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Capital Facilities Chapter Relationship to Vision

Vision	Capital Facilities Chapter Concepts
<p>County Government. County government that is accountable and accessible; encourages citizen participation; seeks to operate as efficiently as possible; and works with citizens, governmental entities and tribal governments to meet collective needs fairly while respecting individual and property rights.</p>	<ul style="list-style-type: none">▪ Establish conservative estimates of future capital facilities needs and ensure that facilities are within the County's ability to provide.▪ Consider operating and maintenance costs before acquiring new facilities.▪ Provide for fair distribution of the costs of needed capital improvements between new and existing development.
<p>Natural Environment. Natural ecosystems – including interconnected wetlands, streams, wildlife habitat, and water quality – that are rehabilitated, protected and enhanced and that allow for flexible and innovative development to meet environmental and growth goals. In developed areas, the growth pattern supports conservation of non-renewable energy and minimizes impacts on air quality and climate.</p>	
<p>Housing: Residential communities that are attractive, affordable, diverse, and livable supported by appropriate urban or rural services. A variety of housing choices are available, meeting a full range of resident income levels and preferences. Residents are able to walk between neighborhoods and to community destinations.</p>	<ul style="list-style-type: none">▪ Ensure that adequate public services are provided to serve new residential development.
<p>Open Space: An open space network – including greenbelts, wildlife habitat, forested areas, and active and passive parks – that is accessible, interconnected, provides opportunities for recreation and defines and distinguishes urban and rural areas.</p>	
<p>Urban Areas: Healthy urban areas that are the region's centers for diverse employment and housing opportunities all levels of education, and civic and cultural activities.</p>	<ul style="list-style-type: none">▪ Provide adequate public facilities to urban growth areas (UGAs).
<p>Rural Areas. Rural areas and communities where unique historical characters, appearances, functions, and pioneering spirits are retained and enhanced. Natural resource activities, such as forestry, agriculture, and mining continue to contribute to the rural character and economy. Rural recreation opportunities are enhanced, including equestrian facilities, trails, and others.</p>	<ul style="list-style-type: none">▪ Ensure that public facilities provided in rural areas are compatible with rural character.▪ Establish level of services standards in the rural area that are appropriate for rural areas.
<p>Cultural Resources. Historical and archaeological resources that are recognized and preserved for future generations.</p>	
<p>Economic Development. A stable, prosperous and diversified economy that provides living wage jobs for residents, supported by adequate land for a range of employment uses and that encourages accomplishment of local economic development goals.</p>	<ul style="list-style-type: none">▪ Ensure that adequate public facilities are provided to serve new commercial development.
<p>Public Services and Facilities. Public services and facilities – including, but not limited to, parks and recreation, law enforcement, fire protection, emergency preparedness, water/sewer, roads, transit, nonmotorized facilities, ferries, stormwater management, education, library services, health and human services, energy, telecommunications, etc. – are provided in an efficient, high-quality and timely manner by the County and its partner agencies. Public services and facilities are monitored, maintained and enhanced to meet quality service standards.</p>	<ul style="list-style-type: none">▪ Identify appropriate levels of service for public services and facilities.▪ Provide capital facilities that address level of service deficiencies prior to facilities that are in excess of the standards.▪ Provide criteria for evaluating and providing capital facilities.▪ Establish that public facility capital improvements are consistent with the adopted land use map.▪ Provides for siting of essential public facilities.
<p>Transportation. An efficient, flexible, and coordinated multi-modal transportation system – including roads, bridges and highways, ferries, transit, and non-motorized travel – that provides interconnectivity and mobility for county residents and supports our urban and rural land use pattern.</p>	<ul style="list-style-type: none">▪ Provide for roadway improvements in coordination with new development that is creating the need for the improvements.



Chapter 11. Capital Facilities

11.1. Plan Context

The Growth Management Act (GMA) requires that all comprehensive plans contain a capital facilities element. GMA specifies that the capital facilities element should consist of a) an inventory of existing capital facilities owned by public entities; b) a forecast of the future needs for capital facilities; c) the proposed locations and capacities of expanded or new capital facilities; d) a 6-year capital facilities plan (CFP) that will finance capital facilities within projected funding capacities and clearly identifies sources of public money for such purposes; and e) a requirement to reassess the land use element if probable funding falls short of existing needs.

