

Capital Facilities Element

Introduction

Purpose and Relationship to GMA

The purpose of the Capital Facilities Element is to provide goals and policies that establish how public facilities of local state and regional significance will be prioritized, coordinated, planned, expanded, and sited.

The Capital Facilities Element is developed in accordance to the Growth Management Act to direct the City of Newcastle's public facilities, except transportation, which is discussed separately in the Transportation Element of this Plan. RCW 36.70A.070 requires cities to plan, scheme or design all of the following:

An inventory of current capital facilities owned by public entities showing the location and capacities of those public facilities and identifying any current deficiencies;

A forecast of the future needs for such capital facilities;

The proposed capacities of expanded or new capital facilities;

At least a six-year plan that will finance capital facilities within the projected funding capacities and clearly identify sources of public money for such purposes;

A requirement to reassess the land use element if probable funding falls short of meeting existing needs and to ensure that the land use element, capital facilities element, and finance plan within the capital facilities plan element are coordinated and consistent.

The Capital Facilities Element is consistent with the King County Countywide Planning Policies and elements of the Comprehensive Plan.

The City of Newcastle is responsible for providing facilities including, but not limited to, municipal facilities, police and fire protection, parks, streets, water and sanitary sewer services, storm drainage services, and schools. The following capital facility plans, as amended, are hereby adopted by reference within this Comprehensive Plan:

- Coal Creek Utility District, Sewer Comprehensive Plan, 1994-under revision;
- Coal Creek Utility District, Comprehensive Water System Plan, 1994-under revision;
- Other Coal Creek Utility Planning Documents;
- Issaquah School District No. 411, 2002 Capital Facilities Plan, June 25, 2003;
- Renton School District No. 403, Six Year Capital Facilities Plan, 2001-2007, May 2001.

Organization of the Element

This Element begins by listing the Capital Facilities Goals for the City of Newcastle. The Goals are followed by supporting Policies that provide a framework for directing investments, rehabilitation and maintenance projects on capital assets, construction of new buildings, streets and other facilities, and land for parks and other public purposes. The Capital Facilities Element is closely linked to the Transportation Element and the Parks Trails and Recreation Element.

The Capital Facilities Appendix provides further information on growth projections, level of service, municipal facilities, public facilities and services, potential revenue sources, and the Twenty-Year Capital Facilities Program.

Capital Facilities Goals

- CF-G1 The City of Newcastle should guarantee continuous, reliable, and cost-effective capital facilities and public services to development in the Urban Growth Area in a phased, efficient manner reflecting the sequence of development as shown in the other elements of the Comprehensive Plan.
- CF-G2 The City of Newcastle should enhance the quality of life in Newcastle through planned provision of public capital facilities either directly by the City or via coordination with other public and private entities.
- CF-G3 The City of Newcastle should ensure that public facilities necessary to support new development are adequate to serve the development at the time the development is available for occupancy and use based on locally adopted levels of service and in accordance with Washington State Law.
- CF-G4 The City of Newcastle should achieve consistency in capital facility service standards within the Newcastle planning area for each public service provided by multiple purveyors.
- CF-G5 The City of Newcastle should achieve consistency in capital facility levels of service standards between Newcastle's planning area and surrounding jurisdictions planning area within designated urban growth areas.
- CF-G6 The City of Newcastle should ensure the efficient and equitable siting of essential regional capital facilities through cooperative and coordinated planning with other jurisdictions in the region.
- CF-G7 The City of Newcastle should ensure that new growth and development pay for a proportionate share of the cost of new facilities needed to serve such growth and development.

Capital Facilities Policies

- CF-P1 The City of Newcastle shall encourage the shared development of all public capital facilities including community facilities such as parks, libraries, schools, community meeting facilities and City office conference rooms.
- CF-P2 The City of Newcastle shall require placement of new utility systems within the existing right-of-way whenever possible.
- CF-P3 The City of Newcastle shall extend capital facilities and public services to the boundaries of the urban growth area based on an established need and demand.
- CF-P4 The City of Newcastle shall maintain an inventory of existing capital facilities owned by public entities.
- CF-P5 The City of Newcastle shall project needed capital facilities space based on adopted levels of service standards and forecasted growth in accordance with this plan. This projection shall be updated biannually.
- CF-P6 The City of Newcastle shall maintain at least a 6-year plan to finance needed capital facilities. The plan shall clearly identify sources of public money for capital facilities, and shall be updated annually.
- CF-P7 The City of Newcastle shall make adjustments to the level of service standards and any necessary elements to achieve a balance between funding capacities and needed facilities if the 6-year capital facilities finance plan

shows that projected funding is inadequate to finance projected capital facilities needs based on adopted levels of service standards and forecasted growth.

