

INFORMATIONAL MEMORANDUM

TO: Planning and Community Development

FROM: Nora Gierloff, AICP, Director, Department of Community Development

BY: Nancy Eklund, AICP, Long Range Planning Manager
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CC: Thomas McLeod

DATE: February 12, 2024

SUBJECT: 2024-2044 Comprehensive Plan Status - Briefing

ISSUE

Staff is nearing the final stages of Planning Commission review of the periodic update of the City's Comprehensive Plan. This briefing is to provide background on the process to date and next steps.

BACKGROUND

Requirements

The Growth Management Act requires jurisdictions in fully planning counties to conduct periodic updates of their comprehensive plans at regular intervals, usually every 8 to 10 years. The periodic update must reflect policy requirements from the Washington Department of Commerce, Puget Sound Regional Council (PSRC), and King County. Prior to council adoption, these agencies will conduct a review of the Plan's policy compliance. If the updated plan is not consistent with required policies and adopted by December 31, 2024, Tukwila will not be eligible to receive the significant regional transportation funding provided through PSRC.

Comprehensive Plan Update Work to Date

Public Outreach

Staff conducted significant public outreach with the community and key stakeholders prior to any policy development of the plan occurring. This process helped ensure key concerns of the community were captured and would be reflected and addressed in the final document. Concerns including, but not limited to housing costs, housing that meets household needs (i.e., number of bedrooms for household size), safety, environmental pollution, climate change, tree retention and environmental protection, transit availability, job creation, parking availability, and long-term financial stability were consistently raised.

A variety of engagement opportunities were created with the intent to involve more community members who may not be able to participate through traditional outreach methods. Some examples of outreach included contracting with community-based organizations to gather input on topics of interest, hosting an online engagement hub, holding stakeholder interviews, tabling at locations around the City at different times of day, speaking with high school classes, presenting to boards and commissions, reaching out to community groups, and hosting several open houses. Translation services were provided where possible to better capture the diversity of Tukwila voices.

Legislative Items Integrated into the Comprehensive Plan Update

The periodic update includes changes in policy requirements at the state, regional and county levels that are mandated by changes in state law or reflect modifications in regional and county priorities since the last periodic update. Areas of significant change since the last periodic update include housing, equity, and climate change. While many changes in state law will be reflected in the periodic update, other items will be addressed through subsequent amendments to the Tukwila Municipal Code.

Planning Commission Review

Staff has worked closely with the Planning Commission to conduct review of individual elements being updated or created for the periodic update. Staff anticipates completing review of draft elements with the Planning Commission by the end of the month and will conduct a public hearing on the complete package of draft elements at the March 14th Planning Commission meeting.

Numerous policies were updated based on planning commission feedback and suggestions. Items in which there was not consensus on policy between Commissioners or between staff and the Planning Commission will be highlighted in materials provided to Council in their review.

DISCUSSION

Staff is interested in feedback from Council members on any additional information desired, or suggestions for future review with PCD and Council.

RECOMMENDATION

This item is intended as information only.

