

MEMORANDUM OF UNDERSTANDING BETWEEN MASON COUNTY AND THE CITY OF SHELTON ESTABLISHING THE PLANNING PROCESS FOR STATE GROWTH MANAGEMENT ACT COMPLIANCE

The purpose of this Memorandum of Understanding (MOU) is to set forth the agreement between Mason County, Washington (hereafter "County") and the City of Shelton, Washington (hereafter "City") to coordinate the 2015-2016 Comprehensive Plan Update.

WHEREAS, Revised Code of Washington (RCW) 36.70A (the State Growth Management Act, or GMA) requires certain counties and cities in the state to conduct a periodic update of its comprehensive plan and development regulations, and

WHEREAS, RCW 36.70A.130(5) requires Mason County and cities within Mason County to complete the review and update of their respective comprehensive plans and development regulations on or before June 30, 2016, and

WHEREAS, the County and City have policies which promote mutual coordination for planning and economic development regionally, and

WHEREAS, the City has taken the lead role in past planning processes involving the Shelton Urban Growth Area (Shelton UGA), including recommended land use designations and development regulations, and

WHEREAS, the County recognizes the benefits associated with incorporating the City's revised Shelton UGA Boundaries and future land use designations into the County's Comprehensive Plan, zoning map, and implementing development regulations, and

WHEREAS, the County and City mutually recognize the benefits of the City taking the lead role in initiating this periodic update of their comprehensive plans and development regulations for the Shelton UGA, and in consulting affected property owners, and

WHEREAS, the County is prepared to provide technical assistance to support the City's planning efforts in the Shelton UGA.

NOW, THEREFORE, the County and City hereby agree:

SECTION 1: City staff will prepare, in consultation with Mason County staff, a scope of work and schedule for the Shelton comprehensive plan and development regulations update. The work shall be completed in coordination with the Mason County comprehensive plan and development regulations update, and shall be scheduled for completion on or before June 30, 2016.

SECTION 2: County staff shall provide, in consultation with City staff, population projections to be used to project growth within the City of Shelton and Shelton UGA early in the process.

SECTION 3: The County shall provide the City with technical assistance, including but not limited to transportation modeling and GIS data and mapping for the City of Shelton and Shelton UGA. Reimbursement for these services shall be identified in the scope of work described in Section 1 above.

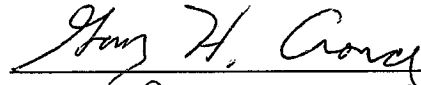
SECTION 4: The City shall agree to consult with affected property owners, utilizing the City's adopted Public Participation Plan for the update of its comprehensive plan and development regulations, in consultation with Mason County staff as appropriate.

SECTION 5: The City shall provide a recommended future land use map, revised Comprehensive Plan policies, a revised zoning map for the Shelton UGA and amended development regulations as appropriate for consideration and adoption by the County Commissioners consistent with the scope of work and schedule.


SECTION 6: The City Attorney shall provide legal counsel for the City during the process up to the adoption of the Comprehensive Plan Amendment. Any legal costs associated with an appeal of either Comprehensive Plan Update to the Washington Growth Management Hearings Board shall be the responsibility of the respective agencies.

AGREED TO THIS 20 day of April, 2015, after which this agreement becomes effective:

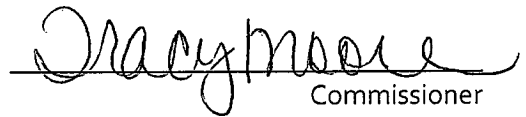
City of Shelton Commission:



Mayor



Commissioner



Commissioner

BOARD OF COUNTY COMMISSIONERS
MASON COUNTY, WASHINGTON



Randy Neatherlin, Chair



Tim Sheldon, Commissioner



Terri Jeffreys, Commissioner

ATTEST:



Julie Almanzor, Clerk of the Board

APPROVED AS TO FORM:



Tim Whitehead, Chief DPA