

COMMISSION AGENDA

Item No: 4A

Meeting: 12/21/17

DATE: December 21, 2017

TO: Port Commission

FROM: John Wolfe, Chief Executive Officer
Sponsor: Jason Jordan, Director, Environmental and Planning Services
Project Manager: Deirdre Wilson, Senior Planning Manager

SUBJECT: Resolution 2017-12-PT to enter into Interlocal Agreement with the City of Tacoma, Pierce County, and Puyallup Tribe of Indians for the Tideflats Subarea Plan

A. ACTION REQUESTED

Approval of Resolution 2017-12-PT expressing desire of the Port Commission to enter into an Interlocal Agreement with the City of Tacoma, Pierce County, and the Puyallup Tribe of Indians to complete the Tideflats Subarea Plan. This resolution replaces Resolution 2017-03-PT.

B. BACKGROUND

Engrossed Substitute House Bill (ESHB) 1959 (2009), the state legislature unanimously declared its intent “to ensure that local land use decisions are made in consideration of the long-term and widespread economic contribution of our international container ports and related industrial lands and transportation systems, and to ensure that container ports continue to function effectively alongside vibrant city waterfronts.”

Subarea plans are detailed plans prepared for a smaller geographic area within a community. Subarea plans include a greater level of detail than a comprehensive plan, but deal with many of the same topics.

The Tideflats is designated a Major Industrial Center (MIC) and is located in the City of Tacoma. The MIC includes the natural deep-water port and industrial lands adjoining Hylebos Waterway, Blair Waterway, Sitcum Waterway, the Puyallup River, Saint Paul Waterway, Middle Waterway, and Thea Foss Waterway.

The Tideflats Subarea planning process and corresponding regulations adopted by the City of Tacoma will define what activities are allowable at the Port, regulate development on key industrial lands, and otherwise significantly influence the long-term vitality of this important regional asset.

On March 30, 2017, Tacoma Mayor Marilyn Strickland and Port of Tacoma Commission President Dick Marzano announced an agreement to begin negotiating an Interlocal Agreement (ILA) to facilitate the development of a Tacoma Tideflats Subarea Plan, specifying “[the goal is to have a professionally led, inclusive and thorough subarea planning process]”.

On May 9, 2017, Tacoma City Council adopted Resolution 39723 instructing city staff to begin the process of completing an ILA with the Port of Tacoma, and the Puyallup Tribe of Indians, to complete a Tideflats Subarea Plan.

On May 11, 2017, the Port of Tacoma Commission adopted Resolution 2017-03-PT instructing staff to begin the process of completing an ILA with the City of Tacoma and Pierce County.

On December 5, 2017, the Pierce County Council adopted Resolution 2017-131, expressing a desire to participate in the Tacoma Tideflats Subarea planning process and requesting the executive to negotiate an Interlocal Agreement with relevant jurisdictions that assures an appropriate county role in the process.

C. NEXT STEPS

In close coordination with the Port Commission, Port staff will work with City, County, and Tribal staff to create an ILA that outlines, scope, timing, and the roles and responsibilities associated with a Tideflats Subarea Plan.