- CF-P8 The City of Newcastle shall coordinate with other public entities that provide public services within the Newcastle planning area in the development of consistent level of service standards.
- CF-P9 The City of Newcastle shall levy impact fees in accordance with the Growth Management Act as part of the financing for public facilities.
- CF-P10 The City shall determine the feasibility of building or purchasing a new facility for City offices and a community center within the CBC.

Sewer and Water

- CF-P11 The City of Newcastle shall allow phased development of sewer and water services according to future land use needs and to meet GMA concurrency requirements, in coordination with the Coal Creek Utility District.
- CF-P12 The City of Newcastle shall require the connection of all new development in the urban growth area to public sewer and water systems.
- CF-P13 The City of Newcastle shall work with the Coal Creek Utility District to promote programs to conserve and minimize water use.
- CF-P14 The City of Newcastle shall facilitate, in coordination with the Coal Creek Utility District, connections of all existing development to public sewer and water facilities within the next 15 years so long as it is physically feasible and fiscally responsible to implement.
- CF-P15 The City of Newcastle shall encourage new developments adjacent to properties with private wells or existing septic systems, to connect to the District's water system or, if not feasible, ensure that adverse impacts to existing wells or septic systems from new development is avoided or mitigated.

Storm and Surface Water

- CF-P16 The City of Newcastle shall encourage concurrent installations of storm water and surface water in order to minimize construction-related disruptions to the public and to minimize the costs of system deliveries.
- CF-P17 The City of Newcastle shall require surface water conveyance systems in all new development, including transportation facilities.
- CF-P18 The City of Newcastle shall require surface water conveyance systems so as to contain and convey storm water and surface water ultimately out of the City.
- CF-P19 The City of Newcastle should update, as needed, its storm water and flood hazard regulations and programs.
- CF-P20 The City of Newcastle shall implement procedures to ensure that public and private stormwater collection, retention/detention, and treatment systems are properly maintained.

Fire and Police

CF-P21 The City of Newcastle shall continue to contract with the most economical service provider available for the functions of police and fire protection. If the City is able to provide its own service at a more economical rate, then the City will do so as long as it continues to be cost effective.

Essential Public Facilities

CF-P22 The City of Newcastle should site essential public facilities consistent with the King County Comprehensive Plan and the Countywide Planning Policies.

CF-P23 The City of Newcastle should cooperate with King County and neighboring cities to share essential public facilities and increase efficiencies of operation.

CF-P24 The City of Newcastle shall not unduly impact any ethnic, cultural or class group by essential public facility siting or expansion.

CF-P25 The City of Newcastle shall determine a facility to be an essential public facility if it has one or more of the following characteristics:

- a. The facility meets the Growth Management Act definition of an essential public facility;
- b. The facility is on a state, county or local community list of essential public facilities;
- c. The facility serves a significant portion of the County or metropolitan region or is part of a Countywide service system;
- d. The facility is difficult to site or expand.

CF-P26 Siting proposed new or expansions to existing essential public facilities shall consist of the following:

- a. An inventory of similar existing essential public facilities, including their locations and capacities;
- b. A forecast of the future needs for the essential public facility;
- c. An analysis of the potential social and economic impacts and benefits to jurisdictions receiving or surrounding the facilities;
- d. An analysis of the proposal's consistency with County and City policies;
- e. An analysis of alternatives to the facility, including decentralization, conservation, demand management and other strategies;
- f. An analysis of alternative sites based on siting criteria developed through an interjurisdictional process;
- g. An analysis of environmental impacts and mitigation;
- h. Extensive public involvement.