

# CHAPTER 5: Capital Facilities, Utilities and Public Services Element

## BACKGROUND AND CONTEXT

The Capital Facilities, Utilities and Public Services Element discusses facilities needed for public services that will support planned population and employment growth. This element helps the City to ensure that the right facilities are in the right place to support the development that is planned in the Land Use Element. It also supports other plan elements, such as Transportation [Element](#) and Parks, Recreation, and Open Space [Element](#), which drive the policy for capital facilities on those topics.

By planning ahead to identify which facilities will be needed, the City is better able to ensure that expectations for quality of service (the “adopted Level of Service”) can be met. Consistent with ~~this~~[the](#) direction, goals, policies and implementation strategies in this element guide the City to ensure facilities adequately support new development, address any system deficiencies, and maintain ~~their stated~~[established](#) Level of Service [standards](#).

[Along with meeting the Level of Service determined for the City’s needs, the Growth Management Act \(GMA\) requirements are also important for creating guidelines for future growth. The GMA sets out statutory requirements for local governments in planning for Capital Facilities. In addition, the rules in Washington Administrative Code \(WAC\) 365-196-415 provide guidance to meet the requirements. Additional direction has been provided by the Growth Management Hearings Boards.](#)

[By planning ahead to determine what the needs are, the City of Des Moines and its partners can prioritize projects, coordinate related projects, and be ready to apply for loan and grant opportunities.](#)

Capital facilities, utilities, and public services include a variety of properties, improvements and services often administered by governmental agencies for the general public. Examples of capital facilities include City administration buildings, libraries, parks and recreational facilities, and public schools. Utilities include electric, telecommunication, natural gas lines, water, sewer, and solid waste collection. Selected public facilities located within the City of Des Moines are shown on [Figure 5-1](#).

Certain facilities and utilities are owned/offered by the City of Des Moines while others are owned/offered by other agencies, special purpose districts, or companies. Public services provided by the City include police protection, public works, transportation, and surface water management. [Many utilities or public service providers operate facilities or have pipes or lines that extend through the city’s rights of way. Agreements for this arrangement are negotiated and are known as “franchise agreements.” In 2017 the City successfully negotiated new 10-year franchise agreements with Highline Water District, Midway Sewer District, and Southwest Suburban Sewer District. These agreements call for the collection by the City of a franchise payment](#)

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to be used for maintaining and enhancing streets and roadway infrastructure within the City. The agreements require increased communication and cooperation between the City and the Districts to ensure mutual benefit.

Transportation and circulation-related facilities are addressed in the Transportation Element and the Comprehensive Transportation Plan. Parks, recreation, and open space are addressed in the Parks, Recreation, and Open Space Element and Parks, Recreation, and Senior Services Master Plan.

~~The population of the City of Des Moines has increased with the development and redevelopment of City land. The City of Des Moines also has grown in size and population by annexation of unincorporated lands, and is now entirely surrounded by other incorporated cities and water. There is little room left for expansion except by infill. It is expected that the number of persons within the City will continue to increase through the 2035 year planning horizon of this Plan.~~

The availability of capital facilities, utilities, and public services directly influences the quality of life in Des Moines, particularly as the city continues to grow and experience infill development. Adequate facilities, utilities, and services are needed to ensure that those who reside and work in Des Moines are reasonably free of safety and environmental hazards, and are provided ~~with~~ adequate public services. The demand for, and the delivery of facilities, utilities, and services is influenced by regional factors, such as regional population densities, and the services provided by other jurisdictions. These regional factors must be considered in the planning for adequate facilities and utilities.

The important role of the maintenance division of the City's Public Works Department can't be understated. The maintenance division is responsible to maintain all streets, sidewalks, drainage ditches, storm water collection system, and detention / retention systems in a manner that will extend their useful life, protect the environment, and ensure a safe environment for the public.

~~The increase in population within the City has and will continue to create a corresponding increase in the demand for capital facilities, utilities, and public services.~~

The siting, construction, and operation of capital facilities and utilities, including essential public facilities, ~~has sometimes have occasionally led to negative resulted in adverse impacts upon on~~ nearby properties and the natural environment. The City currently bears a disproportionate share of the adverse effects ~~receives more than its fair share of adverse impacts~~ associated with air transportation. ~~Therefore, as permitted by state and federal law, before permitting the siting or expansion of any capital facilities or utilities it is extremely important that comprehensive environmental review of such proposals be completed so that decision makers are fully informed of the proposal's adverse impacts and whether adequate mitigation measures can be implemented to mitigate such impacts. Therefore, in accordance with state and federal law, it is crucial to conduct a thorough environmental review before permitting the siting or expansion of any capital facilities or utilities. This ensures that decision-makers are fully aware of the potential adverse impacts of such proposals and whether sufficient mitigation measures can be implemented to address these impacts effectively.~~

