

1 Adopted: 10/08/14
2 Effective: 10/23/14

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5
6 SNOHOMISH COUNTY COUNCIL
7 SNOHOMISH COUNTY, WASHINGTON

8
9 AMENDED ORDINANCE NO. 14-069

10
11 RELATING TO THE GROWTH MANAGEMENT ACT, ADOPTING TECHNICAL MAP
12 AMENDMENTS TO THE GENERAL POLICY PLAN OF THE SNOHOMISH COUNTY
13 GROWTH MANAGEMENT ACT COMPREHENSIVE PLAN (GPP4 – TECHNICAL
14 CORRECTIONS)

15
16 WHEREAS, RCW 36.70A.130 directs counties planning under the Growth
17 Management Act (GMA) to consider amendments and revisions to the GMA
18 Comprehensive Plan (GMACP) or development regulations on a regular basis; and

19
20 WHEREAS, the Snohomish County Council ("county council") has determined
21 that the consideration of the proposed amendments and revisions to the GMACP and
22 development regulations would promote a county purpose as established under RCW
23 36.70A.130; and

24
25 WHEREAS, on February 5, 2014, the county council approved, by Amended
26 Motion No. 14-019, a list of county-initiated comprehensive plan amendments for
27 consideration and final action in 2014, including the GPP4 – Technical Corrections
28 proposal, and authorized the county executive, through the Department of Planning and
29 Development Services (PDS), to process the GPP4 – Technical Corrections proposal
30 consistent with chapter 30.73 Snohomish County Code (SCC); and

31
32 WHEREAS, pursuant to chapter 30.73 SCC, PDS completed final review and
33 evaluation of the GPP4 – Technical Corrections proposal and forwarded a
34 recommendation to the Snohomish County Planning Commission ("planning
35 commission"); and

36
37 WHEREAS, PDS briefed the planning commission on the GPP4 – Technical
38 Corrections proposal on March 25, 2014; and

39
40 WHEREAS, the planning commission held a public hearing May 27, 2014, to
41 receive public testimony on the GPP4 – Technical Corrections proposal, and continued
42 the public hearing to June 24, 2014; and

43
44 WHEREAS, on June 24, 2014, the planning commission continued the public
45 hearing, received additional public testimony and completed deliberations on the
46 proposed GPP4 – Technical Corrections amendments and voted to recommend

1 adoption of the amendments contained in this ordinance, as shown in its
2 recommendation letter dated July 8, 2014; and
3

4 WHEREAS, on October 8, 2014, the county council held a public hearing, after
5 proper notice, to receive public testimony and consider the entire record related to the
6 GPP4 – Technical Corrections proposal, including the planning commission’s
7 recommendation; and
8

9 WHEREAS, following the public hearing, the county council deliberated on the
10 proposed amendments contained in this ordinance;
11

12 NOW, THEREFORE, BE IT ORDAINED:
13

14 Section 1. The county council adopts the following findings in support of this ordinance:
15

- 16 A. The foregoing recitals are adopted as findings as if set forth fully herein.
17
- 18 B. The GPP4 – Technical Corrections proposal consists of amendments to the
19 Future Land Use (FLU) Map of the General Policy Plan (GPP) to reflect
20 annexations and the conversion of properties from county jurisdiction to lands
21 that are now held in trust by the federal government for the Stillaguamish Tribe of
22 Indians; such conversions are more particularly described in staff reports, notices
23 of public hearings and other documents consisting of the legislative record for
24 this proposal.
25
- 26 C. The GPP4 – Technical Corrections proposal is consistent with the following GMA
27 requirements: RCW 36.70A.130(1)(d), which requires that amendments to a
28 comprehensive plan be consistent with the GMA; RCW 36.70A.130(2)(a), which
29 requires that proposed amendments to a comprehensive plan be considered no
30 more frequently than once every year; RCW 36.70A.070, which requires internal
31 consistency of a comprehensive plan; and RCW 36.70A.210, which requires that
32 a comprehensive plan be consistent with the Countywide Planning Policies
33 (CPP).
34
- 35 D. The GPP4 – Technical Corrections proposal is consistent with the Puget Sound
36 Regional Council Vision 2040 Multicounty Planning Policies (MPP), in particular,
37 MPP G-1, which encourages coordinated planning efforts among jurisdictions,
38 agencies, and federally recognized Indian tribes where there are common
39 borders or related regional issues.
40
- 41 E. The GPP4 – Technical Corrections proposal is consistent with the CPP, in
42 particular, CPP GF-2, which requires collaborative and participatory planning by
43 jurisdictions within Snohomish County to include regional service providers,
44 state agencies, other tribal governments, and citizens.
45

