

**WHATCOM COUNTY  
PLANNING & DEVELOPMENT  
SERVICES**

5280 Northwest Drive  
Bellingham, WA 98226

**Hal H. Hart, A.I.C.P.**  
Director

## **MEMORANDUM**

**TO:** Whatcom County Planning Commission  
**FROM:** Troy Holbrook, Planning Supervisor  
**DATE:** May 4, 2006  
**RE:** Bellingham Subarea Plan Update

---

As part of the May 11<sup>th</sup> Whatcom County Planning Commission work session, staff will discuss the following items regarding the current status of the update for the Bellingham Subarea Plan.

### Whatcom County Planning Commission

- Preliminary recommendations made for proposed Urban Growth Area zoning.
- Preliminary recommendation made for an 18% Safety Factor for the Land Supply Analysis.
- Request for a third party review of the Land Supply Methodology.

### City of Bellingham Planning Commission

- Forwarded recommendation to the City Council for proposed Urban Growth Area zoning, Land Supply Analysis with a 25% Safety Factor, and recommendation to include all the Five-Year Review Areas (except Toad Lake) into the Urban Growth Area.

### Bellingham City Council

- The City revised the current land supply analysis based on comments received from various interested parties and CTED, please refer to Exhibits 1 and 2 for a summary of the revisions.
- Voted on May 2<sup>nd</sup> to accept Land Supply Methodology and Analysis as proposed by City Planning Department Staff, and include all the Five-Year Review Areas (except Toad Lake) into the Urban Growth Area. Please refer to Exhibit 13 for summaries of the Land Supply Methodology and Analysis that the City Council voted on.

In addition to these topics, staff will address the following exhibits:

Exhibit 1: City of Bellingham-Land Supply Adjustments Summary, April 2006

Exhibit 2: City of Bellingham-Land Supply Methodology, April 2006

- Exhibit 3: CTED Memo RE: City of Bellingham Land Supply Analysis
- Exhibit 4: Langabeer & Tull Memo RE: CTED/Vacancy Rate Information
- Exhibit 5: Langabeer & Tull Memo RE: Growth Management Analytical Paper
- Exhibit 6: Urban Land Supply Issues in Bellingham, Kenneth J. Dueker
- Exhibit 7: Langabeer & Tull Memo RE: Urban Growth Over the 20-Year Planning Period
- Exhibit 8: Foster Pepper Memo RE: Comprehensive Plan Update/Five-Year Review Areas
- Exhibit 9: Langabeer & Tull Memo RE: Land Supply Analysis
- Exhibit 10: Bellingham's Land Supply Analysis; GMA Compliance Issues, Jack Petree
- Exhibit 11: Western Washington GMHB Petition, Robert Wiesen v. City of Bellingham
- Exhibit 12: Western Washington GMHB Petition, Robert Wiesen v. Whatcom County
- Exhibit 13: City of Bellingham Land Supply Tables, April 2006