

ATTACHMENT A

NON-CODE

**REDMOND CITY COUNCIL
ORDINANCE NO. _____**

AN ORDINANCE OF THE CITY OF REDMOND, WASHINGTON, SETTING THE FRAMEWORK AND CONDUCTING CONCURRENT REVIEW OF THE CUMULATIVE EFFECT OF ALL PROPOSED AMENDMENTS TO THE REDMOND COMPREHENSIVE PLAN AND RELATED AMENDMENTS TO THE REDMOND ZONING CODE, FOR THE 2019-20 COMPREHENSIVE PLAN DOCKET, INCLUDING NEW AND AMENDED POLICIES, CONCURRENT ZONING AMENDMENTS, AND NEW AND AMENDED FUNCTIONAL PLANS.

WHEREAS, the Growth Management Act requires that comprehensive plans and development regulations shall be subject to continuing evaluation and review; and

WHEREAS, the Growth Management Act provides that comprehensive plan amendments shall be considered as a comprehensive whole and shall not be amended more than once a year, with certain exceptions; and

WHEREAS, it has been at least one year since the City initiated an annual amendment to its Comprehensive Plan; and

WHEREAS, the City of Redmond's Zoning Code establishes a procedure for administratively setting the framework and content of its annual Comprehensive Plan amendment package; and

ATTACHMENT A

WHEREAS, the City's procedure for establishing the annual Comprehensive Plan amendment package is to adopt an ordinance that establishes the content of the annual amendment package allowing for separate review and adoption of each individual proposal and compliance with state requirements for concurrent review of the cumulative effects of all proposed amendments; and

WHEREAS, the Planning Commission held public hearings on March 11, 2020, to seek community feedback on the content of the 2019-20 Comprehensive Plan amendment package; and

WHEREAS, on May 8, 2020, the Planning Commission provided a recommendation to City Council regarding the content of the 2019-20 Comprehensive Plan amendment package; and

WHEREAS, the City Council considered the Planning Commission's recommendation regarding the content of the 2019-20 Comprehensive Plan amendment package as part of meetings on May 19, and June 16, 2020; and

WHEREAS, the Planning Commission will hold separate public hearings on each of the proposed amendments, and after considering the information contained in the Technical Committee reports, and testimony and written comments received during the public hearings, the Planning Commission will forward separate

ATTACHMENT A

recommendations on the proposed amendments to the City Council;
and

WHEREAS, after considering the testimony and other evidence, the City Council will take separate action on each of the amendments set forth by this Ordinance as to whether each should be adopted and whether they are consistent with the Washington State Growth Management Act, the King County Countywide Planning Policies, and the City's criteria for amending the comprehensive plan and development regulations,

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF REDMOND, WASHINGTON, DOES ORDAIN AS FOLLOWS:

Section 1. Classification. This is a non-code ordinance.

Section 2. Setting the Content of the 2019-20 Annual Comprehensive Plan Amendment Package. The following proposed amendments shall establish the entire framework for the 2019-20 Comprehensive Plan Amendment Package, including concurrent amendments to the Redmond Zoning Code:

A. CITY-INITIATED PROPOSALS

1. General Sewer Plan Update

ATTACHMENT A

Proposes to update the General Sewer Plan consistent with Redmond's vision, and identify short-term capital improvements and define long-term system planning goals and service criteria consistent with regional land use and wastewater planning issues.

2. Public Safety Master Plan - Phase 1

This proposal involves updating the 2014-2030 Police Safety Functional Plan. Phase 2 will involve updating the Fire Functional plan and will be proposed for a future docket.

3. Policy Amendments related to Parks, Arts, Recreation, Conservation, and Culture (PARCC) Plan

This proposal would provide revisions to the PARCC Plan 2017-2030 trails map. The map requires updates due to new information about the feasibility of developing proposed trails. In addition, one proposed trail is prohibiting a private landowner from making needed stormwater infrastructure improvements.

4. Policy Amendments Related to American Disability Act (ADA) Accessibility

Based on the findings and recommendations of the adopted Parks and Trails ADA Transition Plan, this proposal would add and

ATTACHMENT A

revise policies to support ADA accessibility to parks and trails throughout the City and will support the City's compliance with the American Disabilities Act.

5. Policy Amendments related to City Facilities

This proposal would add and revise policies to reflect the 2019 Facilities Strategic Management Plan (FSMP) which recommends guiding principles and highlights civic facility planning, development and maintenance best practices.

6. Amendments related to Redmond Tree Canopy

This proposal is intended to reflect outcomes of the Tree Canopy Strategic Plan which was adopted in 2019. This proposal would revise policies and add a new policy to address key strategies for achieving tree canopy goals including protecting, planting, and maintaining the City's tree canopy.