1 F. The GPP4 – Technical Corrections proposal is consistent with the
2 Interjurisdictional Coordination (IC) goals, objectives and policies of the GPP, in
3 particular, Goal IC, which directs the county to promote the coordination of
4 planning, financing, and implementation programs between the county and local
5 jurisdictions including tribal governments.

6
7 G. Procedural requirements.

- 8
9 1. This proposal is a Type 3 legislative action pursuant to SCC 30.73.010.
10
11 2. The environmental impacts of this proposal are within the range of impacts
12 analyzed by the draft environmental impact statement (DEIS) and final
13 environmental impact statement (FEIS) during the Ten-Year Update to the
14 GMACP in 2005. No new probable significant adverse environmental impacts
15 from this proposal have been identified. Therefore, State Environmental
16 Policy Act (SEPA) requirements with respect to this non-project action have
17 been met through issuance of Addendum No. 44 to the FEIS for the Ten-Year
18 Update to the GMACP issued on May 1, 2014.
19
20 3. Pursuant to RCW 36.70A.106(1), a notice of intent to adopt this ordinance
21 was transmitted to the Washington State Department of Commerce for
22 distribution to state agencies on April 16, 2014.
23
24 4. The public participation process used in the adoption of this ordinance has
25 complied with all applicable requirements of the GMA and the SCC.
26
27 5. The Washington State Attorney General last issued an advisory
28 memorandum, as required by RCW 36.70A.370, in December of 2006 entitled
29 “Advisory Memorandum: Avoiding Unconstitutional Takings of Private
30 Property” to help local governments avoid the unconstitutional taking of
31 private property. The process outlined in the State Attorney General’s 2006
32 advisory memorandum was used by Snohomish County in objectively
33 evaluating the regulatory changes proposed by this ordinance.
34

35 H. The ordinance is consistent with the record.

- 36
37 1. No inconsistencies between the proposed amendments and the GMACP
38 elements or development regulations have been identified.
39
40 2. The proposal complies with all requirements of the GMA, including: the
41 requirement in RCW 36.70A.070 that a plan be an internally consistent
42 document; the requirement in RCW 36.70A.130(1)(d) that any amendment to
43 a comprehensive plan shall conform to the GMA; the requirement in RCW
44 36.70A.130(2) that a county consider amendments to a comprehensive plan
45 no more frequently than once per year; and the requirements in RCW

1 36.70A.130(1)(d) and .210(1) and (7) that the comprehensive plan be
2 consistent with the CPP and MPP.

3
4 Section 2. The county council makes the following conclusions:

- 5
6 A. This proposal complies with all requirements of the GMA.
7
8 B. This proposal is consistent with the MPP.
9
10 C. This proposal is consistent with the CPP.
11
12 D. This proposal is consistent with the goals, objectives and policies of the GPP.
13
14 E. All SEPA requirements with respect to this non-project action have been satisfied.
15
16 F. This proposal does not result in an unconstitutional taking of private property for a
17 public purpose and does not violate substantive due process guarantees.

18
19 Section 3. The county council bases its findings and conclusions on the entire record of
20 the planning commission and the county council, including all testimony and exhibits.
21 Any finding which should be deemed a conclusion, and any conclusion which should be
22 deemed a finding, is hereby adopted as such.

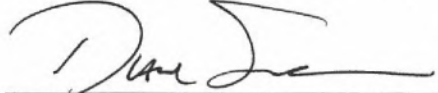
23
24 Section 4. Maps 1-6 of the GPP, last amended by Amended Ordinance No. 13-061 on
25 August 21, 2013, are amended as indicated in Exhibit A to this ordinance, which is
26 attached hereto and incorporated by reference into this ordinance.

