



**Preliminary Scope of
Recommendations Report
Collaborative Roadmap Phase III**

October 15, 2021



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Introduction and Background

The Collaborative Roadmap Phase III (Phase III) project builds upon the findings, concepts, and recommendations from recent state-funded reports. Past reports include the Land Use Study Commission (1998), Governor’s Land Use Agenda (2006), A Road Map to Washington’s Future (2019), and Updating Washington’s Growth Policy Framework (2021).

Phase III convenes a task force to review past findings and make recommendations to the Washington State Legislature on proposed reforms to the state’s growth policy framework. Recommendations reports will be prepared before the 2022 and 2023 legislative sessions.

Washington state’s growth policy framework consists of state laws that govern or influence the strategies state agencies and local governments use to plan for, implement, and manage land use policy, permitting and appeals, infrastructure, and environmental protections. The project team identifies the laws that guide our framework in [Appendix C](#).

This report identifies the proposed scope of issues the Task Force will consider for the 2022 legislative report, which is due on December 15, 2021. This report also identifies potential issues for the Task Force to address later in 2022. This will result in additional recommendations and another legislative report, which is due before the 2023 legislative session. As it begins meeting and reviewing materials this fall, the Task Force may refine the preliminary scope of issues identified in this report. A final scope of recommendations report will be issued on June 1, 2022 to help guide the process as recommendations to the legislature are made prior to the 2023 legislative session.

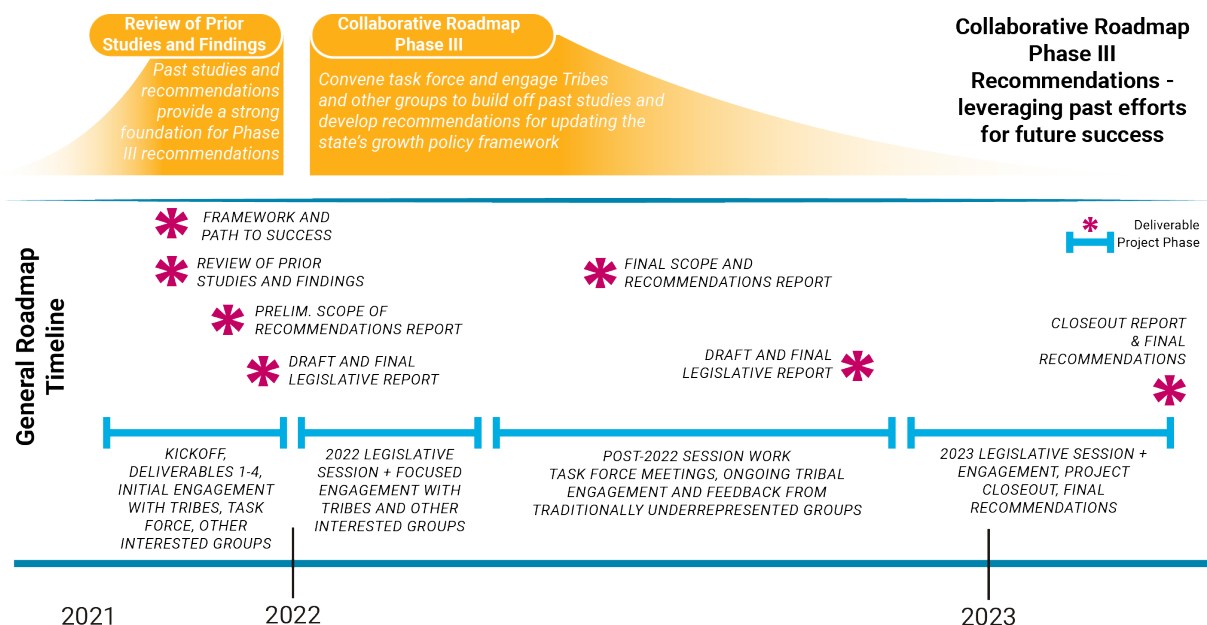


Figure 1: Overview of Roadmap Phase III timeline and process

Identifying the Preliminary Scope of Issues

To identify the preliminary scope of issues to be addressed by the Task Force prior to the 2022 and 2023 legislative sessions, the project team examined prior reports and studies along with legislation that has become law or been introduced during the past two legislative sessions. This document helps make progress toward implementing many of the recommendations from prior studies that have not yet been addressed. Feedback from early engagement efforts and filtering opportunities and constraints have also helped shape the initial scope of work.

Prior Findings and Current Legislation

Substantial progress has already been made in making reforms to Washington’s growth policy framework. The Review of Prior Studies and Findings Report, completed as part of the Phase III project, examines the progress made on the recommendations in previous state-funded reports and studies and identifies bills (included in [Appendix A](#) and [Appendix B](#)) that:

- Passed the Legislature and implemented recommendations from previous studies; or
- Have been introduced to the Legislature in previous years but have not yet passed. Many of these bills will be re-introduced in 2022.

