

<b>Docket No.</b>	<b>Project Name</b>	<b>Brief Description of Suggested Amendment</b>	<b>Who Suggested Amendment</b>	<b>Staff Lead</b>	<b>Staff Recommendation</b>
11-06	Electric Vehicle Infrastructure	Amend sections of Title 10; Title 12; Title 15; and Title 17 to adopt new regulations for electric vehicle charging stations, parking spaces, signs, and land use review and zoning.	BOCC; Staff	Anna	Docket

Kittitas County Community Development Services prepared proposed amendments for Electric Vehicle Infrastructure. These amendments were docketed with CDS prior to the June 30th docketing deadline.

In 2009, the Washington State Legislature passed a new law, 2SHB 1481, to support and encourage the use of electric vehicles and supporting charging infrastructure. Sections 9 through 13 of the bill require all cities and counties in Washington State to allow electric vehicle battery charging stations as a use in all zones except for residential, resource, or critical areas by July 1, 2011.

Cities adjacent to I-5, I-405, I-90, and SR-520, and must also allow battery exchange stations. Counties must also allow battery exchange stations in areas within 1 mile of these corridors. Electric vehicle battery charging stations and battery exchange stations are called “electric vehicle infrastructure”. These requirements are codified in RCW 36.70A.695 for local governments planning under the GMA, and are codified in other sections of state code for other local governments.

RCW 36.70A.695 does not require that cities and counties take legislative action to allow electric vehicles. City and county codes may already allow electric vehicles with existing zoning and administrative tools, however it is recommended that simple code changes are made, such as:

- Adopting electric vehicle-related definitions.
- Adding EVI to permitted uses in the zoning code, either as an ancillary use or a principal use in all zones, except residential, resource and critical areas. There is no statutory prohibition on EVI in those zones, however state law does not require that EVI be allowed. Many communities are choosing to allow EVI as an ancillary use to a principal use in almost every zone.
- Adopting signage and design standards for EV parking.
- Adopting enforcement provisions for EV parking.

The proposed EVI amendments include development regulations for these issues.

**DRAFT—August 5, 2011**

*Kittitas County Code, Title 10, VEHICLES AND TRAFFIC, is amended as follows:*

**Chapters**

- 10.04 Uniform Standards for Road Signs and Traffic-Control Devices
- 10.05 Emergency Routes on County Roads and Public Rights-of-Way
- 10.06 Parking on County Property
- 10.07 No Parking Areas
- 10.08 Speed Limits on County Roads
- 10.12 Stop and Yield Streets
- 10.16 Permit Fees for Overweight Vehicles

- 10.20 Permits for Logging Trucks (Repealed)
- 10.24 All-Terrain Vehicles
- 10.28 Seasonal Weight Restrictions
- 10.32 Snowmobiles
- 10.36 Off-Road Vehicles (Repealed)
- 10.37 Off-Road and Non-highway Vehicles (Repealed)
- 10.38 Electric Vehicle Charging Stations**

[...]

## **Chapter 10.38**

### **ELECTRIC VEHICLE CHARGING STATIONS**

#### **10.38.010 Applicability**

**This chapter applies to electric vehicle charging stations on public roads and County-owned property, including the County fairgrounds, courthouse, airport, or similar.**

#### **10.38.020 Electric Vehicle Charging Stations — Generally**

1. **Electric vehicle charging stations are reserved for parking and charging electric vehicles only.**
2. **Electric vehicles may be parked in any space designated for public parking, subject to the restrictions that would apply to any other vehicle that would park in that space.**

#### **10.38.030 Prohibitions**

1. **Pursuant to Section 10.38.050, when a sign authorized under Section 10.38.040 provides notice that a space is a designated electric vehicle charging station, no person shall park or stand any non-electric vehicle in a designated electric vehicle charging station space. Any non-electric vehicle is subject to fine or removal.**
2. **Pursuant to Section 10.38.050, any electric vehicle in any designated electric vehicle charging station space and not electrically charging or parked beyond the days and hours designated on regulatory signs posted at or near the space, shall be subject to a fine and/or removal. For purposes of this subsection, “charging” means an electric vehicle is parked at an electric vehicle charging station and is connected to the charging station equipment.**

#### **10.38.040 Noticing of Electric Vehicle Charging Stations**

1. **Upon adoption by Kittitas County Board of County Commissioners, the Kittitas County engineer shall cause appropriate signs and marking to be placed in and around electric vehicle charging station spaces, indicating prominently thereon the parking regulations. The signs shall define time limits and hours of operation, as applicable, shall state that the parking space is reserved for charging electric vehicles and that an electric vehicle may only park in the space for charging purposes. Violators are subject to a fine and/or removal of their vehicle.**

