

SNOHOMISH COUNTY COUNCIL  
Snohomish County, Washington

NOTICE OF ENACTMENT

NOTICE IS HEREBY GIVEN, that on December 4, 2024, the Snohomish County Council adopted Amended Ordinance No. 24-033, which shall be effective as provided in Section 40 of the ordinance. This notice complies with RCW 36.70A.290. This ordinance is part of the County's periodic review and update of its Growth Management Act Comprehensive Plan (GMACP) under RCW 36.70A.130, which directs counties planning under the GMA to take legislative action to review and, if needed, revise their comprehensive plan to ensure that population, employment, and housing growth for the succeeding 20-year period can be accommodated.

**A summary of the amended ordinance is as follows:**

AMENDED ORDINANCE NO. 24-033

RELATING TO MANDATORY UPDATES OF THE SNOHOMISH COUNTY GROWTH MANAGEMENT ACT COMPREHENSIVE PLAN, PURSUANT TO RCW 36.70A.130; ADOPTING TEXT, POLICY AND MAP AMENDMENTS TO THE COMPREHENSIVE PLAN; AND ADOPTING AN URBAN GROWTH AREA LAND CAPACITY ANALYSIS

Sections 1 - 3. Adopt recitals, findings, conclusions, and states that the Council bases its findings and conclusions on the entire record of the Planning Commission and the County Council.

Sections 4 and 5. Repeals the GMACP preliminary materials (Amends the Cover, Name Page, Table of Contents, List of Figures, and List of tables) and replaces them with updated preliminary materials and adds a list of maps, a list of appendices, a Tribal Land Acknowledgement and Title VI and Americans with Disabilities information as indicated in Exhibit A.

Sections 6 and 7. Repeals the Introduction of the General Policy Plan (GPP) and replaces it with a new Introduction for the entire GMACP that includes Snohomish County's Vision for 2044, as indicated in Exhibit B.

Section 8. Amends the policies and narrative of the Population and Employment Element as set forth in Exhibit C as follows: Describes the VISION 2050 regional geographies and the regional growth strategy, explains and adopts updated population and employment growth targets, and amends policies related to the regional growth strategy and growth targets.

Section 9. Amends the policies and narrative of the Land Use Element as set forth in Exhibit D to the ordinance as follows: Adopts an Equity subelement including narrative and a new goal, objectives, and policies concerning the incorporation of equity into all aspects of land use planning. Amends the Urban Growth Area subelement to incorporate updated growth targets and to gather policies related to annexation under one objective. Amends the Urban Development Patterns subelement to amend and adopt policies on planning for land use and development patterns to complement and support the transportation system and to encourage urban residential infill and redevelopment in underutilized lands, centers, and other appropriate areas within UGAs. Amends the Centers subelement to explain the hierarchy of centers in the county (regional, countywide, local), adopt a new objective and policies to plan for countywide centers, add reference to two new center designations (Light Rail Community and Mixed Use

Corridor) into numerous policies, and remove the Transit Pedestrian Villages designation objective and policies. Amends the Urban Design subelement to describe the meaning of compatibility and clarify that compatibility does not only depend on height and scale. Amends the Small Area and Neighborhood Structure subelement to focus on the neighborhood scale and remove references to pre-1995 plans that are now out-of-date within the streamlined policies. Amends the Rural Lands subelement to provide an explanation of the rural growth targets as well as real population numbers to better describe existing and expected trends. Amendments also provide for monitoring and a standard to trigger additional steps to reduce rural growth, examples of strategies to reduce rural growth rates to meet targets, removal of a policy that is counter to the targets, and a change to allow but no longer encourage rural cluster subdivisions within Policy 6.B.1. New policies within the Rural Lands subelement focus on septic systems and reducing risk to lives and property posed by wildfire. Amends policy to exempt certain tax parcels from preservation in rural status and specialty agriculture consistent with Marysville UGA expansion and redesignation of listed parcels to Urban Industrial. Amends the Agricultural Lands subelement to streamline the history of agriculture in the county in the narrative and adds new policies to allow for habitat restoration projects, as well as the recommendation of measures to reduce the conversion of agricultural uses. Amends the Forest Lands subelement to streamline history of forestry within the narrative and proposes a new policy for the County to conduct a review of designated and non-designated forest land. Amends the Mineral Lands subelement to streamline history of mining within the narrative, and repeal redundant policies and those that could increase rural growth such as Policy 9.C.3 that required property adjacent to mineral resource lands to utilize rural cluster subdivisions. Amends the Open Space, Shoreline, and Scenic Resources subelement to incorporate the PSRC's Regional Open Space Conservation Plan and to preserve urban open spaces, especially those near underserved communities. Amends the Cultural Resources subelement to include a more encompassing history of the county in the narrative. Amends the Airport Compatibility subelement to incorporate changes in the county's public use airports since the last update. Amends the Transfer and Purchase of Development Rights subelement to streamline the history in the narrative and amend policies around credits and incentives related to land within the Urban Core Subarea. Amends the LU Maps to update data layers with new information such as the location of the UGA boundaries and new recreational or utility facilities and adds a new LU Map to show designated Countywide Centers. Amends the FLUM designations add new FLU designations, remove a repealed FLU designation, and amend other designations to align with amendments made to existing LU policies.

