



## MEMORANDUM

DATE: February 20, 2024  
TO: Project file #CTA-2024-0002  
FROM: Ann Siegenthaler, Senior Planner  
RE: 2024 Comprehensive Plan Update – **Historic & Cultural Resources Regulations**

### BACKGROUND / WHY THE AMENDMENTS ARE BEING PROPOSED

The State Growth Management Act (GMA) requires cities to periodically update their Comprehensive Plans. The State also requires that cities complete a “10-year periodic update.” This 10-year update will involve extensive revisions to the Comprehensive Plan (Comp Plan) and regulations to reflect new State laws and changes that have occurred over the last decade.

The GMA lists Historic Preservation as one of its many planning goals: “Identify and encourage the preservation of lands, sites, and structures, that have historical or archaeological significance” (RCW 36.70A.020). The GMA does not require that cities adopt specific regulations to protect historic/cultural resources. However, policies proposed in the 2024 Sumner Comprehensive Plan (Comp Plan) are intended to strengthen the requirements for review, consideration and avoidance of potential impacts to historic/cultural resources. New regulations are proposed to implement these policies.

### DESCRIPTION OF PROPOSAL

As part of the 2024 Comp Plan update, the City will amend its development regulations related to Historic & Cultural Resources to implement the policies of the Comprehensive Plan. Updates are anticipated to include regulations such as:

- Add a requirement that applicants proposing a building demolition or significant new construction in the Town Center Plan area, on sites with structures more than 45 years old, must request a consultation with the State Department of Archeology and Historic Preservation (DAHP).
- Add a requirement that DAHP’s recommended mitigation measures (if received in a timely fashion) must be considered and implemented only if appropriate to the site/project.
- Require Inadvertent Human Remains Discovery Language to be included in permits; require provisions in permits to immediately stop work and notify appropriate agencies if artifacts are uncovered during site work.

As the policies and regulations are evaluated during the Comp Plan update process, the Planning Commission and City Council may request additional changes.

### SEPA ENVIRONMENTAL REVIEW

The Comp Plan update includes an Environmental Impact Statement (EIS), as required by the State Environmental Protection Act (SEPA) for major projects. The EIS consists of an evaluation of the potential impacts of proposed policy and regulation changes.

## **OPPORTUNITIES FOR PUBLIC & AGENCY COMMENTS**

A public hearing with the Planning Commission will be scheduled, tentatively for March-April 2024. The City Council will also hold a public hearing later in 2024.

## **EXHIBITS**

The proposed changes to the Draft 2024 Comprehensive Plan and related development regulations are being developed and are under review by the Planning Commission. Draft policies and codes are subject to change during Commission review; however current proposals are available for review on the City's website at: <https://connects.sumnerwa.gov/planning-summers-future>.