#### **10.38.050 Violations-Penalty**

1. **Violations of this chapter shall be punishable as infractions. Punishment shall be by a fine not to exceed the fine prescribed in accordance with Chapter 46.63 RCW. Each day such violation is committed shall constitute a separate offense and shall be punishable as such.**

2. **In addition to a fine, a person who has parked or left a vehicle standing upon a street, alley, or Kittitas County parking lot or garage in violation of this chapter is subject to having the vehicle removed from the street, alley, or Kittitas County parking lot or garage and impounded by any member of the sheriff's department authorized by the sheriff or designated law official at the owner's expense.**

[...]

*Kittitas County Code, Title 12, ROADS AND BRIDGES, is amended as follows:*

## **Chapters**

- 12.01 General Information
- 12.02 Definitions and Abbreviations
- 12.03 Roadway Classification
- 12.04 Countywide Road Districts
- 12.05 Driveway and Accesses
- 12.06 Storm Water Management Standards
- 12.07 Bridges and Major Drainage Structures
- 12.08 Submittal Requirements for Construction Plans
- 12.09 Public Road Construction Control and Inspection
- 12.10 Future Provisions
- 12.11 Roadside Features
- 12.12 Private Roads
- 12.13 Design and Construction Standards for Utility
- 12.14 Electric Vehicle Charging Stations**
- 12.20 Road-Sanding Policy
- 12.21 Works on Rights-of-Way
- 12.22 Vacation of County Roads
- 12.23 Utility Accommodating Policy
- 12.24 Uniform Standards for Installation of Buried
- 12.25 Pit Reclamation
- 12.28 Road Intersection Illumination Policy
- 12.32 Renumbered
- 12.36 Renumbered
- 12.44 Right-of-way Acquisition and Maintenance
- 12.48 Right-of-way Acquisition for Projects Involving Federal Funds
- 12.50 Signs Along the Rights-of-Way
- 12.56 Franchises for Use of Roads and Other County Properties
- 12.80 Issuance of Permits to Perform Work on County Road Rights-of-Way

[...]

## **Chapter 12.14**

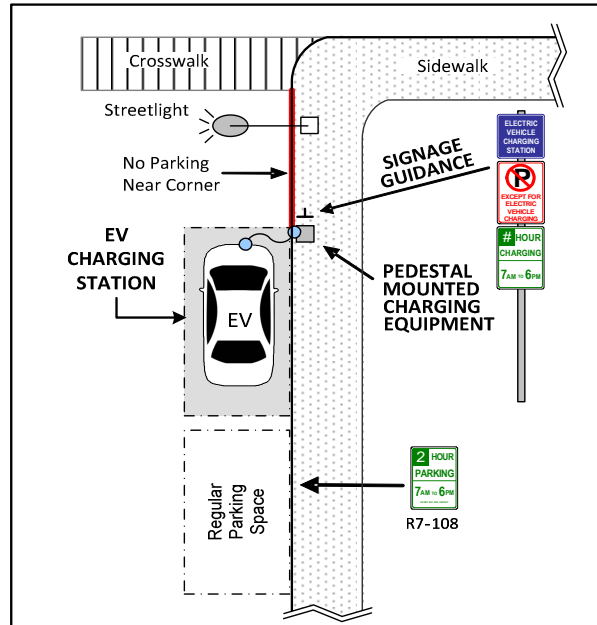
### **ELECTRIC VEHICLE CHARGING STATIONS**

#### **12.14.010 On-street Electric Vehicle Charging Stations — Generally.**

1. **Purpose. Curbside electric vehicle charging stations adjacent to on-street parking spaces are reserved for charging electric vehicles.**
2. **Size. A standard size parking space may be used as an electric vehicle charging station.**
3. **Location and Design Criteria.**

