

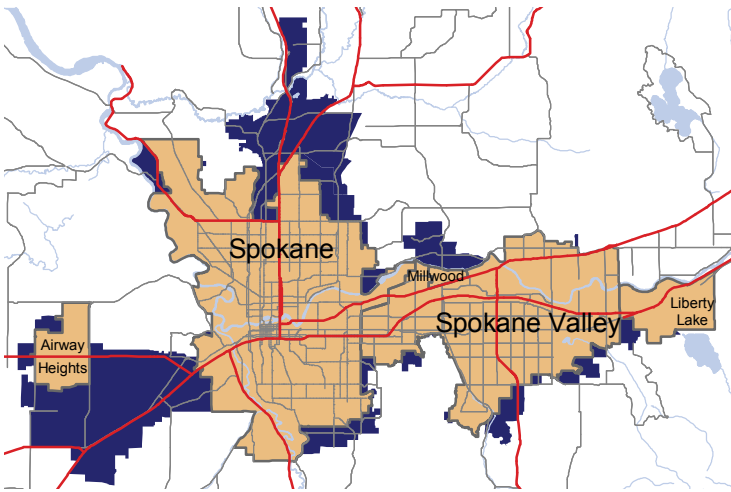
October 2009

SPOKANE COUNTY • CITY OF SPOKANE • CITY OF SPOKANE VALLEY •
CITY OF LIBERTY LAKE • CITY OF AIRWAY HEIGHTS • CITY OF MILLWOOD

10-Year Urban Growth Area Update

Spokane County and the Metro Cities of Spokane, Spokane Valley, Liberty Lake, Airway Heights, and Millwood are taking initial steps to evaluate the Urban Growth Area and its ability to continue to accommodate projected population. This informational brochure is intended to give you an overview of the process to update the Spokane County Urban Growth Area.

Spokane County Metro Urban Growth Area



- Spokane County is expected to grow by more than 150,000 people between now and 2031.
- Over 100,000 of this increase is projected to be in the Spokane County Metro Urban Growth Area.
- In 2001, an Urban Growth Area was designated to accommodate the urban growth projected until 2021.
- Every ten years, State law requires Spokane County to take another look at its designated Urban Growth Area and that is the process now underway.

Growth Management Planning in Spokane County: A Short Recap

1990: Growth Management Act (GMA) Adopted by State Legislature

In 1990, the state Legislature passed the Growth Management Act (GMA) in an effort to reduce urban sprawl, preserve agricultural lands, and improve governmental efficiencies in the provision of urban services. A basic premise of the Act is that development at urban densities should be provided with an urban level of services.

1993: Spokane County Mandated to Plan

The GMA planning process began in Spokane County in 1993 with the development of the Countywide Planning Policies (CWPP).

1993: Formation of a Steering Committee

A Steering Committee of Elected Officials, consisting of officials from Spokane County and its cities and towns, along with representatives from special districts, and the public was formed to oversee the GMA planning.

1994: Countywide Planning Policies (CWPP)

The CWPP formed the planning framework that would guide the planning process for the County and its cities

and towns. The CWPP were adopted by the Board of County Commissioners in 1994.

1997: IUGA Adopted

The next step in Spokane County's GMA planning was the establishment of an Interim Urban Growth Area (IUGA) This acted as a place holder while the County and the cities completed work on their comprehensive plans.