Recent Central Puget Sound and Western Washington Growth Management Hearings Board decisions have emphasized the importance of the preparation and implementation of CFPs. The key points include:

- Capital facilities plans should cover the 20-year planning horizon and address the entire urban growth area (UGA) .
- Financial plans should address at minimum a 6-year period and funding sources should be specific.
- Existing un-served areas in the UGA must be addressed as well as new UGA expansion areas.

County, city, Tribal, and special districts provide capital facilities for growth in their respective jurisdictions, and have contributed to this capital facilities element of the Kitsap County Comprehensive Plan (Plan). The types of capital facilities addressed under this element include:

- Public buildings
- Fire protection
- Law enforcement
- Schools
- Parks and recreation

- Water
- Sanitary sewer
- Stormwater
- Solid waste
- Transportation

The Plan’s capital facilities element includes the following information:

- Inventory of current public capital facilities (Volume I:Appendix A and 2012 Kitsap County Urban Growth Area (UGA) Sizing and Composition Remand Supplemental Environmental Impact Statement, Section 3.2.4 and 3.3);
- Level of service (LOS) standards (Volume I: this chapter and Appendix A);
- Concurrency requirements (goals and policies in this chapter); and
- The County CFP, containing proposed public capital facilities projects over a 6-year time period (2013-2018), including costs, revenues, and schedule (Volume I: Appendix A) as well as, where available, projects from 2019-2025 through the end of the current planning period.

11.2. Capital Facilities Goals and Policies

11.2.1. Public Facilities Needs

Goal 1. Define types of public facilities, establish standards for levels of service for each type of public facility, and determine what capital improvements are needed to achieve and maintain the standards for existing and future populations, and to repair or replace existing public facilities.

Policy CF-1 Public facilities include the capital improvements and systems of each of the following:

1. Community centers
2. Correction facilities
3. County buildings
4. Courts (Superior and District)
5. Fire protection and emergency preparedness
6. Law enforcement
7. Parks

8. Roads
9. Sanitary sewer
10. Schools
11. Solid waste
12. Stormwater management
13. Water

Policy CF-2 The County establishes LOS standards for Categories A, B, C, and D of public facilities, and applies the standards as follows:

- **Category A.** Category A public facilities are facilities owned or operated by the County and subject to the concurrency requirement. The LOS standards of Category A facilities apply to development permits issued by the County beginning in the 2013 fiscal year and following adoption of the County's budget and Capital Improvements Program beginning in the 2013 fiscal year. Category A facilities consist of county principal and minor arterials, collectors and minor collectors, and residential/local streets.
- **Category B.** Category B public facilities are facilities owned or operated by federal, state, or city governments; independent districts; or private organizations and subject to the concurrency requirement. The LOS standards of Category B facilities apply to development permits issued by the County beginning in the 2013 fiscal year. Category B facilities are provided by entities other than Kitsap County; therefore the LOS standards do not apply to the County's budget or the County's Capital Improvements Program. However, the LOS standards apply to the budgets and capital improvements programs of the entities that provide the public facilities. Category B facilities include state roads that are principal and minor arterials.
- **Category C.** Category C public facilities are facilities owned or operated by the County but not subject to the concurrency requirement. The LOS standards of Category C facilities do not apply to development permits issued by the County (beginning in the 2013 fiscal year and following adoption of the County's budget and Capital Improvements Program beginning in the 2013 fiscal year) or to the concurrency management system as set forth in Policy CF-15. Category C facilities LOS standards apply to GMA and other statutory requirements (i.e., GMA Planning Goal 12, Subdivision Approvals, Impact Fees), regarding the provision of appropriate and adequate public facilities. Category C facilities



include community centers, corrections facilities, County buildings, courts, parks, open space, trails, sanitary sewer (County-owned), solid waste, and surface water management.

- **Category D.** Category D public facilities are facilities owned or operated by federal, state, or city governments; independent districts; or private organizations; but not subject to the requirement for concurrency. The LOS standards of Category D facilities do not apply to the concurrency management system as set forth in Policy CF-15. Category D facilities are provided by entities other than Kitsap County; therefore the LOS standards do not apply to the County's budget or the County's Capital Improvements Program. However, the LOS standards apply to the budgets and capital improvements programs of the entities that provide the public facilities, GMA (i.e., GMA Planning Goal 12, Subdivision Approvals, Impact Fees), and other statutory requirements regarding the provision of appropriate and adequate public facilities, and other chapters of the Plan. Category D facilities include fire and emergency medical services, school district and water facilities, and non-County sanitary sewer facilities.