27
28 Section 5. The county council directs the code reviser to update SCC 30.10.060
29 pursuant to SCC 1.02.020(3).


30
31 Section 6. Severability and Savings. If any section, sentence, clause or phrase of this
32 ordinance shall be held to be invalid by the Growth Management Hearings Board, or
33 unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality
34 shall not affect the validity or constitutionality of any other section, sentence, clause or
35 phrase of this ordinance. Provided, however, that if any section, sentence, clause or
36 phrase of this ordinance is held to be invalid by the Board or court of competent
37 jurisdiction, then the section, sentence, clause or phrase in effect prior to the effective
38 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.

1
2 PASSED this 8th day of October, 2014.
3

4 SNOHOMISH COUNTY COUNCIL
5 Snohomish County, Washington

6
7 
8
9 Dave Somers, Council Chair

10
11
12 ATTEST:

13 
14
15 _____
16 Debbie Eco
17 Clerk of the Council

18
19 APPROVED
20 () EMERGENCY
21 () VETOED

22 DATE: 10/13, 2014

23
24 
25
26 _____
27 Snohomish County Executive

28
29 ATTEST:

30 

31 Approved as to form only:





32
33 _____
34 Deputy Prosecuting Attorney
35
36
37
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D-4

Exhibit A
Amended Ordinance No. 14-069
GPP4 – Adopting Technical Corrections
Technical Corrections to Maps 1-6 of the GPP

AMENDED ORDINANCE NO. 14-069
RELATING TO THE GROWTH MANAGEMENT
ACT, ADOPTING TECHNICAL MAP AMENDMENTS
TO THE GENERAL POLICY PLAN OF THE SNOHOMISH COUNTY GROWTH MANAGEMENT ACT
COMPREHENSIVE PLAN (GPP4 – TECHNICAL CORRECTIONS)

Map 1
 Snohomish County
 GMA Comprehensive Plan
FUTURE LAND USE
 EFFECTIVE DATE: Xxxxxxx, 2014

-  National Forest (Includes Some Private and Non-Federal Public Lands)
-  Local Forest (Tulelec Only)
-  Commercial Forest
-  Commercial Forest-Forest Transition Area
-  Riverway Commercial Farmland
-  Upland Commercial Farmland
-  Local Commercial Farmland
-  Urban Horticulture
-  Low Density Rural Residential (1 DU/20 Acres)
-  Rural Residential-10 Resource Transition (1 DU/10 Acres)
-  Rural Residential-10 (1 DU/10 Acres)
-  Rural Residential-5 (1 DU/5 Acres)
-  Rural Residential-20 (1 DU/5 Acres)
-  Rural Residential (1 DU/5 Acres Basic)
-  Urban Low Density Residential (3 DU/More Gold Bar and Darrington)
-  Urban Low Density Residential (Please See Map 6 of the GPP)
-  Urban Medium Density Residential
-  Urban High Density Residential
-  Urban Industrial (Overlapping Designations)
-  Public/Institutional
-  Recreational Land
-  Rural Freeway Service
-  Cleanview Rural Commercial
-  Reservation Commercial
-  Urban Commercial
-  Urban Village
-  Transit/Pedestrian Village
-  Urban Center
-  Rural Industrial
-  Urban Industrial
-  Manufacturing Industrial Overlay (Paine Field Area)
-  Other (Funding Completion)
-  Incorporated Cities and Towns
-  Tribal Lands, Rights-of-Way, and Other Jurisdictions (as of Sept. 2013)
-  Rural/Urban Transition Area Overlay (Sanding Area)
-  Transfer of Development Rights (Sanding Area)
-  Snohomish County Boundary
-  Urban Growth Area Boundary
-  This portion of the Snohomish UGA is under review pursuant to a requested Conditional Letter of Map Revision from the Federal Emergency Management Agency
-  Tulelec Indian Reservation Boundary (Boundary Not Intended to Display Reservation Tidelands)
-  Arterial Roadway
-  Railway