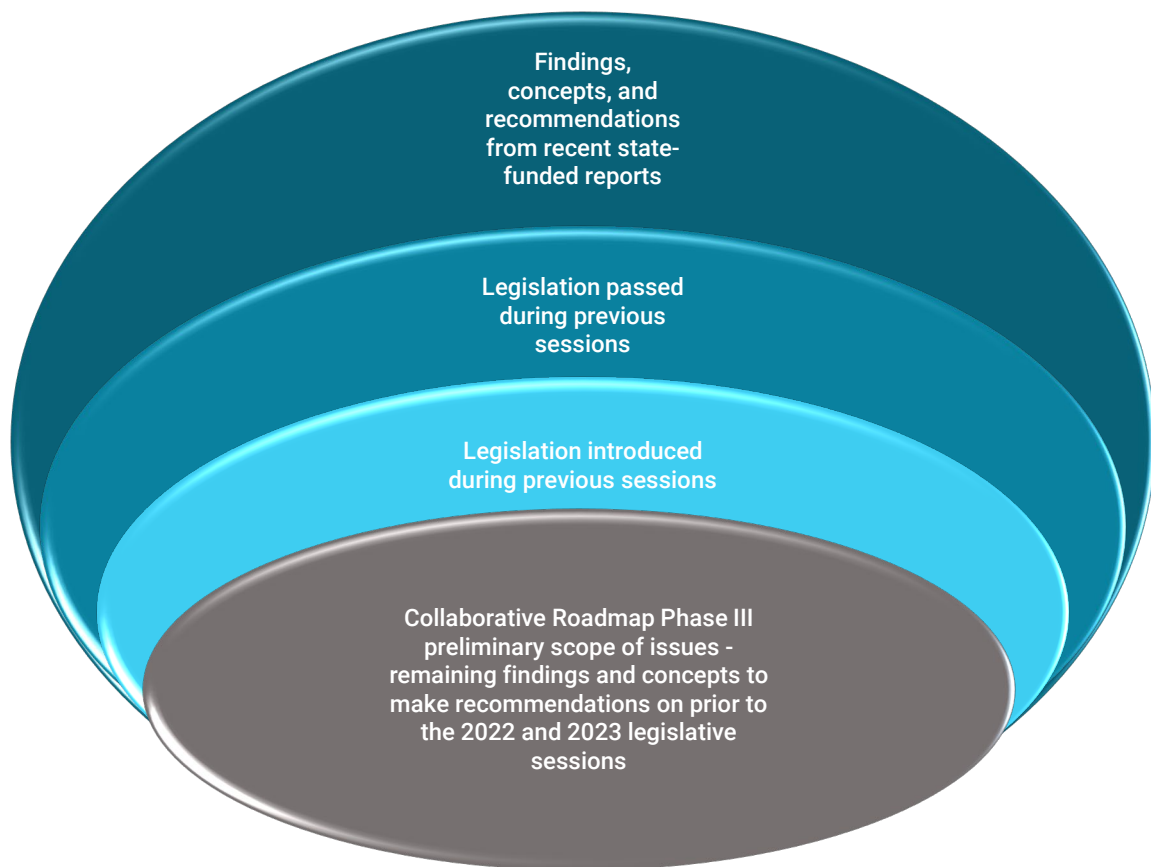


Figure 2: Narrowing down the scope of potential recommendations

The Task Force will primarily focus on findings and concepts that have not yet been addressed and make recommendations on those issues to the Legislature. There could be cases where the Task Force determines there is value in providing recommendations on existing bills or where new topics are introduced. We also expect that there will be issues identified in previous reports that the Task Force declines to take up. Where this occurs, the Task Force will identify these issues in the closeout report, which will be prepared at the conclusion of this project.

What remains is a set of issues that the Task Force will explore and make recommendations on before the 2022 and 2023 legislative sessions. The project team completed initial engagement, categorized issues based on how they would be implemented, and evaluated project opportunities and constraints to arrive at a proposed scope for the Task Force prior to the 2022 legislative session.

Early Engagement Summary

Early engagement for the Phase III project included meeting virtually with lawmakers, including presentations to the House Local Government Committee and Senate Housing and Local Government Committee, potential Task Force members, state agencies, and other interested groups. Engagement focused on providing an overview of the project goals as defined by the Legislature, outlining proposed engagement strategies, and receiving feedback on the general or specific areas or topics respondents felt are most important to address and make recommendations for within the growth policy framework as the Phase III project continues.

The discussion also addressed issues the Task Force should prioritize and focus on prior to the 2022 legislative session. Recommended focus areas included:

- Funding local government Comprehensive Plan updates. This was particularly emphasized given that the Legislature has passed or is considering several bills that would increase local government planning requirements under the Growth Management Act (GMA).
- Changes that are necessary for the 2022 session so that cities and counties with a 2024 comprehensive plan update deadline have time to implement statutory changes.
- Providing ideas for how the GMA applies to different areas of the state, particularly rural areas. This report refers to this as “adaptive planning.”
- Local government permit processes and timelines, particularly as they relate to housing.