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## PLAN ADOPTION AND REVIEW

~~Comprehensive plans and capital improvement plans have been prepared by Various many of the~~ providers of public facilities, utilities, and services within Des Moines ~~have prepared comprehensive (or strategic plans), or capital improvement plans which are applicable. Such plans are applicable to Des Moines' Comprehensive Plan in that they to local planning and may~~ contain detailed inventories of existing improvements, projected demand for services in the future, and funding strategies for capital improvements. The City adopts ~~by reference or reviews,~~ the following ~~Capital Facilities, Utilities, and Public Services Plans:~~

1. City of Des Moines ~~Marina Capital Improvement Plan Comprehensive Marina Master Plan (2007) or as amended and adopted~~
2. City of Des Moines Surface Water Management Comprehensive Plan (2015,) as amended ~~November 2021) or as amended and adopted~~
3. City of Des Moines Comprehensive Transportation Plan ~~(2009, as amended)(2018) or as amended and adopted~~
4. City of Des Moines Six-Year Capital Improvement Plan (updated annually) ~~or as amended and adopted~~
- 4.5. City of Des Moines Comprehensive Emergency Management Plan (2021) or as amended and adopted
- 5.6. City of Des Moines Parks, Recreation and Senior Services Master Plan ~~(2009, as amended)(2021) or as amended and adopted~~
7. King County Water District #54 ~~Capital Facilities Plan Comprehensive Water System Plan (2011)2019) or as amended and adopted~~
- 6.8. King County Solid Waste System Comprehensive Solid Waste Management Plan (2019) or as amended and adopted
- 7.9. Highline Water District Water Facilities Plan ~~(2006)(2016) or as amended and adopted~~
- 8.10. Lakehaven Utility District Water ~~Facilities Plan (2015)System Plan (2016) or as amended and adopted~~
- 9.11. Midway Sewer District CFP (2008) ~~or as amended and adopted~~
- 10.12. Southwest Suburban Sewer District Sewer Plan (2015) ~~or as amended and adopted~~
- 11.13. Lakehaven Utility District ~~Sewer Facility Plan (2009)Wastewater System Plan (2017) or as amended and adopted or as amended and adopted~~
- 12.14. Highline ~~School DistrictPublic Schools 2014-2018 2023-2028~~ Capital Facilities Plan ~~(2014)(2023) or as amended and adopted~~

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13.15. Federal Way Public Schools 2015 Capital Facilities Plan (2014)(2023) or as amended and adopted

14.16. Highline College Master Plan (2014)(2023) or as amended and adopted

Other plans which are not formally adopted by the City but which relate to the provision of Capital Facilities and related services include:

- Plans adopted by the State Parks and Recreation Commission for Saltwater State Park, a 137-acre park on Puget Sound with forested camping sites, an artificial underwater reef for scuba diving, and other unique amenities
- Facilities Plans as may be adopted by the Des Moines Metropolitan Parks District
- Plans as may be adopted by the Port of Seattle, the King County Conservation District, the King County Noxious Weed Control Board and other special tax districts

An inventory and analysis of the publicly owned capital facilities, and public/private utilities within the City of Des Moines are summarized below.

**City Administration:** The City of Des Moines owns several properties and buildings that are used for the administration of City services. The maintenance, improvement and expansion of City facilities are guided by a six-year capital improvement plan and an annual budget approved by the City Council. The capital improvement plan prioritizes projects, establishes improvement schedules, and identifies revenue sources.

In August 2023, the City of Des Moines received the Innovations in Local Government Sustainability Program Award, recognizing the City's ongoing efforts of strategic planning, performance budgeting, and management.

