

1 Approved: \_\_\_\_\_  
2 Effective: \_\_\_\_\_

3  
4 SNOHOMISH COUNTY COUNCIL  
5 SNOHOMISH COUNTY WASHINGTON

6  
7 ORDINANCE NO. 21-059

8  
9 RELATING TO GROWTH MANAGEMENT; UPDATING THE COUNTYWIDE  
10 PLANNING POLICIES (CPPS) FOR SNOHOMISH COUNTY

11  
12 WHEREAS, a provision of the Growth Management Act (GMA), Revised Code  
13 of Washington (RCW) 36.70A.210(2), requires the legislative authority of each county  
14 which is subject to the GMA's comprehensive planning requirements to adopt a  
15 countywide policy framework in cooperation with the cities and towns within that  
16 county, and from which the county's, cities' and towns' comprehensive plans are  
17 developed and adopted; and

18  
19 WHEREAS, a provision of the GMA, RCW 36.70A.210(7), requires the adoption  
20 of multicounty planning policies (MPPs) for contiguous counties, each with a population  
21 of four hundred fifty thousand or more, with contiguous urban areas; and

22  
23 WHEREAS, on July 17, 1991, the Snohomish County Council (County Council),  
24 approved, through Motion No. 91-210, an interlocal agreement (ILA) process that  
25 includes King, Pierce and Kitsap counties for the adoption of MPPs by the Puget Sound  
26 Regional Council (PSRC) as part of the duties performed by PSRC for regional planning  
27 in the Central Puget Sound area; and

28  
29 WHEREAS, in 1992, the PSRC and its member jurisdictions adopted an ILA that  
30 provides the PSRC with the authority to carry out functions required under state and  
31 federal law and calls for the PSRC to maintain an adopted regional growth strategy; and

32  
33 WHEREAS, on February 4, 1993, the county council, through Ordinance No. 93-  
34 004, adopted countywide planning policies (CPPs), which were later amended in  
35 Ordinance No. 94-002 on February 2, 1994; Amended Ordinance No. 95-005 on  
36 February 17, 1995; Ordinance No. 95-110 on December 20, 1995; Ordinance No. 98-054  
37 on July 15, 1998; Amended Ordinance No. 99-120 on January 19, 2000; Amended  
38 Ordinance No. 99-121 on February 16, 2000; Amended Ordinance Nos. 03-071, 03-072  
39 and 03-073 on July 9, 2003; Amended Ordinance No. 03-070 on December 10, 2003;  
40 Amended Ordinance No. 04-006 on February 11, 2004; Amended Ordinance No. 04-007  
41 on March 31, 2004; Amended Ordinance Nos. 06-098 and 06-116 on December 20,  
42 2006; Amended Ordinance No. 08-054 on June 3, 2008; Amended Ordinance No. 09-061  
43 on August 12, 2009 (with veto override vote on September 8, 2009 through Amended  
44 Ordinance No. 09-062); and Ordinance No. 10-037 on July 7, 2010; and

1 WHEREAS, on June 1, 2011, the County Council, through Amended Ordinance  
2 No. 11-011, repealed the CPPs and adopted new CPPs for Snohomish County, which  
3 were later amended in Amended Ordinance No. 11-021 on June 1, 2011; Amended  
4 Ordinance No. 11-015 on June 8, 2011; Ordinance No. 12-070 on October 17, 2012;  
5 Amended Ordinance No. 13-032 on June 12, 2013; Ordinance No. 14-006 on April 16,  
6 2014; and Amended Ordinance No. 16-078 on November 10, 2016; and  
7

8 WHEREAS, on October 29, 2020, the General Assembly of the PSRC adopted  
9 VISION 2050 A Plan for the Central Puget Sound Region, including new Multicounty  
10 Planning Policies (MPPs) and Regional Growth Strategy (RGS), which updated the  
11 previously adopted VISION 2040; and  
12

13 WHEREAS, policy MPP-RC-13 within VISION 2050 requires Snohomish  
14 County to update its countywide planning policies to address the new MPPs within  
15 VISION 2050 prior to December 31, 2021.  
16

17 WHEREAS, since the County Council's adoption of the CPPs in 1993, revisions  
18 have been made to the GMA that require changes to the CPPs in order to maintain  
19 consistency between the CPPs and the GMA; and  
20

21 WHEREAS, RCW 36.70A.215 requires counties planning under the GMA, in  
22 consultation with their cities and towns, to adopt a review and evaluation program in the  
23 CPPs; and  
24

25 WHEREAS, the Snohomish County Tomorrow (SCT) process for updating the  
26 CPPs typically begins with review of current CPPs by the Planning Advisory Committee  
27 (PAC) of SCT, followed by recommendations by the PAC to the Snohomish County  
28 Tomorrow Steering Committee (SCT SC) to revise current CPPs; and  
29

30 WHEREAS, the SCT process for updating the CPPs allows the SCT SC to discuss  
31 recommendations from the PAC, revise those recommendations, and make final  
32 recommendations from SCT to the County Council; and  
33

34 WHEREAS, the County Council receives the recommendations from SCT and  
35 then holds one or more public hearings on the recommendations before taking action to  
36 revise the CPPs; and  
37

38 WHEREAS, on February 13, 2020, the PAC set up a subcommittee to draft a  
39 proposal for updating the CPPs that the subcommittee would then submit back to the  
40 PAC for review and approval by consensus; and  
41

42 WHEREAS, the PAC subcommittee included representation from cities, towns,  
43 tribes, Snohomish County, PSRC, and Community Transit; and  
44

45 WHEREAS, the PAC subcommittee initiated in person meetings on February 20,  
46 2020, with scheduled meetings during the months of March and April 2020 canceled due

1 to the COVID-19 public health emergency, and subcommittee meetings continuing  
2 virtual between May 2020 and January 2021, working topic by topic reviewing and  
3 updating the CPPs; and

4  
5 WHEREAS, the PAC subcommittee submitted a proposed updated draft of the  
6 CPPs (dated February 12, 2021), including tables with a description of each  
7 subcommittee proposed policy amendment and associated MPPs, to the PAC to begin  
8 review at the February 11, 2021, PAC meeting; and

9  
10 WHEREAS, the PAC recommended draft of the CPPs was available for public  
11 comment between February 18, 2021, and March 16, 2021; and

12  
13 WHEREAS, the PAC referred all submitted comments back to the PAC  
14 subcommittee for review and consideration; and

15  
16 WHEREAS, the PAC subcommittee met on April 22 and April 29, 2021, to  
17 review the comments, update the subcommittee recommendation, and resubmit a  
18 proposed updated draft of the CPPs (dated May 5, 2021) to the PAC for their review and  
19 consideration; and

20  
21 WHEREAS, from February 11, 2021, to June 10, 2021, the SCT PAC convened  
22 to discuss and consider the 2021 update of the CPPs, including meetings on March 11,  
23 2021; April 8, 2021; and May 13, 2021; and

24  
25 WHEREAS, the minutes of the PAC meetings reflect the discussions and  
26 recommendations made by the PAC to the SCT SC; and

27  
28 WHEREAS, on May 26, 2021, June 23, 2021, and July 28, 2021, the SCT SC  
29 convened to discuss, review, and consider the PAC recommendation on the 2021 update  
30 of the CPPs; and

31  
32 WHEREAS, the SCT SC concluded its review of the PAC recommendations and  
33 made a recommendation to the County Council for updating the CPPs on July 28, 2021;  
34 and

35  
36 WHEREAS, except in the removal of the SCT SC recommended new policy JP-3,  
37 Exhibit A to this ordinance reflects the SCT SC recommendation to the County Council,  
38 as shown to strike through and underline, with minor formatting changes to conform with  
39 County standards on the form of ordinances; and

40  
41 WHEREAS, the minutes of the SCT SC meetings reflect the discussion and  
42 recommendations made by the SCT SC to the County Council; and

43  
44 WHEREAS, the County Council held a public hearing(s) on \_\_\_\_, 2021, to  
45 consider the entire record, including the July 28, 2021, SCT recommendation and to hear  
46 public testimony on this Ordinance No. 21-\_\_\_\_.

