



COMPREHENSIVE PLAN UPDATE

BREMERTON2035

City Council

Public Hearing

Presenters: Allison Satter

& Affiliated
Subarea Plans
Comprehensive
Plan portions

GROWTH MANAGEMENT ACT OVERVIEW

- GMA: Each jurisdiction must review & update Comp Plan per RCW 36.70A.130
- There are five must tasks during the periodic update process:
 1. Establish a work program
 - ✓ City Council's Work Program set in November 2014 (Res. No. 3237)
 2. Review, and revise where needed, relevant plans and regulations
 - ✓ Work Program identified scope of work and Planning Commission deliberated Work Program's Scope from Fall 2014 to Winter 2015)
 3. Conduct a public engagement program throughout the periodic update process
 - ✓ Established in Work Program and consistent outreach (two mass mailing, monthly notice and numerous public meetings)
 4. Submit notice to state
 - ✓ Provided 60-days in advance of hearing (mid March 2016)
 5. Take legislative action

GMA STEP #1: ESTABLISH A WORK PROGRAM

- Council adopted by Resolution No. 3237 on November 19, 2014 the WORK PROGRAM:
 - Developed from: District Profiles
 - City Council walk-throughs; public outreach
 - Identified issues, opportunities, and items working well
 - Created Public Participation
 - Set scope of work and schedule
 - Comprehensive Plan, Zoning Code, and SMP elements
 - Maintain 2004 Growth Strategy for Centers
- Public Participation
 - Mass mailings (twice),
 - BKAT video (Growing Bremerton Together),
 - www.bremerton2035.com,
 - Numerous public meetings/open houses

GMA STEP #2: REVIEW & REVISE

Key considerations set in Work Program:

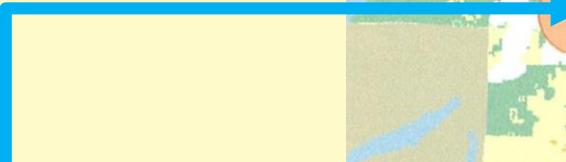
- Reduce vacancies/more economic opportunities
- Reduce nonconformities
- Reduce impediments that are hindering development (while balancing the interest of the public and the neighbors)

- Ensures compliance with the requirements:
 - GMA Checklist
 - Kitsap Countywide Planning Policies and
 - PSRC's VISION 2040 & Transportation 2040

Multi-countywide Coordination:

***Puget Sound Regional Council
(PSRC)***

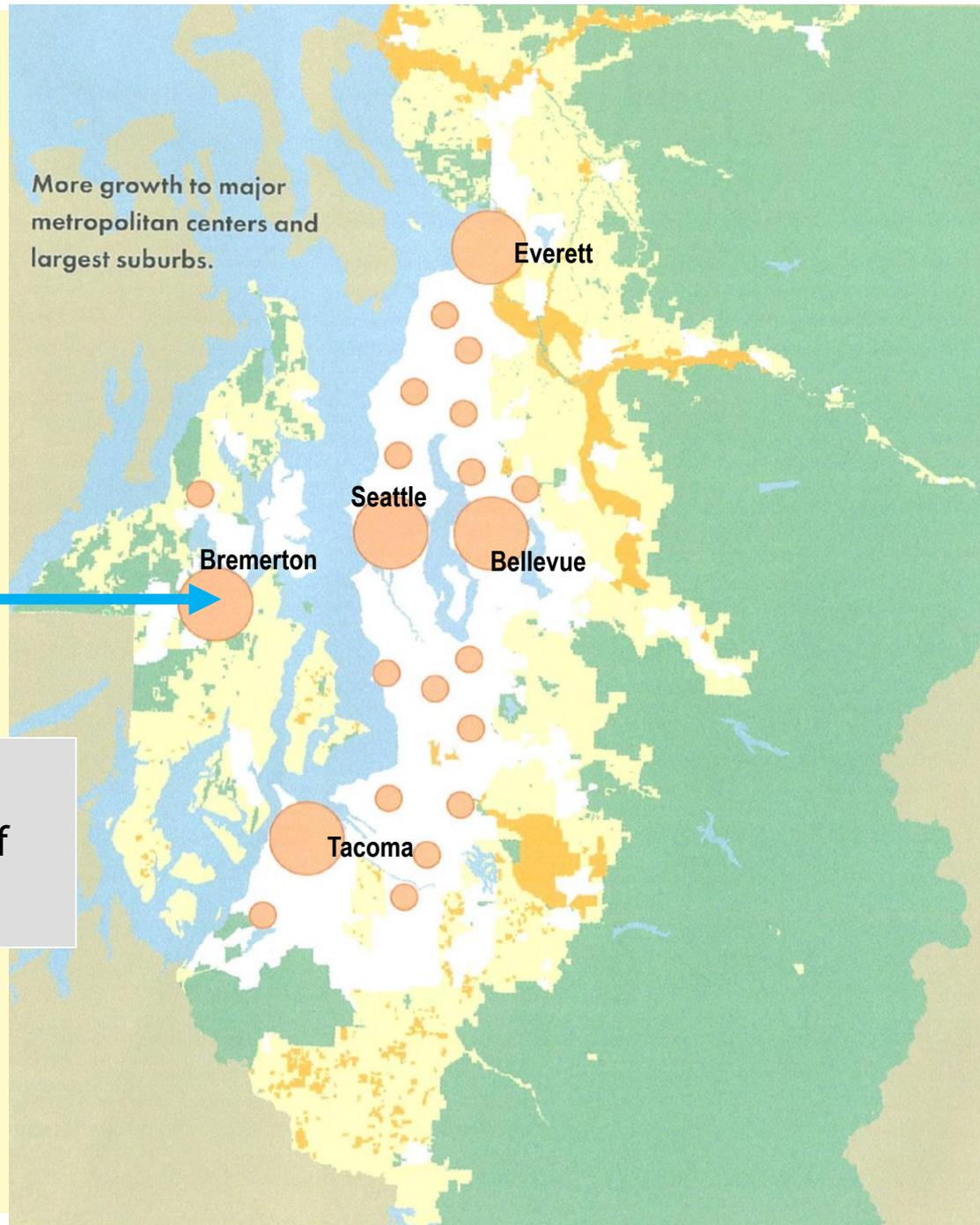
- ✓ *Vision 2040 &*
- ✓ *Transportation 2040*



Embraces Bremerton's regional position as Metropolitan Center of West Puget Sound.

Compliance:

- *More opportunities for funding*
- *Commitments to Regional Growth Strategy*

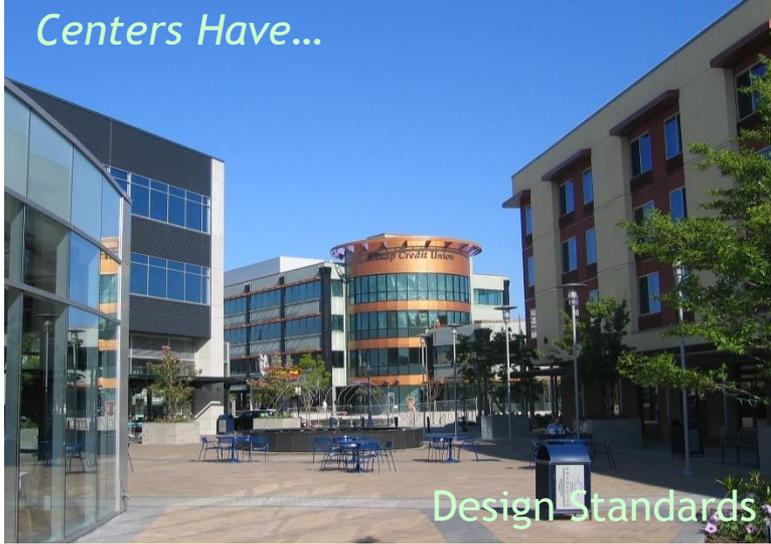


GMA STEP #2: REVIEW & REVISE

- **Maintain the 2004 Centers Strategy**
 - Stronger neighborhoods (protection of neighborhoods)
 - Range of housing types
 - Walkability
 - Mixed Uses/Commercial and Residential Higher densities
 - Transportation choices
 - Different sizes & types:
 - Neighborhood (Manette)
 - District (Charleston, Wheaton/Sheridan. Wheaton/Riddell)
 - Employment
 - Downtown Regional Center
 - MIC

CENTERS' GROWTH STRATEGY

Centers Have...