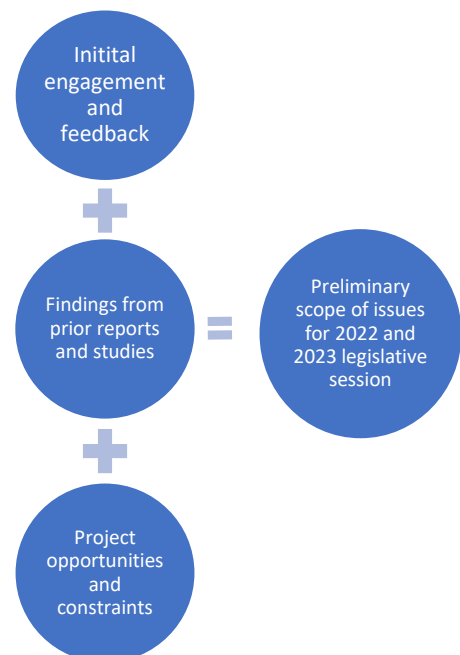


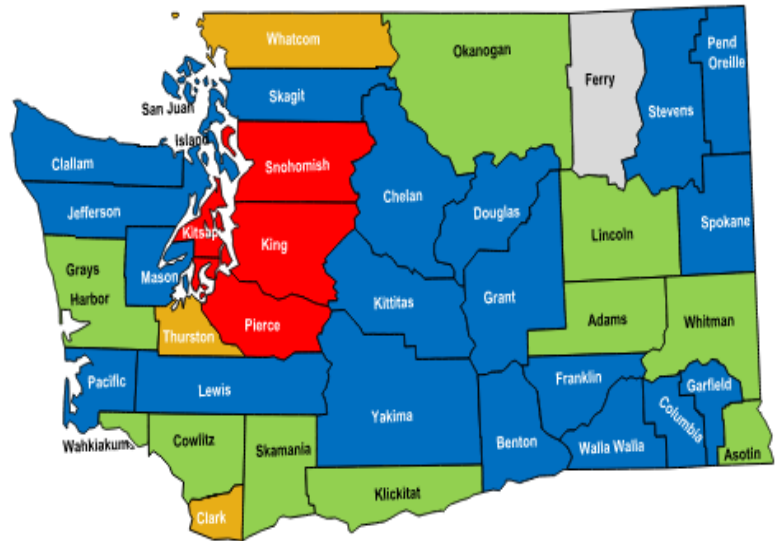
Figure 3: Components of preliminary scope of issues

More information about the approach to engagement in Phase III can be found in [Appendix D](#).

Refining the Topics into Categories

The broad range of issues that the Task Force will explore and make recommendations on before the 2022 and 2023 legislative sessions covers several different statutes. To make these issues easier to understand as they relate to the growth policy framework, the project team developed and defined categories for the set of issues. Each issue that the Task Force will take up relates to one of the categories below. See the [proposed 2022 scope](#) and [potential 2023 scope](#) for more details about specific issues the Task Force may take up under the various categories. We have also been cross-referenced the topics by statute in [Appendix E](#).

Adaptive Planning – Focuses on addressing varied planning requirements for urban and rural cities and counties and ways to make planning processes more predictable or to recognize regional differences and needs throughout the state. Varied planning requirements already exist, as noted by the five different classes of requirements that apply to Washington’s 39 counties under the GMA.



Given the existing variations of planning requirements, this covers topics like finding additional ways to recognize regional differences within the planning framework, finding opportunities to make planning updates easier or more predictable for smaller cities and counties, and reviewing the role the Department of Commerce should play in helping cities and counties meet planning requirements.

GMA 1.0	GMA 2.0	GMA 3.0	GMA 4.0	GMA 5.0
Fully Planning + Buildable Lands + Vision 2050	Fully Planning + Buildable Lands	Fully Planning	Partially Planning	Partially Planning + Rural Element
4 Counties 4,264,200 Pop.	3 Counties 1,018,200 Pop.	22 Counties 1,993,720 Pop.	10 Counties 372,170 Pop.	1 County 7,910 Pop.
95% of State population is fully planning under GMA			5% of State population is partially planning under GMA	
Comprehensive Plan Periodic Update Schedule				
Conserve Resource Lands Protect Critical Areas	Conserve Resource Lands Protect Critical Areas	Conserve Resource Lands Protect Critical Areas	Conserve Resource Lands Protect Critical Areas	Conserve Resource Lands Protect Critical Areas
Comprehensive Plans and Development Regulations	Comprehensive Plans and Development Regulations	Comprehensive Plans and Development Regulations		Rural Element
Countywide Planning Policies Urban Growth Areas Rural Element	Countywide Planning Policies Urban Growth Areas Rural Element	Countywide Planning Policies Urban Growth Areas Rural Element		
Concurrency Essential Public Facilities	Concurrency Essential Public Facilities	Concurrency Essential Public Facilities		
Impact Fees authorized 4 th Qtr. REET authorized	Impact Fees authorized 3 rd Qtr. REET authorized	Impact Fees authorized 3 rd Qtr. REET authorized		
Growth Hearings Board	Growth Hearings Board	Growth Hearings Board		
State Environmental Policy Act Shoreline Management Act Planning Enabling Act Subdivision Act Land Use Petition Act Regional Transportation Planning Watershed Planning Voluntary Stewardship Program				

Figure 4: Five classes of Growth Management Act Planning
 Source: Washington State Department of Commerce

Funding and Timelines – Focuses on funding for cities and counties to implement requirements under the growth policy framework and timelines in which to complete those requirements. This covers specific issues like exploring options for short-term or more permanent funding to assist cities and counties with required planning work (including new requirements) and review of existing timelines to complete these required tasks.

Integrating Planning – Focuses on the link between planning under the [primary growth policy framework](#) (Appendix C) and other important local, regional, and state planning efforts and requirements. This includes, but is not limited to, planning completed by school districts, utility districts, state agencies, ports, and military installations. This covers topics like how planning by sewer, water, or school districts, for example, could be better integrated with city and county efforts to plan for population and employment growth.

Annexations – Focuses on ways to encourage annexations as outlined within the Growth Management Act, while also creating processes that sync well with counties and special districts. Annexation by cities or towns is a legislative action (done at the level of the elected city council) whereby they add territory to their existing city limits. Areas annexed are typically located within an unincorporated Urban Growth Area, or UGA. This covers topics like finding additional incentives to annex land while ensuring coordination with groups that could be impacted, including counties, fire districts, and other special districts.

Permit Process – Focuses on review of RCW 36.70 (Planning Enabling Act), RCW 36.70B (Local Project Review Act), RCW 36.70C (Land Use Petition Act), RCW 43.21C (SEPA), and RCW 58.17 (Plat-Subdivisions-Dedications) for opportunities to streamline permit processes and review timelines while maintaining strong public participation during permit application review. This could include studies conducted through the Department of Commerce to review permitting best practices or review multiple statutes under the growth policy framework to see where there may be overlapping requirements that could be modified to gain efficiencies.