47  
48 NOW, THEREFORE, BE IT ORDAINED:

1  
2 Section 1. The County Council adopts the following findings in support of this  
3 ordinance:

4  
5 A. The foregoing recitals are adopted as findings as if set forth in full herein.  
6

7 B. The updated CPPs, which include new policies and modified versions of current CPPs  
8 are consistent with VISION 2050 and state law.  
9

10 C. The County Council adopts and incorporates the following general findings of fact  
11 related to the updated CPPs:

- 12
- 13 1. The proposed updated CPPs consider the internal consistency of the current CPPs  
14 and reflect a careful balance between maintaining the historic nature of the  
15 policies and the functional advantages of improved consistency.  
16
  - 17 2. The formation of the updated CPPs reflect a careful balancing of the requirements  
18 found in: (a) the MPPs in VISION 2050; (b) the fourteen goals of the GMA  
19 (RCW 36.70A.020 and .480(1)); and (c) the requirements for CPPs for  
20 Snohomish County under RCW 36.70A.210 and RCW 36.70A.215. Of these  
21 requirements, the MPPs in VISION 2050 have undergone the greatest degree of  
22 recent change. Hence, the majority of policy-level changes in the new CPPs  
23 reflect local implementation of regional policies adopted in VISION 2050.  
24
- 25 a. The updated CPPs proposed by this ordinance make changes to address  
26 the updated MPPs in VISION 2050 to include the addition of new topics  
27 and concepts from the MPPs that are directive to counties and cities.  
28
  - 29 b. Consistent with the changes to the MPPs between VISION 2040 and  
30 VISION 2050, the proposed amendments to the CPPs include increased  
31 emphasis on the topics of equity and inclusion. This emphasis can be seen  
32 through revised central principles, updated chapter goals, and new and  
33 updated policies throughout all chapters of the CPPs. The updated and  
34 enhanced focus directs jurisdictions, through local and countywide  
35 planning processes, to more readily consider and include the impacts of  
36 governmental decision making on historically marginalized populations;  
37 work to reduce the discrepancies in access to opportunity, health  
38 outcomes, and services; and include equity considerations in decision  
39 making and jurisdictional investments.  
40
  - 41 c. The proposed policy updates include additional direction on coordination  
42 between jurisdictions and governmental agencies. This direction also  
43 incorporates additional guidance for jurisdictional coordination with tribes  
44 and military installations that is consistent with regional direction from  
45 VISION 2050.  
46

- 1 d. The proposed amendments include additional emphasis on slowing and  
2 mitigating the impacts of climate change, including the addition of a new  
3 subchapter in the Natural Environment chapter (proposed to be renamed to  
4 The Natural Environment and Climate Change), dedicated to policies  
5 addressing climate change and greenhouse gas emissions reductions.  
6  
7 e. The proposed amendments include new and amended policies intended to  
8 address and mitigate potential displacement of residents and businesses as  
9 a result of pressure from population and employment growth and  
10 development and redevelopment.  
11  
12 f. The proposed amendments include additional focus on transit-oriented  
13 development and directing population and employment growth to centers.  
14 This includes the addition of a new appendix, Appendix 1 – Centers, which  
15 includes new and additional direction on the centers hierarchy, consistent  
16 with VISION 2050 and the Regional Centers Framework. Within the  
17 proposed appendix is newly proposed criteria for the identification of  
18 Countywide Growth Centers and Countywide Industrial Centers.  
19  
20 g. The proposed amendments include updates to the reasonable measures  
21 process, consistent with new guidance adopted by the Washington State  
22 Legislature in 2017 through E2SSB 5254.

23  
24 3. This ordinance is consistent with the record.

25  
26 4. Except in the removal of the SCT SC recommended new policy JP-3, the updated  
27 CPPs in Exhibit A to this ordinance reflect the recommendation from the SCT SC,  
28 with minor formatting changes to Exhibit A as necessary to conform with County  
29 standards on the form of ordinances.

30  
31 5. The SCT SC recommended new policy JP-3 is removed because: (a) The SCT SC  
32 policy JP-3 assigns obligations to only the County in facilitating annexation of  
33 Urban Growth Areas (UGAs) and Municipal Urban Growth Areas (MUGAs),  
34 which is an action that inherently requires collaboration between jurisdictions; (b)  
35 The SCT SC recommended policy JP-3 does not address disagreement related to  
36 annexations and will not likely result in consistency between County and city  
37 comprehensive plans; (c) Portions of the SCT SC recommended policy JP-3 are  
38 redundant to existing policy language within the CPPs, with, for example, JP-1  
39 emphasizing the importance of coordinating annexation between jurisdictions and  
40 JP-4 (formerly JP-6) directing the County and cities to develop policies in their  
41 comprehensive plans that provide for the orderly transition of unincorporated  
42 UGAs into cities; and (d) The SCT SC recommended policy JP-3 includes  
43 unnecessary restatements of basic legal principles about city/town land use  
44 authority, which are already found in existing policies DP-5 and DP-7 (formally  
45 DP-8).  
46

1 D. The County Council adopts and incorporates the following additional specific findings  
2 of fact related to the updated CPPs:  
3

- 4 1. The updated CPPs include amended narrative in the introductory chapter titled  
5 “Introduction to the Countywide Planning Policies.” In addition to the changes  
6 described below, amendments to the existing narrative are intended to improve  
7 readability, update references as needed, and make minor corrections.  
8
- 9 a. The “Regional Context” section is updated to incorporate the regional  
10 vision as found in VISION 2050, including updates to reflect the  
11 description of the plan, the updated “vision for 2050”, the updated  
12 regional overarching goals, and the updated Regional Growth Strategy.  
13
- 14 b. The Countywide Context section is updated to acknowledge the unknown  
15 aspects of the COVID-19 public health emergency, which occurred during  
16 the updated CPP development process.  
17
- 18 2. The second chapter in the CPPs is titled “Central Principles and Framework  
19 Policies” and sets the stage for cooperative action between jurisdictions. The  
20 chapter includes three parts: (1) Central Principles, which guide all policies within  
21 the CPPs; (2) General Framework Policies, which includes one unchanged policy  
22 and six amended policies; and (3) Joint Planning Policies, which includes four  
23 unchanged policies, one amended policy, two new policies, and two deleted  
24 policies. In addition to the changes described below, amendments are made to  
25 improve readability, update references as needed, and make minor corrections.  
26

27 *Central Principles*

- 28
- 29 a. The first Central Principle is amended to provide improved readability and  
30 include reference to the MPPs and regional vision within VISION 2050.  
31
- 32 b. A proposed new third Central Principle calls for jurisdictions to  
33 incorporate equity and inclusion into all aspects of planning. This  
34 principle is consistent with new focus on social equity throughout the  
35 MPPs and is reflected in updated and new policies throughout the  
36 amended CPPs.  
37