B. PRIVATELY-INITIATED PROPOSALS REMAINING FROM 2018-19:

1. Amendment to the Comprehensive Plan for a property in the Education Hill neighborhood

The proposal is to amend the Comprehensive Plan for an approximate 4.21-acre site in the Education Hill neighborhood

ATTACHMENT A

on the northwest corner of Avondale Road NE 104th St. The site is currently designated Single-Family Urban and zoned R-4. The applicant proposes to amend the land use designation to Multifamily Urban and add a new policy via a text amendment to the Education Hill Neighborhood Plan to "Maintain Multifamily Urban land uses on the west side of Avondale Rd. NE in the area north of NE 104th St. and approximately south of NE 106th St., if extended."

Applicant: Pier 67 Capital Partners L.P.

2. Amendments to the Comprehensive Plan to Expand the Overlake Mixed Use and Overlake Urban Center Boundaries

The proposal is to amend the land use map by expanding the "Overlake Mixed Use" land use designation boundary, and the "Overlake Urban Center" subarea boundary to include two developed parcels that comprise approximately 55 acres. The site is predominantly zoned Multifamily Urban and developed with multifamily apartment buildings - the Onyx Apartments and the Eaves Redmond Campus. The properties lie in the northeast quadrant of the intersection of NE 40th St. and 156th Ave. NE, close to the future Redmond Technology light rail station.

Applicant: McCullough Hill Leary, PS

ATTACHMENT A

C. PRIVATELY-INITIATED: NEW FOR 2019-20

1. Amendments to the Comprehensive Plan and Zoning Code to expand retail marijuana uses.

The proposal amends the Comprehensive Plan and Redmond Zoning Code to expand retail marijuana uses to include street-facing locations in Business Park (BP); Manufacturing Park (MP) and Industry (I) zones.

Applicant: Jenny Carbon, represented by Matthew Marcoe PLLC

2. Affordable Workforce Housing

The proposal amends the Comprehensive Plan by adding a new policy to encourage the private sector to create more affordable housing and acknowledge that housing affordability is a crisis.

Applicant: One Redmond, represented by Robert Pantley

3. Affordable Commercial

The proposal amends the Comprehensive Plan by adding a new economic vitality policy to support the retention of local businesses by creating opportunities for more affordable commercial space.

Applicant: Natural and Built Environments LLC, Robert
Pantley

ATTACHMENT A

Section 3. PROPOSALS TO BE REMOVED FROM DOCKET

1. Stormwater Functional Plan
2. Policy and regulatory amendments for the Manufacturing Park (MP) zone
3. Updates to Comprehensive Plan Elements such as Capital Facilities and Neighborhoods for Consistency with Updated Modelling for the Wellhead Protection Program
4. Updates to the Transportation Master Plan (TMP) and associated updates to the Comprehensive Plan and Zoning Code
5. Minor Corrections to Comprehensive Plan Text, Policies and Maps
6. Amendments to the NE Rose Hill Subarea Street Standards
7. Policy and Regulatory Updates related to Multifamily Housing in Business Park Zones

Section 4. Public Participation. The process for review of the annual Comprehensive Plan amendment package was established by the City of Redmond to allow thorough review by the public of each of the separate proposed amendments. Consistent with the requirements of RCW 36.70A.140, the City of

ATTACHMENT A

Redmond shall ensure public participation in the amendment process by holding public hearings for each of the proposed amendments. Notice of the hearings for each of the amendments shall be broadly disseminated to the public and shall be published in the newspaper of record, advertised by the City's public television programming and website, and where applicable, mailed to property owners within an affected area. The Planning Commission shall consider the testimony and written comments received during the public hearing before making its recommendation to the City Council for action on each of the proposed amendments.

Section 6. Severability. If any section, sentence, clause or phrase of this ordinance should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the validity or constitutionality of any other section, sentence, clause or phrase of this ordinance.

Section 7. Effective date. This ordinance shall become effective five days after its publication, or publication of a summary thereof, in the City's official newspaper, or as otherwise provided by law.

ATTACHMENT A

ADOPTED by the Redmond City Council this _____ day of _____, 2020.

CITY OF REDMOND

ANGELA BIRNEY, MAYOR

ATTEST:

Cheryl Xanthos, MMC, CITY CLERK

(SEAL)

APPROVED AS TO FORM:
OFFICE OF THE CITY ATTORNEY:

JAMES HANEY, CITY ATTORNEY

FILED WITH THE CITY CLERK:
PASSED BY THE CITY COUNCIL:
SIGNED BY THE MAYOR:
PUBLISHED:
EFFECTIVE DATE:
ORDINANCE NO.