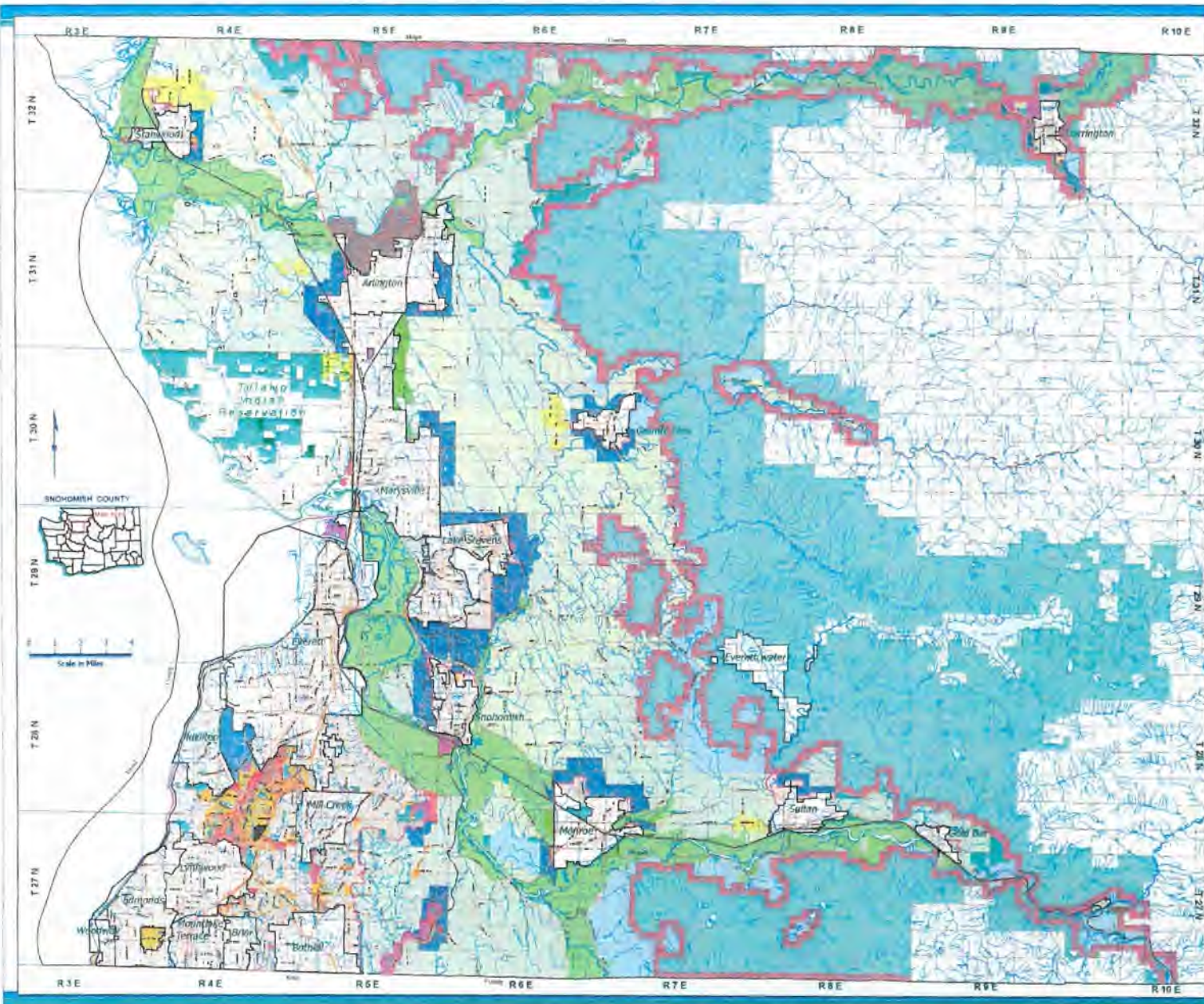
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Panel lines and designation boundaries are adjusted to the Snohomish County Assessor's Integrated Land Records System Data Base as of March 2013.

This map is a graphic representation applied from the Snohomish County Geographic Information System. It does not represent survey accuracy. This map is based on the best available information as of the date shown on the map.

