



Planning and Community Development

Deb Bell

Council Initiated:

Yes

No

ECAF: 2026-0760

Motion: 26-155

Type:

- Contract
- Board Appt.
- Code Amendment-

DOCKET XXII

- Budget Action
- Other

Requested Handling:

- Normal
- Expedite
- Urgent

Fund Source:

- General Fund
- Other
- N/A

Executive Rec:

- Approve
- Do Not Approve
- N/A

Approved as to

Form:

- Yes I
- No
- N/A

Subject: Docket XXII.

Scope: To provide direction, if any, on one comprehensive plan amendment request, received by the county and if it should be placed on the final docket (XXII) for further processing followed by council consideration in 2027.

Authority Granted: Snohomish County Code (chapter 30.74) provides a two-step process for consideration of comprehensive plan and development regulation amendment requests not initiated by the county itself (docket applications). Applications are accepted by Planning and Development Services at any time and are then periodically packaged for an initial decision on further processing by the County Council on a schedule.

The initial council decision on whether to further process an amendment request (also called “setting the docket”) occurs in the first and fifth year after a periodic update for amendments considered minor (2026 and 2030) and in the second and sixth year for amendments considered major (2027 and 2031). The difference between minor and major amendments is primarily related to the amount of work (county staff or consultants) necessary to adequately analyze likely impacts of the proposal. See [SCC 30.74.030\(1\)\(d\)](#) for details.

If approved for further processing, up to 24 months’ worth of analysis, environmental review and other processing is conducted (less than a year for minor docket applications) and the request is brought back to the council along with the additional information for consideration and potential adoption into the comprehensive plan or development regulations.

Background: Snohomish County’s comprehensive plan establishes the county’s long range coordinated planning framework, and is implemented through the county’s development regulations, capital budget decisions, and other county actions. State law provides that, with certain exceptions, comprehensive plans be amended no more frequently than once a year.

Planning and Development Services works with other county departments to develop a package of proposed comprehensive plan amendments each year for council consideration.

In the first, second, fifth, and sixth year following the county’s periodic review and update (last completed 2025), the county also considers formal requests for comprehensive plan amendments that originate from outside county government (e.g. cities, special districts, members of the public). These requests, called docket applications, may also address county development regulations, which are generally contained in Title 30 SCC.

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Exhibit A illustrates the timelines for these two sources of proposals to amend the comprehensive plan and development regulations.

Department review criteria County code contains a series of criteria to guide Planning & Development Services' review of docket applications. The department may not recommend further processing of an application that fails to meet any one of these criteria, and typically recommends further processing of applications that do meet them ([SCC30.74.030](#)):

- ◆ Consistent with the countywide planning policies, the multicounty planning policies, the Growth Management Act, and other applicable state and federal laws;
- ◆ Consistent with the resource lands designation criteria of the Growth Management Act and the comprehensive plan (for changes to agricultural, forest, mineral resource lands);
- ◆ Not a repeat of a previously considered proposal, unless circumstances have significantly changed.

For years limited to minor amendments (including this cycle):

- ◆ The proposal does not alter the urban growth area boundary, propose substantial changes to comprehensive plan policies, or change buildable land capacity to an extent that affects consistency with countywide and regional policies; and
- ◆ There is sufficient time to analyze environmental impacts, evaluate relevant capital improvement needs and resources, and process any related additional amendments.

After further processing proposals that are advanced, the department is required to recommend approval of applications that meet the following criteria ([SCC 30.74.060](#)):

- ◆ The proposal more closely meets the goals, objectives and policies of the comprehensive plan than the relevant existing provision; and
- ◆ Consistent with and supported by other elements of the comprehensive plan or development regulations, the countywide planning policies, and Growth Management Act; and
- ◆ New information is available that was not considered at the time the relevant comprehensive plan or development regulation was adopted that changes underlying assumptions and supports the proposed amendment.

Amendment Request: ID # 25-118727: Amend SCC Chapter 30.28.120 to modify separation requirements for marijuana retail use in the Clearview Rural Commercial zone.

PDS Recommendation: Further process for final consideration in 2027.

Action Requested: To move the motion to GLS on May 27, 2026, to set time and date for a public hearing, suggested date June 24, 2026.