38 *General Framework Policies*

- 39
- 40 c. Policy GF-2 is amended with minor language updates to improve policy  
41 clarity. Policy direction remains unchanged.  
42
- 43 d. Policy GF-3 is amended with minor language updates to improve policy  
44 clarity. Policy direction remains unchanged.  
45

- 1 e. Policy GF-4 is amended to update the reference to the current regional  
2 plan, VISION 2050. The policy direction remains unchanged.  
3  
4 f. Policy GF-5 is amended with minor language updates to improve policy  
5 clarity. Policy direction remains unchanged.  
6  
7 g. Policy GF-6 is amended to simplify the language for easier policy  
8 maintenance and updates over time and to directly reflect the language in  
9 MPP-RGS-4, which prioritizes the accommodation of growth within the  
10 UGA.  
11  
12 h. Policy GF-7 is amended to incorporate the revised deadline for the  
13 Buildable Lands Report as described in RCW 36.70A.215(2)(b), which  
14 was enacted in 2017 through E2SSB 5254.  
15

16 *Joint Planning Policies*  
17

- 18 i. Policy JP-1 is amended to include reference to the portions of the GMA  
19 that provide directives about urban growth and to stress the importance of  
20 coordination between jurisdictions in local planning, governance,  
21 provision of services, and annexation, consistent with MPP-RGS-16.  
22  
23 j. Existing policy JP-2 is deleted because jurisdictions did not express  
24 interest in utilizing this dispute resolution process. Alternate methods of  
25 dispute resolution have been utilized by jurisdictions. Subsequently listed  
26 policies are renumbered as appropriate.  
27  
28 k. Existing policy JP-5 is deleted because the described interjurisdictional  
29 group and process was never implemented by Snohomish County  
30 Tomorrow. Alternate methods have been used to resolve disputes between  
31 jurisdictional comprehensive plans. Other policies are renumbered as  
32 appropriate.  
33  
34 l. New proposed policy JP-6 provides direction for jurisdictions to  
35 collaborate in planning efforts with military installations. The proposed  
36 policy is consistent with MPP-RC-5.  
37  
38 m. New proposed policy JP-7 provides direction for jurisdictions to  
39 collaborate with tribes in local and countywide planning efforts. The  
40 proposed policy is consistent with MPP-RC-4.  
41  
42 3. The third chapter within the CPPs is titled “Development Patterns” and includes  
43 an overall goal and three subchapters: (1) Urban Growth Areas and Land Use,  
44 which includes nine unchanged policies, twelve amended policies, three new  
45 policies, and one deleted policy; (2) Rural Land Use and Resource Lands, which  
46 includes three unchanged policies and six amended policies; and (3) Orderly

1 Development, which includes five unchanged policies, four amended policies, and  
2 three new policies.  
3

- 4 a. The narrative sections of the Development Patterns chapter are updated to  
5 improve clarity of the section, update references as needed, reflect new  
6 regional and state level context, and make corrections as needed to reflect  
7 the updated policies.  
8
- 9 b. The overall Development Patterns Goal is amended to specifically identify  
10 the desired form for Snohomish County’s urban places (walkable,  
11 compact, transit oriented, access to open space, with protection of rural  
12 and resource lands). Additionally, the amended language includes greater  
13 focus on creating communities that provide a high quality of life for all  
14 Snohomish County residents.  
15

16 *Urban Growth Areas and Land Use*  
17

- 18 c. Policy DP-2 provides standards for UGA expansion and is amended to  
19 replace the term “churches” with the term “places of worship” to ensure  
20 the policy is inclusive. Further changes specify that proposed UGA  
21 expansion that is in response to a declaration by the County Executive or  
22 County Council that there is a critical shortage of affordable housing  
23 should be reasonably calculated to provide affordable housing to low and  
24 moderate income households.  
25
- 26 d. Policy DP-3 is amended to clarify that areas that are removed from the  
27 UGA should be “consistent” with existing rural and resource designations.  
28
- 29 e. Policy DP-4 is amended to include specific reference to the Procedures  
30 Report that is referenced in Appendix E – Procedures for Buildable Lands  
31 Reporting in Response to GF-7 to the CPPs, leaving the existing policy  
32 direction unchanged.  
33
- 34 f. Existing policy DP-6 is deleted from the Development Patterns chapter  
35 and relocated to the Public Services and Facilities chapter as policy PS-22,  
36 while renumbering all other DP policies as applicable. The policy provides  
37 direction on the extension of sanitary sewer mains outside of the UGA and  
38 is most appropriately located in the General Public Services subchapter.  
39
- 40 g. Renumbered Policy DP-6 (formerly DP-7) is amended to state that  
41 locating employment and living areas in close proximity should improve  
42 the jobs-housing balance. The policy is consistent with MPP-RGS-Action-  
43 8 and MPP-H-1.  
44
- 45 h. New proposed policy DP-8 directs the designation and development of  
46 local, countywide, and regional centers to be consistent with the Regional



1 Growth Strategy in VISION 2050, the Regional Centers Framework, and  
2 the Countywide Center Criteria contained in new Appendix I to the CPPs.  
3 The proposed policy is consistent with MPP-DP-21 and MPP-DP-25.  
4

- 5 i. Policy DP-9 is amended to update language to provide direction to those  
6 jurisdictions with a regional growth center and/or a regional  
7 Manufacturing/Industrial center to ensure that those areas develop  
8 consistent with the regional vision. The policy is consistent with and  
9 implements MPP-RGS-8, MPP-RGS-9, MPP-RGS-10, and the Regional  
10 Centers Framework.  
11
- 12 j. Policy DP-10 is amended to update terminology to be consistent with new  
13 language within VISION 2050 regarding types of centers, to ensure that  
14 planning efforts for centers provides economic opportunities for all  
15 residents, and that development results in a reduction of greenhouse gas  
16 emissions from transportation. The amendments are consistent with the  
17 Development Patterns VISION 2050 goal, and policies MPP-DP-21,  
18 MPP-DP-22, MPP-DP-24, MPP-DP-25, and MPP-CC-Action-3.  
19
- 20 k. Policy DP-11 is amended to emphasize that higher densities and greater  
21 employment concentrations should be consistent with the Regional  
22 Growth Strategy and the Snohomish County growth targets. The  
23 amendments are consistent with MPP-RGS-1, MPP-RGS-4, and MPP-  
24 RGS-Action-7.  
25
- 26 l. Policy DP-12 is amended to clarify that UGAs should provide sufficient  
27 levels of land and public facilities to support population and employment  
28 growth consistent with the Regional Growth Strategy.  
29
- 30 m. Policy DP-13 is amended to encourage jurisdictions to include design  
31 guidelines and other standards in urban centers to achieve compact urban  
32 areas with multimodal transportation facilities. The updated policy  
33 language is meant to implement policy direction from MPP-DP-1.  
34
- 35 n. Policy DP-14 is amended to replace the term “urban centers” with the term  
36 “local centers, countywide centers, regional centers” to promote greater  
37 clarity and consistency with the terminology in VISION 2050.  
38
- 39 o. Policy DP-15 is amended to specifically include underutilized lands  
40 among those areas that should be considered for infill and redevelopment.  
41 The updated language is consistent with policy direction from MPP-DP-4.  
42
- 43 p. New policy DP-17 is policy language relocated from the Transportation  
44 chapter (formerly TR-24) to the Development Patterns chapter because the  
45 policy is land use in nature. The policy direction is proposed to remain  
46 unchanged. Other policies are renumbered as applicable.