**Electricity and Natural Gas:** The transmission of electricity ~~and natural gas~~ to the City is provided by Puget Sound Energy (PSE). Puget Sound Energy (PSE) is an investor-owned utility providing electrical and natural gas service to approximately 1.2 million residential, commercial, and industrial customers in a ten-county service territory in in western Washington and parts of central Washington. To provide reliable service, PSE builds, operates, and maintains an extensive electrical system consisting of generating plants, transmission lines, substations, and distribution systems. PSE is regulated by the Washington Utilities and Transportation Commission (WUTC) and is obligated to serve its customers subject to WUTC rates and tariffs. ~~a private electric utility whose operation and rates are governed by the Washington Utilities and Transportation Commission, the National Electric Reliability Corporation (NERC), and Federal Energy Regulatory Commission (FERC). PSE provides to approximately 12,700 electric customers and 6,350 natural gas customers in Des Moines. Bulk electrical power is distributed via 115 kilovolt (kV) high-voltage transmission lines from transmission stations in Kent and Renton to switching stations in Des Moines, Kent and Renton. Natural gas is distributed regional supply stations to district regulators (Doug Corbin PSE, Personal Communication, 2/03/15).~~

**Natural Gas:** PSE operates the state's largest natural gas distribution system serving more than 900,000 gas customers in six counties. PSE manages a strategically diversified gas supply portfolio. About half the gas is obtained from producers and marketers in British Columbia and Alberta and the rest comes from Rocky

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Mountains states. All the gas PSE acquires is transported into its service area through large interstate pipelines owned and operated by another company. Once PSE takes possession of the gas, it is distributed to customers through more than 26,000 miles of PSE-owned gas mains and service lines.

**Clean Energy:** In recent years, the city has seen a growing number of residents installing solar panels on their homes and accessory buildings to supplement other energy sources. Solar energy is emission-free and thus does not contribute to climate change. There are numerous ways for businesses and residents in the city to conserve energy and use it more efficiently, which helps reduce environmental degradation and lower costs. These practices include driving eco-friendly cars, reducing vehicle trips, purchasing Energy Star equipment and appliances, using programmable thermostats, and adopting energy-efficient lighting, among others.

**Fire Protection:** Fire protection and other emergency services within the City are provided by South King County Fire and Rescue, which is headquartered at Station 62 in Federal Way and staffs several stations within the area including Stations 66 and 67 in Des Moines. These services are guided by the comprehensive plans of the districts/departments.

**Hazardous Waste Collection and Disposal:** The collection and disposal of hazardous waste within the City is provided for through an Interlocal Agreement between King County and the municipalities within the CityCounty. The Local Hazardous Waste Management Plan for Seattle-King County provides for regional coordination and funding of this program.

**Library:** Library services in the City are provided by King County Library System, a taxing District. KCLS operates 50 branches including the Des Moines library at 21620 11th Ave S. and the Woodmont library at 25809 Pacific Highway S. Adopted level of service guidelines direct the construction and expansion of library facilities. The Highline College also operates a library that is utilized by many residents of the City.

**Marina:** An 840-slip marina along Des Moines' shoreline is owned and operated by the City of Des Moines. The City's capital improvement program and annual budget guide the expenditure of funds for the facility's operation of the facility and maintenance. The 2007 Comprehensive Marina Master Plan Marina Capital Improvement Plan identifies near-term and long-term capital improvements, funding strategies and project schedules for the existing marina.

**Parks and Recreation:** Publicly owned recreational facilities within the City are operated by the City of Des Moines, the Des Moines Pool Metropolitan Park District, the State of Washington (Parks and Recreation Commission), and the Highline and Federal Way School Districts. A regional dog park is located nearby in the City of SeaTac. City, County and State Parks and Recreation Plans guide the administration of recreational programs of the respective jurisdictions. Various services, such as the Des Moines Senior Center, are provided at one or more of Des Moines' recreational facilities. The 2022 Parks, Recreation, and Senior Services Master Plan guides the scheduling and funding of future capital and programmatic improvements which are further addressed in Chapter 6: Parks Recreation and Open Space Element. The Des Moines Pool Metropolitan Park District was created in 2009 when citizens voted to form the district in order to acquire, maintain, and operate the Mount Rainier Pool, an indoor aquatic facility. This occurred when the facility (located on the Mount Rainier High School campus) was slated to close by King County who had established the pool in the mid-70s.

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The District is independent of the City of Des Moines, and the City of Normandy Park and the Highline School District also remain involved in the operation of pool.

**Police:** Police services are provided by the City of Des Moines. The City of Des Moines also has interlocal agreements with the Cities of SeaTac, Kent and Normandy Park; King County, the State of Washington, and the Port of Seattle. Des Moines Police Department is accredited through the Washington Association of Sheriffs and Police Chiefs. The purpose of law enforcement agency accreditation is to professionalize the law enforcement industry by providing a review process for agencies to be certified as operating under industry best practices and standards. Improvements were made in (or around) 2018 to the Police Services Center and security improvements were made to the Municipal Court. Services provided by the Police Department include Animal Control, Concealed Pistol licensing, a drug disposal program, Neighborhood Watch programs, and so on.