Housing – Focuses on changes to the growth policy framework to encourage a variety of housing types for all income levels. Several recent bills, including HB 1923 and HB 1220, have addressed planning and permitting for a variety of housing types at all income levels. This could cover topics such as greater regional coordination in housing planning, gathering data to understand what is being built vs. what is needed, and housing densities within urban areas.

Environment – Focuses on new or modified requirements within the growth policy framework impacting environmental regulations or policies. This would cover topics like climate change or critical area requirements.

Transportation – Focuses on new or modified requirements within the growth policy framework impacting transportation. This could cover topics such as changes to the Washington State Transportation Plan, incentives for multi-modal transportation statewide, and adding state highways and highway planning into local traffic concurrency, which determines when transportation network improvements are needed due to new development.

Opportunities and Constraints in 2022 Session

In order to identify issues to address before the 2022 legislative session, the project team filtered issues within the broad topics described above through the opportunities and constraints of the 2022 session. These filters, outlined in Figure 5 below, helped narrow the scope of issues the Task Force is proposed to evaluate prior to the 2022 session.

Opportunities	Constraints
Ability to provide recommendations on issues that should be addressed this year so cities and counties that have a 2024 comprehensive plan update deadline have time to implement new laws.	2022 is a short session. This will make it more difficult to successfully move legislation forward.
Many Task Force members will be familiar with issues they will be considering. This may make it easier to collect information and make recommendations.	A number of bills were introduced last session that will likely be reintroduced this year (see Prior Legislation in Appendix A of this report). It may be difficult for the legislature to address too many new bills.
Recommendations made prior to the 2022 session will get introduced to the legislature in 2022 even if they do not result in successful legislation. Introducing new issues in 2022 may make it easier to move recommendations forward in 2023.	Short time period in which to engage with Tribes, working groups, legislators, and the Task Force and make recommendations prior to the 2022 session.

Figure 5: Opportunities and constraints prior to 2022 legislative session

2022 - 2023 Preliminary Scope of Issues

To build upon the findings, concepts, and recommendations from state-funded reports as well as recent legislation and early engagement, the project team developed a set of proposed and potential topics and specific issues for the Task Force to consider prior to the 2022 and 2023 sessions. Legislation that has passed the legislature and implemented recommendations from previous reports ([Appendix B](#)); and bills introduced in previous years that have not become law but are expected to be re-introduced for the 2022 legislative session ([Appendix A](#)) were filtered out.

Initial engagement and filtering issues through the constraints and opportunities provided a set of issues for the Task Force to consider prior to the 2022 and 2023 legislative sessions (below). Broad categories of topics and more specific issues under these categories have been identified. For definitions of these topical categories, please see [Refining the Topics into Categories](#) in this document.

The potential topic list and more specific set of issues for the Task Force to consider prior to the 2023 session will be refined in the Final Recommendations report due on June 1, 2022.

Legislation That Has Become Law	Work in Progress	Proposed Topics Pre-2022 Session	Potential Topics Pre-2023 Session
Housing HB 1923 (2019); HB 2343 (2020); HB 1220 (2021); ESSB 5235 (2021)	Environment HB 1099 - climate change HB 1117 - net ecological gain	<u>Funding and Timelines</u>	<u>Funding and Timelines</u>
Funding and Timelines HB 2342 (2020)	Integrating Planning HB 1241 - comprehensive planning, plan coordination	<u>Adaptive Planning</u>	<u>Adaptive Planning</u>
Permit Process SB 5381 (2021)	Adaptive Planning HB 1232 - Housing SB 5275 - LAMIRDS	<u>Annexations</u>	<u>Permit Process</u>
Annexation 2SSB 5368 (2021)	Funding and Timelines HB 1157 - real estate excise tax incentives	<u>Permit Process</u>	<u>Environment</u>
Adaptive Planning 2SSB 5368 (2021)	SB 5312 - funding TOD planning HB 1241	<u>Housing</u>	<u>Annexations</u>
	Housing HB 1232		<u>Transportation</u>

Figure 6: Overview of proposed scope for 2022 and 2023 sessions

Proposed 2022 Scope of Issues

The proposed scope of issues for the Task Force to consider and make recommendations on prior to the 2022 legislative session includes:

Funding and Timelines

- Growth Management Act (GMA) update timelines. Discuss and make recommendations on whether to amend RCW 36.70A.130(5)(a) to allow King, Kitsap, Pierce, and Snohomish counties and the cities within those counties up to 12 additional months (June 2024 to June 2025) to update their comprehensive plans and development regulations. This would provide additional time to update plans and regulations consistent with new requirements from bills that have recently become law or are likely to be reintroduced and pass in 2022.
- Funding for local government planning. Discuss and make recommendations on options to provide cities and counties with more consistent and permanent funding to assist with updating comprehensive plans and development regulations as required by the GMA. Funding will also assist during this update cycle as cities and counties implement new and amended GMA requirements within [bills that have passed](#) or are [currently being considered](#).

Adaptive Planning

- Ways to simplify required comprehensive plan and development regulation updates. Ideas include but are not limited to: 1) Commerce defending appeals of city and county comprehensive plan updates when certain conditions are met. This could be modeled after RCW 90.58 (Shoreline Management Act). 2) Commerce developing model codes and/or checklists for cities and counties to use for comprehensive plan and development regulations updates. Options for providing safe harbor or appeal limitations when applied.
- Increased flexibility for Limited Areas of More Intensive Rural Development (LAMIRDs, SB 5275). This includes providing feedback and recommendations on Senate Bill 5275, which was introduced in the 2021 session.

