Comprehensive Plan Update - Economic Development Element

Planning Commission Meeting

June 19, 2013

City of Renton

Community and Economic Development

Growth Management Act Statement of Purpose for Economic Development Planning

- **Encourage economic development throughout the state that is consistent with adopted comprehensive plans**
- **Promote economic opportunity for all citizens of the state, especially for unemployed and disadvantaged persons**
- **Encourage growth in areas experiencing insufficient economic growth, all within the capacities of the state's natural resources and local public facilities**

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Purpose of State-Mandated Update of Economic Development Element

- **Update information**
- **Ensure consistency with other City, state, regional, and county planning efforts**
- **Write clear and streamlined policies, that are easy to understand and communicate**

Comprehensive Plan

Adopted November 1, 2004
Ordinance 5099 & 5100

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Old Format

Amended 09/19/11

Summary: Renton's economic development is important because it promotes Renton as the progressive opportunity-rich city in the Puget Sound region. The economic development policies encourage collaborations between the public and private sectors to ensure the long-term economic health of Renton and its residents. A healthy economy provides jobs and opportunity and helps pay for vital public services such as education, parks, transportation, police and fire protection, and human services. The policies encourage a mix of industrial, retail, service, and office uses that will result in a diversified employment base. The policies encourage the quality development necessary to sustain a high standard of living in Renton.

(See the Residential and Urban Center Sections of the Land Use Element and the Capital Facilities Element for policies related to this Economic Development Element.)

General Objective and Policies

Objective ED-A: Use public resources efficiently to leverage economic development.

Policy ED-1. Fund infrastructure improvements in targeted areas to encourage development and redevelopment.

Policy ED-2. RESERVED.

Policy ED-3. Lands with adequate existing infrastructure should be given priority for development.

Policy ED-4. Foster the development of and participation in public/private partnerships.

Policy ED-5. Increase the diversity of employment opportunities within the City.

Policy ED-5.1. Encourage economic development and job creation to increase the household income of the City's population and generate funding for other city services.

Policy ED-6. Maintain uniform procedures and allocate sufficient resources to process development projects quickly and efficiently.

New Format

CITY OF RENTON - COMPREHENSIVE PLAN

COMMUNITY PLANNING ELEMENT

Engaging citizens at the local level.

Discussion

Through the Community Planning process, communities decide what they want to nurture and what they want to change at a local level and set a vision and goals for the community. Community Plans are a unifying force that identifies local characteristics and addresses local issues that are not in the Comprehensive Plan, such as patterns of land use, design, traffic circulation, and services. Community Plans result from a partnership between the City and community residents, businesses, and other stakeholders in the Planning Area. The purpose of Community Planning is to enhance that which the community values, as well as to identify and assure sensible growth and development, consistent with the Comprehensive Plan. Community Plans align the provision of City services and the allocation of infrastructure investments with community goals and priorities.

The City of Renton has 10 Community Planning Areas. The City began community planning in 2010 and is working towards adopting plans for each of the Planning Areas.

Goals

CP-1: Engage the public with the opportunity to participate in a partnership with the City shaping the future of their community.

CP-2: Through Community Planning, improve the

coordinating with recognized neighborhood associations, business associations, and other community groups, as well as business owners and community residents.

Policy CP-2: Engage in consistent and ongoing public participation because it is essential in developing relevant plans and in implementing plans successfully.

Policy CP-3: Establish the vision for the Community and identify features and characteristics of communities to retain, develop, preserve, enhance, or correct.

Policy CP-4: Develop plans that supplement and refine the goals, objectives, and policies of the Comprehensive Plan within the Community Planning Areas and that make recommendations on land use designations, design standards, and capital improvements within the Community Planning Areas.

Policy CP-5: Recognize that unique districts and neighborhoods exist within Community Planning Areas and, if appropriate, include provisions for subarea or neighborhood plans for these areas in a Community Plan.

