



# Snohomish County Council

## Legislation Details (With Text)

<b>File #:</b>	2024-0321	<b>Version:</b>	1
<b>Type:</b>	Ordinance	<b>Status:</b>	Public Hearing
<b>File created:</b>	3/12/2024	<b>In control:</b>	Public Hearings
<b>On agenda:</b>	6/5/2024	<b>Final action:</b>	
<b>Title:</b>	Ordinance 24-021, relating to Growth Management; concerning rural cluster subdivisions and short subdivisions; amending Chapters 30.25 and 30.41C of the Snohomish County Code		
<b>Sponsors:</b>			
<b>Indexes:</b>			
<b>Code sections:</b>	30.25.033 - Additional landscaping requirements for rural cluster subdivisions and short subdivisions, 30.41C.070 - Site design and development standards - general., 30.41C.075 - Site design and development standards - buffers and open space., 30.41C.090 - Restricted open space - general requirements, 30.41C.110 - Ownership and preservation of restricted open space, 30.41C.120 - Open space management plan., 30.41C.130 - Rural cluster-bulk regulations, 30.41C.140 - Bulk regulations and interim open space for rural clusters in the RUTA.		
<b>Attachments:</b>	1. Proposed Substitute Ordinance 24-021, 2. Proposed Ordinance 24-021, 3. Hearing Packet (large file may take a while to open), 4. Part 1 PDS Documents, 5. Part 2 Planning Commission Documents, 6. Staff Report, 7. Staff Report No. 2, 8. Additional Public Testimony, 9. Additional Public Testimony No. 2, 10. Ordinance Introduction Slip, 11. Additional Info		

Date	Ver.	Action By	Action	Result
5/15/2024	1	Public Hearings		
4/10/2024	1	General Legislative Session	Set time/date for Public Hearing	
4/2/2024	1	Planning and Community Development Committee	Moved to Administrative Matters	
3/26/2024	1	Administrative Session	Assigned	

## Executive/Council Action Form (ECAF)

### ITEM TITLE:

Ordinance 24-021, relating to Growth Management; concerning rural cluster subdivisions and short subdivisions; amending Chapters 30.25 and 30.41C of the Snohomish County Code

**DEPARTMENT:** Planning and Development Services

**ORIGINATOR:** Henry Jennings

**EXECUTIVE RECOMMENDATION:** Approved by Ken Klein 3/12/24

**PURPOSE:** The proposed code amendments contained in this ordinance will amend the requirements for rural cluster subdivisions and short subdivisions to allow greater flexibility in the siting of clusters in developments to reduce impervious surfaces, further limit stormwater runoff, reduce the fragmentation of open space and wildlife corridors, increase efficiency of natural drainage systems, and support the protection of rural character

**BACKGROUND:** Chapter 30.41C of Snohomish County Code (SCC) provides regulations and standards for

rural cluster subdivisions and short subdivisions that are an alternative method for developing rural residential property. Landowners and developers are given incentives to cluster lots on the most buildable and least environmentally sensitive portions of site while retaining a substantial portion of each site, including resource lands and critical areas, in open space tracts.

**FISCAL IMPLICATIONS:**

EXPEND: FUND, AGY, ORG, ACTY, OBJ, AU	CURRENT YR	2ND YR	1ST 6 YRS
<b>TOTAL</b>			

REVENUE: FUND, AGY, ORG, REV, SOURCE	CURRENT YR	2ND YR	1ST 6 YRS
<b>TOTAL</b>			

**DEPARTMENT FISCAL IMPACT NOTES:** [Click or tap here to enter text.](#)

**CONTRACT INFORMATION:**

ORIGINAL	CONTRACT#	AMOUNT
AMENDMENT	CONTRACT#	AMOUNT

**Contract Period**

ORIGINAL	START	END
AMENDMENT	START	END

**OTHER DEPARTMENTAL REVIEW/COMMENTS:** Reviewed/approved by Finance - Nathan Kennedy  
3/12/24