



Memorandum

Date: 11/19/2024
Meeting of: City Council

File No. AM No. 24-174
Type: Consent Item

TO: Members of the City Council
FROM: Mayor Angela Birney
DEPARTMENT DIRECTOR CONTACT(S):

| | | |
|------------------------------------|---------------|--------------|
| Planning and Community Development | Carol Helland | 425-556-2107 |
|------------------------------------|---------------|--------------|

DEPARTMENT STAFF:

| | | |
|------------------------------------|----------------|-----------------------------|
| Planning and Community Development | Seraphie Allen | Deputy Director |
| Planning and Community Development | Jeff Churchill | Long Range Planning Manager |
| Planning and Community Development | Becky Frey | Principal Planner |
| Planning and Community Development | Lauren Alpert | Senior Planner |
| Planning and Community Development | Odra Cárdenas | Senior Planner |
| Planning and Community Development | Glenn Coil | Senior Planner |
| Planning and Community Development | Ian Lefcourte | Senior Planner |

TITLE:
Redmond 2050 Adoption

- a. Ordinance No. 3181: An Ordinance of the City Of Redmond, Washington, Repealing the Redmond Comprehensive Plan and Replacing it with an Updated Plan as Part of a Periodic Update, Providing for Severability, and Establishing an Effective Date
- b. Ordinance No. 3182: An Ordinance of the City of Redmond, Washington, Adopting the 2024 Overlake Neighborhood Plan Addendum, Providing for Severability, and Establishing an Effective Date
- c. Ordinance No. 3183: An Ordinance of the City of Redmond, Washington, Repealing the Redmond Water System Plan and Replacing it with an Updated Plan as Part of a Comprehensive Plan Periodic Update, Providing for Severability, and Establishing an Effective Date
- d. Ordinance No. 3184: An Ordinance of the City of Redmond, Washington, Repealing the Redmond General Wastewater Plan and Replacing it with an Updated Plan as Part of a Comprehensive Plan Periodic Update, Providing for Severability, and Establishing an Effective Date
- e. Ordinance No. 3185: An Ordinance of the City of Redmond, Washington, Amending the 2013 Transportation Master Plan as Part of a Comprehensive Plan Periodic Update, Providing for Severability, and Establishing an Effective Date

- f. Ordinance No. 3186: An Ordinance of the City of Redmond, Washington, Amending Title 21 of the Redmond Municipal Code, Known as the Redmond Zoning Code, to Implement Redmond 2050, the Periodic Update of the Redmond Comprehensive Plan, Providing for Severability, and Establishing an Effective Date
- g. Ordinance No. 3187: An Ordinance of the City of Redmond, Washington, Amending Title 3 of the Redmond Municipal Code to Implement Redmond 2050, the Periodic Update of the Redmond Comprehensive Plan, Providing for Severability, and Establishing an Effective Date
- h. Ordinance No. 3188: An Ordinance of the City of Redmond, Washington, Amending Title 10 of the Redmond Municipal Code to Implement Redmond 2050, the Periodic Update of the Redmond Comprehensive Plan, Providing for Severability, and Establishing an Effective Date
- i. Ordinance No. 3189: An Ordinance of the City of Redmond, Washington, Amending Title 13 of the Redmond Municipal Code to Implement Redmond 2050, the Periodic Update of the Redmond Comprehensive Plan, Providing for Severability, and Establishing an Effective Date
- j. Resolution No. 1597: A Resolution of the City of Redmond, Washington, Establishing an Affordable Housing Payment-In-Lieu Schedule for the Neighborhood Residential Zone Pursuant to Chapter 21.20 of the Redmond Zoning Code, and Establishing an Effective Date
- k. Ordinance No. 3190: An Ordinance of the City of Redmond, Washington, Adopting the Redmond Capital Facilities Plan 2025-2030 as Part of a Comprehensive Plan Periodic Update, Providing for Severability, and Establishing an Effective Date

OVERVIEW STATEMENT:

Staff recommends that the City Council adopt ten ordinances and one resolution (Attachments C-M), which together constitute the 2024 adoption package for Redmond 2050, the periodic update of the Redmond Comprehensive Plan. Since the November 4 Committee of the Whole meeting:

- The Redmond 2050 Comprehensive Plan acknowledgements page was completed.
- Staff confirmed that the “Transition to New Standards” language was included in the amendments to RMC 3.38 Multifamily Housing Property Tax Exemption and so no changes were needed.
- Staff confirmed that the mechanism for partially exempting day care facilities from payment of transportation impact fees was included in the amendments to RMC 3.10 Impact Fees and so no changes were needed.
- Staff added the 2025-2030 Capital Facilities Plan to the adoption package (Attachment M). It was recommended by the Planning Commission on July 31, 2024, and reviewed by the City Council in September, but inadvertently omitted from your November 4 Committee of the Whole materials.

Additional Background Information/Description of Proposal Attached

REQUESTED ACTION:

- Receive Information Provide Direction Approve

REQUEST RATIONALE:

- **Relevant Plans/Policies:**
Policy PI-15 calls for periodic Comprehensive Plan reviews.
- **Required:**
The Growth Management Act requires that Washington cities and counties review and, if needed, revise their comprehensive plans and development regulations every ten years. For King County cities, the periodic review must be completed by December 31, 2024.
- **Council Request:**
The City Council requested quarterly reports on project milestones, staff progress, and public involvement.
- **Other Key Facts:**
N/A

OUTCOMES:

Updating the Redmond Comprehensive Plan will ensure that the Plan is consistent with state law and regional policy direction; advances equity and inclusion, sustainability, and resiliency; and that Redmond is prepared for growth expected through the year 2050.

COMMUNITY/STAKEHOLDER OUTREACH AND INVOLVEMENT:

- **Timeline (previous or planned):**
Outreach began in late 2020 and continued through summer 2024.
- **Outreach Methods and Results:**
Redmond 2050 outreach methods have included:
 - Redmond 2050 Website
 - Digital City Hall Lobby
 - Let’s Connect questionnaires, idea boards, and other tools
 - Press releases and Social media
 - Short videos and posting of recordings of workshops
 - Yard signs and Posters
 - Utility Bill inserts
 - Email newsletters to multiple City lists and partner organizations
 - Hiring of Eastside for All for intensive, focused community engagement
 - Stakeholder input and Focus group meetings
 - Hybrid and remote workshops, interviews, and office hours
 - Tabling at community events
 - Pop-up events in community spaces and workplaces
 - Translation of selected materials
 - Community Advisory Committee input

- Technical Advisory Committee input
- Planning Commission public hearings
- Human Services Commission meetings
- Other boards & Commissions meetings
- Mailed property owner notifications

Quarterly engagement summaries are available at [redmond.gov/1495](http://www.redmond.gov/1495) <<http://www.redmond.gov/1495>>.

• **Feedback Summary:**

Community feedback over the last four years has resulted in a plan that emphasizes equity and inclusion, sustainability, and resilience across all elements of the plan. In addition, the updated comprehensive plan advances complete neighborhoods, implements transit-oriented development, includes a new climate resilience and sustainability element, and includes a new community development and design element.

BUDGET IMPACT:

Total Cost:

\$4,616,401 is the total value of the Community and Economic Development budget offer. This budget offer includes staff and consultant resources necessary to complete Redmond 2050.

Approved in current biennial budget: **Yes** **No** **N/A**

Budget Offer Number: 0000040

Budget Priority: Vibrant and Connected, Healthy and Sustainable

Other budget impacts or additional costs: **Yes** **No** **N/A**

If yes, explain: N/A

Funding source(s): General Fund, Washington State Department of Commerce grants

Budget/Funding Constraints:

Additional budget details attached

COUNCIL REVIEW:

