



Community Development Department

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MEMORANDUM

To: Parks and Public Works Council Committee
From: Emily Arteche, Director
Todd Chase, Principal, FCS GROUP
Martin Chaw, Sr. Project Manager, FCS GROUP
Tim Wood, Assistant Project Manager, FCS GROUP
Date: February 6, 2024
Subject: Comprehensive Plan –Capital Facilities and Utilities Policy Review

Introduction

The Washington Growth Management Act (GMA) requires King County and cities within King County to update their comprehensive plans on or before December 31, 2024. The capital facilities and utilities chapter (sometimes referred to as an “element”) is a required element under RCW 36.70A.070(3). Public facilities and services are specially identified in the Growth Management Act, RCW36.70A.020(12), Planning Goals as needed to ensure that those public facilities and services necessary to support development be adequate to serve the development at the time the development is available for occupancy and use without decreasing current service levels below locally established minimum standards.

An overarching GMA goal of this chapter is to provide for a comprehensive identification of the public facilities needed to accommodate forecasted growth and identifies those projects which have secured funding as well as a list of projects which have not yet been funded. As such this Element informs other Elements of the Comprehensive Plan by making sure the financing is coordinated and consistent with other elements including the Land Use Element, i.e., reassessing it to determine (RCW 36.70A.070(1)) if funding falls short based on inventory of existing capital facilities, forecast of future capital facility needs; the locations and capacities of new capital facilities; and a six year funding plan.

Background

The Element must be compliant with all the legislative changes made since the previous Comprehensive Plan completed over 8 years ago in 2015. Approximately 46 bills related to the Comprehensive Plan were passed during the time span. A complete list of legislation is attached, (see Attachment 1, GMA-amendments-1995-2023).

During the Planning Commission policy work, staff prepared color coded policy presentations to identify more easily proposed policies of a regulatory nature, (see Attachment 2: Legislative Color-Coded Planning Commission from Previous Presentations on Capital Facilities and Utilities Goals and Policies).

As background, the staff tracked the evolution of the draft goals and policies in a spreadsheet, (see Attachment 3: CF U Policy Element Evolution Spreadsheet.) The workbook helps to demonstrate the evolution of goals and policies over time, i.e., new policies were added, combined, moved and/or revised to support new Capital Facilities and Utilities policies requirements, public comment, the needs of the City. This Element is rewritten and will fit into a Plan that is being reorganized.

The Planning Commission discussed a series of goals and policies that are intended to guide the City through the planning horizon of 2044 for the Capital Facilities and Utilities Element at the following meetings:

- At the **November 6, 2023** Planning Commission meeting, staff and Martin Chaw, Sr. Project Manager, from FCS GROUP presented an overview of the capital facilities chapter and its requirements under GMA.
- At the **November 20, 2023** Planning Commission meeting, staff and Martin Chaw, Sr. Project Manager, from FCS GROUP presented proposed policies for the Capital Facilities and Utilities elements. Planning Commissioners discussed and suggested edits to several proposed policies.
- At the **December 4, 2023** Planning Commission meeting, staff and Martin Chaw, Sr. Project Manager, from FCS GROUP presented revised policies for the Capital Facilities and Utilities elements. Planning Commissioners discussed and approved the revised policies as presented.
- **On January 16, 2024**, staff and Martin Chaw, Sr. Project Manager from FCS GROUP presented proposed goals and the proposed alignment to approved policies (as previously presented December 4, 2023). During this meeting, Planning Commission approved of the alignment of goals and policies for the Capital Facilities and Utilities Element.

Analysis

The Planning Commission draft recommended policies and goals that revolve around quality infrastructure to serve the City, timely replacement of aging infrastructure, long-term financial plans and long-term capital facility plans, and preserving significant investment in infrastructure, (see Attachment 4: PC Recommendation for Capital Facilities and Utilities). The recommendations also reflect public comments received during the planning process. Two public open house events, on April 6 and October 16, 2023, generated over 60 public comments related to this Element, (see Attachment 5: CF U Element Public Comments Table).

NEXT STEPS

Discuss signed draft goals and policy recommendations shown in Attachment 4 and motion to move the recommended draft goals and policies to a future City Council meeting for review and approval.

Attachment 1: GMA amendments-1995-2023

Attachment 2: Legislative Color-Coded Planning Commission Presentation on Capital Facilities and Utilities Goals and Policies

Attachment 3: Capital Facilities and Utilities Element Evolution Spreadsheet

Attachment 4: Recommended Capital Facilities and Utilities Element Draft Goals and Policies

Attachment 5: CF U Element Public Comments Table