**Postal Service:** The US Postal Service operates one Post Office facility ~~and one contract station~~ within the City.

**Sanitary Sewer:** The Midway, Southwest Suburban, and Lakehaven Utility Districts provide for the collection, treatment, and disposal of effluent. These services are directed by the comprehensive plans adopted by these districts. A portion of the City is still served by septic systems.

**Schools:** Publicly owned educational facilities are operated by ~~the Highline School District~~ Highline Public Schools and Federal Way Public Schools, ~~and~~ Highline College, Central Washington University and Heritage College. Several private schools are also located within the City.

1. Highline Public Schools and ~~the~~ Federal Way School ~~Districts~~ District provide early learning and K-12 educational programs to all students who live in the respective service areas.
2. Highline ~~School District~~ Public Schools has four elementary schools (Des Moines, Parkside, Midway, and North Hill), one middle school (Pacific), and one high school (Mount Rainier) located in Des Moines. Des Moines residents also attend other schools according to assigned boundaries in the district, including Tyee High School. ~~The 2014-2018~~ 2018-2023 Capital Facilities Plan identifies the District's prioritized projects, funding, and construction schedule for facility improvements. ~~Three of the four~~ Four elementary schools (Parkside, Midway, Des Moines, and North Hill) and Mount Rainier High School ~~The original buildings at all the elementary schools and at Mount Rainier High school have~~ have all been replaced ~~over the past decade~~, resulting modern facilities equipped with technology required for today's education. Several of the schools benefitted from Port and FAA mitigation funding for noise mitigation. The district's "Olympic site" at 615 S 200th Street was renovated following passage of a bond that passed in 2016, and since that time the site has been used to house various student bodies during various renovation projects throughout the district, and this is scheduled to continue through 2027. Finally, Maritime High School, a small "choice school" (open to students within the Highline Public School boundaries and beyond through an application / lottery process) is also located at the Olympic site.



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3. Federal Way Public Schools serve the southern part of Des Moines (south of South 252nd Street). ~~Woodmont Elementary~~ The Woodmont K-8 school is the District's only school located in Des Moines ~~(and students from Woodmont later attend Federal Way High School)~~. The District's ~~2015-2023~~ Capital Facilities Plan, sets forth the capital improvement projects and services to be implemented over the next several years. The plan includes new school construction, purchasing and siting of temporary facilities, and services operation.
4. Highline College (HC) provides post secondary education and degree programs, together with a host of programs. Founded in 1961 as the first community college in King County, HC is nationally and internationally recognized as a premier community college and is one of 34 community and technical colleges in Washington State. The college's main campus is location on an 80-acre wooded site in the South Des Moines Neighborhood. Classes are also provided at the Marine Science and Technology Center (~~MAST~~ MaST) at Redondo Beach. The ~~MAST~~ MaST facility ~~was completed~~ reconstructed 2008 ~~and~~ is home to the third largest salt water aquarium in Washington State. ~~HC provides to branch campuses located in Burien and White Center.~~ Highline College offers over 100 degree or certificate programs and reported a student body population of 21,966 students during the 2021-22 academic year. A limited amount of student housing is available on campus.
5. Central Washington University (CWU) ~~and Heritage University both operate branch campuses at HC.~~ operates a branch campus at Highline College offering. ~~Each offer baccalaureate and master's degree programs~~ and certificate programs at the Highline College campus.

**Solid Waste Collection and Disposal:** Recology King County CleanScapes provides for the collection and disposal of solid waste within the City and an extension to the city's agreement with Recology for Garbage, Recyclables and Compostables Collection Services through the year 2033 was approved in Spring 2022. These services are regulated by the ~~Cities~~ City of Des Moines and the Washington Utilities and Transportation Commission. Recyclables collection service of specified materials is available to households and businesses through solid waste haulers.

**Surface Water Management:** The city operates under a National Pollutant Discharge Elimination System (NPDES) Phase II Municipal Stormwater Permit and under the permit implements a Surface Water Management Comprehensive Plan. The goal of the permit is to encourage the management of stormwater on-site via distributed facilities and low impact development (LID) with new development and redevelopment. Under the program, the city conducts public information programs, detects and eliminates illicit discharges into the city's municipal separate storm sewer systems, reduces stormwater runoff and pollutants, and so forth. The collection and disposal of stormwater in the City is provided by the City of Des Moines.

