



MEMBERS:

- City of Lacey
- City of Olympia
- City of Rainier
- City of Tenino
- City of Tumwater
- City of Yelm
- Confederated Tribes of the Chehalis Reservation
- Nisqually Indian Tribe
- Town of Bucoda
- Thurston County
- North Thurston Public Schools
- Olympia School District
- Tumwater School District
- Intercity Transit
- LOTT Clean Water Alliance
- Port of Olympia
- PUD No. 1 of Thurston County

ASSOCIATE MEMBERS:

- Lacey Fire District #3
- Puget Sound Regional Council
- The Evergreen State College
- Thurston Conservation District
- Thurston Economic Development Council
- Timberland Regional Library



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Executive Director

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MEMORANDUM

TO: Urban Growth Management Subcommittee
 FROM: Allison Osterberg, Planning Manager
 DATE: August 19, 2024
 SUBJECT: Role of the Urban Growth Management Subcommittee

Background

The Urban Growth Management (UGM) Subcommittee of Thurston Regional Planning Council (TRPC) is established in the Countywide Planning Policies to allow for jurisdictional consultation on amendments to the Countywide Planning Policies, as required under the state Growth Management Act. The Subcommittee includes elected official representatives from each of the cities and towns in the Thurston region and from Thurston County. In response to a recent change in state law that sets new requirements for coordinating (RCW 36.70A.210(3)(i)), TRPC has invited representatives from the Nisqually Indian Tribe, Confederated Tribes of the Chehalis, and Squaxin Island Tribe to participate in the UGM Subcommittee.

The August 19th UGM Subcommittee meeting will include one action item that is a follow-up from the December 20th meeting – the summary of that meeting is attached.

Process for Amending Countywide Planning Policies

Section XI of the [Countywide Planning Policies](#) establishes the process for updating the Countywide Planning Policies:

Policy 11.3: Under the State Growth Management Act, authority for making changes to County-Wide Planning Policies (CWPPs) lies with counties. The State Growth Management Act also states that counties are required to consult with the cities and towns within its borders regarding changes to the CWPPs. It is the role of the Thurston Regional Planning Council Urban Growth Management (UGM) Subcommittee to be the vehicle for this jurisdictional consultation process in Thurston County. Amendments to the Thurston County County-Wide Planning Policies must use the following process:

- a. Proposed amendments are to be reviewed by the UGM Subcommittee, which consists of a representative from the City Council of each of the cities and towns in Thurston County and a representative from the Board of County Commissioners.
- b. Technical assistance will be provided to the UGM Subcommittee by jurisdictional Planning Directors or their designated representatives.
- c. It is the responsibility of the UGM Subcommittee members to coordinate with their respective Councils regarding amendments to the CWPPs and to do so prior to the UGM Subcommittee making its recommendation on the amendments to the Board of County Commissioners.
- d. The UGM Subcommittee will make a recommendation on the amendments to the CWPPs directly to the Board of County Commissioners.
- e. The Board of County Commissioners will hold a public hearing on the amendments to the CWPPs. This public hearing would allow Cities and Towns within Thurston County an opportunity to comment directly to the Board of County Commissioners on the amendments.

ao:bl

Attachment: UGM Subcommittee Meeting Summary – December 20, 2023

MEETING SUMMARY

URBAN GROWTH MANAGEMENT SUBCOMMITTEE

Wednesday, December 20, 2023

In-person and remote

Call to Order

Clark Gilman called the meeting to order at 3:06 p.m.

Attendance

Members Present:

City of Lacey	Malcom Miller
City of Olympia	Clark Gilman
City of Rainier	Dennis McVey, Councilmember
City of Tenino	John O'Callahan
City of Tumwater	Eileen Swarthout
Thurston County	Tye Menser

Members Absent:

Town of Bucoda
City of Rainier
City of Yelm

Tribal Representatives Present:

Nisqually Indian Tribe	David Iyall
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Tribal Representatives Invited, but Absent:

Squaxin Island Tribe
Confederated Tribes of the Chehalis Reservation

Staff Present:

Allison Osterberg, TRPC
Casey Mauck, Associate Planner
Grant Beck, City of Lacey
Ashley Arai, Thurston County
Amelia Schwartz, Thurston County
Leonard Bauer, City of Olympia
Mike Matlock, City of Tumwater
Gary Cooper, City of Yelm

Others Present:

Mike Parsons
Chris Carlson
David Toyer

Agenda Item 1 **Introductions**
All present were introduced.