2025	2026	2027	2028	2029	2030	2031	2032	2033	2034
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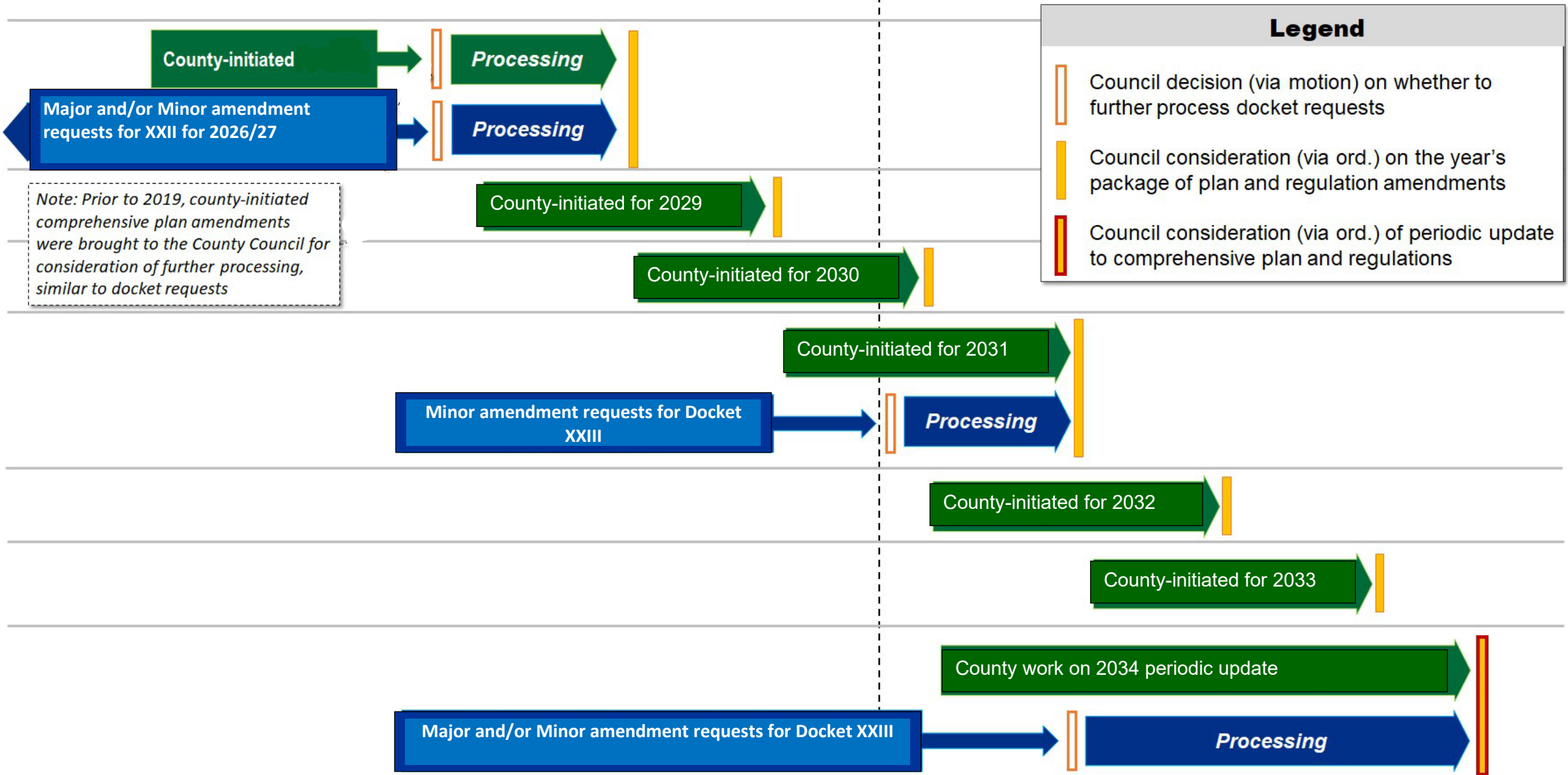


Exhibit A – Comprehensive plan amendment process & schedule