ATTACHMENTS

Comprehensive Plan Status Briefing Presentation



Planning and Community Development Committee

Comprehensive Plan Status - Briefing

February 12, 2024

Background

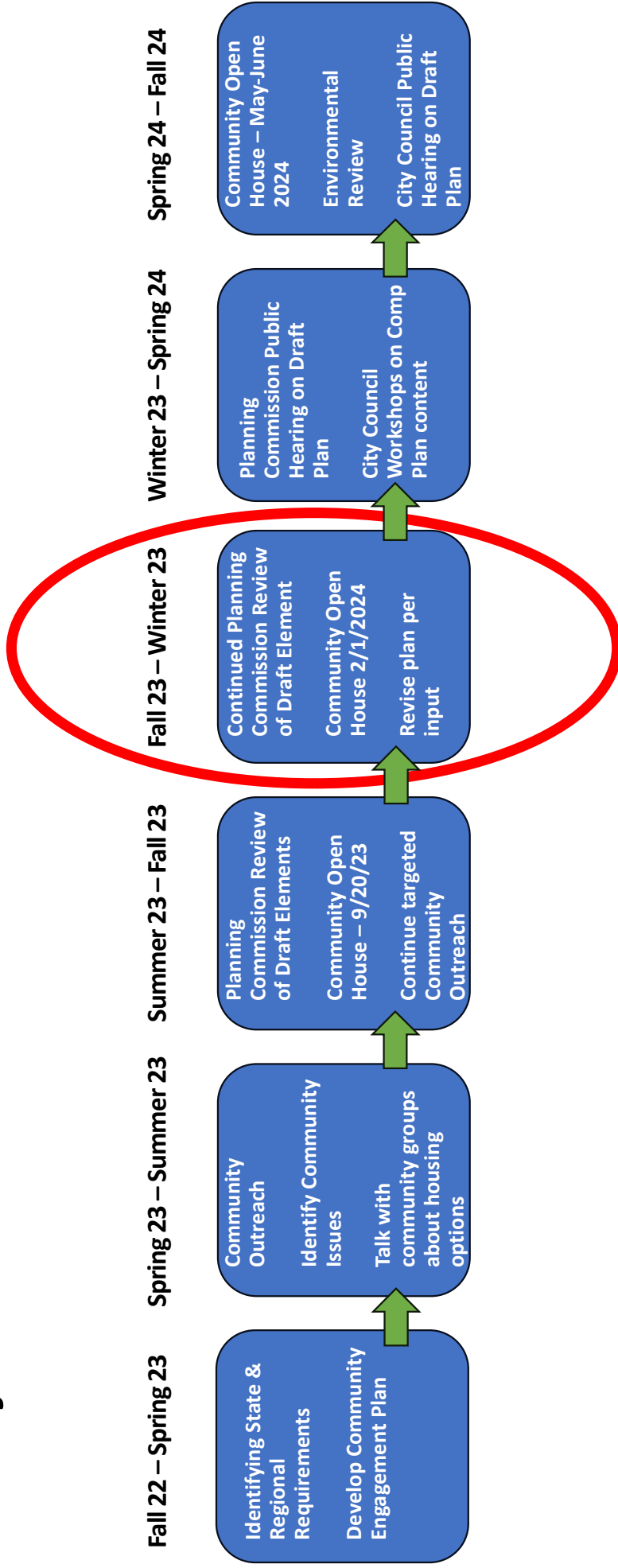
- The growth management act (GMA) requires all fully planning cities to adopt a periodic update of their comprehensive plans at regular intervals, generally every 8-10 years.
- Periodic updates are framed around a 20-year planning period (2024-2044)
- Jurisdictions within King, Pierce, Snohomish and Kitsap counties are required to adopt a periodic update of their comprehensive plans by December 31, 2024.
- The most significant update areas for this periodic update cycle are:
 - Equity
 - Housing
 - Climate Change



Requirements

- The comprehensive plan must comply with policy requirements and include required materials set by the Washington Department of Commerce, Puget Sound Regional Council, and King County
- Plan updates address revisions to State laws, new regional policy guidance, and changes to local priorities and practices
- The draft plan will be reviewed at the State, regional and local level to ensure compliance with required guidance before adoption
- Failure to adopt an approved comprehensive plan by December 31, 2024, will restrict Tukwila's eligibility for transportation grants from the Puget Sound Regional Council