- a. Where provided, parking for electric vehicle charging purposes is required to include the following:
    - i. Signage. Each charging station space shall be posted with signage indicating the space is only for electric vehicle charging purposes. Days and hours of operations shall be included if time limits or tow away provisions are to be enforced.
    - ii. Maintenance. Charging station equipment shall be maintained in all respects, including the functioning of the charging equipment. A phone number or other contact information shall be provided on the charging station equipment for reporting when the equipment is not functioning or other problems are encountered.
    - iii. Accessibility. Charging station equipment located within a sidewalk shall not interfere with accessibility requirements of WAC 51-50-005.
    - iv. Clearance. Charging station equipment mounted on pedestals, light posts, bollards or other devices shall be a minimum of 24 inches clear from the face of curb.
    - v. Lighting. Where charging station equipment is installed, adequate site lighting shall exist, unless charging is for daytime purposes only.
    - vi. Charging Station Equipment. Charging station outlets and connector devices shall be no less than 36 inches or no higher than 48 inches from the top of surface where mounted, and shall contain a retraction device and/or a place to hang permanent cords and connectors sufficiently above the ground or paved surface.
    - vii. Charging Station Equipment Protection. When the electric vehicle charging station space is perpendicular or at an angle to curb face and charging equipment, adequate equipment protection, such as wheel stops or concrete-filled steel bollards shall be used. Appropriate signage indicating if backing in is allowed or not shall be posted.
  - b. Parking for electric vehicles should also consider the following:
    - i. Notification. Information on the charging station identifying voltage and amperage levels and any time of use, fees, or safety information.
    - ii. Signage. Installation of directional signs at appropriate decision points to effectively guide motorists to the charging station space(s).
    - iii. Location. Placement of a single electric vehicle charging station is preferred at the beginning or end stall on a block face.
4. Data Collection. To allow for maintenance and notification, the local permitting agency will require the owners of any private new electric vehicle infrastructure station that will be publicly available (see definition “electric vehicle charging station — public”) to provide information on the station’s geographic location, date of installation, equipment type and model, and owner contact information.

**Figure 12.14.010 : Electric Vehicle Charging Station — On Street**



**12.14.020 Signage.**

**1. Examples of Sign Combinations for Electric Vehicle Charging Stations.**

- a. **Directional. Directional signs are to be used on local roads or highways to direct drivers to electric vehicle charging stations. The combination of an approved electric vehicle charging station sign and an arrow sign may be used, as shown below.**



- a. **On-Street Parking With Charging Station Equipment. This combination of signs is to be used at the location of the charging station. The “Electric Vehicle Charging**

Station” sign notifies the driver of the special status of the space and the No Parking sign shows that the space is reserved for charging. The maximum number of charging hours allowed can be determined by the bottom sign, as well as the hours of enforcement.



[...]

*Kittitas County Code, Chapter 15.04, SEPA REGULATIONS, is amended as follows:*

**15.04.080 Purpose and adoption by reference.**

This chapter contains the rules for deciding whether a proposal has a "probable significant adverse environmental impact" requiring an environmental impact statement (EIS) to be prepared. This part also contains rules for evaluating the impacts of proposals not requiring an EIS. The county adopts the following sections by reference, as supplemented in this part:

**RCW**

**43.21C.410 Battery charging and exchange station installation.**

**WAC**

- 197-11-300 Purpose of this part
- 197-11-305 Categorical exemptions
- 197-11-310 Threshold determination required
- 197-11-315 Environmental checklist
- 197-11-330 Threshold determination process
- 197-11-335 Additional information
- 197-11-340 Determination of nonsignificance (DNS)
- 197-11-350 Mitigated DNS
- 197-11-355 Optional DNS process
- 197-11-360 Determination of significance (DS)/initiation of scoping
- 197-11-390 Effect of threshold determination

*Kittitas County Code, Title 17, ZONING, is amended as follows:*

**Chapters**

- 17.04 General Provisions and Enforcement
- 17.08 Definitions
- 17.11 Urban Growth Area
- 17.12 Zones Designated - Map
- 17.13 Transfer of Development Rights
- 17.14 Performance Based Cluster Plat Uses
- 17.15 Transition Zones (reserved)
- 17.16 R - Residential Zone
- 17.18 R-2 - Residential Zone
- 17.20 RR - Rural Residential Zone
- 17.22 UR - Urban Residential Zone
- 17.24 HT-C - Historic Trailer Court Zone
- 17.28 A-3 - Agriculture-3 Zone
- 17.28A A-5 - Agricultural Zone
- 17.29 A-20 - Agricultural Zone
- 17.30 R-3-Rural-3 Zone
- 17.30A R-5 - Rural-5 Zone
- 17.31 CA - Commercial Agriculture Zone
- 17.32 C-L - Limited Commercial Zone
- 17.36 PUD - Planned Unit Development Zone

- 17.37 Master Planned Resorts
- 17.38 Fully Contained Communities (Reserved)
- 17.40 C-G - General Commercial Zone
- 17.44 C-H - Highway Commercial Zone
- 17.48 I-L - Light Industrial Zone
- 17.52 I-G - General Industrial Zone
- 17.56 F-R Forest and Range Zone
- 17.57 CF - Commercial Forest Zone
- 17.58 Airport Zone
- 17.59 Liberty Historic Zone
- 17.60A Conditional Uses
- 17.60B Administrative Uses
- 17.61 Utilities
- 17.61 A Wind Farm Resource Overlay Zone
- 17.61 B Small Wind Energy Systems
- 17.62 Public Facilities Permits
- 17.65 Repealed (Ord. 2005-35, 2005)
- 17.66 Electric Vehicle Charging Stations**
- 17.72 Signs
- 17.74 Right to Farm for Protection of Agricultural Activities
- 17.80 Nonconforming Uses
- 17.84 Variances
- 17.92 Permits
- 17.96 Board of Adjustment
- 17.98 Amendments

[...]