**Telecommunication:** Telecommunication services (wired and wireless) for the City are regulated by the Washington Utilities and Transportation Commission. Cable Television and internet service, including broadband is provided by various providers like ~~is provided by~~ Comcast ~~Cable Services, XFINITY, and CenturyLink,~~ and T-Mobile Home internet. Cellular telephone services are provided by numerous companies including but not limited to: AT&T, Comcast, Sprint, T-Mobile, and Verizon Wireless, ~~and US Cellular.~~

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**Transportation Facilities:** State and Regionally owned transportation facilities are listed in the GMA as essential public facilities to be sited. Details of transportation facilities inventories, future needs and plans are provided in the City of Des Moines Comprehensive Transportation Plan.

**Water:** Domestic water within the City is provided by King County Water District 54, Highline Water District, and Lakehaven Utility District. Each of these districts' operations are guided by a water system plan. A significant portion of the water ~~available~~ used in the City is purchased from the Seattle and Tacoma Water Departments.

**South County Correctional Entity (SCORE) Jail:** Pursuant to an interlocal agreement, the Cities of Auburn, Burien, Des Moines, ~~Federal Way~~, Renton, SeaTac, and Tukwila jointly operate a consolidated misdemeanor correctional facility in the City of Des Moines. As part of this agreement, an autonomous public agency, SCORE was formed and represents ~~almost 340,000~~ several thousand citizens in South King County. Located at 20817 17th Avenue South, the 137,000 square foot facility employs approximately 120 individuals and has capacity to house up to 820 inmates.

## GOAL

**Goal CF 1** Ensure the provision of adequate public facilities, services, appropriate for the delivery of public services and utilities to accommodate the demand associated with meet the demands of current and future land uses. ~~Such-These~~ services and utilities should be provided in a manner delivered in a way that maximizes public safety and minimizes adverse environmental impacts.

## POLICIES AND IMPLEMENTATION STRATEGIES

**CF 1.1** **To the extent permitted by law, Des Moines should ensure that the plans of the agencies identified in this Plan are consistent with the City of Des Moines Comprehensive Plan.**

CF 1.1.1 Utilize the plans of providers of facilities and utilities within the City to supplement this Comprehensive Plan Element. For City of Des Moines planning purposes, this Comprehensive Plan should take precedence when ~~such facility/utility~~ plans ~~may~~ conflict.

**CF 1.2** **Planning for utilities and public facilities ~~should be is~~ recognized as the primary responsibility of the respective government or private agency providing the corresponding services ~~those services~~. The Des Moines staff should actively participate in the development of these plans, and rely ~~upon, on the~~ plans prepared by each agency undertaking facility and capital improvement planning.**

CF 1.2.1 Coordinate Des Moines' land use planning with the facility/utility planning activities of agencies and utilities identified in this Comprehensive Plan Element. Encourage, and



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to the extent permitted by law, require providers of public services and private utilities to ~~utilize~~ use the Land Use Element of the City of Des Moines Comprehensive Plan along in particular the ~~with~~ housing and job forecasts, in planning for future facilities. Encourage, and to the extent permitted by law, require providers of public facilities and utilities update their comprehensive plans on a regular basis and in a timely manner.

## **CF 1.3      Ensure essential capital facilities/utilities (i.e., domestic water, fire protection, sanitary and storm sewer, transportation, etc.) are available at the time of development, to the extent permitted by law.**

CF 1.3.1      Adopt procedures that encourage mutual review of and feedback on, and ~~comment on,~~ proposed actions and policies between Des Moines and other public service providers ~~of public services.~~ Review of development proposals by Providers of public facilities and utilities should review development proposals to ensure that there will be sufficient capacity at the time of development.

## **CF 1.4      City plans and development regulations should identify, and provide a process for consideration of, the siting of essential public facilities. Essential public facilities should include: A) domestic water, sanitary sewer, public schools, and fire protection; B) difficult-to-site facilities such as those identified by RCW 36.70A.200 and County-wide Planning Policies; and C) essential state facilities specified by the office of financial management. Des Moines should not accept a disproportionate share of the adverse impacts resulting from the siting of essential public facilities.**

CF 1.4.1      Utilize the plans of public facility and utility providers, and the Des Moines Capital Improvement Plan, to identify lands useful for public facility or utility purposes. Essential Public Facilities as defined by RCW 36.70A.200 are processed as Unclassified Use Permits (UUP) unless the use is permitted outright in a given zoning classification. or as otherwise required per Des Moines Municipal Code (DMMC).