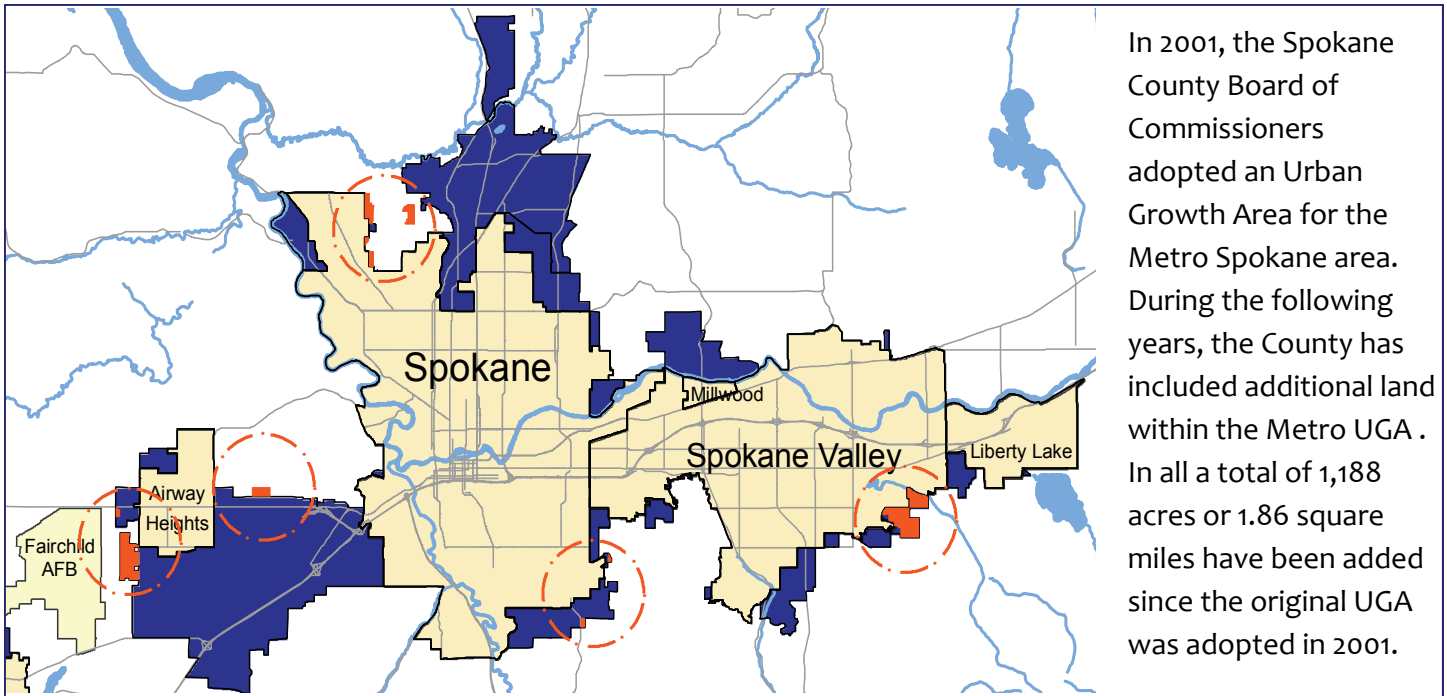
2001: UGA Adopted

Spokane County adopted its GMA-compliant Comprehensive Plan in 2001 and established the UGA for Spokane County. The UGA identifies already developed and future urban areas in Spokane County and will accommodate projected population growth. Areas outside the UGA are intended to remain rural, forest, and farm land.

2011: Ten-year UGA Review Required by GMA

The GMA requires that each County and its cities review its UGA every ten years. Spokane County is embarking on a regional effort to evaluate the UGA set in 2001 and its continued ability to accommodate projected population and growth for the next 20 years.

Changes to the Metro Urban Growth Area Since 2001



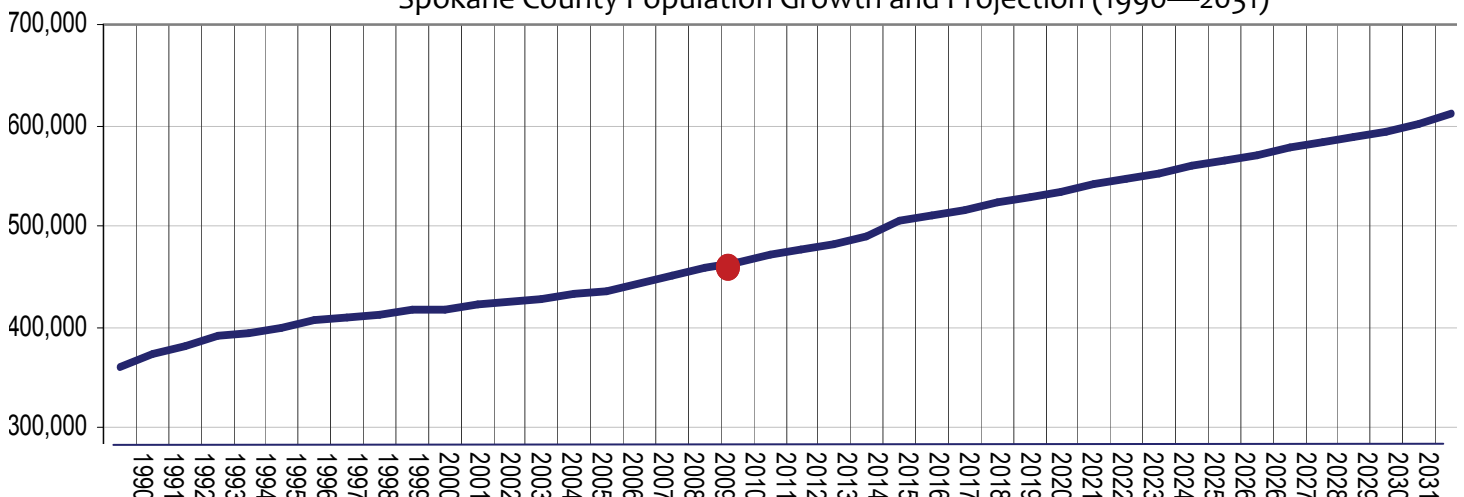
2011—2031 Urban Growth Area Review Steps