Policy CP-6: Implement Community Plans in

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Economic Development Element GOALS

- **Promote and maintain diversified economic growth**
- **Recruit and retain businesses**
- **Leverage public and private resources**

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Economic Development Element POLICIES

- **Recruit and retain businesses, building a dynamic, diversified employment base and nurture entrepreneurship and small businesses**
- **Support compact urban development to**
  - **improve health outcomes,**
  - **support transit use,**
  - **maximize land use efficiency, and**
  - **maximize public investment in infrastructure and services**

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Economic Development Element POLICIES

- **Fiscal impacts should be considered for each proposed annexation**
- **Surplus public property should be considered for other public uses before changing ownership**
- **Support and cultivate industry clusters such as, Creative, High Tech, Healthcare and Aerospace.**
- **Support and fund improvements, giving priority to land with already adequate infrastructure.**
- **Foster development and public private participation and collaboration.**
- **Build and expand**

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Economic Development Element POLICIES

- **Support and work with schools, colleges and local companies to foster well trained and educated workforce**
- **Attract new businesses to existing office space and identify possible incentives for new office development.**
- **Aggressively market as a place to live, shop and do business; encourage business owners to remodel, rehabilitate and enhance building exteriors.**
- **Position city as a leader to attract and build a culture that supports clean businesses and residents creating local jobs and revenue; leverage resources to implement strategy**

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Incorporation of City of Renton PLANS

- City Center Community Plan
- Arts and Culture Master Plan
- History Museum Master Plan
- Parks, Recreation, and Natural Areas Plan
- Airport Sustainability Plan
- Airport Master Plan
- City Business Plan
- Clean Economy Strategy
- King County Aerospace Plan

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Growth Management Act Requirements

- ✓ **Summary of the local economy, including its strengths and weaknesses**
- ✓ **Identification of policies, programs, and projects to foster economic growth and development and to address future needs**
- ✓ **Consistency with VISION 2040 and Countywide Planning Policies**
- ✓ **Description of how the ED Element fits together with other plan elements and land use map**
- ✓ **Capital budget decisions are consistent with the Comprehensive Plan**
- ✓ **Coordination with adjacent jurisdictions**

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VISION 2040 Requirements

- ✓ **VISION 2040 Statement**
- ✓ **Regional coordination on multi-county planning policies**
- ✓ **Address the natural environment: stewardship, earth and habitat, water and air quality, and climate change**
- ✓ **Development patterns support the Regional Growth Strategy for housing and employment**
- ✓ **Apply Transportation 2040 Design Guidelines**
- ✓ **Environmentally friendly, energy-efficient building**
- ✓ **Preserve historic, visual, cultural resources**
- ✓ **Public places should create a sense of community**
- ✓ **Address health and active living**

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Countywide Planning Policy Requirements

- ✓ **Environmental protection, restoration, conservation: earth and habitat, flood hazards, water resources, air quality and climate change**
- ✓ **Compact, center-focused development patterns that meet growth targets for housing and employment**
- ✓ **Joint planning for annexation areas**
- ✓ **High quality infill in urban areas**
- ✓ **Support local food production**
- ✓ **Provide urban levels of service to urban areas**
- ✓ **Promote renewable and alternative energy**
- ✓ **Consider social equity in siting public facilities**

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Countywide Planning Policy Requirements

- ✓ **Plan for the pattern of growth that is consistent with the Regional Growth Strategy within Vision 2040**
- ✓ **Coordinating water, sewer transportation and other infrastructure plans and investments among agencies, including special purpose districts**
- ✓ **Preserve and enhance sites appropriate for manufacturing**
- ✓ **Promote the region's specific industry clusters, such as, education, infrastructure, information technology, life sciences, logistics, international trade, military, aerospace and tourism.**
- ✓ **Help businesses thrive through communication and partnerships between businesses, government, schools and research institutions.**

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Countywide Planning Policy Requirements

- ✓ **Work with schools to increase graduation rates and sustain a highly-educated and skilled local workforce. This includes aligning job training offerings consistent with the skill needs of the region's industry clusters. Identify partnership and funding opportunities where appropriate.**
- ✓ **Address historic disparity in income and employment opportunities for economically disadvantaged populations**
- ✓ **Promote the natural environment as a key economic asset. Work with local businesses to protect and restore the natural environment.**