**Chapter 17.08**  
**DEFINITIONS\***

**Sections**

- 17.08.010 Generally.
- 17.08.020 Accessory or accessory building.
- 17.08.022 Accessory dwelling unit.
- 17.08.023 Accessory living quarters.
- 17.08.030 Access road.
- 17.08.031 Adult Family Home.
- 17.08.035 Agriculture Study Overlay Zone.
- 17.08.040 Airport.
- 17.08.050 Alteration.
- 17.08.060 Amendment.
- 17.08.063 Amenity funds.
- 17.08.067 Animal Boarding Facility.
- 17.08.070 Apartment house.
- 17.08.100 Auto wrecking yard.
- 17.08.101 Battery Charging Station**
- 17.08.102 Battery Electric Vehicle (BEV)**
- 17.08.103 Battery Exchange Station**
- 17.08.105 Bed and breakfast business.
- 17.08.110 Board.
- 17.08.120 Board of adjustment.

17.08.130 Building.  
17.08.135 Building height.  
17.08.140 Building line.  
17.08.150 Business or commercial.  
17.08.155 Campground.  
17.08.156 Campsite.  
17.08.157 Camping Unit.  
**17.08.158 Charging Levels**  
17.08.160 Clinic.  
17.08.165 Commercial activities associated with agriculture.  
17.08.170 Commission.  
17.08.180 Conditional uses.  
17.08.183 Conservation easement.  
17.08.187 Conservation or resource values.  
17.08.190 County arterial road.  
17.08.191 Critter Pad.  
17.08.195 Day care facilities.  
17.08.197 Density.  
17.08.198 Designated manufactured home.  
17.08.199 Development right.  
17.08.200 Dwelling.  
17.08.210 Dwelling, multiple-family.  
17.08.220 Dwelling, two-family.  
**17.08.221 Electric Scooters and Motorcycles**  
**17.08.222 Electric Vehicle**  
**17.08.223 Electric Vehicle Charging Station**  
**17.08.223A Electric Vehicle Charging Station – Restricted**  
**17.08.223B Electric Vehicle Charging Station – Public**  
**17.08.224 Electric Vehicle Infrastructure**  
**17.08.224A Electric Vehicle Parking Space**  
17.08.225 Extremely hazardous waste.  
17.08.230 Family.  
17.08.240 Family dwelling.  
17.08.250 Farm.  
17.08.255 Farm labor shelter.  
17.08.260 Feedlot.  
17.08.261 (Repealed by Ord. 2009-25.)  
17.08.262 Golf Course.  
17.08.263 Group Care Facility.  
17.08.265 Group home.  
17.08.266 Guest Houses.  
17.08.270 Guest ranch.  
17.08.280 Hazardous waste.  
17.08.281 Hazardous waste facility.  
17.08.282 Hazardous waste storage.  
17.08.283 Hazardous waste treatment.  
17.08.290 Home occupation.  
17.08.300 Hospital.  
17.08.310 Hospital, small animal or veterinary.  
17.08.320 Hotel.  
17.08.321 Infill.

- 17.08.324 Interlocal agreement.
- 17.08.327 Intervening Ownership.
- 17.08.329 Junk.
- 17.08.330 Junkyard.
- 17.08.340 Kennel.
- 17.08.360 Lot.
- 17.08.370 Lot line, front.
- 17.08.380 Lot line, rear.
- 17.08.390 Lot line, side.
- 17.08.391 Manufactured home.

**17.08.393 Medium-Speed Electric Vehicle**

- 17.08.395 Mineral exploration.
- 17.08.396 Mini Storage Facility.
- 17.08.397 Mini warehouse.
- 17.08.398 Mobile home.
- 17.08.399 Modular home.
- 17.08.400 Motel.

**17.08.408 Neighborhood Electric Vehicle**

- 17.08.410 Nonconforming use.