Section 10. Amends the policies and narrative of the Housing Element as set forth in Exhibit E to this ordinance as follows: Incorporates updated growth targets that indicate a need to plan for housing affordable to all income levels, but especially for very low- and extremely low-income households. The amended element complies with new state requirements within HB 1220 to consider moderate density housing options and sufficient capacity for moderate, low, very low, and extremely low-income households, as well as emergency housing, emergency shelters, and permanent supportive housing. Amendments also address racially disparate impacts, displacement, and exclusion in housing.

Sections 11 - 13. Repeals the Transportation Chapter of the GPP and the Transportation Element last amended in 2018, and replaces it with an all-encompassing Transportation Element (TE) of the GMACP as indicated in Exhibit F to this ordinance. The TE's goals, objectives, and policies are extensively reorganized and revised from 2015 versions to improve readability and clarity. There is an emphasis on equitable transportation planning and safety, as well as improvements to environmental protections and mitigation and adaptation to the effects of climate change, and updates to address traffic impacts of growth and maintain level of service. The element incorporates more robust active transportation planning, a new methodology to

analyze the stress level of bicycle facilities, and a revised bicycle facilities map. The TE modifies the designation criteria for Multimodal Corridors to improve multimodal transportation where it is most appropriate, and identifies a revised list of transportation improvement projects that will adequately address any identified deficiency in the County's adopted Level of Service Standards. Amendments revise the transportation financial strategy to ensure adequate funding is available.

Sections 14 - 16. Repeals the Parks and Recreation Chapter of the GPP and the Parks and Recreation Element (PRE) last amended in 2015, and replaces it with an all-encompassing Parks and Recreation Element of the GMACP as indicated in Exhibit G to this ordinance. The PRE integrates strategic planning priorities that reflect the mission and vision of Snohomish County and the GMACP, such as a focus on equity, regional trails, climate change adaptation and resiliency, and providing the passive and active recreation facilities that are in highest demand by the community. There is an emphasis on access to urban parks and open space, as well as updates to the level of service metrics and project lists. The PRE updates the Level of Service methodology in three ways, 1) removing "waterfront miles" from the Level of Service metrics, 2) adding "urban open space/preserve acres" as a new Level of Service metric, and 3) allowing all park properties to qualify as "necessary to support development." These priorities are reflected in policies and actions listed within the PRE.

Sections 17 - 20. Repeals the Capital Facilities and Utilities Chapters of the GPP, and the Capital Facilities Plan last amended in 2021, and replaces it with an all-encompassing Capital Facilities and Utilities Element (CUE) of the GMACP as indicated in Exhibit H to this ordinance. The CUE lists those capital facilities and public services the county deems necessary to support development with corresponding Level of Service standards, and updates existing inventories. The element includes new overarching goals and policies that underscore the importance of coordination across capital facilities and services, and building resiliency to climate change. The element also includes a new policy that incorporates the Snohomish County Hazard Mitigation Plan into the comprehensive plan for resiliency and emergency response. The Surface Water Management subsection adds a green infrastructure inventory to satisfy a new requirement in RCW 36.70A.070(3). The CUE also includes the broadband goals, objectives, and policies based on Council Motion No. 22-097, and describes the relationship between this element and the county's six-year capital improvement program (CIP).

Section 21. Amends the policies and narrative of the Economic Development Element to incorporate current market conditions, consider displacement, and encourage development of established and emerging industries that increase resiliency to climate change and other shocks to the economy as indicated in Exhibit I to this ordinance. The element also encourages entrepreneurship and innovation.

Section 22. Amends the policies and narrative of the Natural Environment Element as indicated in Exhibit J to this ordinance as follows: Adds a new Urban Tree Canopy subelement that includes a narrative, a goal, objectives, and policies consistent with policy direction in Motion No. 22-096, Urban Tree Canopy. The Urban Tree Canopy subelement establishes a goal of no net loss of tree canopy to be met through an urban forest management plan for urban unincorporated areas. New policies recognize the ecosystems services of trees, plan for equitable access to clean air and water, and promote coordination across jurisdictions. New policies also require the county to adopt and maintain standards addressing groundwater protection, while others focus on the floodplain including promoting projects to restore natural floodplain processes, requiring mitigation sequencing for development, assessment of potential impacts from development on Endangered Species Act listed anadromous fish, and providing the public access to educational materials and maps. The element also supports habitat restoration in the shoreline and agricultural viability. A new objective and policies are also

included in the element to protect the health of the community and economy by minimizing risks associated with natural hazards. Another new objective and subsequent policies seek to protect water quality through minimizing the introduction of pollutants to the environment.

Section 23. Amends the policies of the Interjurisdictional Coordination Element to promote flexibility in coordination between the County and the cities, while still encouraging collaboration over development regulations and interlocal agreements between jurisdictions as indicated in Exhibit K to the ordinance.