CF 1.4.2      Work cooperatively with surrounding municipalities and King County during the siting and development of regionally significant facilities ~~of regional significance.~~

CF 1.4.3      As permitted by state and federal law, including the lawful exercise by the City of its State Environmental Policy Act (SEPA) authority pursuant to RCW 43.21C.060, City approvals related to essential public facilities, operations and activities within the City of Des Moines, including but not limited to, necessary support activities, connected-actions and projects, require a Conditional Use Permit , or as required per DMMC. The city may impose and may include conditions that are necessary to mitigate specific adverse environmental impacts on the City of Des Moines identified in environmental documents prepared pursuant to SEPA.

## **CF 1.5      Des Moines should generally rely on the level-of-service standards/guidelines used by public facility and utility providers for determining adequacy and concurrency.**

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CF 1.5.1 Implement the following level-of-service standards, unless other LOS standards are adopted elsewhere:

1. Collection and Disposal of Solid and Hazardous Wastes: Require that collection service for garbage, recyclable materials, and yard waste be available to all properties within the City. Include level-of-service provisions in contract/franchise/license agreements. Cooperatively work with King County and related agencies for collection and disposal of hazardous wastes, and public education regarding hazardous wastes.
2. Electrical Service: Coordinate land use and facility planning to allow for siting and construction of distribution facilities that provide electrical power with minimal periods of service interruption. Carefully evaluate proposed high-voltage distribution facilities for adverse EMF impacts. Include level-of-service provisions in contract/franchise/license agreements.
3. Fire Protection: Coordinate land use planning, development review, and fire protection facility planning to ensure that: a) adequate fire protection and emergency medical service can be provided; and b) project designs minimize the potential for fire hazard.
4. Libraries: Continue to receive library services from the King County Library System (KCLS) as long as King County KCLS continues to provide a variety of library services from centrally located facilities with convenient hours of operation. Include level-of-service provisions in contract/annexation agreements. Patronage privileges for Des Moines residents are available at the Highline College Library.
5. Marina: Implement capital improvement projects identified in the Marina Capital Improvement Master Plan to help the Marina maintain a competitive advantage in attracting moorage tenants and guests, support in-water activities and make the Marina more attractive and pedestrian friendly. Continue to serve as a boating facility while simultaneously promoting the Marina as a premier destination for those arriving by automobile, bicycle, or on foot.
6. Natural Gas: Promote the extension of distribution lines to unserved areas. Coordinate land use and facility planning to allow for siting and construction of natural gas distribution facilities that provide natural gas with minimal periods of service interruption. Include level-of-service provisions in contract/franchise/license agreements.
7. Parks and Recreation: Level of service standards for parks and recreation facilities are provided in the Parks, Recreation and Open Space Element.

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8. Police Protection: Coordinate land use planning, development review and police protection facility planning to ensure that: a) adequate police protection can be provided; and b) project designs discourage criminal activity.
9. Postal Service: Encourage improvements to US Postal Services as necessary for residents and businesses.
10. Public Education: Coordinate land use planning, development review and school facility planning to ensure that: a) adequate school facilities will be available to accommodate anticipated increases in students; and b) project designs include safe pedestrian paths for school-age children.
11. Sanitary Sewer: Require that all new developments have sanitary sewer. Encourage or require the extension of sewer service to unserved developed areas. Priority for such extension should be given to areas where septic failures are common, or where the number or "density" of septic facilities exceeds the filtering capacity of the underlying soils. Allow new development to utilize septic drain fields as an interim sewer system only when all of the following conditions are present:
  - (a) Underlying soils allow for proper percolation without undue adverse impact; and
  - (b) Sanitary sewer is not within reasonable proximity of the development site; and
  - (c) A binding "no protest" agreement is provided requiring contribution toward extension of, and connection with, the sanitary sewer system when it is available; and
  - (d) The development site represents a small, isolated, vacant or under-developed parcel in an area of developed properties not served by sanitary sewer.
12. Stormwater Management: Require new development and redevelopment to install on-site stormwater detention and treatment as needed in a manner consistent with the City's National Pollution Discharge Elimination System (NPDES) permit, the standards of the King County Surface Water Design Manual, and the best management practices of the King County Stormwater Pollution Prevention Manual. Adopt maximum lot coverage policies or standards with respect to impervious surfaces. Require all multifamily development to provide a designated area for vehicle washing in a manner to control rinse water runoff.
13. Telecommunications: Advocate the development/maintenance of facilities necessary to provide telecommunication services (wired and wireless) as needed to accommodate population growth and advancements in technology. Include level-of-service provisions in franchise/license agreements. Advocate local regulation of telecommunication services and support state legislation that provides for optimal service from monopolistic

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providers and ensures that ethnic, minority and limited income populations are not disadvantaged.

