

# Freight Rail-Dependent Uses

DEAB – September 6, 2018



Jose Alvarez, Community Planning

# Freight Rail-Dependent Uses project overview

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October 19, 2017

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- Growth Management Act (GMA) amendment:
  - State amended the GMA to allow two counties, Clark and Okanogan, to adopt development regulations on resource lands (agriculture, forestry, mineral) adjacent to short line railroads for “freight rail dependent uses”.

November 2017- present

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- Clark County’s 2-Phase Implementation approach
  - Phase I: Comprehensive Plan policies and overlay [map](#)
  - Phase II: Initiate Freight Rail Advisory Committee to propose development uses and standards



# What are Freight Rail-Dependent Uses (FRDUs)?

FRDUs are “buildings and other infrastructure that are used in the fabrication, processing, storage, and transport of goods where the use is **dependent on** and **makes use of** an **adjacent** short line railroad”.

-3ESB5517, Section 2(9)



Linde, LLC, NE 47<sup>th</sup> Ave/NE 78<sup>th</sup> St



Omega Industries, Inc., NE 40<sup>th</sup> Ave.

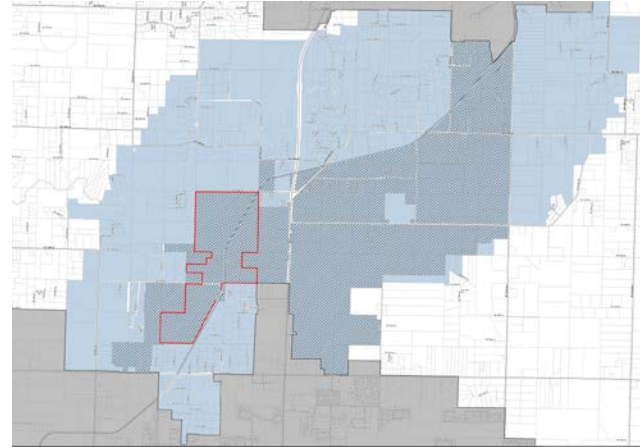


# Phase II – Development uses and standards

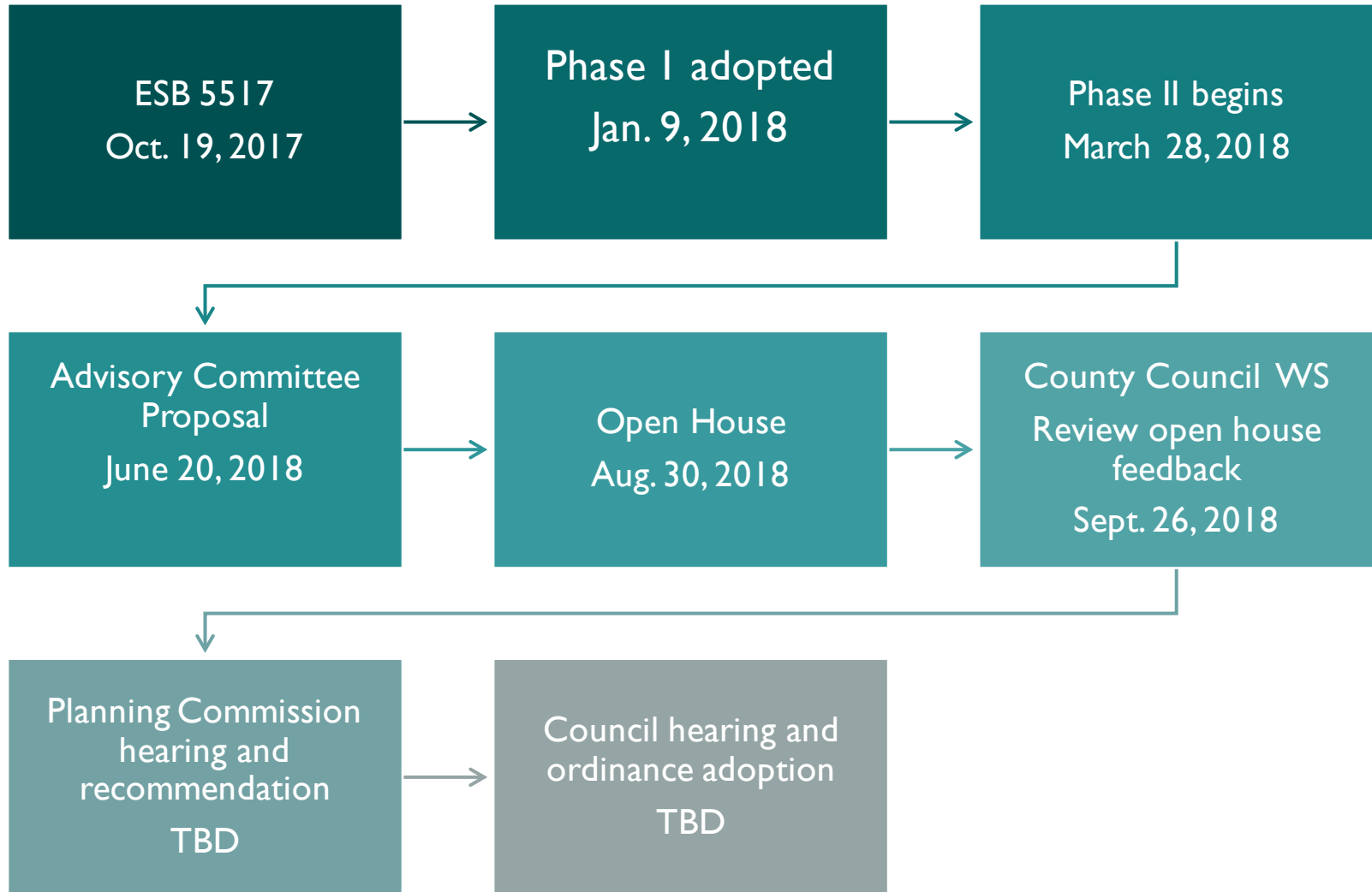
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## Freight Rail-Dependent Use Advisory Committee recommendations:

- Overlay map expansion and one-mile corridor
- Development use list
- Building and development standards
- Sewer extension



# Freight Rail Dependent Use Implementation



# How to comment on the proposal

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## **Survey – September 13 deadline**

[www.surveymonkey.com/r/MQ3SRGP](http://www.surveymonkey.com/r/MQ3SRGP)

## **Email**

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## **Sign up for email updates**

[www.clark.wa.gov/community-planning/get-project-updates](http://www.clark.wa.gov/community-planning/get-project-updates)



# Questions

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