



DATE: October 3, 2008

TO: Bellevue Planning Commission

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SUBJECT: October 8, 2008, Study Session – Coal Creek Urban Growth Boundary CPA (08-109519 AC)

Tonight's study session examines the proposed Coal Creek UGB Comprehensive Plan amendment. The Bellevue City Council initiated the proposed Coal Creek UGB Comprehensive Plan Amendment on September 15, 2008. The CPA is now in Final Review before the Planning Commission, and includes study sessions and a public hearing proposed for November 12, 2008. After the Planning Commission makes a CPA recommendation the City Council will take action on this and the other CPAs in the 2008 annual work program.

The Coal Creek Urban Growth Boundary (UGB) Comprehensive Plan Amendment will amend the UGB to:

- include the City of Bellevue's Coal Creek Park entirely within the urban area;
- include the relocated area within Bellevue's Potential Annexation Area (PAA); and
- establish a P/SF-M (Public/Single Family-Medium) Comprehensive Plan designation.

The UGB would relocate to the southern right-of-way of Newcastle-Coal Creek Parkway between the two existing points where it crosses the road now as it includes the park on the rural side of the UGB. See Attachment 1.

The purpose of this amendment is to allow for the annexation of the Bellevue-owned park. Annexation enhances Bellevue's ability to assure its community responsibilities to this park under the Comprehensive Plan and the Growth Management Act. Having the park within the city boundaries assures a sufficient stewardship role over this park, now the largest in the city's parks and open space system.

The city has already submitted a Docket item to King County to amend the King County Comprehensive Plan through their 2008 CPA Update, and the county has held a September 29, 2008, public hearing. This King County CPA action will move the UGB in the county's comprehensive plan.

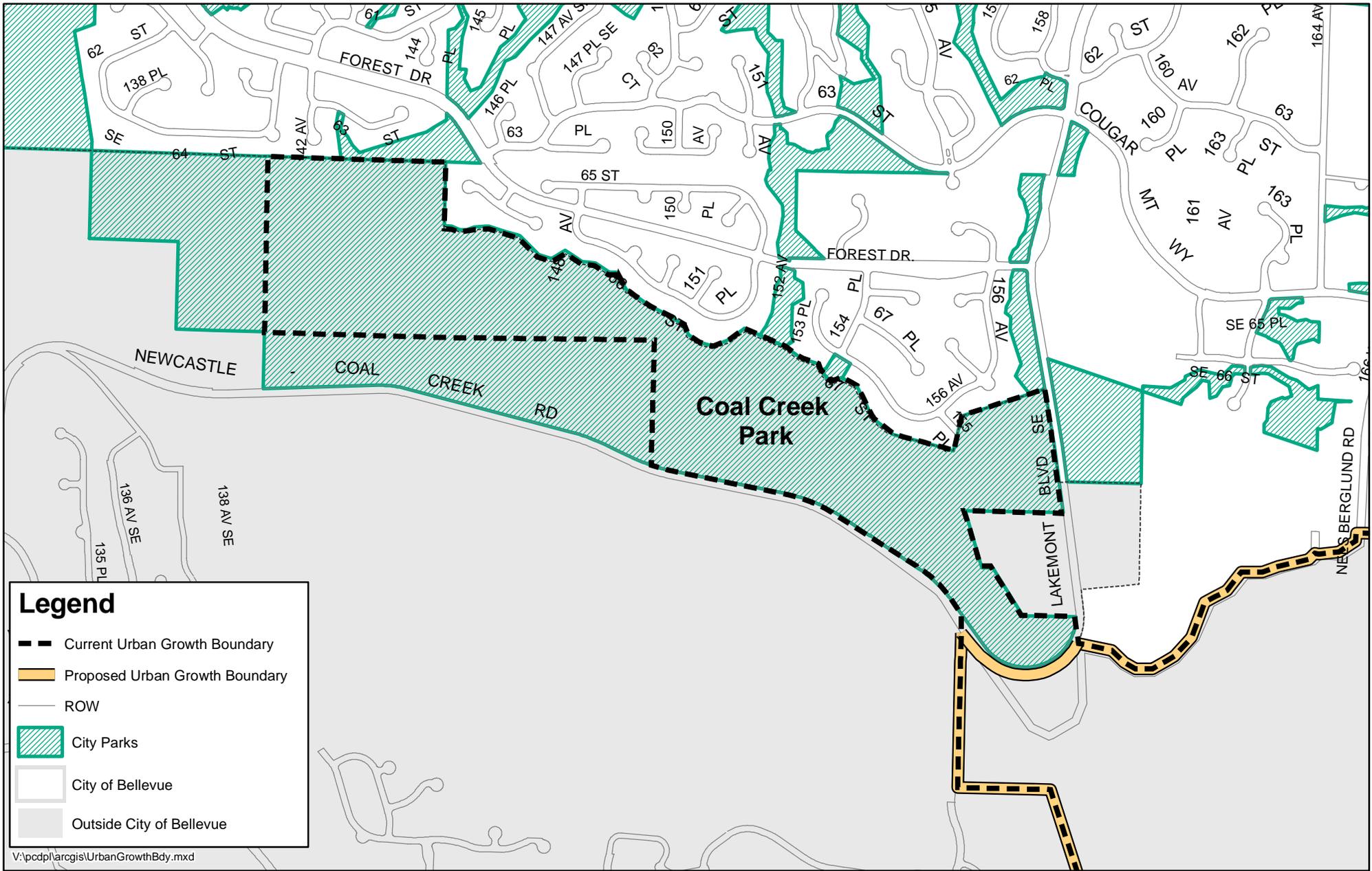
Actions subsequent to both of these (county and city) comprehensive plan amendments include annexation and rezoning.

#### **NEXT STEPS**

We will ask the Planning Commission to study the proposed amendment and to identify whether any additional information is needed. Staff seeks direction to schedule the public hearing on November 12, 2008. The staff report will document the basis for the recommendation.

#### **ATTACHMENTS**

1. Coal Creek UGB CPA location and boundary map
2. Coal Creek UGB vicinity map



**Legend**

- Current Urban Growth Boundary
- Proposed Urban Growth Boundary
- ROW
- City Parks
- City of Bellevue
- Outside City of Bellevue

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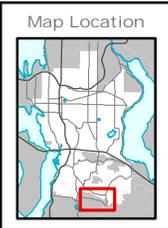


City of Bellevue  
 IT Department  
 GIS Services  
 Plot Date: 7/26/2007



# City of Bellevue

## Coal Creek Park UGB Adjustment



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