- q. New policy DP-18 is added to relocate the portions of the existing TR-12 that provide direction on land use issues. The policy direction remains unchanged. Other policies are renumbered as applicable.
- r. Policy DP-19 (formerly DP-17) is amended with minor language changes for policy clarification. The policy direction remains unchanged.

*Rural Land Use and Resource Lands*

- s. Policy DP-26 (formerly DP-24) is amended to clarify that standards in the rural areas should result in reduced rural growth rates over time. This is consistent with the Regional Growth Strategy and MPP-RGS-13.
- t. Policy DP-27 (formerly DP-25) is amended with minor language updates to improve policy clarity. Policy direction remains unchanged.
- u. Policy DP-28 (formerly DP-26) is amended to add reference to the county's coordinated water system plan, while maintaining the existing policy direction.
- v. Policy DP-30 (formerly DP-28) is amended to direct communities to plan to locate commercial and community services that serve rural residents within nearby UGAs, consistent with MPP-RGS-12.
- w. Policy DP-31 (formerly DP-29) is amended with minor language updates to improve policy clarity. Policy direction remains unchanged.
- x. Policy DP-32 (formerly DP-30) is amended with minor language updates to improve policy clarity. Policy direction remains unchanged.

*Orderly Development*

- y. Policy DP-33 (formerly DP-31) is amended to include minor changes to incorporate regional direction from MPP-DP-32 to reduce impacts on resource lands and critical areas.
- z. New policy DP-35 is added to provide direction for the creation of parks and other civic and public places within centers and urban areas. The proposed policy is consistent with MPP-DP-11. All other policies are renumbered as appropriate.
- aa. Policy DP-37 (formerly DP-34) is amended to add additional direction for jurisdictions to work with tribes to protect Tribal Reservation lands and other culturally significant sites. The amended language is consistent with MPP-RC-1, MPP-RC-4, MPP-DP-7, and MPP-DP-51.

Amended at public hearing 09/29/21

1  
2 bb. New policy DP-38 is added to direct jurisdictions to utilize inclusive  
3 community planning and to consider needs of current and future residents  
4 and businesses when making investment decisions. The proposed policy is  
5 consistent with MPP-DP-2 and MPP-DP-8 in VISION 2050 which  
6 promote access to opportunity and reduction of disparities.  
7

8 cc. New policy DP-39 is added to encourage jurisdictions to consider and  
9 mitigate the displacement impacts that planning, development, and  
10 redevelopment have on marginalized residents and businesses. The  
11 proposed policy is consistent with MPP-DP-23.  
12

13 dd. Policy DP-40 (formerly DP-35) is amended with minor language updates  
14 to improve policy clarity. In addition, new language is proposed which  
15 directs jurisdictions to incorporate consideration of reducing disparities in  
16 health and well-being into local and countywide planning efforts. The  
17 amended language is meant to implement MPP-DC-3, MPP-DP-16, MPP-  
18 DP-18, and MPP-DP-19.  
19

20 ee. Policy DP-42 (formerly DP-37) is amended with minor language updates  
21 to improve policy clarity. Policy direction remains unchanged.  
22

23 4. The fourth chapter in the CPPs is titled "Housing" and includes an amended  
24 overall goal and four unchanged policies, nine amended policies, two new  
25 policies, and one deleted policy.  
26

27 a. The narrative section of the Housing chapter is updated to improve clarity  
28 of the section, update references as needed, reflect new regional guidance,  
29 and make corrections as needed to reflect the updated policies.  
30

31 b. The overall Housing chapter Goal is amended to incorporate the concept  
32 of fair housing into the overall housing goal and highlight equity and  
33 inclusion as a key part of housing policies within the CPPs. The  
34 amendments are consistent with the Housing Goal from VISION 2050.  
35

36 c. Existing policy HO-1 is deleted because the topic of fair housing, which it  
37 currently addresses, has been incorporated into the overall Housing  
38 chapter Goal. All other Housing policies have been renumbered as  
39 appropriate.  
40

41 d. Policy HO-1 (formerly HO-2) is amended with minor language changes  
42 for clarification and the addition of section HO-1.f to promote diverse  
43 housing types in single-family neighborhoods to meet the various needs of  
44 residents. These amendments increase consistency with MPP-H-1 and  
45 MPP-H-2.  
46

Amended at public hearing 09/29/21

- 1 e. Policy HO-2 (formerly HO-3) is amended to provide reference to VISION  
2 2050, the Regional Growth Strategy, and Snohomish County Growth  
3 Targets for affordable housing goals. The amendment includes that  
4 regional fair share of affordable housing should address housing for all  
5 income levels, which is consistent with MPP-H-3.  
6  
7 f. Policy HO-3 (formerly HO-4) is amended to update language  
8 promoting interjurisdictional efforts to provide an adequate supply  
9 of “affordable, special needs, and diverse” housing throughout the  
10 county. These modifications improve consistency with MPP-H-11.  
11  
12 g. New proposed policy HO-4 promotes the development of moderate  
13 density housing, also referred to as “missing middle housing” through  
14 amendments to County and city codes and removal of other  
15 restrictions. This new policy is consistent with MPP-H-9.  
16  
17 h. Policy HO-5 is amended to replace the term “redevelopable residential  
18 land” with the phrase “land that is undeveloped, partially used and/or has  
19 the potential to be developed or redeveloped for residential purposes” for  
20 greater clarity. The amended language also includes the addition of a new  
21 section HO-5.d that adds the evaluation of physical and economic  
22 displacement risk as part of the Housing Characteristics and Needs Report  
23 for Snohomish County. The changes are consistent with the intent and  
24 language in MPP-H-12 and MPP-H-Action-2.  
25  
26 i. Policy HO-6 is amended to emphasize affordable housing for all by  
27 adding “for residents of all income levels” to the policy. The phrase  
28 “upgrading of neighborhoods,” which is ambiguous language, is  
29 deleted. These modifications promote alignment with MPP H-3.  
30  
31 j. Policy HO-7 is amended to strike the term “growth monitoring report” and  
32 replace it with an updated reference to the “Housing Characteristics and  
33 Needs Report prescribed in HO-5” which is the report that provides  
34 housing definitions.  
35  
36 k. Policy HO-9 is amended with minor language changes for clarity. The  
37 policy direction is unchanged.  
38  
39 l. Policy HO-10 is amended to include reference to “environmentally  
40 sensitive building techniques and materials” to minimize impacts on  
41 natural resource systems. Language is added for jurisdictions  
42 to seek balance between the costs and benefits of housing affordability and  
43 environmental sustainability. This amended language increases  
44 consistency with several of the MPPs in VISION 2050, including MPP-  
45 En-5, MPP-CC-2, and MPP-DP-19.  
46