Project Schedule

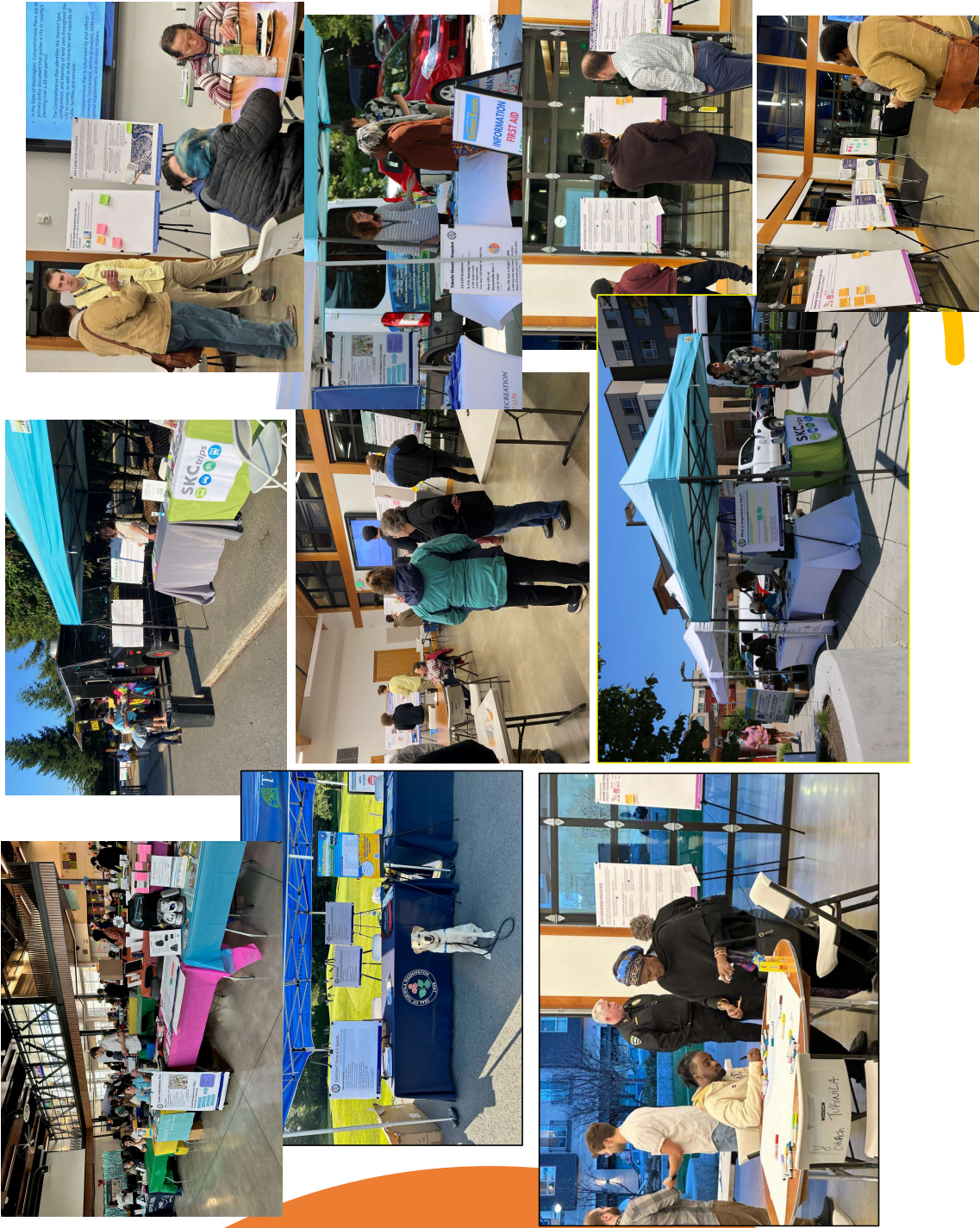


Public Outreach

- Staff has conducted extensive engagement with the public including, but not limited to:
 - Open houses at various points of the process
 - Online engagement hub
 - Contracting with key community groups
 - Stakeholder interviews
 - Housing Preferences survey
 - Presentations to community groups
 - Tabling at community events



Outreach to Events to Date

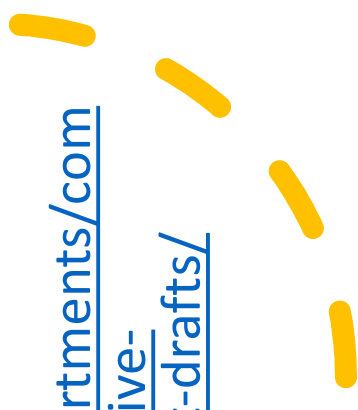


Process (2024)

- Planning Commission review of individual element drafts
- Public Hearing before the Planning Commission
- Environmental Review
- Preliminary review of draft comprehensive plan by state and regional bodies
- Council review
- Public Hearing(s) before the Council
- Council adoption of the comprehensive plan
- Certification of the comprehensive plan by reviewing bodies

Draft Elements

- A public hearing on the draft elements will be held at the Planning Commission at the March 14th meeting
- Draft Elements and Background Reports will be further refined over next few months with final editing for readability, document design, and supporting information (maps, graphs, etc.)
- Draft Elements are available for public review on the City's Website for public feedback (<https://www.tukwilawa.gov/departments/community-development/comprehensive-plan/comprehensive-plan-element-drafts/>)



Council Review

- To provide Council with adequate time for review of the periodic update, staff will be meeting with the PCD and Council throughout 2024





Discussion