1. Forecast Population for Spokane County
2. Allocate the Forecasted population
3. Determine Capacity within Existing Urban Growth Area
4. Evaluate the Existing UGA and Any Alternatives for Environmental Impacts in SEPA Process
5. Revise Land Use Designations, Regulations, Boundaries, or Policies As Necessary

Step 1. Spokane County Population Forecast 1990-2031

The Board of County Commissioners adopted a 20-year population projection for the years 2011 to 2031 based upon a range of population forecasts from the State Office of Financial Management. The Board's population projection is very close to the OFM medium projection. The OFM 2008 population for Spokane County was 459,000 and the 2031 population adopted by Spokane County is projected to be 612,226.

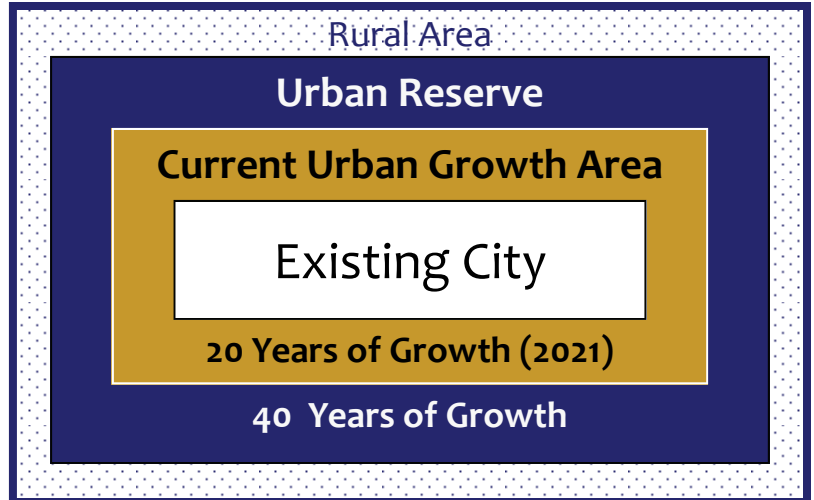
Spokane County Population Growth and Projection (1990—2031)



Step 2. Allocation of Population

Population projected to be added to the Metro Urban Growth Area is added with the following progression:

- 1st - **Metro Cities**
- 2nd - **Existing Unincorporated UGAs** (designated areas of land adjacent to a city that are zoned for urban-level development)
- 3rd - **Urban Reserves** (designated areas of land zoned for rural land uses that don't preclude future development at urban levels)
- 4th - **Rural Areas**



Step 3. Determine Capacity within Existing UGA (Land Quantity Analysis)

The Steering Committee of Elected Officials adopted the following methodology for jurisdictions to use in determining the land available for development:

- A. Identify vacant, partially used, and under utilized parcels.
- B. Subtract parcels not developable (i.e. wetlands and steep slopes).
- C. Subtract 20% (i.e. road right-of-ways and utility easements).
- D. Subtract resource lands, public land, and tax exempt land.
- E. Removes 30% assumed not available for market reasons.
- F. Determine the population capacity (housing units by zoning x persons per household).

2031 Population Capacity Needed for Urban Growth Areas

As a part of the 2011 UGA Update, the population capacity for Urban Growth Areas will be determined. A preliminary analysis in 2008 had the following results:

• Projected Population Growth for Spokane County from 2009 to 2031:	153,226 people
• Projected Population Growth for Spokane County Urban Growth Areas:	114,919 people
• Land Capacity for Population Growth in Existing Urban Growth Areas:	113,797 people
• Additional Population Capacity Needed in Spokane County Urban Growth Areas:	1,122 people

Step 4. Environmental Review

An environmental analysis will be undertaken that will include many factors including but not limited to: soils, air quality, water quality and availability, floodplains, storm water, endangered species, animal migration routes, energy needs and conservation, noise levels, emergency services, land use and planning, critical areas, housing needs, recreation, historical and cultural preservation, availability of public services and utilities, and transportation needs and impacts.