Agenda Item 2 **Approval of Agenda**
ACTION
Councilmember O’Callahan moved, seconded by Vice-Chair Miller, to approve the agenda. Motion carried.

Agenda Item 3 **Public Comment**
Attendees Parsons, Carlson, and Toyer provided public comment.

Agenda Item 4 **Overview of Role of UGM Subcommittee**
Osterberg briefed the group on the role of the UGM Subcommittee. The Subcommittee is a standing committee of Thurston Regional Planning Council that meets as needed to make recommendations to the Board of County Commissioners regarding changes to Urban Growth Area (UGA) boundaries and Countywide Planning Policies. When reviewing changes to UGA boundaries, the Subcommittee uses the criteria listed in the Countywide Planning Policies to make a recommendation to the Board of County Commissioners.

Subcommittee members asked for clarification on the existing criteria in the County Wide Planning Policies related to industrial land uses and municipal transportation. Osterberg shared that there is not guidance in the current policies specific to industrial lands and that areas being added to urban area should be.

Agenda Item 5 **Updates to County Wide Planning Policies**
ACTION
Osterberg briefed the group on proposed updates to the Countywide Planning Policies (CWPPs) recommended by the technical committee of Planning Directors in response to recent changes to the Growth Management Act related to tribal coordination and UGA land swaps.

Subcommittee members had questions about when the new policy 2.6 related to UGA land swaps would apply. City of Lacey staff requested the Subcommittee delay making a recommendation on the proposed changes to allow members more time to discuss the changes with their full councils, and allowed the Planning Directors to further review policy language related to the UGA land swap changes. Other members indicated they would also take more time to review with their full policymaking boards.

The Subcommittee agreed to defer action until 2025 to allow for an additional amount of time to bring back the changes to their respective councils, and directed staff to review the proposed policy language related to UGA land swaps in light of the discussion.

Agenda Item 6
ACTION

Thurston County Request to Amend Grand Mound Urban Growth Area

Amelia Schwartz reviewed three citizen-initiated applications to add territory to the Grand Mound UGA. The requests include:

- Black Lake Quarry – 67 acres on 196th Ave SW
- Deskin – 75 acres at Jare St and Old Hwy 99
- Wilmovksy – 29 acres on 198th Ave SW

In June, the UGM Subcommittee deferred a decision on these boundary revisions until the County could gather additional information in three areas: housing allocation data, industrial lands study, possible reasons for lack of development in Grand Mound. Schwartz presented updates on these topics.

Subcommittee members asked questions about plans for providing future water and power to Thurston County areas and whether the Black Lake Quarry site has a DNR reclamation plan. Commissioner Menser provided additional context about the discussions Thurston County has had on the proposals. Thurston County staff provided additional clarifications on the proposals.

Councilmember O’Callahan moved, seconded by Commissioner Menser, to forward a recommendation to the Board of County Commissioners to approve the Black Lake Quarry amendment to the Grand Mound UGA boundary. Motion carried.

Councilmember O’Callahan moved, seconded by Councilmember Swarthout, to forward a recommendation to the Board of County Commissioners to deny the Deskin amendment to the Grand Mound UGA boundary. Motion carried.

Commissioner Menser moved, seconded by Councilmember O’Callahan, to forward a recommendation to the Board of County Commissioners to approve the Wilmovsky amendment to the Grand Mound UGA boundary. Motion carried.

Agenda Item 7

Set Time for Next Meeting of the Subcommittee

Osterberg reviewed the Subcommittees earlier decision to reconvene in 2025 to review updates to the Countywide Planning Policies.

Agenda Item 8

Adjournment

There being no further business, Chair Gilman adjourned the meeting at 4:53 p.m.