



Comprehensive Plan **Land Use**

Background

Land Use is a mandatory element of the Comprehensive Plan in Washington State per the Washington State Growth Management Act (RCW 36.70a). The main purpose of the element is to designate the general distribution and general location of the uses of land, including agriculture, timber production, housing, commerce, industry, recreation, open spaces and green spaces, urban and community forests, general aviation airports, public utilities, and public facilities, among others. Land use planning provides the basis for the County's zoning laws and restricts certain uses of land in order to promote orderly development that promotes social gathering, environmental protection, resource conservation, and transportation and economic needs.

Land use planning includes multiple considerations, such as:

- Population growth
- Changing demographics
- Lifestyles
- Housing needs
- Transportation types
- Potential environmental hazards
- Energy and infrastructure
- Climate change



Importance

- *Ensures compatibility between adjacent land uses*
- *Allows for informed decisions on development projects*
- *Promotes safe transportation*
- *Manages population growth and mitigates urban sprawl*
- *Facilitates economic growth*
- *Minimizes hazards and protects the public health*
- *Protects endangered species and critical areas*
- *Preserves open space*

Land Use Categories

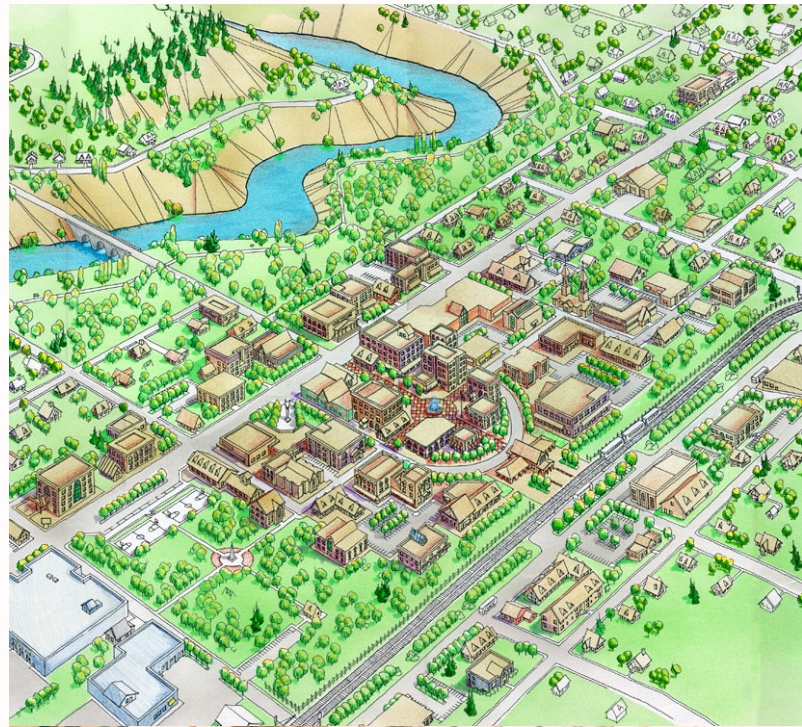
Residential: Establishes the density and types of housing that is allowed to be built within the area.

Commercial: Allows for various commercial uses, such as shopping areas, restaurants, office buildings, and warehouses

Industrial: Categorized by industrial uses that vary in intensity, such as manufacturing facilities, wholesaling, and laboratories.

Mixed Use: Provides multiple uses, such as commercial, higher-density residences, offices, and recreation.

Resource Lands:* Lands with long-term commercial significance (agriculture, forest, and mineral lands).



*For more information, see the Natural Environment Fact Sheet