- 1 m. Policy HO-14 is proposed to be amended to add emphasis and possible  
2 strategies for jurisdictions to develop and preserve long-term affordable  
3 housing. These modifications promote alignment with MPP-H-8.  
4  
5 n. New proposed policy HO-15 requires certain jurisdictions to develop and  
6 implement strategies to address displacement of at-risk populations and  
7 those identified by the report proscribed by policy HO-5. This policy is  
8 consistent with MPP-H-Action-6 which focuses upon the risk of  
9 displacement in urban areas and MPP-H-12 which addresses displacement  
10 risk due to development and redevelopment.  
11  
12 5. The fifth chapter in the CPPs is titled “Economic Development and Employment”  
13 and includes an amended overall goal and four unchanged policies, nine amended  
14 policies, five new policies, and three deleted policies.  
15  
16 a. The narrative section of the Economic Development and Employment  
17 chapter is updated to improve clarity of the section, update references as  
18 needed, reflect new regional guidance, and make minor corrections as  
19 needed to reflect the updated policies.  
20  
21 b. The overall Economic Development and Employment Goal is updated to  
22 emphasize that economic growth that is encouraged by governments  
23 should be sustainable.  
24  
25 c. Policy ED-1 is amended to update the reference to regional planning  
26 documents, including VISION 2050 and the Regional Economic Strategy.  
27 The amendments also remove reference to specific industry clusters, and  
28 instead direct that jurisdictions should support existing and emerging  
29 industry clusters as identified in local and regional economic development  
30 plans, which is consistent with MPP-EC-3.  
31  
32 d. Policy ED-2 is amended to direct jurisdictions to promote equity and  
33 inclusion in the local economy by fostering a business and regulatory  
34 environment that is supportive of local, small, and startup businesses,  
35 particularly those that are minority- and woman-owned. The amended  
36 policy is consistent with MPP-EC-7.  
37  
38 e. Policy ED-3 is amended to direct jurisdictions to prioritize multi-modal  
39 transportation linkages between centers that improve access to  
40 opportunities and support economic development. This amendment is in  
41 alignment with MPP-EC-18.  
42  
43 f. Policy ED-4 is amended with minor language updates that reference the  
44 hierarchy of centers, consistent with MPP-RC-7, MPP-RC-8, and the  
45 Regional Centers Framework.  
46

- 1 g. Existing policy ED-5 is deleted from the Economic Development and  
2 Employment chapter and all applicable information is relocated to the new  
3 proposed Appendix I – Centers. The new Appendix I includes steps for the  
4 countywide designation of new regional Manufacturing/Industrial Centers,  
5 which was previously included as CPP-ED-5.  
6  
7 h. New proposed policy ED-5 provides direction for jurisdictions to  
8 incorporate equity and inclusion principles into the local economy by  
9 promoting economic growth that provides a diverse range of living wage  
10 jobs. The new policy is consistent with MPP-EC-9.  
11  
12 i. Existing policy ED-6 is deleted and all applicable information is relocated  
13 to the new proposed Appendix I – Centers. The new Appendix I replaces  
14 the existing ED-6 by referencing the Regional Centers Framework for  
15 regional Manufacturing/Industrial Center designation criteria.  
16  
17 j. New proposed policy ED-6 provides direction for jurisdictions to  
18 incorporate equity and inclusion into economic development strategies to  
19 improve access to economic opportunity for those populations that have  
20 historically low access. The policy is consistent with MPP-EC-14.  
21  
22 k. Policy ED-7 is amended with an updated reference to regional planning  
23 documents and with minor language updates. The amendments do not  
24 alter policy direction.  
25  
26 l. Policy ED-8 is amended with minor language updates to improve policy  
27 clarity. Policy direction remains unchanged.  
28  
29 m. Policy ED-11 is amended with minor language updates to improve policy  
30 clarity. Policy direction remains unchanged.  
31  
32 n. Policy ED-12 is amended with minor language updates to improve policy  
33 clarity. Policy direction remains unchanged.  
34  
35 o. New proposed policy ED-15 addresses the connection between economic  
36 development and the natural environment and climate change. The policy  
37 is consistent with MPP-EC-16. Other policies are renumbered as  
38 applicable.  
39  
40 p. Policy ED-16 (formerly ED-15) is amended with minor language updates  
41 to improve policy clarity. Policy direction remains unchanged.  
42  
43 q. Existing policy ED-16 is deleted because the Arlington/ and Marysville  
44 Manufacturing/Industrial Center (Cascade Industrial Center) has been  
45 identified as a regional Manufacturing/Industrial Center (MIC) under the  
46 Regional Centers Framework.

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- r. New proposed policy ED-17 directs the County and cities to support the Cascade Industrial Center as a Manufacturing/Industrial Center and identifies it as a key employment area for the county and region. Policy ED-7 identifies the Paine Field-Boeing Manufacturing/Industrial Center as a key area for employment. Policy ED-17 adds consistency to the CPPs by providing a similar policy for the Cascade Industrial Center.
  - s. New proposed policy ED-18 directs jurisdictions to identify and, where appropriate, mitigate the impacts of displacement on locally owned and small businesses. The policy is consistent with MPP-EC-12.
6. The sixth chapter in the CPPs is titled “Transportation” and includes an amended overall goal and ten unchanged policies, thirteen amended policies, two new policies, and one deleted policy.
- a. The narrative section of the Transportation chapter is amended to update references as needed and make corrections to reflect the updated policies.
  - b. The overall Transportation Goal is amended to direct jurisdictions to emphasize affordability, equity, inclusion, and safety to plan a transportation system that promotes economic vitality, environmental sustainability, and human health. The amendments are consistent with the VISION 2050 Transportation goal and the transportation MPPs.
  - c. Policy TR-3 is amended to maintain consistency with updated language in VISION 2050 on transportation funding priorities and to update the names of regional and statewide plans. The amendments are consistent with MPP-T-12 and MPP-T-15.
  - d. Policy TR-4 is amended to maintain consistency with updated policy language from VISION 2050 to address changing transportation technologies, street connectivity, and multimodal level of service (LOS). The amended language is consistent with MPP-T-7, MPP-T-16, MPP-T-17, and MPP-T-33.
  - e. Policy TR-5 is amended to direct jurisdictions to consider the transportation system’s compatibility with the natural environment, consistent with MPP-T-21.
  - f. Policy TR-6 is amended to differentiate between TR-6, which addresses the natural environment, and TR-16, which addresses climate change. The amendments also incorporate regional direction on stormwater (MPP-En-9), fish passages (MPP-T-32), and human health (MPP-T-5).

Amended at public hearing 09/29/21

- 1 g. Policy TR-8 is amended to add expectations for concurrency  
2 determinations within regional, countywide, and local centers and near  
3 high-capacity transit facilities. Additionally, the amended language deletes  
4 portions of the existing policy that serve as narrative rather than providing  
5 policy direction. The amendments are consistent with MPP-DP-52, MPP-  
6 DP-53, and MPP-DP-54.  
7  
8 h. Policy TR-12 is amended to focus this policy on transportation, including  
9 transit and transit-supportive infrastructure. The deleted language provided  
10 direction on land use issues and is relocated to the Development Patterns  
11 chapter as policy DP-18.  
12  
13 i. Policy TR-13 is amended to reflect the passage of Sound Transit 3 System  
14 Expansion Plan (ST3). The existing policy references potential locations  
15 for Sound Transit 2 System Expansion Plan (ST2) stations within  
16 Snohomish County. The revisions add specific reference to ST3 including  
17 the proposed station locations.  
18  
19 j. Policy TR-14 is amended to clarify that the process to evaluate possible  
20 transit service area expansion is the responsibility of transit agencies rather  
21 than that of the County and/or cities and towns. The new language directs  
22 jurisdictions to work with and support efforts by transit agencies to  
23 evaluate possible expansion.  
24  
25 k. Policy TR-15 is amended to add language directing jurisdictions to  
26 improve the resilience of the transportation system to better plan for  
27 disasters and other impacts. The amendments are consistent with MPP-T-  
28 31 and MPP-CC 8.  
29  
30 l. Policy TR-16 is amended to mirror the increased emphasis on the role of  
31 transportation on climate change and greenhouse gas emissions outlined in  
32 VISION 2050. The amendments also seek to differentiate between TR-6,  
33 addressing the natural environment, and TR-16, addressing climate  
34 change. The amendments are consistent with MPP-En-3, MPP-CC-3,  
35 MPP-T-13, MPP-T-29, and MPP-T-30.  
36  
37 m. Policy TR-18 is amended with minor language changes that emphasize the  
38 need for the local transportation network to support global trade and the  
39 local, regional, and statewide economic needs related to distribution of  
40 goods and services. The amendments are consistent with MPP-T-14,  
41 MPP-T-23, MPP-T-24, MPP-T-25, and MPP-T-26.  
42  
43 n. Policy TR-19 is amended to incorporate equity and inclusion  
44 considerations into transportation system planning. The policy is  
45 consistent with major changes between VISION 2040 and VISION 2050  
46 and the overall proposed updates to the CPPs that emphasize social equity



1 within regional, countywide, and local planning. Specifically, the  
2 amendments are consistent with MPP-T-9 and MPP-T-Action-9.