Design Standards



Vibrant Streets



Livable Density



Focused Public Investment

2016 Comprehensive Plan Centers:

Downtown Regional Center

District Centers

- Charleston
- Wheaton/Sheridan
- Wheaton/Riddell

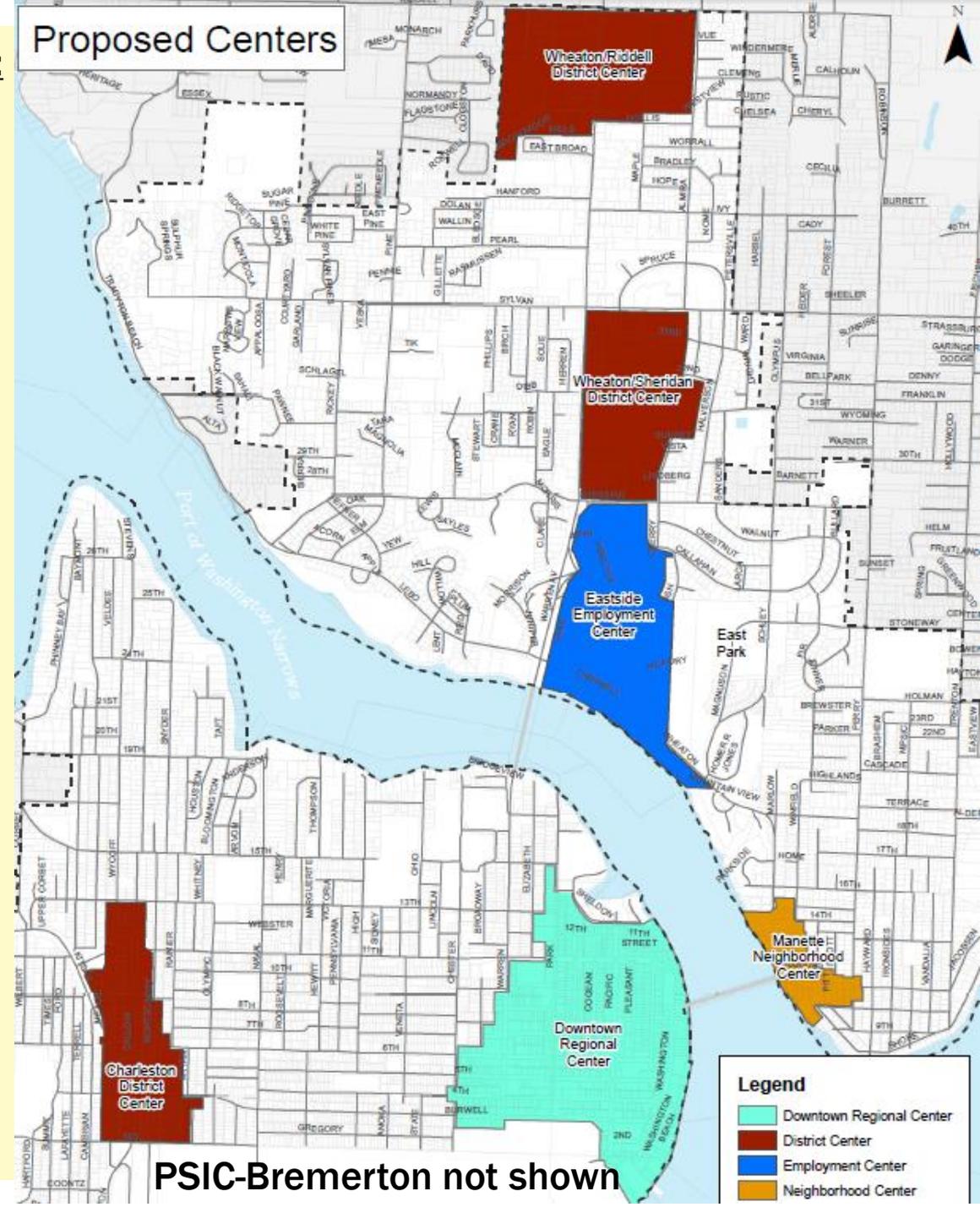
Employment Center

Neighborhood Center

- Manette

Manufacturing & Industrial Center

- PSIC-Bremerton/SKIA



POPULATION

- The Comp Plan is the vision for how Bremerton should grow over the next 20 years (2016-2036)

- Address existing conditions
- Evaluating growth potential.