**17.08.412 Non-Electric Vehicle**

- 17.08.420 Nursing home.
- 17.08.424 Off-site hazardous waste facilities.
- 17.08.427 On-site hazardous waste facilities.
- 17.08.430 Outdoor advertising signs and billboards.
- 17.08.431 Park Model Trailer.
- 17.08.440 Parking space.
- 17.08.445 Performance based cluster plat.
- 17.08.450 Planned unit development.
- 17.08.455 Planning commission or commission.

**17.08.455A Plug-In Hybrid Electric Vehicle (PHEV)**

- 17.08.456 Produce Stands.
- 17.08.460 Public office building.

**17.08.461 Rapid Charging Station**

- 17.08.462 Receiving site.
- 17.08.465 Recreational vehicle.
- 17.08.470 Rezone.
- 17.08.480 School, public or parochial.
- 17.08.485 Shooting range.
- 17.08.487 Sending site.
- 17.08.490 Single-family residence.
- 17.08.500 Special care dwelling.
- 17.08.510 Structural alteration.
- 17.08.520 Structure.
- 17.08.530 Trailer.
- 17.08.535 Trailer home.
- 17.08.540 Trailer park, trailer camp, trailer court and mobile home park.
- 17.08.542 Transfer of development rights (TDR).
- 17.08.543 TDR certificate.
- 17.08.544 TDR certificate letter of intent.
- 17.08.545 TDR credit.
- 17.08.546 TDR program.

17.08.547 TDR sending site application.  
17.08.550 Use.  
17.08.560 Variance.  
17.08.561 Winery.  
17.08.570 Yard.  
17.08.580 Yard depth.  
17.08.590 Yard, front.  
17.08.600 Yard, rear.  
17.08.610 Yard, side.  
17.08.620 Yurt.

[...]

**17.08.101 Battery charging station.**

**“Battery charging station” means an electrical component assembly or cluster of component assemblies designed specifically to charge batteries within electric vehicles, which meet or exceed any standards, codes, and regulations set forth by chapter 19.28 RCW and consistent with rules adopted under RCW 19.27.540.**

**17.08.102 Battery electric vehicle (BEV).**

**“Battery electric vehicle (BEV)” means any vehicle that operates exclusively on electrical energy from an off-board source that is stored in the vehicle’s batteries, and produces zero tailpipe emissions or pollution when stationary or operating.**

**17.08.103 Battery Exchange Station.**

**“Battery exchange station” means a fully automated facility that will enable an electric vehicle with a swappable battery to enter a drive lane and exchange the depleted battery with a fully charged battery through a fully automated process, which meets or exceeds any standards, codes, and regulations set forth by chapter 19.27 RCW and consistent with rules adopted under RCW 19.27.540.**

[...]

**17.08.158 Charging Levels.**

**“Charging levels” means the standardized indicators of electrical force, or voltage, at which an electric vehicle’s battery is recharged. The terms 1, 2, and 3 are the most common EV charging levels, and include the following specifications:**

- **Level 1 is considered slow charging.**
- **Level 2 is considered medium charging.**
- **Level 3 is considered fast or rapid charging.**

[...]

**17.08.221 Electric scooters and motorcycles.**

**“Electric scooters and motorcycles” means any 2-wheel vehicle that operates exclusively on electrical energy from an off-board source that is stored in the vehicle’s batteries and produces zero emissions or pollution when stationary or operating.**

**17.08.222 Electric vehicle.**

“Electric vehicle” means any vehicle that operates, either partially or exclusively, on electrical energy from the grid, or an off-board source, that is stored on-board for motive purpose. “Electric vehicle” includes: (1) a battery electric vehicle; (2) a plug-in hybrid electric vehicle; (3) a neighborhood electric vehicle; and (4) a medium-speed electric vehicle.

17.08.223 Electric vehicle charging station.

“Electric vehicle charging station” means a public or private parking space that is served by battery charging station equipment that has as its primary purpose the transfer of electric energy (by conductive or inductive means) to a battery or other energy storage device in an electric vehicle. An electric vehicle charging station equipped with Level 1 or Level 2 charging equipment is permitted outright as an accessory use to any principal use.

17.08.223A Electric vehicle charging station — restricted.

“Electric vehicle charging station — restricted” means an electric vehicle charging station that is (1) privately owned and restricted access (e.g., single-family home, executive parking, designated employee parking) or (2) publicly owned and restricted (e.g., fleet parking with no access to the general public).

17.08.223B Electric vehicle charging station — public.

“Electric vehicle charging station — public” means an electric vehicle charging station that is (1) publicly owned and publicly available (e.g., Park & Ride parking, public library parking lot, on-street parking) or (2) privately owned and publicly available (e.g., shopping center parking, non-reserved parking in multi-family parking lots).