- 3
- 4 o. Policy TR-21 is amended with minor changes to further emphasize  
5 planning for pedestrian connections between activity centers throughout  
6 Snohomish County. The amendments are consistent with MPP-T-17.  
7
- 8 p. Existing policy TR-24 is deleted from the Transportation chapter and  
9 relocated to the Development Patterns chapter as DP-17 because it  
10 provides direction on land use issues. The policy direction remains  
11 unchanged.  
12
- 13 q. New policy TR-24 is added to provide direction to jurisdictions on the  
14 improvement of arterial roads outside of urban growth areas. The  
15 proposed new policy is consistent with the existing CPP-D-25  
16 (renumbered to be CPP-DP-27) and MPP-T-22.  
17
- 18 r. New policy TR-25 is added to direct jurisdictions to coordinate with  
19 airports on local and regional aviation needs, consistent with state and  
20 regional aviation system plans. The proposed policy is consistent with  
21 MPP-T-28.  
22

23 7. The seventh chapter in the CPPs is titled “The Natural Environment” and includes  
24 policies that address protection of the natural environment and slowing and  
25 mitigating the impacts of climate change. Within the existing CPPs, the chapter  
26 has an overall chapter goal and a series of policies related to the natural  
27 environment and climate change. Through adoption of this ordinance, the chapter  
28 is renamed to “The Natural Environment and Climate Change” and includes two  
29 new subchapters: (1) The Natural Environment, including policies related to  
30 topics such as air and water resources, the natural environment, habitat, and open  
31 space, with one unchanged policy, four amended policies, and six new policies;  
32 and (2) Climate Change, including policies that provide direction on slowing and  
33 mitigating the impacts of climate change, with one unchanged policy, four  
34 amended policies, and two new policies.  
35

- 36 a. The narrative section of the Natural Environment and Climate Change  
37 chapter is updated to improve clarity of the section, update references as  
38 needed, reflect new regional guidance, and make corrections as needed to  
39 reflect the updated policies.  
40
- 41 b. The overall Natural Environment and Climate Change goal is amended to  
42 highlight climate change as a key focus of the overall chapter and  
43 incorporate equity and inclusion considerations into the chapter. The  
44 amendments are consistent with the Environment Goal and the Climate  
45 Change Goal from VISION 2050.  
46

*The Natural Environment*

- c. Env-1 is amended with updated language to emphasize interjurisdictional and interdisciplinary planning for the protection of natural ecosystems and natural environment. This amendment increases alignment of this policy with MPP-En-1 and MPP-En-2.
- d. Policy Env-2 is amended with minor language updates that highlight the importance of working across jurisdictional boundaries to accomplish environmental goals. Specific language is added to emphasize equitable access to parks and open space. These modifications promote alignment with MPP-En-12, MPP-En-14 and MPP-En-Action-4 and the overall emphasis on interjurisdictional cooperation and social equity in VISION 2050.
- e. New proposed policy Env-3 provides direction for interjurisdictional commitment to implementing the Regional Open Space Conservation Plan within Snohomish County. This new policy is consistent with MPP-En-12 and MPP-En-Action-4. Other policies are referenced as applicable.
- f. Policy Env-4 (formerly Env-3) addresses protection of wildlife corridors and habitat for endangered or threatened species and is amended with specific reference to protection of habitat for orca and salmon, highlighting them as a key indicator species for the region. These changes better align this policy with the language in MPP-En-16.
- g. Policy Env-5 (formerly Env-4) is amended to include tribes in interjurisdictional efforts to protect open space. The changes are closely aligned with the overall emphasis on inclusion and regional cooperation in VISION 2050. The addition of “other best practices” for protection of open space and natural resources expands the strategies that jurisdictions can consider.
- h. New proposed policy Env-7 provides new direction for reduction and mitigation of stormwater impacts, including through collaborative watershed planning. This connection between stormwater management and development is not specifically addressed in the existing CPPs. This new policy is well aligned with MPP-En-18, which advocates reduction of stormwater impacts.
- i. New proposed policy Env-8 provides direction for protecting and improving air and water quality for all residents, which is a topic not specifically addressed in other policies. This new policy is consistent with MPP-En-3 and MPP-En-4.

- 1 j. New proposed policy Env-9 provides direction for the reduction of light  
2 and noise pollution from a variety of sources, with a specific emphasis on  
3 reducing impacts upon vulnerable populations. The proposed policy  
4 is consistent with MPP-En-7 and MPP-En-8. This new policy addresses  
5 a topic not specifically addressed in other CPPs.  
6
- 7 k. New proposed policy Env-10 provides direction for the reduction of  
8 pesticide use and promotion of programs to protect human and  
9 environmental health. The proposed policy is aligned with MPP-En-10  
10 and addresses a topic not specifically addressed in other CPPs.  
11
- 12 l. New proposed policy Env-11 provides direction for the prevention and  
13 reduction of the spread of invasive species. This policy is consistent with  
14 MPP-En-13 to help protect overall ecological function.  
15

16 *Climate Change*  
17

- 18 m. Policy CC-1 (formerly Env-6) is amended to include specific reference to  
19 the Puget Sound Clean Air Agency, by stating that jurisdictions shall  
20 adopt actions and initiatives to comply with that agency's emission  
21 reduction goals. This policy is consistent with reduction goals outlined in  
22 the Climate Change goal for VISION 2050 and MPP-CC-1.  
23
- 24 n. Policy CC-2 (formerly Env-7) is relocated to the Climate Change  
25 subsection and be renumbered as CC-2. Policy language remains  
26 unchanged.  
27
- 28 o. Policy CC-3 (formerly Env-8) is relocated to the Climate Change  
29 subchapter and amended to add specific examples that jurisdictions can  
30 use to reduce greenhouse gas emissions. These modifications increase this  
31 policy's alignment with MPP-CC-2 and MPP-CC-3.  
32
- 33 p. Policy CC-4 (formerly Env-9) is relocated to the Climate Change  
34 subchapter and amended by adding a specific reference to maintain and  
35 increase natural resources that sequester and store carbon. This  
36 amendment is aligned with the direction provided in MPP-CC-4.  
37
- 38 q. Policy CC-5 (formerly Env-10) is relocated to the Climate Change  
39 subchapter and amended to reflect environmental justice priorities outlined  
40 in VISION 2050. The proposed policy specifically includes "adaptation  
41 and resilience" as a priority for local planning regarding climate change.  
42 These amendments increase the alignment of this policy with MPP-CC-8  
43 and MPP-CC-Acion-4.  
44
- 45 r. New proposed policy CC-6 provides direction to jurisdictions by  
46 identifying high level measures to meet greenhouse gas reduction

1 targets. This policy is consistent with emission reduction goals outlined in  
2 VISION 2050 and MPP-CC-1, MPP-CC-11, and MPP-CC-Action-3.