Growth Targets

- 14,000 new population; 19,000 more jobs:

2036 Targeted Population:

- 13,757 more people
 - Total by 2036 = 53,407
- 6,373 more households
 - Total by 2036 = 21,050
- 18,782 more jobs
 - Total by 2036 = 46,949

- Downtown:

- 4,400 people &
- 3,500 jobs

- Local centers

DCCs, Employment & Manette, PSIC-Bremerton

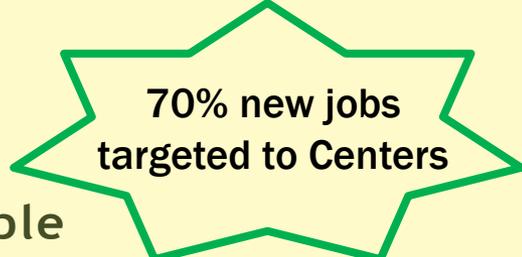
- 4,400 people &
- 10,000 jobs

- Infill: 5,000 people

- UGAs: 4,350 people & 1,443 jobs



Over 60% population targeted to Centers



70% new jobs targeted to Centers

GMA STEP #3: CONDUCT A PUBLIC ENGAGEMENT PROGRAM

Planning Commission *(13 Public Meetings)*

- Sept 2014: Workshop on Land Capacity Analysis
- Oct 2014: Work Program Workshop
- Nov 2014: Work Program Public Hearing
- Jan 2015: Open House on Land Use
- Feb, Mar, Apr, June & July 2015: Workshops
- Aug 2015: Open House on Transportation
- Sept & Oct 2015: Workshops
- Nov 2015: Public Hearing

City Council Briefings *(8 Public Meetings)*

- Nov 2014: Work Program set by Resolution
 - Feb 3&17, Mar 2&16, Apr 6&20, and May 4 2016: Council Briefings
 - May 18, 2016 Public Hearing
- Additional Outreach:
- BKAT video (Growing Bremerton Together with Patty Lent)
 - Two Citywide mailings
 - KRCC and Lion's Club presentation
 - Early coordination with Agencies
 - Consistent to the set Work Program

MODIFICATIONS TO PLANNING COMMISSION RECOMMENDED DRAFT

- **Modifications due to comments received from State Agencies, Puget Sound Regional Council and Suquamish Tribe.**
 - Clarification to policies and some data (appendix). Comments from: Suquamish Tribe, PSRC, and Department of Commerce
 - WSDOT disclaimer on Maps and consistency on a State Highway LOS (Kitsap Way) to WSDOT Plans
- **Updating the City Service Chapter**
 - Planning Commission Draft identified many of the updates (most current \$\$ and project list/data)
- **Reflecting the Kitsap County UGA boundary and Land Use Equivalences**
 - Planning Commission Draft identified need for update when County adopts
 - County will adopt after City of Bremerton
 - Disclaimer included on maps as we are adopting prior to County but the intent is to match the County's maps

MODIFICATIONS TO PLANNING COMMISSION RECOMMENDED DRAFT



★
From LDR
to GC





SUBAREA PLANS

SUBAREA PLANS (SAP)

- Reviewed SAP's Comprehensive Plan portions concurrently with Zoning Code
 - Subarea Plans area plans that address specific area and their unique characteristics (such as Downtown Regional Center SAP or SKIA SAP)
 - Subarea Plans are developed with:
 - First few chapters addressing consistency with the Comprehensive Plan
 - Last chapter(s) address the development regulations (separate public hearing for Zoning Code)
- Proposing Amendments to the Comprehensive Plan portion of the following SAPs:
 - Downtown Subarea Plan
 - Bay Vista Subarea Plan; and
 - South Kitsap Industrial Area Subarea Plan (PSIC-Bremerton)

OTHER SAP INFO

- **East Park Subarea Plan**

- Adopting as is



- **Gorst Subarea Plan**

- Adopting as is



- **Revoking Manette Subarea Plan**

- Though still a Center – development provisions in plans were incorporated in BMC (NB) and the plan is not necessary



GMA STEP #4: SUBMIT NOTICE TO THE STATE

- Notice was provide to the State and all agencies on March 17, 2016 for 60-day notice of intent to adopt.
 - Agency comments received that were incorporated into the Ordinance
- Key concepts within Comprehensive Plan:
 - Distinctive Growth
 - Enticing New Development
 - Supportive Transportation
 - Improved Accessibility
 - Quality Housing
 - Business Support
 - Environmental Management

GMA STEP #5: TAKE LEGISLATIVE ACTION

Public Hearing – Tonight!