Policy CF-3 The LOS standards of public facilities are set forth in the County CFP (2013-2018), provided in Appendix A. (Note: "per person" or "per 1,000 population," as used in Appendix A, means population of the jurisdiction that provides the public facility, unless otherwise indicated.) The County may create separate LOS standards in the urban and rural areas of the county.

Policy CF-4 The County determines the quantity of capital improvements that is needed as follows:

1. The quantity of capital improvements needed to eliminate existing deficiencies and to meet the needs of future growth is determined for each public facility by the following calculation: $Q = (S \times D) - I$.

Where Q is the quantity of capital improvements needed,
S is the standard for level of service,
D is the demand, such as the population, and
I is the inventory of existing facilities.

The calculation is used for existing demand in order to determine existing deficiencies. The calculation is used for projected demand in order to determine needs of future growth. The estimates of projected demand account for demand that is likely to occur from previously issued development permits as well as future growth.

2. There are two circumstances in which the standards for levels of service are not the exclusive determinant of need for a capital improvement:

- a. Need for repair, remodeling, renovation, and replacement of obsolete or worn out facilities is determined by the Board of County Commissioners upon the recommendation of County departments.
- b. Capital improvements that provide levels of service in excess of the standards adopted in this Plan may be constructed or acquired at any time as long as the capital improvement does not make financially infeasible any other capital improvement that is needed to achieve or maintain the standards for levels of service adopted in this Plan, and the capital improvement does not contradict, limit or substantially change the goals and policies of any chapter of this Plan, and one of the following conditions is met:
 - i. the excess capacity is an integral part of a capital improvement that is needed to achieve or maintain standards for levels of service (i.e., the minimum capacity of a capital project is larger than the capacity required to provide the level of service), or
 - ii. the excess capacity provides economies of scale making it less expensive than a comparable amount of capacity if acquired at a later date, or
 - iii. the asset acquired is land that is environmentally sensitive, designated by the County as necessary for conservation or recreation, or
 - iv. the excess capacity is part of a capital project financed by general obligation bonds approved by referendum.

Policy CF-5 Determine priorities between facilities of different types and between facilities of the same type as follows:

1. **Facilities of different type.** Legal restrictions on the use of many revenue sources limit the extent to which types of facilities compete for priority with other types of facilities because they do not compete for the same revenues. All capital improvements that are necessary for achieving and maintaining a standard for levels of service adopted in this Plan are included in the financially feasible schedule of capital improvements contained in the County CFP. The relative priorities among types of public facilities (e.g. roads, sanitary sewer, etc.) were established by adjusting the standards for levels of service and the available revenues until the resulting public facilities needs became financially feasible.



This process is repeated with each update of the Kitsap CFP, thus allowing for changes in priorities among types of public facilities.

2. **Facilities of the same type.** Capital improvements within a type of public facility should be evaluated on the following criteria and considered in the order of priority listed below. The County should establish the final priority of all capital facility improvements using the following criteria as general guidelines. Any revenue source that cannot be used for a high priority facility should be used beginning with the highest priority for which the revenue can legally be expended.
 - a. Reconstruction, rehabilitation, remodeling, renovation, or replacement of obsolete or worn out facilities that contribute to achieving or maintaining standards for levels of service adopted in this Plan.
 - b. New or expanded facilities that reduce or eliminate deficiencies in levels of service for existing demand. Expenditures in this priority category include equipment, furnishings, and other improvements necessary for the completion of a public facility (e.g., recreational facilities and park sites).
 - c. New public facilities, and improvements to existing public facilities, that eliminate public hazards if hazards were not otherwise eliminated by facility improvements prioritized according to Policies a or b, above.
 - d. New or expanded facilities that provide the adopted levels of service for new development and redevelopment during the next six fiscal years, as updated by the regular review of the CFP no less frequently than every 2 years. The County may acquire land or right-of-way in advance of the need to develop a facility for new development. The location of facilities constructed pursuant to this Policy conforms to Chapter 2, *Land Use*, and specific project locations serve projected growth areas within the allowable land use categories. If the planned capacity of public facilities is insufficient to serve all applicants for development permits, the capital improvements are scheduled to serve the following priority order:
 - i. previously approved permits for redevelopment,
 - ii. previously approved permits for new development,
 - iii. new permits for redevelopment, and
 - iv. new permits for new development.

