

TO: General Government Committee
FROM: Brad Medrud, Community Development Director, and Sharon Lumbantobing, Deputy Community Development Director
DATE: November 12, 2025
SUBJECT: Ordinance No. O2025-009, 2025 Comprehensive Plan Amendments

1) Recommended Action:

Conduct a briefing on Ordinance No. O2025-009, 2025 Comprehensive Plan Amendments, and either schedule a work session with the City Council for November 25, 2025, if needed, or schedule the ordinance for consideration at the City Council meeting on December 2, 2025.

2) Background:

Pursuant to RCW 36.70A.130 and TMC 18.60.025(A)(2), amendments to the City's Comprehensive Plan and corresponding rezones are only considered once per calendar year.

On October 18, 2022, the City Council approved Ordinance No. O2022-023, which suspended the Comprehensive Plan Annual Amendment Cycle during the 2023 – 2025 Comprehensive Plan Update, except for City-sponsored amendments. On March 4, 2025, the City Council approved Ordinance No. O2025-004, which extended the suspension of the Comprehensive Plan Annual Amendment Cycle during the 2023 – 2025 Comprehensive Plan Update, except for City-sponsored amendments through December 31, 2025.

The City's annual 2025 Final Docket of Comprehensive Plan amendments includes one City-sponsored Comprehensive Plan amendment: the adoption of the 2026 – 2031 Six-Year Capital Facilities Plan Update.

The Capital Facilities Plan programs City expenditures for a six-year period in five broad, programmatic categories: general government, transportation, water, sanitary sewer, and storm drain projects. The Capital Facilities Plan is updated every two years, opposite the biennial budget process.

The Planning Commission had a briefing on the ordinance on September 23, 2025, a work session on October 14, 2025, and held a public hearing and recommended approval of Ordinance No. O2025-009 on October 28, 2025.

3) Policy Support:

Goal LPP-1: Provide sufficient and efficient services to Tumwater and the Urban Growth Area.

Goal LU-1: Ensure the Land Use Element is implementable and coordinated with all applicable City plans and the plans of other jurisdictions in the Thurston region.

3) Alternatives:

- ☐ Modify and recommend the City Council approves Ordinance No. O2025-009
 - ☐ Recommend the City Council rejects Ordinance No. O2025-009
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5) Fiscal Notes:

The projects in the 2026 – 2031 Capital Facilities Report are internally funded as well funded through outside state and federal grants.

4) Attachments:

- A. Staff Report
- B. Presentation
- C. Ordinance No. O2025-009
- D. Ordinance No. O2025-009, Exhibit "A" General Government
- E. Ordinance No. O2025-009, Exhibit "A" Transportation
- F. Ordinance No. O2025-009, Exhibit "A" Water
- G. Ordinance No. O2025-009, Exhibit "A" Sanitary Sewer
- H. Ordinance No. O2025-009, Exhibit "A" Storm