- 3  
4 s. New policy CC-7 provides direction to jurisdictions to consider sea level  
5 rise when siting or relocating essential public facilities and hazardous  
6 industries. This CPP is consistent with MPP-CC-8, MPP-CC-10, and  
7 MPP-CC-Action 4.

- 8  
9 8. The eighth chapter in the CPPs is titled “Public Services and Facilities”, and  
10 includes an amended overall Public Services and Facilities Goal and two  
11 subchapters: (1) General Public Services, including eleven unchanged policies,  
12 four amended policies, and seven new policies; and (2) Essential Public Services  
13 including three unchanged policies and two amended policies.

- 14  
15 a. The narrative section of the Public Services and Facilities chapter is  
16 updated to improve clarity of the section, update references as needed,  
17 reflect new regional guidance, and make minor corrections as needed.  
18  
19 b. The overall Public Services and Facilities goal is updated with minor  
20 changes to direct jurisdictions to consider residents when planning for  
21 the provision of public services and facilities.

22  
23 *General Public Services*

- 24  
25 c. Policy PS-7 is amended to include a focus on long-term availability of  
26 water for human use and environmental needs, including reference  
27 to possible strategies. This change increases this policy’s alignment with  
28 MPP-PS-9, MPP-PS-22, MPP-PS-23 and MPP-PS-24. The amendment  
29 also incorporates reference to interjurisdictional collaboration which is a  
30 major theme in VISION 2050 and included in MPP-PS-23.  
31  
32 d. New policy PS-8 provides direction for jurisdictions and tribal  
33 governments to engage in collaborative planning of water and wastewater  
34 utilities which is closely aligned with the policy language of MPP-PS-23.  
35 All other policies are renumbered as applicable.  
36  
37 e. New policy PS-9 provides direction for jurisdictions to include  
38 consideration of the potential impacts of climate change in planning for  
39 the county’s long-term water supply. This amendment is consistent with  
40 MPP-PS-20, MPP-PS-21, and MPP-PS-23. Other policies are renumbered  
41 as applicable.  
42  
43 f. Policy PS-10 (formerly PS-8) is amended to add the phrase “and, if  
44 desired exceed” in reference to reduction targets of solid waste set by the  
45 state, which promotes exceeding the minimum requirement. This  
46 amendment is aligned with MPP-PS-8.

- g. Policy PS-12 (formerly PS-10) is amended to replace the term “encourage” with “promote” to urge jurisdictions to move towards renewable and alternative energy sources. This modification contributes to greater alignment with this major theme from VISION 2050 and policies MPP-PS-13, MPP-PS-15 and MPP-CC-3.
- h. Policy PS-13 (formerly PS-11) is amended with a reference to new facilities in addition to existing facilities for promotion of energy conservation and efficiency. This policy amendment is aligned with MPP-PS-4, MPP-PS-14 and MPP-PS-15.
- i. New policy PS-18 provides direction to jurisdictions to work collaboratively to promote equitable access to public services. This proposed policy is consistent with MPP-PS-2, which has a particular focus on populations that are historically underserved.
- j. New policy PS-19 provides direction to jurisdictions to identify connection to sanitary sewers as the preferred alternative to address failing septic systems. The new policy is consistent with MPP-PS-11.
- k. New policy PS-20 provides direction to jurisdictions to plan for the provision of telecommunication infrastructure, including a focus on underserved areas. The new policy is consistent with MPP-PS-16.
- l. New policy PS-21 provides direction to jurisdictions to work collaboratively to plan for the siting and improvement of school facilities and ensure that school siting is consistent with comprehensive plans and the Regional Growth Strategy. The new policy is consistent with MPP-PS-26.
- m. New proposed PS-22 (formerly DP-6) is the relocation of the existing DP-6 to the Public Service and Facilities chapter because it is directly related to the provision of public services. New language is added “and as allowed in RCW 36.70A.213” to be consistent with HB 2243 passed in 2017 which created RCW 36.70A.213 and allows utilities to be extended under certain circumstances.

*Essential Public Facilities*

- n. Policy EPF-2 is amended to add consideration of future impacts from climate change in planning the siting of local essential public services, including risk of sea level rise. The updated language is consistent with MPP-CC-8 and MPP-CC-10.

Amended at public hearing 09/29/21

1 o. Policy EPF-3 is amended to add equity considerations in the siting of local  
2 essential public services. The updated language is consistent with MPP-  
3 PS-28.  
4

5 9. The CPPs also include appendices that supplement the policies. The nine  
6 appendices include: a) UGA and MUGA Boundary Maps; b) Growth Targets; c)  
7 Growth Targets Procedure Steps for GF-5; d) Reasonable Measures; e)  
8 Procedures for Buildable Lands Reporting in Response to GF-7; f) List of Issues  
9 for Interlocal Agreements; g) Definitions of Key Terms; h) Fiscal Impact  
10 Analysis; and i) Centers (a proposed new appendix). The proposed amendments  
11 include several revisions to the appendices of the CPPs and the adoption of a new  
12 appendix, which are described below.  
13

14 *Appendix C – Growth Target Procedure Steps for GF-5*

15  
16 a. Appendix C is amended to emphasize the role of the Regional Growth  
17 Strategy in the growth targeting process for Snohomish County. These  
18 amendments include highlighting key features of the RGS, including their  
19 associated countywide planning policies, that should be emphasized in  
20 initial subcounty population and employment distributions. The features  
21 include growth near centers and high-capacity transit (HCT), improving  
22 the jobs/housing balance, managing and reducing rural growth over time,  
23 and supporting UGA infill.  
24

25 *Appendix D – Reasonable Measures*

26  
27 b. Appendix D is amended in response to 2017 Senate Bill E2SSB 5254,  
28 which required local evaluation and review of the reasonable measures  
29 process. On June 24, 2020, the SCT Steering Committee approved the  
30 Reasonable Measures Technical Supplement: Response to E2SSB-5254,  
31 containing recommended updates to the reasonable measures tables. To  
32 complement the recommendation, on October 12, 2020, ECONorthwest  
33 provided additional documentation that identified a recommended scale of  
34 impact, measure applicability, and issue category for each potential  
35 measure to add that was identified in the Reasonable Measures Technical  
36 Supplement: Response to E2SSB-5254. The revisions to Appendix D  
37 reflect the recommendations included in the Reasonable Measures  
38 Technical Supplement: Response to E2SSB-5254, the October 12, 2020  
39 additional documentation, the SCT PAC subcommittee recommendations,  
40 or are intended to improve clarity.  
41

42 c. First, the Reasonable Measures List is amended to add a description of  
43 measure field, which includes a brief description of each measure to  
44 provide clarity. These descriptions were added at the recommendation of  
45 the SCT PAC subcommittee. Descriptions of existing measures were  
46 taken from the Phase II Report: Recommended Method for Evaluating

1 local Reasonable Measures Programs, from June 2003, while descriptions  
2 of new measures were developed based on information in the Buildable  
3 Lands Guidelines, published by the Department of Commerce in 2018,  
4 and the Reasonable Measures Technical Supplement: Response to E2SSB-  
5 5254.