- e. Improvements to existing facilities, and new facilities that significantly reduce the operating cost of providing a service or facility, or otherwise mitigate impacts of public facilities on future operating budgets.
- f. New facilities that exceed the adopted levels of service for new growth during the next six fiscal years by either
 - i. providing excess public facility capacity needed by future growth beyond the next six fiscal years, or
 - ii. providing higher quality public facilities than are contemplated in the County's normal design criteria for such facilities.
- g. Facilities not described in Policies a through f, above, but which the County is obligated to complete, as evidenced by a written agreement the County executed prior to the adoption of this Plan.
- h. All facilities scheduled for construction or improvement under this Policy are evaluated to identify any plans of state or local governments or districts that affect the proposed County capital improvement.
- i. Project evaluation may also involve additional criteria that are unique to each type of public facility, as described in other elements of this Plan.

11.2.2. Financial Feasibility

Goal 2. Provide needed public facilities that are within the ability of the County to fund, or within the County's authority to require others to provide the facilities.

Policy CF-6 The estimated costs of all needed capital improvements do not exceed conservative estimates of revenues from sources that are available to the County under current law, and that have not been rejected by referendum if a referendum is required to enact a source of revenue. Conservative estimates need not be the most pessimistic estimate, but cannot exceed the most likely estimate.

Policy CF-7 Kitsap County, along with cities and special purposes districts, should develop long-term funding strategies that include, but not limited to, the following funding options:

1. Existing development (1) pays for the capital improvements that reduce or eliminate existing deficiencies, some or all of the replacement of obsolete or worn out facilities, and may pay a portion of the cost of capital improvements

needed by future development, and (2) payments may take the form of user fees, charges for services, special assessments and taxes.

2. Future development pays its fair share of the capital improvements needed to address the impact of its development, and may pay a portion of the cost of the replacement of obsolete or worn out facilities. Upon completion of construction, "future" development becomes "existing" development and contributes to paying the costs of the replacement of obsolete or worn out facilities as described in paragraph 1 of this policy.



3. Future development's payments may take the form of, but are not limited to, voluntary contributions for the benefit of any public facility, impact fees, mitigation payments, capacity fees, dedications of land, provision of public facilities, future payments of user fees, charges for services special assessments and taxes. Future development does not pay impact fees for the portion of any public facility that reduces or eliminates deficiencies existing at the time of approval.
4. Both existing and future development may have part of their costs paid by grants, entitlements or public facilities from other levels of government and independent districts.
5. Reassess the allocation of existing funding sources and prioritize capital facility expenditures.
6. If steps one thru five do not remedy the deficiency of capital facility provision, Kitsap County should evaluate Policy LU-19.

Policy CF-8

Capital improvements are financed and debt is managed as follows:

1. Capital improvements financed by County enterprise funds (i.e., sanitary sewer, solid waste, surface water management) are financed by:
 - a. current assets (i.e., reserves, equity or surpluses, and current revenue, including grants, loans, donations and interlocal agreements), or
 - b. debt to be repaid by user fees and charges and/or connection or capacity fees for enterprise services, or
 - c. a combination of debt and current assets.
2. Capital improvements financed by non-enterprise funds are financed from either current assets, or debt, or a combination of the two.

Financing decisions include consideration for which funding source (current assets, debt, or both) will be a) most cost effective, b) consistent with prudent asset and liability management, c) appropriate to the useful life of the project(s) to be financed, and d) the most efficient use of the County's ability to borrow funds.

3. Debt financing is not to be used to provide more capacity than is needed within the schedule of capital improvements for non-enterprise public facilities unless one of the conditions of Policy CF-4.2 is met.

Policy CF-9 The County does not provide a public facility, nor does it accept the provision of a public facility by others, if the County or other provider is unable to pay for the subsequent annual operating and maintenance costs of the facility.