For the purpose of land use application review, final determination of future land use designations will be made by the County during the review process.



Map 2
Snohomish County
GMA Comprehensive Plan
MINERAL RESOURCE LANDS
 Mineral Resource Overlay (MRO)
 EFFECTIVE DATE: XXXXXX, 2014

-  Bedrock Deposits
(110,058 Acres)
-  Sand and Gravel Deposits
(19,905 Acres)
-  Area Not Inventoried
-  Snohomish County Boundary
-  Tulalip Indian Reservation Boundary
(Boundary Not Intended to Display Reservation Tidelands)
-  Arterial Roadway
-  Railway

Mount Baker-Snoqualmie National Forest
 NOT INVENTORIED

Urban Southwest County
 NOT INVENTORIED

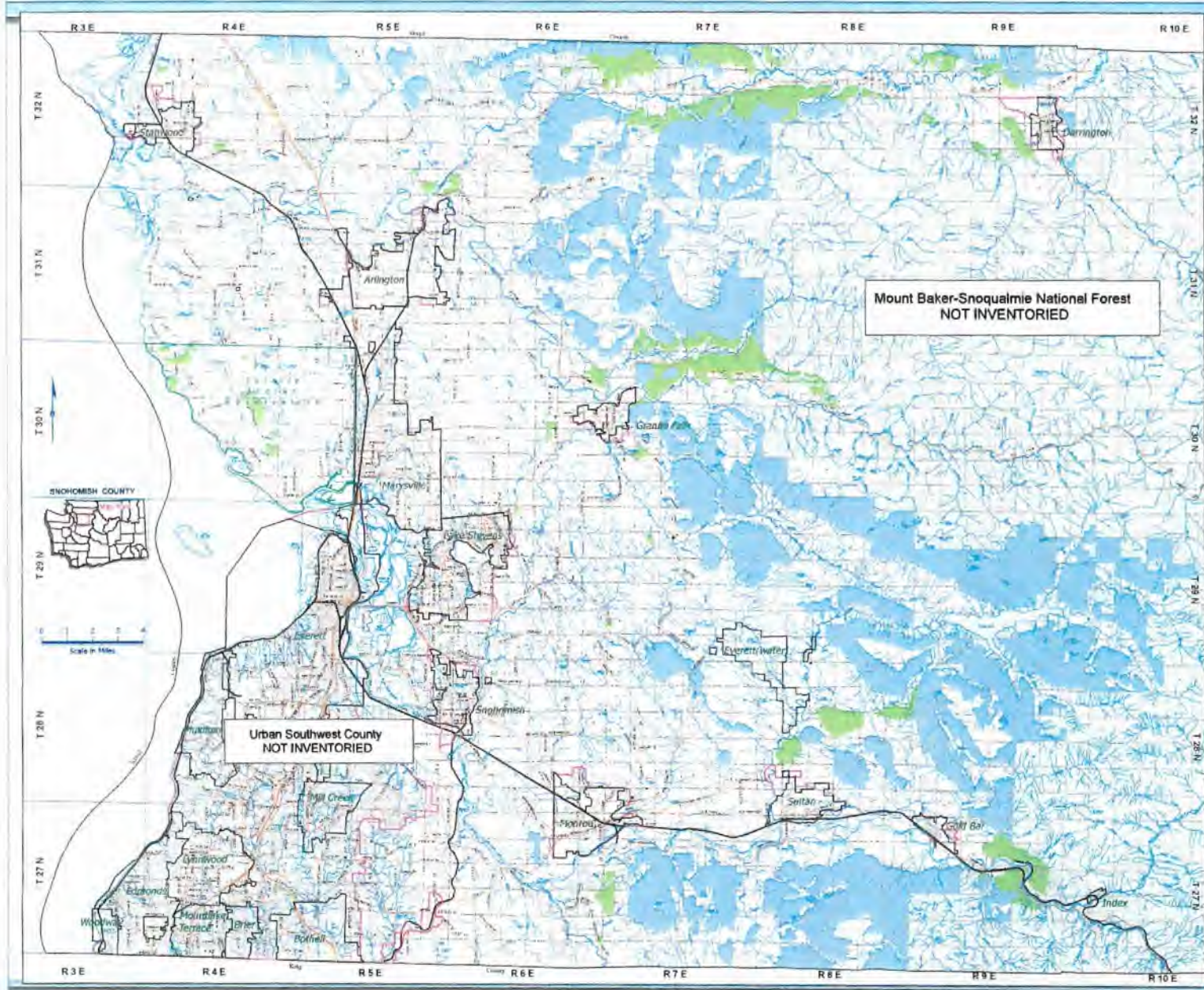
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Parcel lines and designation boundaries are adjusted to the Snohomish County Assessor Integrated Land Records Parcel Data Base as of March 2013.

