the feasibility of this data reporting requirement and the inventory and analysis requirements of policy H-3. The policies in the matrix have not been modified since this conversation.

4. Economy

- Support the Regional Economic Strategy.
- Support advanced manufacturing and other good paying employment sectors throughout the county.
- Foster a supportive environment for locally owned and women and minority owned businesses.
- Reduce historic and ongoing disparities in income and employment opportunities for communities that have been economically disadvantaged.
- Call for the development of systems that provides a safety net during economic downturns.
- Prioritize a diversity of middle-wage jobs.
- Encourage the public and private sectors to incorporate environmental stewardship and social responsibility into their practices.

5. Transportation

- Emphasize creating an equitable transportation system.
- Improve the safety of the system for all users.
- Encourage alternatives to driving along including transit and active transportation.
- Minimize displacement and impact on affected communities.
- Strengthen connections between land use and transportation.
- Promote a sustainable system by encourage transit use, active transportation and alternative fuels.

6. Public Facilities and Services

- Address impacts of climate change on fisheries and water reuse and reclamation.
- Make investments in renewable and alternative energy sources.
- Make the provision of telecommunication infrastructure a focus on broadband service to businesses and households of all income levels.
- Further continue King County's approach to school siting policy with specific RCW acknowledgement, and requirements for district-jurisdiction review meetings with reports to the GMPC.
- Establish a process for public capital facilities of regional or statewide importance to incorporate equity in determining impacts and benefits.
- Prioritize investments for affordable and equitable access to public services in this chapter.
- Consider climate change, economic and health impacts when siting and building essential public facilities.
- Establish a new Public Facility and Service Disaster Preparedness topic area to plan for such preparedness and ensure a resilience and recovery focus in facilities site selection.

Immediate Next Steps:

After direction from GMPC at the March 31 meeting, King County staff initiated the public review process which includes:

- Translating summary documents into multiple languages
- Posting policy matrix, equity review, plus summary documents on the Countywide Planning Policies webpage
- Collecting comments submitted to gmpc@kingcounty.gov
- Planning outreach meetings and attend established meetings as requested

Prior to the May 26 GMPC meeting, the IJT will update the text to provide context to the policies, revise the glossary, and update land use maps.

The IJT will review all comments, revise policies as appropriate, and prepare an updated version of the 2021 CPP Update (including text, maps, and appendices) for review by the GMPC at the May 26 meeting.

POLICY & FISCAL IMPACTS

The adoption of the CPPs will inform the City's periodic update of the Comprehensive Plan which is to occur by 2024 and changes reflected in the CPP chapters will impact the scope of changes to the City's Comprehensive Plan.

The update of the CPPs will also include establishment of housing and employment growth targets for the jurisdictions in the County. The targets will identify the amount of housing and jobs King County jurisdictions are planning for in their comprehensive plans. When the City of Bellevue adopts its Comprehensive Plan, the City will need to show that the plan has sufficient capacity to accommodate the number of housing units and jobs established in the growth target. The draft 2019-2044 Bellevue jobs target is 54,000 new jobs. This is anticipated to accommodate market-driven job growth in the City during the planning period. The draft 2019-2044 Bellevue housing target is 27,000 new units. This is significantly higher than the City's previous 25-year housing target of 17,000 new units for the period between 2006-2031 and provides a 2:1 jobs to housing unit ratio for the 2019-2044 Bellevue growth increment.

Following action of the CPPs in June by the GMPC, and King County Council in Summer 2021, the CPPs will come before Bellevue City Council for ratification in the Fall.

OPTIONS

N/A

ATTACHMENTS & AVAILABLE DOCUMENTS

A. Appendix I: Draft 2019-2044 Growth Targets

AVAILABLE IN COUNCIL LIBRARY

N/A