Section 24. A new element is added to the GMACP to plan for the impacts of climate change. The new Climate Change and Resiliency Element (CRE) is shown in Exhibit L to this ordinance. The CRE is an optional element under RCW 36.70A.080, and is modeled after the Washington Department of Commerce's early planning guidance for ESSHB 1181. The CRE contains Greenhouse Gas (GHG) Emissions Reduction subelement that includes the Puget Sound Clean Air Agency's regional GHG emissions reduction target and a framework of policies to help meet that target and support state and federal climate change initiatives. The CRE contains a Resiliency subelement that includes a policy framework to strengthen the county's climate resiliency with an intentional focus to partner with and deliver assistance to overburdened communities that are most vulnerable to the impacts of climate change.

Section 25. A new element, Tribal Coordination, is added to the GMACP to recognize the importance of coordinating with Tribal partners on areas of shared concerns such as cultural resources, permitting processes, and climate change, as indicated in Exhibit M to this ordinance. A Tribal Coordination Element (TCE) is an optional element under current state law.

Section 26. A new element is added to the GMACP to specifically plan for the coming light rail in the Southwest Urban Growth Area (SWUGA). The Urban Core Subarea Plan Element is shown in Exhibit N to this ordinance. The element includes a number of subelements including Introduction, Community Profile, Interjurisdictional Collaboration, Environmental and Climate Change, Land Use and Urban Design, Housing, Transportation and Mobility, Parks, Recreation, and Open Space, Capital Facilities and Utilities, and Economic Development that include policies specifically for properties within the SWUGA. The element's policies support increasing housing variety at a range of affordability levels and establishing indicators for monitoring the affordability and availability of housing for all income levels. It also includes a policy related to minimum parking requirements, street typology hierarchy for road networks in the subarea, subarea specific transportation projects, two new future land use designations of Light Rail Community and Mixed Use Corridor, and policies to mitigate displacement from redevelopment.

Section 27. Adopts a new Appendix A of the GMACP, Cross-Referenced Policy Numbers, as indicated in Exhibit O to this ordinance.

Section 28. Adopts a new Appendix B of the GMACP, Housing Characteristics and Needs in Snohomish County, as indicated in Exhibit P to this ordinance.

Section 29. Adopts a new Appendix C of the GMACP, Housing Element Housing Needs Analysis, as indicated in Exhibit Q to this ordinance.

Section 30. Repeals Appendix D, Growth Targets, of the GPP.

Section 31. Amends Appendix E, Glossary, of the GMACP as indicated in Exhibit R.

Section 32. Amends Appendix F, Review Criteria for School District Capital Facility Plans, of the GMACP as indicated in Exhibit S to this ordinance.

Section 33. Adopts a new Appendix H of the GMACP, Ordinances, as indicated in Exhibit T to this ordinance.

Section 34. Amends Appendix I, Technical Reports, of the GMACP as indicated in Exhibit U to this ordinance.

Section 35. Adopts Exhibit V the Snohomish County UGA Land Capacity Analysis Technical Report pursuant to CPP DP-2(a).

Section 36. Amends all comprehensive plan maps that reflect UGA and municipal UGA (MUGA) boundaries to reflect and be consistent with Council's adoption of Ordinance Nos. 24-026, 24-027, 24-028, 24-029, 24-030, 24-031, and 24-032, as amended.

Section 37. Amends the residential and urban growth area land capacity analyses (Exhibits Q and V, respectively) to reflect and be consistent with Council's adoption of Ordinance Nos. 24-026, 24-027, 24-028, 24-029, 24-030, 24-031, and 24-032, as amended.

Section 38. Directs Code Reviser to update Snohomish County Code (SCC) 30.10.060 pursuant to SCC 1.02.020(3).

Section 39. Provides a standard severability and savings clause.

Section 40. Provides a delayed effective date. \*\*The Snohomish County Council is considering additional legislation to correct a clerical error to the effective date, Section 40, of this ordinance.\*\*

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**State Environmental Policy Act:** Requirements with respect to this non-project action have been satisfied through the completion of a Draft Environmental Impact Statement (EIS) issued on September 6, 2023, and a Final EIS issued on August 27, 2024. Copies of all applicable SEPA documents are available at the office of the County Council.

**Where to Get Copies of the Amended Ordinance:** Copies of the full ordinance and other documentation are available upon request by calling the Snohomish County Council Office at (425) 388-3494, 1-(800) 562-4367x3494, TDD (425) 877-8339 or by e-mailing [contact.council@snoco.org](mailto:contact.council@snoco.org).

**Website Access:** This ordinance and other documents can be accessed through the Council websites at: <https://snohomish.legistar.com/Calendar.aspx>

DATED this 27<sup>th</sup> day of January 2025.

SNOHOMISH COUNTY COUNCIL  
Snohomish County, Washington

/s/Lisa Hickey  
Asst. Clerk of the Council

PUBLISH: January 29, 2025

Send Affidavit to: County Council  
Send Invoice to: Planning #107010