



STATE OF WASHINGTON

DEPARTMENT OF COMMERCE

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October 15, 2020

Ms. Nicole Sanders
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King County Permitting Division
35030 SE Douglas Street Suite 210
Snoqualmie, Washington 98065-9266

RE: DRAFT Title 12A_EV Ordinance—A proposed ordinance to amend development regulations in King County Code Title 21A to electric vehicle infrastructure in new and substantial alterations to single family, multifamily, and nonresidential development.

Greetings:

Thank you for sending Growth Management Services the proposed amendments to King County's development code that we received on August 17, 2020, and the updated version of the Draft Ordinance, and options report, received via email on September 23, 2020.

We commend King County as it continues to be a trailblazer addressing important and emerging community planning issues, like climate change, with innovative and future-looking solutions like this proposed ordinance. Since the establishment of RCW 36.70A.695-Development Regulations for Electric Vehicles, the Growth Management Act has sought to encourage the increase in use of Electric Vehicles by allowing EV infrastructure statewide, and breaking down barriers that would otherwise preclude EV infrastructure development. This proposal goes above and beyond the requirements of the Growth Management Act. Compliments to the King County council and county staff's approach to developing a well-informed and robust development regulation that is implementable and encouraging as a model for other jurisdictions to use.

We especially like the following:

- By requiring the installation of EV-Ready charging equipment with new development in the residential and nonresidential areas of King County, this proposal is aiming to reduce region-wide transportation emissions to yield a notable greenhouse gas reduction.
- This proposal is innovative because it uses the development code as a solution to reducing transportation emissions especially in those communities most disproportionately impacted by climate change and poor air quality.

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- In anticipation of a region-wide transition to more electric vehicles, requiring the installation of EV infrastructure in developments, like multifamily, where property owners have few incentives to do so independently, and thereby encouraging the increased use of electric vehicles in the future.
- Forward-thinking equity considerations, including analyzing the costs of retrofitting existing development to be EV-Ready, development improvements to allow for EVSE, removing barriers to EV acquisition, and reducing household transportation expenditures, especially for historically disadvantaged communities.

Congratulations to you and your staff for the good work these proposals represent. If you have any questions or concerns about our comments or any other growth management issues, please contact me at (360) 259-0487. We extend our continued support to King County in achieving the goals of growth management.

Sincerely,



Valerie Smith, AICP
Senior Planner
Growth Management Services

VS:lw

cc: David Andersen, AICP, Managing Director, Growth Management Services
Steve Roberge, Deputy Managing Director, Growth Management Services
Ben Serr, AICP, Eastern Region Manager, Growth Management Services
Michael Breish, Energy Policy Specialist, Energy-ED, Energy Division