14. Transportation Facilities: Level of Service standards for transportation facilities are provided in the Transportation Element.

15. Water: Require that new development have adequate water supply for consumption and fire flow. Advocate the upgrading of existing lines, supply sources, and storage facilities as necessary in areas where fire flow is inadequate. Include level-of-service provisions in contract/franchise/license agreements.

CF 1.5.2 Require entities responsible for new development to contribute to the construction, renovation, or expansion of necessary public facilities. Support the establishment of ~~late-comer~~ latecomer agreements to ensure that adequate public facilities and utilities will be provided and equitably funded. Establish processes whereby impact fees can be collected for facility and utility improvements as permitted by ~~State Law~~ state law.

## CF 1.6

**New or expanded facilities/utilities should be compatible with surrounding land uses; such facilities should minimally impact the natural or built environment.**

CF 1.6.1 Limit new development until necessary public facilities and/or utilities are available. If necessary, reassess the Land Use Element if probable funding or land for public facilities or utilities will not be available to accommodate demand.

CF 1.6.2 Require ~~the undergrounding of~~ utility lines to be relocated underground as specified by the DMMC to minimize public safety hazards, visual clutter, and the obstruction of views. Encourage the undergrounding of utilities throughout Des Moines. Encourage the use of shared corridors and joint trenches ~~for several~~ where utilities may be installed.

CF 1.6.3 Adopt ordinances as necessary to ensure that new public facilities and utilities include all improvements needed during use of the facility/utility, such as adequate on-site parking, appropriate signs, and lighting.

CF 1.6.4 Require adequate screened space in multifamily and commercial developments for on-site recycling containers.

CF 1.6.5 Identify facility needs for the provision of City services; explore funding options to accommodate those needs. Ensure that City facilities are sufficient in quantity and quality to allow for superior public service.

## CF 1.7

**Encourage, and to the extent permitted by law, require implementation of resource conservation practices to extend the useful life and capacity of existing and planned facilities.**

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CF 1.7.1 Prohibit or limit the construction of facilities/utilities ~~where such if~~ construction would result in ~~severely severe~~ adverse environmental or public health impacts, or where such construction would encourage land development inconsistent with adopted City policies. Adverse impacts may include, but are not limited to: excessive noise or traffic, the discharge of pollutants into the air or water, or harmful electromagnetic fields. Ensure that such improvements will not result in significant adverse impacts upon the surrounding land uses or the natural environment. Utilize the permitting authority and processes provided by the ~~Des Moines~~ Municipal Code during review of proposed facilities.