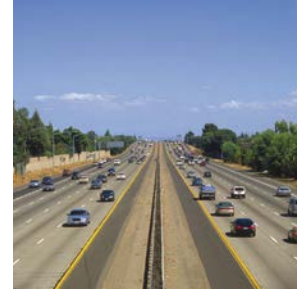
Policy CF-10 If sources of revenue listed under "Projected Costs and Revenues" require voter approval in a local referendum that has not been held, and a referendum is not held or is held and is not successful, this Comprehensive Plan is revised at the next annual amendment to adjust for the lack of such revenues, in any of the following ways:

1. Reduce the level of service for one or more public facilities;
2. Increase the use of other sources of revenue;
3. Decrease the cost, and therefore the quality of some types of public facilities while retaining the quantity of the facilities that is inherent in the standard for level of service;
4. Decrease the demand for and subsequent use of capital facilities;
5. A combination of the above alternatives.

Policy CF-11 All development permits issued by the County that require capital improvements financed by sources of revenue that have not been approved or implemented (such as future debt requiring referenda) are conditioned on the approval or implementation of the indicated revenue sources, or the substitution of a comparable amount of revenue from existing sources.

Policy CF-12 Finance the 6-year CFP within the County's financial capacity. If the projected funding is inadequate to finance needed capital facilities based on adopted level of service and forecasted growth, make adjustments to the level of service, the land use element, the sources of revenue, or any combination, to achieve a balance between available revenue and needed capital facilities. This policy constitutes Kitsap County's response to the requirement of Revised Code of Washington (RCW) 36.70A.070(3)(e).

11.2.3. Public Facilities and Concurrency Management



Goal 3. Provide adequate public facilities by constructing needed capital improvements that (1) repair or replace obsolete or worn out facilities, (2) eliminate existing deficiencies, and (3) meet the needs of future development and redevelopment as indicated by previously issued and new development permits. The County's ability to provide needed improvements is demonstrated by maintaining a financially feasible schedule of capital improvements in this Capital Facilities Plan.

Policy CF-13 The County provides, or arranges for others to provide, the capital improvements listed in the schedule of capital improvements in the CFP. The schedule of capital improvements may be modified as follows:

1. The schedule of capital improvements is updated in conjunction with the budget process, every one or two years.
2. Pursuant to the GMA, the schedule of capital improvements may be amended during any calendar year with annual amendments and/or the budget.
3. The schedule of capital improvements may be adjusted by resolution not deemed to be an amendment to the Plan for corrections, updates, and modifications concerning costs or revenue sources; acceptance of facilities pursuant to dedications that are consistent with the plan; or the date of construction (so long as it is completed within the 6-year period) of any facility listed in the schedule of capital improvements.

Policy CF-14 The County includes in the capital appropriations of its budget all the capital improvement projects listed in the schedule of capital improvements for expenditure during the appropriate fiscal year. The County may omit from its budget any capital improvements for which a binding agreement has been executed with another party to provide the same project in the same fiscal year. The County may also include in the capital appropriations of its budget additional public facility projects that conform to Policy CF- 4.2.b and Policy CF- 5.2.f.

The Board of County Commissioners finds that the impacts of development on public facilities within the County occur at the same time as occupancy of development authorized by a final development permit. The County issues development permits only after a determination that there is sufficient capacity of Category A and Category B public facilities to meet the standards for levels of service for existing development and the impacts of the proposed development concurrent with the proposed development, at the time of development. For the purpose of this policy and the County's land development regulations, "concurrent with" is defined as follows:

1. The availability of public facility capacity to support development concurrent with the impacts of such development is determined in accordance with the following:
 - a. For roads:
 - i. The necessary facilities and services are in place at the time a development permit is issued; or
 - ii. The necessary facilities are under construction at the time a development permit is issued, and the necessary facilities will be in place when the impacts of the development occur; or
 - iii. Development permits are issued subject to the condition that the necessary facilities and services will be in place when the impacts of the development occur; or
 - iv. The County has in place binding financial commitments to complete the necessary public facilities within six years.
2. The County issues no final development permit unless there is sufficient capacity of Category A and Category B public facilities available to meet the standards for levels of service for existing development and for the proposed development.
3. The County issues no preliminary development permit unless the applicant complies with one of the following Policies:
 - a. The applicant may voluntarily request a determination of the capacity of Category A and Category B public facilities as part of the review and approval of the preliminary development permit, including the requirements of paragraph 4 of this policy.
 - b. The applicant may elect to request approval of a preliminary development permit without a determination of capacity of Category A and Category B public facilities. However, the preliminary development permit is issued subject to requirements in the

applicable land development regulation or to specific conditions contained in the preliminary development permit that:

- i. Final development permits for the subject property are subject to a determination of capacity of Category A and Category B public facilities, as required by numbers 2 and 4 of this policy; and
 - ii. No rights to obtain final development permits or any other rights to develop the property have been granted or implied by the County's approval of the preliminary development permit without determining the capacity of public facilities.
4. Development permits issued under numbers 2 and 3 of this policy are subject to the following requirements:
- a. The determination that facility capacity is available applies only to specific uses, densities and intensities based on information provided by the applicant and included in the development permit.
 - b. The determination that facility capacity is available is valid for the same period of time as the underlying development permit, including any extensions of the underlying development permit. If the underlying development permit does not have an expiration date, the capacity is valid for a period not to exceed two years.
 - c. The standards for levels of service of Category A and Category B public facilities are applied to the issuance of development permits on the following geographical basis: Roads: applicable roads and areas impacted by the proposed development.

11.2.4. Capital Improvements Coordination with Land Development.

- Goal 4. Capital Improvements Coordination With Land Development. Manage the land development process to ensure that all development receives public facility levels of service equal to, or greater than the standards adopted in Policy CF-3 by implementing the schedule of capital improvements in this Capital Facilities Plan, and by using the fiscal resources provided for in Goal 2, and its supporting policies.**

Policy CF-16 All Category A and Category C public facility capital improvements are consistent with the adopted land use map and the goals and policies of other chapters of this Plan. The level of service provided by projects in the schedule of capital improvements maintains adopted standards for levels of service for

existing and future development in a manner and location consistent with Chapter 2, *Land Use*, of this Plan.

Policy CF-17 The County integrates its land use planning and decisions with its planning and decisions for public facility capital improvements by developing, adopting and using the programs listed in the "CFP Implementation" section of this Appendix A and Chapter 18.



Policy CF-18 The County and school districts coordinate the purchase of land for co-location of schools with other community facilities and services.

Policy CF-19 The County develops and implements a planning and pre-construction review process with municipal and district water, sewer, roads, and schools providers with an objective of developing integrated countywide facilities planning.

Policy CF-20 The County investigates opportunities for initiating “focused public investment planning,” whereby incentives are provided to encourage new development in “key” geographic areas where public facilities and utilities providers agree new development can be cost-effective through the use of new strategies and technologies to provide public utilities infrastructure, such as:

1. Regional water and sewer infrastructure planning and development to maximize economies of scale and serve new development over broader area (e.g., use of central manager to facilitate “pocket plants,” community drainfields, etc).
2. Coordinated planning among public facilities providers (water, sewer, schools, roads, etc.) and comprehensive planning focus on development incentives over broader areas.
3. Encourage higher use of Local Improvement Districts for planning and financing, low interest revolving loan programs, etc.
4. Use of GIS to integrate facility providers plans, utilities, infrastructure, geographical identification of potential public investment planning and development areas.

11.2.5. Siting of Essential Public Facilities

Goal 5. Develop and implement a countywide process for siting essential public facilities of a regional or community nature.

- Policy CF-21 The process for review and criteria for siting Essential Public Facilities, to be located within Kitsap County, as defined in RCW 36.70A.200, is conducted by the Kitsap Regional Coordinating Council (KRCC). The KRCC appoints a Facility Analysis and Site Evaluation Advisory Committee composed of citizen members selected by the member jurisdictions to represent a broad range of interest groups to evaluate proposed public facility siting. For regional, state or federally sponsored Essential Public Facilities, this process is optional, but encouraged. At a minimum this evaluation considers:
1. The impacts created by existing facilities;
 2. The potential for reshaping the economy, the environment and community character;
 3. The development of site specific siting criteria for the proposed project, giving priority consideration to siting within Designated Centers;
 4. The identification, analysis and ranking of potential project sites;
 5. Measures to first minimize and second mitigate potential physical impacts including, but not limited to, those relating to land use, transportation, utilities, noise, odor and public safety;
 6. Measures to first minimize and second to mitigate potential fiscal impacts;
 7. Neither the County comprehensive plan nor its development regulations precludes the siting for essential public facilities.
 8. In UGAs, Kitsap County, Cities, Kitsap Public Health District and special purpose districts should jointly prioritize the replacement of on-site septic systems that serve existing development with sewer or alternative waterwater technologies and should be based upon the risk of failure. Kitsap County, Cities, Kitsap Public Health District and special purpose districts should analyze public funding options for such conversion and should prepare conversion plans that will enable quick and cost-effective local response to health and pollution problems that may occur when many on-site systems fail in an area.
- Policy CF-22 Certain essential public capital facilities such as schools and libraries that generate substantial travel demand should be located first in Urban Growth Areas

(UGAs) or, if not feasible to do so, along or near major transportation corridors and public transportation routes.