17.08.224 Electric vehicle infrastructure.

“Electric vehicle infrastructure” means structures, machinery, and equipment necessary and integral to support an electric vehicle, including battery charging stations, rapid charging stations, and battery exchange stations.

17.08.224A Electric vehicle parking space.

“Electric vehicle parking space” means any marked parking space that identifies the use to be exclusively for the parking of an electric vehicle.

[...]

17.08.393 Medium-speed electric vehicle.

“Medium-speed Electric Vehicle” means a self-propelled, electrically powered four-wheeled motor vehicle, equipped with a roll cage or crush-proof body design, whose speed attainable in one mile is more than 25 miles per hour but not more than 35 miles per hour and otherwise meets or exceeds the federal regulations set forth in 49 C.F.R. Sec. 571.500.

[...]

17.08.408 Neighborhood Electric Vehicle.

“Neighborhood Electric Vehicle” means a self-propelled, electrically powered four-wheeled motor vehicle whose speed attainable in one mile is more than 20 miles per hour and not more than 25 miles per hour and conforms to federal regulations under Title 49 C.F.R. Part 571.500.

[...]

17.08.412 Non-electric vehicle.

**“Non-Electric Vehicle” means any motor vehicle that does not meet the definition of “electric vehicle.”**

[...]

**17.08.455A Plug-in hybrid electric vehicle (PHEV).**

**“Plug-in hybrid electric vehicle (PHEV)” means an electric vehicle that (1) contains an internal combustion engine and also allows power to be delivered to drive wheels by an electric motor; (2) charges its battery primarily by connecting to the grid or other off-board electrical source; (3) may additionally be able to sustain battery charge using an on-board internal-combustion-driven generator; and (4) has the ability to travel powered by electricity.**

[...]

**17.08.461 Rapid charging station.**

**“Rapid charging station” means an industrial grade electrical outlet that allows for faster recharging of electric vehicle batteries through higher power levels and that meets or exceeds any standards, codes, and regulations set forth by chapter 19.28 RCW and consistent with rules adopted under RCW 19.27.540.**

[...]

**Chapter 17.16**

**R - RESIDENTIAL ZONE\***

[...]

**17.16.020 Uses permitted.**

In any residential zone only the following uses are permitted:

1. One-family or two-family dwellings;
2. Parks and playgrounds;
3. Public and parochial schools, public libraries;
4. Uses customarily incidental to any of the uses set forth in this section;
5. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners shall be given official notification for an opportunity to appeal such decisions within ten working days of notification pursuant to Title 15A of this code, Project permit application process.
6. Accessory Dwelling Unit (if in UGA or UGN)
7. Accessory Living Quarters
8. Special Care Dwelling (Ord. O-2006-01, 2006; Ord. 96-19 (part), 1996; Ord. 83-Z-2 (part), 1983; Res. 83-10, 1983)
9. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

**Chapter 17.18**

**R-2 - RESIDENTIAL**

[...]

### **17.18.020 Uses permitted.**

In any residential zone only the following uses are permitted:

1. One-family or two-family dwellings;
2. Mobile homes;
3. Parks and playgrounds;
4. Home occupations;
5. Uses customarily incidental to any of the uses set forth in this section;
6. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners shall be given official notification for an opportunity to appeal such decisions within ten working days of notification pursuant to Title 15A of this code, Project permit application process.
7. Accessory Dwelling Unit (if in UGA or UGN)
8. Accessory Living Quarters
9. Special Care Dwelling (Ord. 2007-22, 2007; Ord. O-2006-01, 2006; Ord. 96-19 (part), 1996; Ord. 89-10 (part), 1989)
10. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

### **Chapter 17.20**

#### **RR - RURAL RESIDENTIAL ZONE\***

[...]

### **17.20.020 Uses permitted.**

The following uses are permitted:

1. Single family homes not including mobile homes;
2. Duplexes and residential accessory buildings;
3. All types of agriculture and horticulture not otherwise restricted or prohibited herein;
4. The raising of animals (excluding swine and mink), providing an area of not less than one acre is available;
5. Uses customarily incidental to the use set forth in this section;
6. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners shall be given official notification for an opportunity to appeal such decisions within ten working days pursuant to Title 15A of this code, Project permit application process.
7. Accessory Dwelling Unit (if in UGA or UGN)
8. Accessory Living Quarters
9. Special Care Dwelling (Ord. 2007-22, 2007; Ord. O-2006-01, 2006; Ord. 96-19 (part), 1996; Ord. 83-Z-2 (part), 1983; Res. 83-10, 1983)
10. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

### **Chapter 17.22**

#### **UR-II URBAN RESIDENTIAL ZONE\***

[...]