Annexations

- Sales and use tax for cities to offset municipal service costs to newly annexed areas. Discuss and make recommendations on reinstating the sales tax incentive for annexations contained in RCW 82.14.415, which expired in 2015.

Permit Process

- Annual permit application performance reports under 36.70B.080. Discuss and make recommendations on modifying existing language to make permit data reporting easier for cities and counties subject to the requirements. Currently, most jurisdictions subject to the requirements do not publish the required permit data outlined in 36.70B.080. Consider the requirement that annual data be sent to Commerce to compile reports.

- Budget proviso for the study of permit timelines and best practices. Discuss whether to recommend that a study by Commerce be funded as part of the supplemental budget. This study might focus on topics such as permit process best practices, existing statutory tools to maintain optimal timelines, tools that could assist when permit volumes increase rapidly, and how to budget for rapid change.

Housing

- Housing and densities. The Task Force is not expected to generate recommendations for legislation on housing for the 2022 session given that several bills dealing with housing have recently become law. However, if new draft bills on housing or required housing densities are developed and available for the Task Force to consider before the session, these may come before the Task Force.

Potential 2023 Scope of Issues

The potential scope of issues for the Task Force to take up and make recommendations on prior to the 2023 legislative session will be more robust than 2022. The Task Force will have several additional months to consider issues, and engagement through working groups will be more expansive.

In addition to the high-level topics and issues outlined below, the Task Force may take up legislation that does not pass during the 2022 legislative session and revisit issues from discussions prior to the 2022 session.

The following is a high-level list of issues by topic that may be considered next year. Many of these issues are taken from previous reports and studies and will be further refined for the Final Scope of Recommendations report. Additional issues may also be included that are not listed here.

Funding and Timelines

- Funding for local government planning (if unresolved from previous session)
- Monitoring comprehensive plan implementation (and timelines for monitoring)
- Use of impact fees and paying for infrastructure
- Other methods for funding infrastructure

Adaptive Planning

- Updating public participation requirements for comprehensive plans in RCW 36.70A.140 (this issue may be resolved through GMA rules update)
- Review and make recommendations on state statutes, beginning with Growth Management Act (GMA) and State Environmental Policy Act (SEPA) to identify conflicts or disconnects and how to reduce gaps, conflicts, and redundancies

Integrating Planning

- Possible new GMA goal focused on human health and well-being
- Possible new GMA goal focused on equity

- Integrate school district and local government capital facility planning (includes planning for schools)
- Integrate water and sewer districts, school districts, and port districts into the GMA.
- State agency responsibilities, including SEPA, Shoreline Management Act (SMA), and transportation plans/concurrency
- Link utility districts and emergency service providers
- Military installations

Permit Process

- Review and make recommendations on state statutes, beginning with Growth Management Act (GMA) and State Environmental Policy Act (SEPA) to identify conflicts or disconnects and how to reduce gaps, conflicts, and redundancies

Environment

- Integration of water planning with GMA requirements

Annexations

- Annexation reform focused on reducing conflicts, clarifying the role of special districts, and providing for the fiscal sustainability of counties

Transportation

- Incentives for multi-modal transportation in Urban Growth Areas (UGAs)
- Linking Washington Transportation Plan with GMA goals
- Integration of state highways into GMA concurrency system

Appendix A: Prior legislation that will be reintroduced for the 2022 session

The table below outlines the relevant legislation from the 2021 session that was introduced and passed out of at least one chamber of the Legislature. We expect these bills to be reintroduced during the 2022 session. The bills are organized by subject and include summaries of the issues addressed. Although not a focus area, the Task Force may choose to provide recommendations on proposed changes to one or more of these bills.

2021 Legislative Session - Overview of Relevant Legislation			
Bill Topical Category	Bill Number	Bill Summary	Bill Report
Environment	HB 1099	Adds a goal of climate change mitigation to the listed goals of the Growth Management Act (GMA). Adds a climate change and resiliency element to the list of elements that must be included within the comprehensive plans that certain counties and cities must adopt under the GMA. Requires the Department of Commerce (Commerce), in consultation with other state agencies, to publish guidelines that specify a set of actions counties and cities have available related to greenhouse gas (GHG) emissions reductions and vehicle miles traveled (VMT) reductions. Requires the climate change and resiliency element of the comprehensive plan of certain counties and cities to identify actions the jurisdiction will take, consistent with guidelines adopted by Commerce, to reduce GHG emissions and VMT. Requires the climate change and resiliency element of the comprehensive plan of certain counties and cities to address the adverse impacts of climate change on people, property, and ecological systems. Specifies the process by which the GHG emissions reduction subelement of the climate change and	HB 1099 (Bill report for E2SHB 1099)

2021 Legislative Session - Overview of Relevant Legislation			
Bill Topical Category	Bill Number	Bill Summary	Bill Report
		resiliency element takes effect. Requires Commerce to adopt guidance that creates a model climate change and resiliency element. Requires the Department of Ecology to update its Shoreline Master Program guidelines to require Shoreline Master Programs to address the impact of sea-level rise and increased storm severity. Adds consideration of climate change impacts to the list of elements that must be contained in optional comprehensive flood control management plans	
Environment	HB 1117	Adds salmon recovery as a goal under the Growth Management Act (GMA). Requires the land use element of comprehensive plans adopted under the GMA to include a strategy that achieves a net ecological gain of salmon habitat. Requires the capital facilities element and transportation element of comprehensive plans adopted under the GMA to include a schedule for elimination of all identified fish passage barriers. Requires the Department of Fish and Wildlife to adopt rules that establish criteria for net ecological gain which certain counties and cities must meet through the adoption of comprehensive plans.	HB 1117 (Bill report for E2SHB 1117)
Integrating Planning; Funding and Timelines	HB 1241	Increases the review and revision cycle for comprehensive plans and Shoreline Master Plans from eight to 10 years. Requires certain counties and cities to submit an implementation progress report with certain required information to the Department of Commerce (Commerce) five years after reviewing and revising a comprehensive plan. Requires counties, cities, and other local governments to consult with federally recognized Tribes during the planning	HB 1241 (Bill report for ESHB 1241)