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Map 4
 Snohomish County
 GMA Comprehensive Plan
**OPEN SPACE
 CORRIDORS AND
 GREENBELT AREAS**
 EFFECTIVE DATE: Xxxxxx, 2014

-  Forest Land (Snohomish County GMA Comprehensive Plan, Ordinance 94-125)
-  Agricultural Land (Snohomish County GMA Comprehensive Plan Ordinance 94-125)
-  Snohomish County Park Land (Developed)
-  Snohomish County Park Land (Undeveloped)
-  Snohomish County Density Fringe Area
-  WA State Department of Wildlife Land
-  WA State Parks and Recreation Commission
-  WA DNR Managed Public Trust Land
-  US National Forest (Includes Some Private and Non-Federal Public Land)
-  US National Forest Land Used for Forest Service Activities
-  US Wilderness Area
-  US Department of Defense
-  City of Everett Water Supply (watershed only)
-  City Park and/or Designated Open space
-  Public School Site
-  Community College Campus
-  Cemetery
-  Golf Course (County, City, Private)
-  Proposed Community Trail
-  Existing Snohomish County Trail
-  Proposed Snohomish County Trail
-  Burned Petroleum Pipeline Corridor
-  City of Everett Water Pipeline Corridor
-  Major Electric Power Transmission Corridor
-  Snohomish County Boundary
-  Tulalip Indian Reservation Boundary (Boundary Not Intended to Display Reservation Tidelands)
-  Arterial Roadway
-  Railway