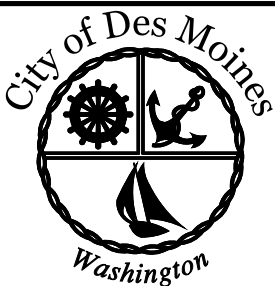
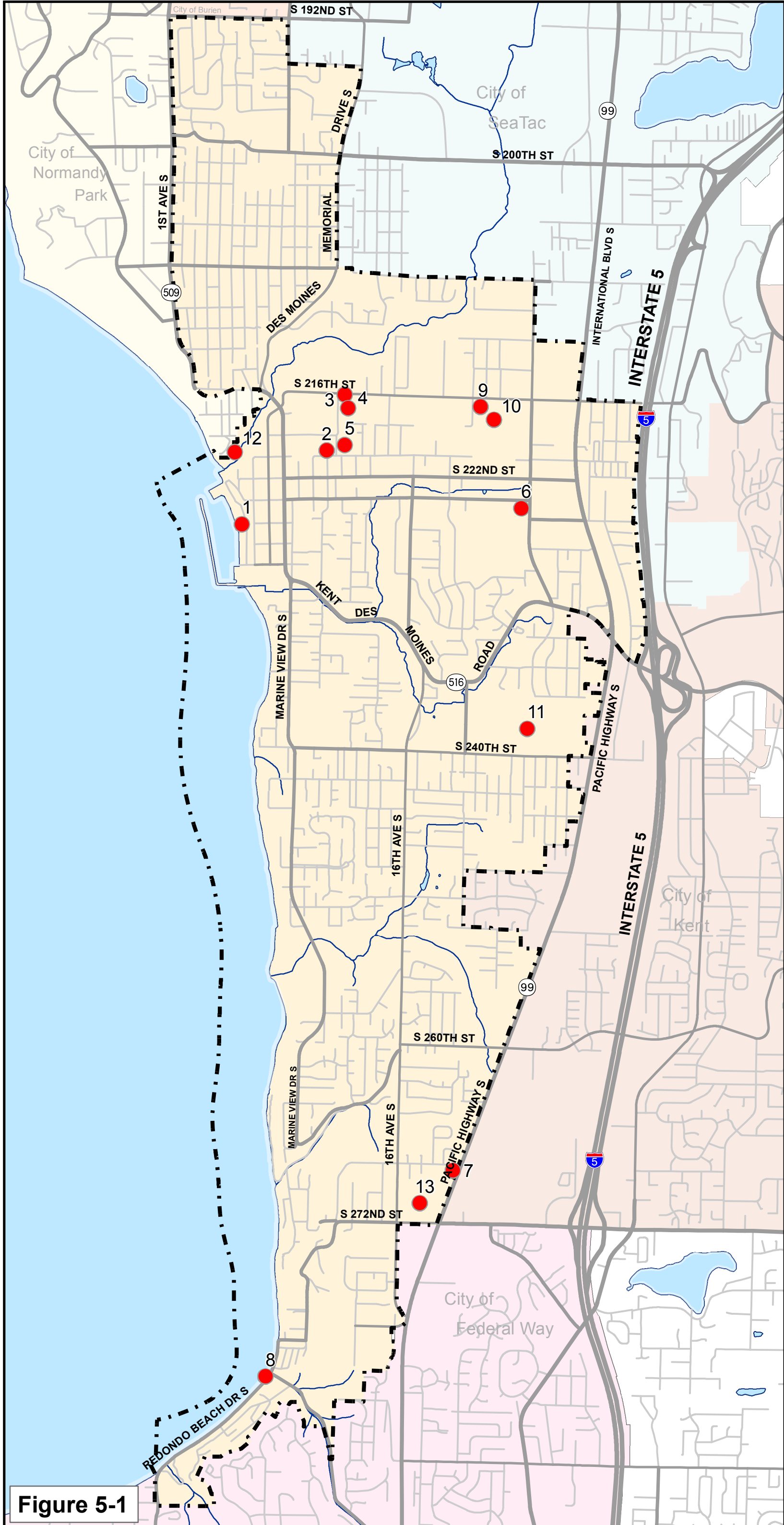
CF 1.7.2 Encourage, and to the extent permitted by law, require the implementation of resource conservation measures through various means, such as public education, energy-conserving construction techniques, and alternative landscaping provisions. Encourage, and to the extent permitted by law, require providers of public facilities and utilities to implement public education and information programs that describe the benefits of conservation.

## CF 1.8

**Encourage the siting of electric vehicle infrastructure, including all wires and equipment that convey electric current and any equipment to be operated by electric current, in, on, or about buildings or structures consistent with RCW 19.28.281. Provide for the siting of electrical vehicle infrastructure as required by HB 1481. Electrical vehicle infrastructure includes structures, machinery and equipment necessary and integral to support an electrical vehicle including battery charging stations; rapid charging stations and battery exchange stations.**

CF 1.8.1 Support regional efforts to develop electric vehicle infrastructure.

CF 1.8.2 Encourage new development to include electric vehicle charging stations within or adjacent to their projects.



**City of Des Moines**  
2015 Comprehensive  
Plan Update

**Selected Public  
Facilities**

**Legend**

- Public Facility
- Streams
- Des Moines City Limits

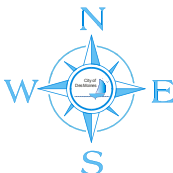
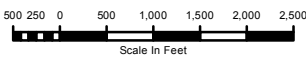
**Jurisdictions**

- Normandy Park
- Burien
- SeaTac
- Kent
- Federal Way
- Unincorporated King County

- 1 Marina
- 2 Field House Park
- 3 Des Moines Library
- 4 City Hall
- 5 Police Services Center
- 6 Public Works / Parks Maintenance
- 7 Woodmont Library
- 8 Redondo Park
- 9 Des Moines Post Office
- 10 Des Moines Activity Center
- 11 Highline College
- 12 Beach Park
- 13 PD South Precinct

Additional information is provide in plans for  
specifice services.

**CITY OF DES MOINES  
COMPREHENSIVE PLAN MAP SERIES**  
*This map series is intended for general planning  
purposes related to the Des Moines  
Comprehensive Plan. These maps are a composition of  
various sources of information in both paper and  
electronic format. They were created from available  
public records and existing map sources. Where  
available, scientific delineations and field surveys  
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**Figure 5-1**