### **17.22.020 Uses permitted.**

Uses permitted in the Urban Residential zone shall be as follows:

1. Single-family homes;
2. Mobile homes;
3. Duplexes;
4. Accessory buildings;
5. All types of agriculture not otherwise restricted;
6. The grazing or raising of animals (excluding swine and mink), providing an area of not less than one acre is available;
7. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners shall be given official notification for an opportunity to appeal such decisions with ten working days pursuant to Title 15A of this code, Project permit application process.
8. (Blank; Ord. O-2006-01)
9. Accessory Dwelling Unit (if in UGA or UGN)
10. Accessory Living Quarters
11. Special Care Dwelling (Ord. O-2006-01, 2006; Ord. 96-19 (part), 1996; Res. 83-10, 1983)
12. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

#### **Chapter 17.24**

#### **H-T-C - HISTORIC TRAILER COURT ZONES\***

[...]

##### **17.24.030 Minimum requirements.**

The minimum lot area and yard requirements in a HTC zone are as follows:

1. Mobile Homes. The minimum area for a historic trailer (mobile home) court site shall be three thousand five hundred square feet times the number of individual trailer sites to be provided. Densities must have the approval of the county health office.
2. Single Family Home. The requirements are the same as the requirements of the Rural Residential district. (Ord. 2007-22, 2007; Res. 83-10, 1983)
3. **Electric Vehicle Infrastructure is permitted at any existing use. See KCC Chapter 17.66.**

[...]

#### **Chapter 17.28**

#### **A-3 - AGRICULTURAL 3 ZONE\***

[...]

##### **17.28.020 Uses permitted.**

Uses permitted. Permitted uses are as follows:

1. One-family or two-family dwellings;
2. Parks and playgrounds;
3. Public and parochial schools, public libraries;
4. Single family homes not including mobile homes or trailer houses;
5. Duplexes and residential accessory buildings;
6. All types of agriculture and horticulture not otherwise restricted or prohibited herein;
7. The raising of animals (excluding swine and mink), providing an area of not less than one acre is available;

8. Agriculture, livestock, poultry or swine or mink raising, and other customary agricultural uses, provided that such operations shall comply with all state and/or county health regulations and with regulations contained in this title related to feedlots;
9. Community clubhouses, parks and playgrounds, and public utility buildings, pumping plants and substations;
10. Commercial greenhouses and nurseries;
11. Roadside stands for the display and sale of fruits and vegetables raised or grown on the premises when located not less than forty-five feet from the centerline of a public street or highway;
12. Existing cemeteries;
13. Airport;
14. Processing of products produced on the premises;
15. Forestry, including the management, growing and harvesting of forest products, and including the processing of locally harvested forest crops using portable equipment;
16. Home occupations that do not involve outdoor work or activities, or which do not produce noise, such as engine repair, etc.
17. Gas and oil exploration and construction;
18. Uses customarily incidental to any of the above uses;
19. Any use not listed which is nearly identical to a listed use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners shall be given official notification for an opportunity to appeal such decisions to the county board of adjustment within ten working days of notification pursuant to Title 15A of this code, Project permit application process.
20. Accessory Dwelling Unit (if in UGA or UGN)
21. Accessory Living Quarters
22. Special Care Dwelling (Ord. 2007-22, 2007; Ord. O-2006-01, 2006; Ord. 96-19 (part), 1996; Ord. 88-4 § 3, 1988; Ord. 83-Z-2 (part), 1983; Res. 83-10, 1983)
23. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

## **Chapter 17.28A**

### **A-5 - AGRICULTURAL ZONE**

[...]

#### **17.28A.020 Uses permitted.**

Uses permitted. Permitted uses are as follows:

1. One-family or two-family dwellings;
2. Parks and playgrounds;
3. Public and parochial schools, public libraries;
4. Uses customarily incidental to any of the uses set forth in this section;
5. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners shall be given official notification for an opportunity to appeal such decisions within ten working days of notification pursuant to Title 15A of this code, Project permit application process.
6. Accessory Dwelling Unit (if in UGA or UGN)
7. Accessory Living Quarters
8. Special Care Dwelling
9. Agriculture, livestock, poultry or swine or mink raising, and other customary agricultural uses, provided that such operations shall comply with all state and/or county health regulations and with regulations contained in this title related to feedlots;