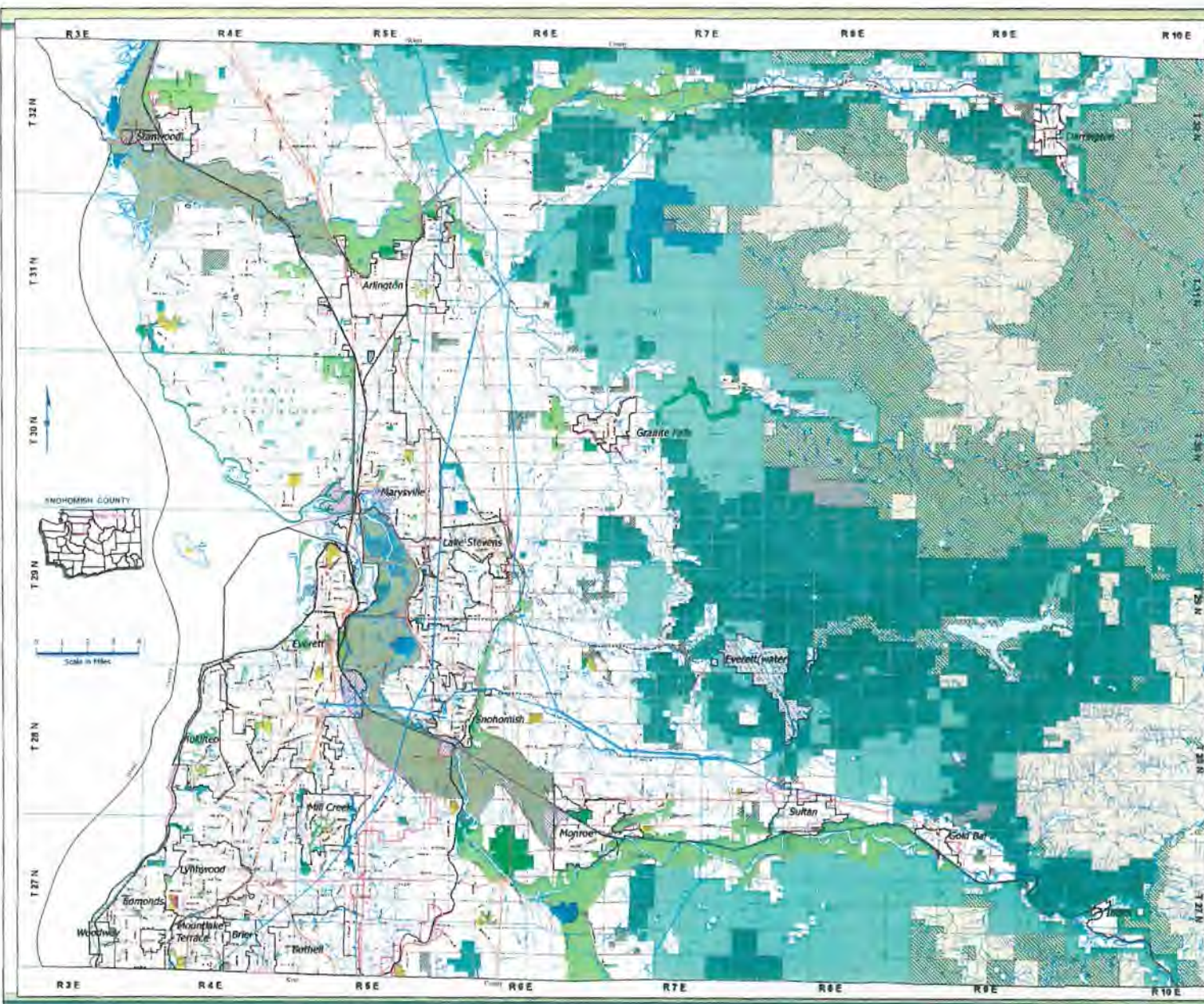
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Parcel lines and designation boundaries are acquired to the Snohomish County Assessor's Integrated Land Records Parcel Data Base as of March 2012.

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For the purposes of land use modification review and determination of future land use designations will be made by the County during the review process.



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Map 5
 Snohomish County
 GMA Comprehensive Plan
**LANDS USEFUL FOR
 PUBLIC PURPOSE**

EFFECTIVE DATE: Xxxxxx, 2014

- City Park and/or Designated Open Space
- Snohomish County Park Land (Developed)
- Snohomish County Park Land (Undeveloped)
- WA State Department of Wildlife Land
- WA State Parks and Recreation Commission
- US Department of Defense
- City of Everett Water Supply
- Golf Course (County, City, Private)
- Public School Site
- Community College Campus
- Cemetery
- Paine Field and Arlington Airports
- County or State Facility
- Public Sewage Treatment Plant
- Proposed Community Trail
- Existing Snohomish County Trail
- Proposed Snohomish County Trail
- Buned Petroleum Pipeline Corridor
- City of Everett Water Pipeline Corridor
- Major Electric Power Transmission Corridor
- Snohomish County Boundary
- Urban Growth Area Boundary
- Tulalip Indian Reservation Boundary
- (Boundary Not Intended to Display Reservation Tidelands)
- Arterial Roadway
- Railway