Step 5. Revisions to Comprehensive Plans as Needed

To accommodate the population projected for Spokane County, several options will be analyzed. One may be to allocate more population to rural areas of the County; another might be to revise regulations to allow more densities within the existing UGA; and another consideration might be converting a portion of the Urban Reserve Area to Urban Growth Area. The final decision on which option to use will be based upon the environmental review, public input, and the land capacity analysis.

A Collaborative Effort for the Region

Growth Management Act

The Growth Management Act requires the establishment of Urban Growth Areas and policies for joint county and city planning within UGAs "to ensure coordination between communities and jurisdictions to reconcile conflicts". The Act also requires that "the comprehensive plan of each county or city . . . shall be coordinated with, and consistent with, the comprehensive plans . . . of other counties, cities with which the county or city has, in part, common borders or related regional issues".

Countywide Planning Policies

Spokane County's adopted Countywide Planning Policies address the need for joint planning within UGAs and define Joint Planning Areas as "areas designated as Urban Growth Areas assigned to a city or town for future urban development but located in the unincorporated county where a coordinated planning process between the cities, towns and the County will be conducted."

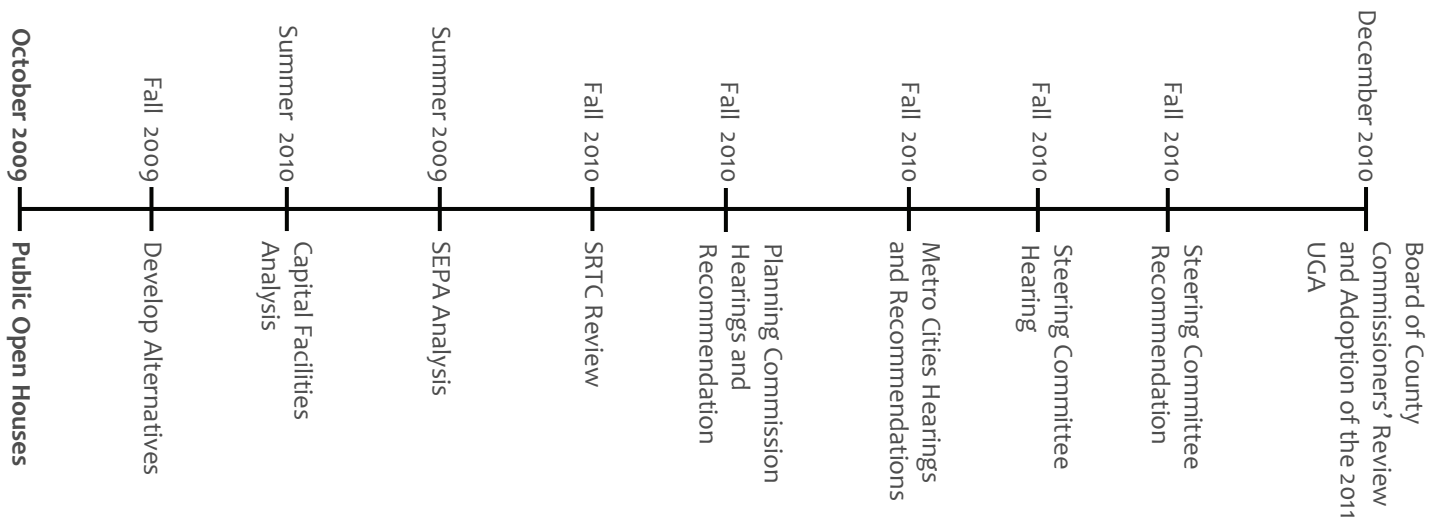
Steering Committee of Elected Officials

To oversee joint planning within urban growth areas, the Countywide Planning Policies established a Steering Committee of Elected Officials charged with defining standards for urban growth area delineation, minimum levels of service, distribution of future growth, and negotiating designations for urban growth areas in the form of a recommendation to the Board of County Commissioners.

Planning Technical Advisory Committee (PTAC)

The Planning Technical Advisory Committee is also established by the Countywide Planning Policies to make recommendations on planning proposals to the Steering Committee. The PTAC is composed of planning staff from Spokane County, each city within the county and the Spokane Regional Transportation Council. The PTAC is Coordinating this regional review of the Spokane County Urban Growth Area and is conducting the studies that generate the data necessary for making informed decisions about Urban Growth Area planning.

2011 UGA Update Timeline



Public Involvement Opportunities

Public hearings and information sessions will be held next year as work on the 2011 Urban Growth Area Update progresses. Please check the website and send in your contact info if you would like to be included in future mailings.

For more information:

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Phone: 509/477-7244

E-Mail: bphelp@spokanecounty.org

Website: www.spokanecounty.org/bp