2021 Legislative Session - Overview of Relevant Legislation			
Bill Topical Category	Bill Number	Bill Summary	Bill Report
Integrating Planning; Funding and Timelines		processes under the Growth Management Act upon receipt of notice from the Tribes that they are planning or would like to plan, and requires planning and coordination with Tribes on certain aspects of a comprehensive plan. Requires Commerce to provide services to facilitate the timely resolution of disputes between a federally recognized Indian Tribe and a city or county.	
Housing	HB 1232	Requires cities and counties planning under the Growth Management Act (GMA) to plan for single-family residences such as detached dwellings, duplexes, triplexes, and townhomes within urban growth areas (UGAs) in the housing element of the comprehensive plan. Requires cities and counties that do not plan for each specified housing type, including single-family residences such as detached dwellings, duplexes, triplexes, and townhomes within the UGA, to provide how the county and the cities within the county will meet existing and projected housing needs. Exempts counties and cities not subject to the buildable lands program from certain GMA requirements related to planning and consideration of duplexes, triplexes, and townhomes within the UGA if the county or city adopts certain findings related to lack of infrastructure support. Requires countywide planning policies to be updated before the deadline to update a comprehensive plan	HB 1232 (Bill report for ESSB 1232)
Funding and Timelines	HB 1157	Authorizes counties and cities to establish a real estate excise tax density incentive zone within urban growth areas and provides for	HB 1157 (Bill report for 2SHB 1157)

2021 Legislative Session - Overview of Relevant Legislation			
Bill Topical Category	Bill Number	Bill Summary	Bill Report
		the distribution of state real estate excise tax revenues within such incentive zones.	
Funding and Timelines	SB 5312	Authorizes the use of appropriations to the Growth Management Planning and Environmental Review Fund to fund grants to cities to pay for certain planning-related costs related to transit-oriented development, including subarea plans and environmental impact statements. Requires the Department of Commerce to prioritize applications for grants to facilitate transit-oriented development to maximize certain specified objectives in the area covered by the grant proposal. Changes the date, from April 1, 2021, to April 1, 2025, by which cities must take certain actions related to increasing housing supply in order to be eligible to apply to the Department of Commerce for planning grants from the Growth Management Planning and Environmental Review Fund	SB 5312 (Bill report for HB 5312)
Adaptive Planning	SB 5275	Allows development and redevelopment in terms of building size, scale, use, or intensity within a limited area of more intensive rural development if all existing providers of public facilities and services confirm that there is sufficient capacity to serve the new or increased demand from the development. Requires commercial development or redevelopment within a mixed-use area of a limited area of more intensive rural development to be primarily designed to serve the needs of the rural population, and sets limits on the size of retail or food service spaces within such development.	SB 5275 (Bill report for ESSB 5275)

Figure 7: Relevant legislation introduced in 2021



The bill described below, SB 5380, technically did not meet the filtering test of legislation that passed out of at least one chamber of the legislature, but it is included because it addresses permit process, which is one of the scoped issues for the Task Force to address prior to the 2022 legislative session.

Bill Subject	Bill Number	Bill Summary	Bill Report
Permit Process	SB 5380	Directs the Department of Commerce to work with affected stakeholders to evaluate local government project review and permit timelines and provide recommendations for streamlining the permit issuance process by December 1, 2021.	SB 5380 report

Figure 8: Additional legislation

Appendix B: Recent bills that have become law

The Legislature has passed several bills related to the growth policy framework within the past two sessions. Reviewing where progress has been made on issues and recommendations from past reports helped craft appropriate scopes of work for the Task Force in Phase III.

2020 successful legislation	2021 successful legislation
<p><u>Integrating Planning</u></p> <ul style="list-style-type: none"> • HB 2342 – Aligning the timing of comprehensive plan updates required by the growth management act with the timing of shoreline master program updates required by the shoreline management act. 	<p><u>Housing</u></p> <ul style="list-style-type: none"> • E2SHB 1220 – Comprehensive planning, emergency housing/shelters and transitional and permanent supportive housing, Housing Element, existing and projected needs inventory and analysis, providing affordable housing at all low-income levels • ESSB 5235 – Increasing housing units inventory by removing arbitrary limits on housing option • ESSB 5118 – Juvenile offender community group care facilities as essential public facilities
<p><u>Housing</u></p> <ul style="list-style-type: none"> • HB 2343 – Concerning urban housing supply. Bill provides limits on residential parking requirements for low-income housing near transit and addresses actions cities fully planning under the GMA are encouraged to take in order to increase residential building capacity. • HB 1923 – Provides cities grants to take actions to increase housing supply. 	<p><u>Annexations</u></p> <ul style="list-style-type: none"> • 2SSB 5368 – Encouraging rural economic development, review by Hearings Board, Interlocal agreements/ annexations/ annexation sales tax credit
<p><u>Permit Process</u></p> <ul style="list-style-type: none"> • HB 2673 – Infill development is eligible for a city- or county-adopted categorical exemption from the State Environmental Policy Act if the government action relates to development that occurs where current density and intensity of use is roughly equal to what is called for in a planning jurisdiction's comprehensive plan. 	<p><u>Permit Process</u></p> <ul style="list-style-type: none"> • SB 5381 – Addressing fish passage project permit streamlining • SB 5225 – Concerning direct appeals to the court of appeals of cases brought under the administrative procedure act and the land use petition act

