



King County Growth Targets

January 13, 2021 Planning Commission

Caroline Chapman

King County Growth Targets

- What are Growth Targets?
- Why are Growth Targets important?
- How are they determined?
- How has Redmond performed to date?
- Target Ranges
- Staff considerations and recommendations
- What is the timeline/process for adoption and ratification?

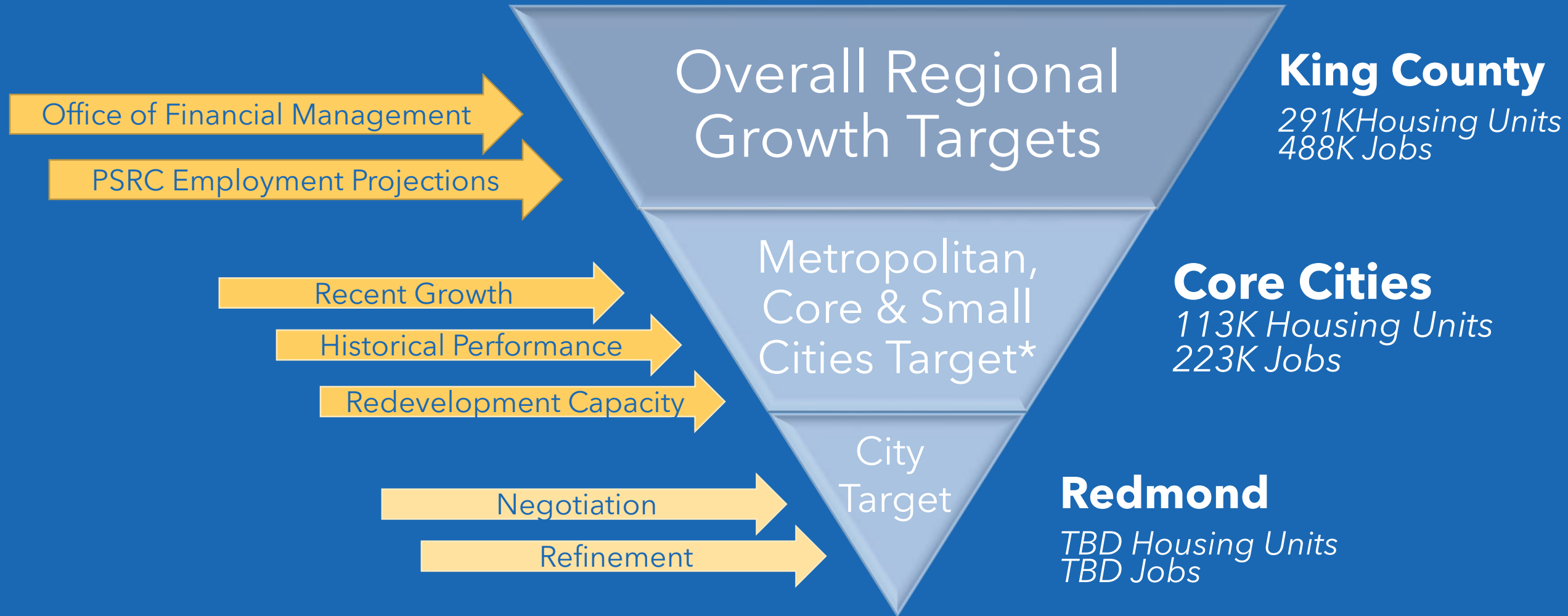
What Are Growth Targets?

- A policy statement about the amount of housing and jobs each jurisdiction will plan for in 2024 comprehensive plans
- Part of the Countywide Planning Policies
- For the urban area only
- For at least a 20-year period
- Created collaboratively by all cities and King County

Why are growth targets important?

- Compliance with GMA
- Compliance with CPPs
- PSRC Certification
 - ✓ Certification is a requirement to be eligible for PSRC funding and for projects submitted into the Regional Transportation Improvement Program.
 - ✓ PSRC maintains a report of the certification status of each jurisdiction
 - ✓ Jurisdictions use growth targets to **inform planning** for land use, transportation, and capital facilities

How are Growth Targets Determined



Some Internal Metrics

- **What is *our current capacity*?**
 - How much is vacant or underdeveloped?
 - Where are infrastructure investments or constraints?
 - Development vs. planned density
- **What does our *recent performance* tell us?**
 - Performance against previous target
 - Recent trends
 - How do we compare to our neighbors
- **How does this *impact our plans*?**
 - Redmond's jobs to housing split
 - Housing goals
 - Sustainability goals



2006 -2031 Housing Targets - How is Redmond doing?

Burien	57%
Federal Way	65%
Auburn	68%
Kirkland	75%
Bellevue	79%
Renton	93%
Kent	96%
Redmond	101%
Bothell	121%

Tukwila	6%
SeaTac	20%

Seattle	154%
Issaquah	185%

Negative Growth - 50%

50% - 150%

150% - 200%

41% of the planning period completed

Redmond has **achieved 101%** of expected growth expected as this point in the planning period

2006-2031 Jobs Targets - How is Redmond doing?

41% of the planning period completed

Redmond has **achieved 108%** of expected growth expected as this point in the planning period

Federal Way	-8%	Auburn	59%	Seattle	175%	Bothell	209%
Burien	-1%	Renton	91%	Negative Growth - 50%			
Tukwila	7%	Bellevue	89%				
SeaTac	41%	Issaquah	93%	50% - 150%			
		Redmond	108%	150% - 200%			
		Kirkland	126%	>200%			
		Kent	142%				

Redmond 20 Year Target Preliminary Ranges



Housing Unit Target Range

11,667 - 21,764

Current Capacity

17,117 Housing Units

Recent Trends

2014-2019

Average of 764 HU/ year

Jobs Target Range

15,372- 42,964

Current Capacity

15,372 Jobs

Recent Trends

2010- 2019

Average of 2,123 jobs/ year

Next Steps | Core Regional Caucus Deliberations

- Housing Action Plan and Housing Goals
- Anticipated upzoning - TOD and Urban Centers
- Existing Housing Capacity
- Jobs to Housing Split
- Nonresidential Capacity
- Preservation of manufacturing

SCHEDULE





Thank You



Any Questions?

Beverly Mesa-Zendt AICP