Previous Contact(s)

| Date | Meeting | Requested Action |
|------------|------------------|---------------------|
| 10/6/2020 | Business Meeting | Approve |
| 11/17/2020 | Business Meeting | Receive Information |
| 3/16/2021 | Business Meeting | Receive Information |
| 3/23/2021 | Study Session | Provide Direction |
| 6/15/2021 | Business Meeting | Receive Information |

| | | |
|------------|--|---------------------|
| 6/22/2021 | Study Session | Provide Direction |
| 9/21/2021 | Business Meeting | Receive Information |
| 9/28/2021 | Study Session | Provide Direction |
| 11/16/2021 | Business Meeting | Receive Information |
| 11/23/2021 | Study Session | Provide Direction |
| 2/15/2022 | Business Meeting | Receive Information |
| 5/3/2022 | Business Meeting | Receive Information |
| 5/10/2022 | Study Session | Provide Direction |
| 6/7/2022 | Committee of the Whole - Planning and Public Works | Receive Information |
| 7/19/2022 | Business Meeting | Receive Information |
| 7/26/2022 | Study Session | Provide Direction |
| 8/9/2022 | Study Session | Provide Direction |
| 10/4/2022 | Business Meeting | Receive Information |
| 10/11/2022 | Study Session | Provide Direction |
| 1/17/2023 | Business Meeting | Receive Information |
| 1/24/2023 | Study Session | Provide Direction |
| 3/7/2023 | Business Meeting | Receive Information |
| 3/14/2023 | Study Session | Provide Direction |
| 7/18/2023 | Business Meeting | Receive Information |
| 9/5/2023 | Business Meeting | Receive Information |
| 9/12/2023 | Study Session | Provide Direction |
| 9/26/2023 | Study Session | Provide Direction |
| 10/3/2023 | Business Meeting | Receive Information |
| 10/10/2023 | Study Session | Provide Direction |
| 11/28/2023 | Study Session | Provide Direction |
| 1/9/2024 | Study Session | Provide Direction |
| 1/23/2024 | Study Session | Provide Direction |
| 2/6/2024 | Business Meeting | Receive Information |
| 2/13/2024 | Study Session | Provide Direction |
| 2/27/2024 | Study Session | Provide Direction |
| 3/5/2024 | Business Meeting | Receive Information |
| 3/12/2024 | Study Session | Provide Direction |
| 3/26/2024 | Study Session | Provide Direction |
| 4/2/2024 | Business Meeting | Receive Information |
| 4/9/2024 | Study Session | Provide Direction |
| 5/7/2024 | Business Meeting | Receive Information |
| 6/4/2024 | Business Meeting | Receive Information |

| | | |
|------------|--|---------------------|
| 6/11/2024 | Study Session | Provide Direction |
| 7/2/2024 | Business Meeting | Receive Information |
| 7/9/2024 | Study Session | Receive Information |
| 9/3/2024 | Business Meeting | Receive Information |
| 9/10/2024 | Study Session | Provide Direction |
| 9/24/2024 | Study Session | Provide Direction |
| 10/8/2024 | Committee of the Whole - Finance, Administration, and Communications | Provide Direction |
| 10/15/2024 | Business Meeting | Provide Direction |
| 11/4/2024 | Committee of the Whole - Planning and Public Works | Provide Direction |

Proposed Upcoming Contact(s)

| Date | Meeting | Requested Action |
|------|----------------------------|------------------|
| N/A | None proposed at this time | N/A |

Time Constraints:

The Comprehensive Plan periodic update must be complete by Dec. 31, 2024.

ANTICIPATED RESULT IF NOT APPROVED:

Failing to complete the periodic review in a timely manner puts the City at risk of being out of compliance with the Growth Management Act and, separately, ineligible for grants distributed by the Puget Sound Regional Council.