Figure 9: Recent bills that have become law

Appendix C: Growth policy framework statutes

Growth Policy Framework – primary statutes
Growth Management Act – RCW 36.70A
Shoreline Management Act – RCW 90.58
State Environmental Policy Act – RCW 43.21C
Local Project Review Act – RCW 36.70B
Land Use Petition Act – RCW 36.70C
Planning Enabling Act – RCW 36.70
Subdivision Statute – RCW 58.17

Figure 10: Growth policy framework primary statutes

Growth Policy Framework – additional statutes	
Water System Coordination Act – RCW 70A.100	School Districts – RCW 28A
Regional Transportation Planning – RCW 47.80	Forest Practices – RCW 76.09
Interlocal Cooperation Act – RCW 39.34	Energy Facilities – RCW 80.50
City, Noncharter Code City, and County Governance – RCW 35, 35A, 36	State Agencies and Universities – RCW 28B (higher ed) and RCW 43 (agencies)
Port Districts – RCW 53	Community Redevelopment Financing – RCW 39.89
Water and Sewer Districts – RCW 57	Multi-Family Property Tax Exemption – RCW 84.14
Public Utility Districts – RCW 54	Impact Fees – RCW 82.02
State Building Code – RCW 19.27	

Figure 11: Growth policy framework additional statutes

Appendix D: Project engagement

While the Preliminary Scope of Recommendations report is focused on the proposed scope of issues the Task Force will consider and make recommendations on, the engagement process necessary for the Task Force to make those recommendations is vitally important to this project. The project’s engagement plan ensures that recommendations reflect:

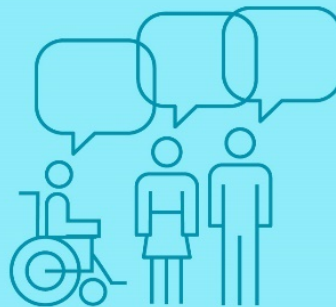
- Diverse perspectives, including those from counties, cities, special districts, the real estate, building, and agricultural industries, planning and environmental organizations, members of the legislature, and state agencies.
- Outreach to every Tribe in Washington, including both federally recognized Tribes and non-federally recognized Tribes. Engagement may look like:
 - Engaging Tribal staff and technical and policy staff in working groups
 - Bringing together Tribal staff to discuss various topics of their choosing
 - Individual meetings with staff on topics that matter to them (they choose)
- The lived experiences and perspectives of people who have too often been excluded from public policy decision-making and are unevenly impacted by those decisions.

Working groups

- Tribal governments
- Marginalized communities
- Business and building associations
- Washington State agencies
- Planning groups
- Local and regional governments and metropolitan planning organizations

Task force

12 members



Legislature

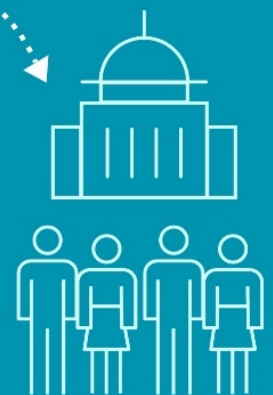


Figure 12: Relationship between Phase III groups



We will establish working groups on specific subject topics, which will provide the Task Force with substantive feedback, ideas, and recommendations as they take up issues. The Task Force will consider issues and forward recommendations to the legislature.

Figure 12 outlines the relationship between the groups we are engaging during the Phase III project.

Appendix E: Phase III issues by state statute and topic

The table below, Figure 13, links recommendations from prior reports and studies with statutes that have been or could be amended as part of the Phase III project. Issues are identified by statute, status (bills that have passed, bills in progress, proposed topics pre-2022 session, and proposed topics pre-2023 session), and topic categories.

- You can learn more about the bills that have become law [here](#).
- You can learn more about bills in progress [here](#).
- You can learn more about the topic categories [here](#).
- You can learn more about the proposed topics pre-2022 session [here](#).
- You can learn more about the potential topics pre-2023 session [here](#).

As the Phase III project continues, additional issues may emerge that could impact additional statutes. Figure 13 will be updated for the Final Recommendations report to reflect updates and changes to the issues presented. This report will be issued before June 1, 2022.

Collaborative Roadmap Phase III - Issues by state statute and topic

[RCW 36.70A – Growth Management Act](#)

Bills that have become law:

- Housing - HB 1923 (2019)
- Housing - HB 1220 (2021)
- Housing - ESSB 5235 (2021)
- Funding and Timelines - HB 2342 (2020)
- Adaptive Planning - 2SSB 5368 (2021)

Bills in progress in 2021:

- Environment - HB 1099
- Environment - HB 1117
- Integrated Planning and Funding and Timelines - HB 1241
- Housing and Adaptive Planning - SB 5275
- Housing - HB 1232
- Funding and Timelines (Also impacts RCW 82.45) - HB 1157
- Funding and Timelines - SB 5312

Proposed Topics Pre-2022 Session:

- Funding and Timelines - Growth Management Act (GMA) update timelines. Discuss and make recommendations on whether to amend RCW 36.70A.130(5)(a) to allow King, Kitsap, Pierce, and Snohomish counties and the cities within those counties up to 12 additional months during the comprehensive plan cycle to update their comprehensive plans and development regulations. This would provide additional time to update plans and regulations consistent with new GMA requirements.
- Funding and Timelines - Funding for local government planning. Discuss and make recommendations on ways to provide cities and counties with more consistent and permanent funding for updates to comprehensive plans and development regulations as required by the GMA. Funding would also assist during this update cycle as cities and counties implement new and amended GMA requirements within bills that have passed or are currently being considered.
- Adaptive Planning - Options to simplify required comprehensive plan and development regulation updates. Ideas include but are not limited to: 1) Commerce defending appeals of city and county comprehensive plan updates when certain conditions are met. This could be modeled after RCW 90.58 (Shoreline Management Act). 2) Commerce developing model codes and/or checklists for cities and counties to use for comprehensive plan and development regulations updates. Options for providing safe harbor or appeal limitations when applied.
- Adaptive Planning - Increased flexibility for Limited Areas of More Intensive Rural Development (LAMIRDs, SB 5275). This includes providing feedback and recommendations on Senate Bill 5275, which was introduced in the 2021 session.
- Housing - Housing and densities. The Task Force is not expected to generate recommendations for legislation on housing for the 2022 session given that several bills dealing with housing have recently become law. However, if new draft bills on housing or required housing densities are developed and available for the Task Force to consider prior to or before the session, this may come before the Task Force.

Potential Topics Pre-2023 session:

- Funding and Timelines - Funding for local government planning (if unresolved from previous session).
- Funding and Timelines - Monitoring comprehensive plan implementation (and timelines for monitoring).
- Funding and Timelines - Other methods for funding infrastructure – *Note that statutes impacted would depend on changes being proposed.*
- Adaptive Planning - Updating public participation requirements for comprehensive plans in RCW 36.70A.140. (This issue may be resolved through GMA rules update).
- Adaptive Planning - Review and make recommendations on state statutes, beginning with Growth Management Act (GMA) and State Environmental Policy Act (SEPA) to identify conflicts or disconnects – provide recommendations on how to reduce gaps, conflicts, and redundancies.

- Integrated Planning - Possible new GMA goal focused on human health and well-being.
- Integrated Planning - Possible new GMA goal focused on equity.
- Integrated Planning - Integrate school district and local government capital facility planning. This includes planning for schools.
- Integrated Planning - Integrate water and sewer districts, school districts, port district, utility districts, and emergency service providers planning into the GMA.
- Integrated Planning - Integrate planning with military installations.
- Environment - Statewide water planning and lintegration of water planning with GMA requirements. *Note that these changes could impact multiple statutes depending on the proposed changes.*
- Transportation* - Incentives for multi-modal transportation in Urban Growth Areas (UGAs).
- Transportation* - Linking WA State Transportation Plan with GMA goals.
- Transportation* - Integration of state highways into GMA concurrency system.

*Note for Transportation topics – each of these issues could require amendments to more than one statute.

RCW 36.70B – Local Project Review

Proposed Topics Pre-2022 Session:

- Funding and Timelines - Annual permit application performance reports under 36.70B.080. Discuss and make recommendations on modifying existing language to make permit data reporting easier for cities and counties subject to the requirements. Currently, most jurisdictions subject to the requirements do not publish the required permit data outlined in 36.70B.080. Consider the requirement that annual data be sent to Commerce to compile reports.
- Funding and Timelines - Budget proviso for the study of permit timelines and best practices. *Note that this issue may not alter current langauge in 36.70B.* Discuss whether to recommend that a study by Commerce be funded as part of the supplemental budget. This study could might focus on topics such as permit process best practices, existing statutory tools to maintain optimal timelines, tools that could assist when permit volumes increase rapidly, and how to budget for rapid change.

Potential Topics Pre-2023 session:

- Adaptive Planning - Review and make recommendations on state statutes, beginning with Growth Management Act (GMA) and State Environmental Policy Act (SEPA) to identify conflicts or disconnects – provide recommendations on how to reduce gaps, conflicts, and redundancies.

RCW 35A – Annexation By Code Cities

Bills that have become law:

- Annexations - 2SSB 5368 (2021)

Potential Topics Pre-2023 session:

- Annexation - Annexation reform focused on reducing conflicts, clarifying the role of special districts, and providing for the fiscal sustainability of counties.

RCW 43.21C – State Environmental Policy Act

Potential Topics Pre-2023 session:

- Permit Process - Opportunities to reform SEPA reform and sync with other statutes to provide more efficiencies in the permit process while maintaining environmental and public participation standards.
- Adaptive Planning - Review and make recommendations on state statutes, beginning with Growth Management Act (GMA) and State Environmental Policy Act (SEPA) to identify conflicts or disconnects – provide recommendations on how to reduce gaps, conflicts, and redundancies.

RCW 82.02 – General Provisions (Impact Fees)

Potential Topics Pre-2023 session:

- Funding and Timelines - Use of impact fees and paying for infrastructure.

RCW 82.14 – Local Retail Sales and Use Taxes

Proposed Topics Pre-2022 Session:

- Annexations - Sales and use tax for cities to offset municipal service costs to newly annexed areas. Discuss and make recommendations on reinstating the sales tax incentive for annexations contained in RCW 82.14.415, which expired in 2015.



RCW 90.58 – Shoreline Management Act

Bills that have become law:

- Funding and Timelines - HB 2342 (2020)
- Permit process - SB 5381 (2021)

Potential Topics Pre-2023 session:

- Adaptive Planning - Review and make recommendations on state statutes, beginning with Growth Management Act (GMA) and State Environmental Policy Act (SEPA) to identify conflicts or disconnects – provide recommendations on how to reduce gaps, conflicts, and redundancies.

Figure 13: Phase III issues by statute and topic