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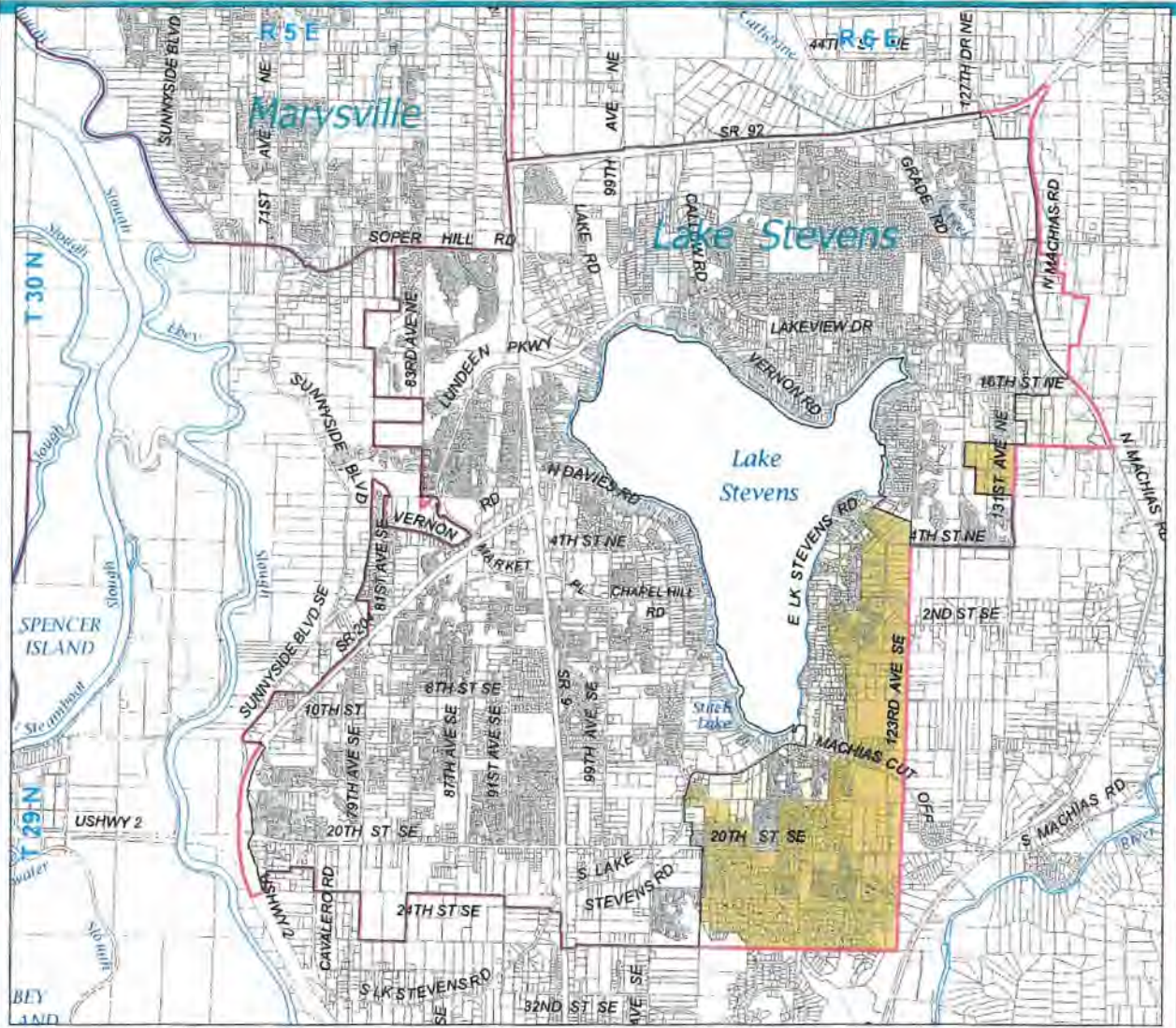
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For the purposes of land use application review, final determination of future land use designations will be made by the County during the review process.



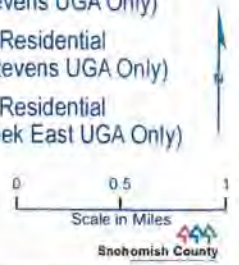
Map 5 - Lands Useful for Public Purpose - 11/14/13
 Prepared by Snohomish County Planning and Development Services - Cartography Unit





Map 6
**Snohomish County
 GMA Comprehensive Plan
 SUPPLEMENTAL
 DESIGNATIONS
 OF ULDR AREAS**
 EFFECTIVE DATE: Xxxxxx, 2014

-  Urban Growth Area Boundary
-  Urban Low Density Residential (4DU/Acre Lake Stevens UGA Only)
-  Urban Low Density Residential (6DU/Acres Lake Stevens UGA Only)
-  Urban Low Density Residential (6DU/Acres Mill Creek East UGA Only)



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