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Strategies to Implement the Economic Development Element

- **Redevelopment & Capital Investment**
- **Targeted Local Industry Cultivation**
- **Retention & Recruitment**

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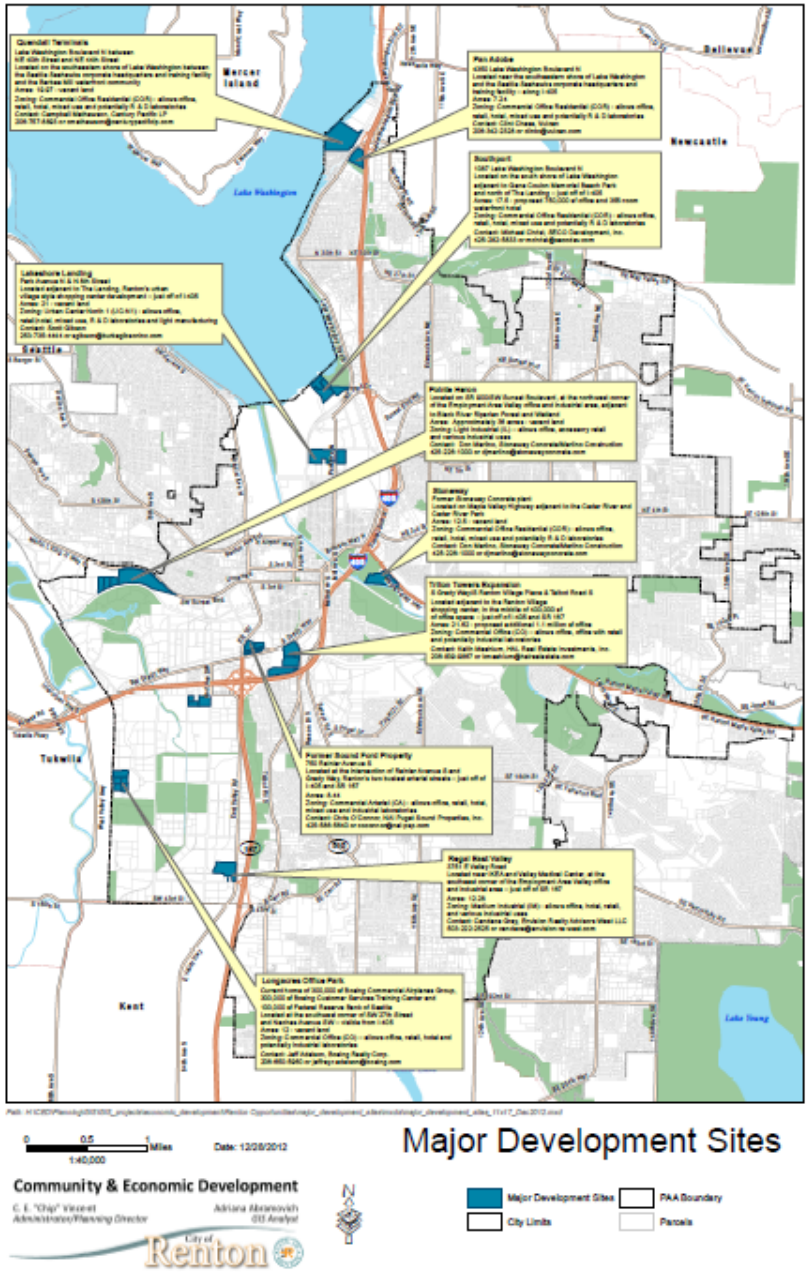
Strategies to Implement the Economic Development Element



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Next Steps

- **Discuss tonight the proposed list of goals and policies for the Economic Development Element**
- **Public Workshop scheduled for June 25th**
- **Report back on Public Workshop in July, incorporate Planning Commission input**
- **Draft Economic Development Element in September**
- **Public hearing tentatively scheduled for October**

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