



Legend

Comp. Plan Designations

- Urban Growth Area
- Rural
- Small Town
- Rural Forestry
- Commercial Forestry
- MRL
- Town Center Overlay Desig.

Title 20 Zoning Designations

- COMMERCIAL**
- STC** - Small Town Commercial
- URBAN RESIDENTIAL**
- UR4** - Urban Residential 4 Units/Acre
- RURAL**
- R5A** - Rural 1 Unit/5 Acres
- R10A** - Rural 1 Unit/10 Acres
- RESOURCES**
- AG** - Agriculture
- CF** - Commercial Forestry
- RF** - Rural Forestry
- MRL** - Mineral Resource Lands (overlay zone)

Notes:

1. Town Center Policy - Establish a policy in the Subarea Plan that supports rezoning the Town Center Comprehensive Plan Overlay Designation to General Commercial (GC) or a new Town Center Zone. This area is intended for commercial, a variety of residential housing types, and institutional mixed uses.
2. Delete Policy 2AA-13; which is to: Preclude additional commercial zoning within the urban growth area until the Small Town Commercial district in Kendall is fully developed and a land supply study demonstrates a need for additional commercial land.
3. UGA Industrial Policy - Revise Whatcom County Comprehensive Plan Policy 2AA-12 to read: Recognize the need for light impact industrial land uses within and bordering on the Columbia Valley/Kendall Urban Growth Area. Consider establishing a light impact industrial zone located on the north side of Limestone Road, and in the parcels zoned RF and R10A on the east side of Tilbury Road. Retain the existing zoning until a master plan has been completed to identify traffic impacts and infrastructure/utility/service needs, and appropriate mitigation measures. Consider expanding the Columbia Valley UGA in appropriate locations north and east of the existing UGA to allow for the allocation of light industrial land in sufficient acreage to attract and maintain business opportunities. Assure an adequate supply of master-planned prime light industrial sites to meet future market demands for light industrial development.

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