1. The multiple use of corridors for major utilities, trails and transportation rights-of-way is encouraged.
2. Some public capital facilities, such as those for waste handling, may be more appropriately located outside of urban growth areas (UGAs) due to exceptional bulk or potentially dangerous or objectionable characteristics. Public facilities located beyond UGAs should be self-contained or be served by urban governmental services in a manner that will not promote sprawl. Utility and service consideration must be incorporated into site planning and development.
3. Kitsap County shall develop regulations for development that promote sewer connectivity between UGA parcels or tracts.

Policy CF-23 Essential public capital facilities for sewage disposal: Uses adhere to local health district or state agency rules regarding commercial and industrial use of on-site sewage systems.

Policy CF-24 Essential public facilities should be discouraged in designated resource lands, critical areas, or other areas where the siting of such facilities would be inconsistent with GMA.

Policy CF-25 Air transportation facilities in Kitsap County:

1. The County recognizes the importance of public airports as essential public facilities and the preservation of access to the air transportation system.
2. The County ensures the safety of the community and airport users through compatible land use planning adjacent to airports and coordination of the airport with ground access.

11.2.6. Urban Growth Areas

Goal 6. Provide adequate public facilities to urban growth areas.



Policy CF-26 The County and each municipality in the County designate UGAs to discourage urban sprawl and leapfrog development and encourage adequate public facilities and services with development as follows:

1. Levels of service for public facilities in the unincorporated portion of the UGAs is the same as the County's adopted standards.
2. The primary providers of public facilities and services in the unincorporated portion of the UGA are shown in Table 11-1.

Table 11-1. Facility and Service Providers

Public Facility	Provider
Community Centers	Kitsap County
Corrections Facilities	Kitsap County
County Buildings	Kitsap County
County Courts (Superior/District)	Kitsap County
Fire Protection/Emergency Medical Services	Fire Districts
Parks	Kitsap County
Local Roads	Kitsap County
State highways	Washington State
Sanitary Sewer	Kitsap County, Districts, Bremerton, Port Orchard, Poulsbo
Schools	School Districts
Solid Waste Disposal	Kitsap County
Stormwater Management	Kitsap County
Water	Districts, Bremerton, Port Orchard, Poulsbo

Policy CF-27 All schools located outside of UGAs are compatible with rural character and rural land use patterns.

Policy CF-28 Providers of public facilities are responsible for paying for their facilities. Providers may use sources of revenue that require users of facilities to pay for a portion of the cost of the facilities. As provided by law, some providers may require new development to pay impact fees and/or mitigation payments for a portion of the cost of public facilities.

Policy CF-29 The County will enter into UGA Management Agreements (UGAMAs) with municipalities and other providers of public facilities to coordinate planning for and development of the UGA.

Policy CF-30 The County and each municipality in the County addresses fiscal issues including tax revenue sharing, the provision of regional services and annexations through the development of interlocal agreements.

TOC

Chapter 11. Capital Facilities 11-1

- 11.1. Plan Context 11-1
- 11.2. Capital Facilities Goals and Policies 11-2
 - 11.2.1. Public Facilities Needs..... 11-2
 - 11.2.2. Financial Feasibility 11-7
 - 11.2.3. Public Facilities and Concurrency Management 11-10
 - 11.2.4. Capital Improvements Coordination With Land Development. 11-12
 - 11.2.5. Siting of Essential Public Facilities..... 11-14
 - 11.2.6. Urban Growth Areas 11-16

Tables

Table 11-1. Facility and Service Providers 11-16

Figures

No table of figures entries found.

Citations

No table of figures entries found.

ACROS

- Growth Management Act (GMA)..... 11-1
- capital facilities plan (CFP)..... 11-1
- Kitsap County Comprehensive Plan (Plan..... 11-1
- Level of service (LOS)..... 11-2
- Local Improvement Districts (LIDs) 11-13
- Kitsap Regional Coordinating Council (KRCC) 11-14
- urban growth areas (UGAs) 11-15
- Urban Growth Area Management Agreements (UGAMAs) 11-17