- 6
- 7 d. Second, the Reasonable Measures List is amended by adding an Issue  
8 Category field, stating which issue or issues each measure is intended to  
9 address. The issue categories included were identified in the Reasonable  
10 Measures Technical Supplement: Response to E2SSB-5254, and are: 1)  
11 planned densities not achieved; 2) insufficient capacity; and 3)  
12 inconsistent development patterns. Based on recommendations from the  
13 SCT PAC subcommittee, certain measures have different issue categories  
14 checked than set forth in the Reasonable Measures Technical Supplement:  
15 Response to E2SSB-5254.
- 16
- 17 e. Third, the Reasonable Measures List is amended to add a scale of impact  
18 field, identifying the anticipated impact each measure is expected to have.  
19 The scale ranges from small to moderate to high.
- 20
- 21 f. Finally, the amendments add eight new measures to the Reasonable  
22 Measures List, derived from the list of thirty-one potential measures  
23 identified in the supplement to the Reasonable Measures Technical  
24 Supplement: Response to E2SSB-5254, approved by the SCT Steering  
25 Committee June 24, 2020. The eight new measures are: 1) allow garden  
26 and larger scale apartments and other moderate and higher density  
27 housing; 2) administrative and procedural reforms; 3) streamline  
28 development regulations and/or standards; 4) phasing/tiering urban  
29 growth; 5) promote vertical growth; 6) SEPA categorical exemptions for  
30 mixed use and infill development and increased threshold for SEPA  
31 categorical exemptions; 7) provide for regional stormwater facilities; and  
32 8) public land disposition.

33  
34 *Appendix F – List of Issues for Interlocal Agreements*

- 35
- 36 g. Appendix F is amended to expand the list of example issues that are  
37 appropriate to coordinate between jurisdictions using interlocal  
38 agreements to include “response to climate crisis through restoration and  
39 protection of the environment’s natural functions and wildlife habitats.”  
40 This addition is consistent with the increased focus on slowing and  
41 mitigating the impacts of climate change throughout the proposed CPP  
42 amendments and VISION 2050.

43  
44 *Appendix G – Definitions of Key Terms*

- 1 h. Appendix G is amended to expand the list of defined terms to assist in the  
2 interpretation and implementation of the policies contained within the  
3 CPPs. The added terms are: 1) Activity Unit; 2) Built Environment; 3)  
4 Centers; 4) Clean Energy; 5) Countywide Center; 6) Displacement; 7)  
5 Environmentally Sensitive Development Practice; 8) Environmentally  
6 Sensitive Housing Development; 9) Equity; 10) Greenhouse Gas; 11)  
7 Growth Target; 12) Historically Marginalized Communities; 13) Jobs-  
8 Housing Balance; 14) Living Wage Jobs; and 15) Moderate Density  
9 Housing. Terms that are also defined within VISION 2050 include a  
10 definition consistent with that definition.

11  
12 *Appendix I - Centers*

- 13  
14 i. New Appendix I – Centers is added to the CPPs. The new appendix is  
15 intended to help implement the Regional Centers Framework, VISION  
16 2050 policies MPP-RC-8, MPP-RGS-8, MPP-RGS-9, MPP-RGS-10,  
17 MPP-RGS-11, MPP-DP-25, and MPP-DP-26, and Countywide Planning  
18 Policies DP-8, DP-9, DP-10, DP-14, and ED-4.  
19  
20 j. Included in Appendix I is the new Countywide Growth Center and  
21 Countywide Industrial designation criteria and process, consistent with  
22 regional guidance provided in the Regional Centers Framework and an  
23 identified list of candidate centers, which jurisdictions can choose to plan  
24 for formal identification.

25  
26 E. Procedural requirements.

- 27  
28 1. State Environmental Policy Act (SEPA), chapter 43.21C RCW, requirements with  
29 respect to this non-project action have been satisfied through the issuance of  
30 Addendum No. [REDACTED] to the VISION 2050 Final Environmental Impact Statement  
31 on [REDACTED], 2021.  
32  
33 2. Pursuant to RCW 36.70A.106(1), a notice of intent to adopt this ordinance was  
34 transmitted to the Washington State Department of Commerce for distribution to  
35 state agencies on August 2, 2021.  
36  
37 3. The public participation process used in the adoption of this ordinance complies  
38 with all applicable requirements of the GMA and the SCC.  
39  
40 4. The Washington State Attorney General last issued an advisory memorandum, as  
41 required by RCW 36.70A.370, in September of 2018 entitled “Advisory  
42 Memorandum: Avoiding Unconstitutional Takings of Private Property” to help  
43 local governments avoid the unconstitutional taking of private property. The  
44 process outlined in the State Attorney General’s 2018 advisory memorandum was  
45 used by the County in objectively evaluating the regulatory changes proposed by  
46 this ordinance.



1  
2 Section 2. The County Council makes the following conclusions:  
3

- 4 1. The proposed updated CPPs increase consistency between the CPPs and VISION  
5 2050.  
6  
7 2. The proposed updated CPPs increase consistency between the CPPs and the  
8 GMA.  
9  
10 3. The proposed updated CPPs satisfy the requirements of RCW 36.70A.210 and  
11 RCW 36.70A.215 and are consistent with the GMA.  
12  
13 4. The County has complied with all SEPA requirements with respect to this non-  
14 project action.  
15  
16 5. The public participation process used in the adoption of this ordinance complies  
17 with all applicable requirements of the GMA and title 36 SCC.  
18  
19 6. The updated CPPs proposed by this ordinance do not result in an unconstitutional  
20 taking of private property for a public purpose.  
21

22 Section 3. The County Council bases its findings and conclusions on the entire  
23 legislative record, including all testimony and exhibits. Any finding which should be  
24 deemed a conclusion, and any conclusion that should be a finding, is hereby adopted  
25 as such.  
26

27 Section 4. Based on the foregoing findings and conclusions, the Snohomish  
28 County Countywide Planning Policies, last amended by Amended Ordinance No. 16-  
29 078 on October 16, 2017, are amended as set forth in Exhibit A attached hereto.  
30

31 Section 5. Severability and Savings. If any section, sentence, clause or phrase of  
32 this ordinance shall be held to be invalid by the Growth Management Hearings Board  
33 (Board), or unconstitutional by a court of competent jurisdiction, such invalidity or  
34 unconstitutionality shall not affect the validity or constitutionality of any other section,  
35 sentence, clause or phrase of this ordinance. Provided, however, that if any section,  
36 sentence, clause or phrase of this ordinance is held to be invalid by the Board or court of  
37 competent jurisdiction, then the section, sentence, clause or phrase in effect prior to the  
38 effective date of this ordinance shall be in full force and effect for that individual section,  
39 sentence, clause or phrase as if this ordinance had never been adopted.  
40

41 Section 6. The County Council directs the Code Reviser to update SCC  
42 30.10.050 pursuant to SCC 1.02.020(3).  
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45 PASSED this \_\_\_\_ day of \_\_\_\_\_, 2021.  
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SNOHOMISH COUNTY COUNCIL  
Snohomish County, Washington

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\_\_\_\_\_  
Council Chair

ATTEST:

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Clerk of the Council

( ) APPROVED

( ) EMERGENCY

( ) VETOED

DATE: \_\_\_\_\_

\_\_\_\_\_  
County Executive

ATTEST:

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Approved as to form only.

  
\_\_\_\_\_

Deputy Prosecuting Attorney

August 20, 2021

Amended at public hearing 09/29/21