ATTACHMENTS:

- Attachment A: List of Changes since July 31, 2024
- Attachment B: Council Discussion Topics
- Attachment C: Ordinance Repealing and Replacing Comprehensive Plan
 - Exhibit 1: Neighborhoods Element
 - Exhibit 2: Redmond 2050 Comprehensive Plan
- Attachment D: Ordinance Adopting 2024 Overlake Neighborhood Plan Addendum
 - Exhibit 1: 2024 Overlake Neighborhood Plan Addendum
- Attachment E: Ordinance Repealing and Replacing Water System Plan
 - Exhibit 1: 2024 Water System Plan
- Attachment F: Ordinance Amending 2021 General Wastewater Plan
 - Exhibit 1: 2021 General Wastewater Plan as Amended
- Attachment G: Ordinance Amending 2013 Transportation Master Plan
 - Exhibit 1: Excerpt from 2013 Transportation Master Plan Appendix E: Unfunded Buildout Plan
- Attachment H: Ordinance Amending the Redmond Zoning Code
 - Exhibit 1: RZC 21.04 General Provisions
 - Exhibit 2: RZC 21.05 Special Districts
 - Exhibit 3: RZC 21.08 Residential Regulations
 - Exhibit 4: RZC 21.10 Downtown Regulations
 - Exhibit 5: RZC 21.12 Overlake Regulations
 - Exhibit 6: RZC 21.13 Southeast Redmond Regulations
 - Exhibit 7: RZC 21.14 Commercial Regulations

- Exhibit 8: RZC 21.17 Adequate Public Facilities and Undergrounding of Utilities
 - Exhibit 9: RZC 21.20 Affordable Housing
 - Exhibit 10: RZC 21.22 Public Art
 - Exhibit 11: RZC 21.28 High Capacity Transit Corridor Preservation Regulations
 - Exhibit 12: RZC 21.32 Landscaping
 - Exhibit 13: RZC 21.35 Live-Work
 - Exhibit 14: RZC 21.36 Open Space
 - Exhibit 15: RZC 21.38 Outdoor Storage, Retail Display, and Garbage and Recycling Enclosures
 - Exhibit 16: RZC 21.40 Parking Standards
 - Exhibit 17: RZC 21.42 Public View Corridors and Gateways
 - Exhibit 18: RZC 21.44 Signs
 - Exhibit 19: RZC 21.45 Solid Waste Storage and Collection
 - Exhibit 20: RZC 21.46 Temporary Uses
 - Exhibit 21: RZC 21.48 Transfer of Development Rights (TDR) Program
 - Exhibit 22: RZC 21.50 Transition Overlay Areas
 - Exhibit 23: RZC 21.52 Transportation Standards
 - Exhibit 24: RZC 21.56 Wireless Communication Facilities
 - Exhibit 25: RZC 21.57 Permanent Supportive Housing, Transitional Housing, Emergency Shelters, and Emergency Housing
 - Exhibit 26: RZC 21.58 Introduction
 - Exhibit 27: RZC 21.60 Citywide Design Standards
 - Exhibit 28: RZC 21.62 Urban Centers Standards
 - Exhibit 29: RZC 21.64 Critical Areas Regulations
 - Exhibit 30: RZC 21.67 Green Building Incentive Program (GBP)
 - Exhibit 31: RZC 21.68 Shoreline Master Program
 - Exhibit 32: RZC 21.70 State Environmental Policy Act (SEPA) Procedures
 - Exhibit 33: RZC 21.74 Land Division
 - Exhibit 34: RZC 21.76 Review Procedures
 - Exhibit 35: RZC 21.78 Definitions
 - Exhibit 36: RZC Appendix 10 Green Building Incentive Program Requirements
 - Exhibit 37: RZC Appendix 11 Overlake Planned Action Applicability and Mitigation Measures
- Attachment I: Ordinance Amending Title 3 of the Redmond Municipal Code
- Attachment J: Ordinance Amending Title 10 of the Redmond Municipal Code
- Attachment K: Ordinance Amending Title 13 of the Redmond Municipal Code
- Attachment L: Resolution Establishing Affordable Housing Payment-In-Lieu Schedule
- Exhibit 1: Affordable Housing Payment-In-Lieu Schedule for Neighborhood Residential Zone
- Attachment M: Ordinance Adopting the 2025-2030 Capital Facilities Plan
- Exhibit 1: 2025-2030 Capital Facilities Plan