10. Community clubhouses, parks and playgrounds, and public utility buildings, pumping plants and substations;
11. Commercial greenhouses and nurseries;
12. Roadside stands for the display and sale of fruits and vegetables raised or grown on the premises when located not less than forty-five feet from the centerline of a public street or highway;
13. Existing cemeteries;
14. Airport;
15. Processing of products produced on the premises;
16. Forestry, including the management, growing and harvesting of forest products, and including the processing of locally harvested forest crops using portable equipment;
17. Home occupations that do not involve outdoor work or activities, or which do not produce noise, such as engine repair, etc.
18. Gas and oil exploration and construction;
19. Single family homes not including mobile homes or trailer houses;
20. Duplexes and residential accessory buildings;
21. All types of agriculture and horticulture not otherwise restricted or prohibited herein;
22. The raising of animals (excluding swine and mink), providing an area of not less than one acre is available. (Ord. 2007-22, 2007; Ord. O-2006-01, 2006; Ord. 2005-05, 2005)
23. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

## **Chapter 17.29**

### **A-20 - AGRICULTURAL ZONE\***

[...]

#### **17.29.020 Uses permitted.**

- A. The following uses are permitted:
  1. One-family or two-family dwellings;
  2. Parks and playgrounds;
  3. Public and parochial schools, public libraries;
  4. Single family homes not including mobile homes or trailer houses;
  5. Duplexes and residential accessory buildings;
  6. All types of agriculture and horticulture not otherwise restricted or prohibited herein;
  7. Agriculture, livestock, poultry or swine or mink raising, and other customary agricultural uses, provided that such operations shall comply with all state and/or county health regulations and with regulations contained in this title related to feedlots;
  8. Community clubhouses, parks, playgrounds, public utility buildings, pumping plants and substations;
  9. Commercial greenhouses and nurseries;
  10. Roadside stands for the display and sale of fruits and vegetables raised or grown on the premises when located not less than forty-five feet from the centerline of a public street or highway;
  11. Existing cemeteries;
  12. Airport;
  13. Processing of products produced on the premises;
  14. Forestry, including the management, growing and harvesting of forest products, and including the processing of locally harvested forest crops using portable equipment;
  15. Home occupations that do not involve outdoor work or activities, which do not produce noise.

16. Gas and oil exploration and construction;
17. Uses customarily incidental to any of the above uses;
18. Any use not listed which is nearly identical to a listed use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners shall be given official notification for an opportunity to appeal such decisions to the county board of adjustment within ten working days of notification pursuant to Title 15A of this code, Project permit application process.
19. Accessory Dwelling Unit (if in UGA or UGN)
20. Accessory Living Quarters
21. Special Care Dwelling
22. Hay processing and container storage.
23. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

**Chapter 17.30**  
**R-3 - RURAL-3 ZONE**

[...]

**17.30.020 Uses permitted.**

Uses permitted. The following uses are permitted:

1. Single-family homes, mobile homes, cabins;
2. Lodges and community clubhouses;
3. Agriculture, livestock, poultry or hog raising, and other customary agricultural uses traditionally found in Kittitas County, provided that such operations shall comply with all state and/or county health regulations and with regulations contained in this title related to feedlots;
4. Forestry, including the management, growing and harvesting of forest products, and including the processing of locally harvested forest crops using portable equipment;
5. Home occupations which do not produce noise, such as accounting, photography, etc.;
6. Cluster subdivision, when approved as a platted subdivision;
7. All mining including, but not limited to, gold, rock, sand and gravel excavation, rock crushing, and other associated activities when located within an established mining district;
8. All buildings and structures not listed above which legally existed prior to the adoption of the ordinance codified in this chapter;
9. Uses customarily incidental to any of the uses set forth in this section;
10. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners shall be given official notification for an opportunity to appeal such decisions within ten working days of notification to the county board of adjustment pursuant to Title 15A of this code, Project permit application process.
11. (Blank; Ord. O-2006-01, 2006)
12. Accessory Dwelling Unit (if in UGA or UGN)
13. Accessory Living Quarters
14. Special Care Dwelling (Ord. O-2006-01, 2006; Ord. 96-19 (part), 1996; Ord. 92-4 (part), 1992)
15. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

**Chapter 17.30A**  
**R-5 - RURAL-5 ZONE**

[...]

**17.30A.020 Uses permitted.**

Uses permitted. The following uses are permitted:

1. Single-family homes, mobile homes, cabins;
2. Lodges and community clubhouses;
3. Agriculture, livestock, poultry or hog raising, and other customary agricultural uses traditionally found in Kittitas County, provided that such operations shall comply with all state and/or county health regulations and with regulations contained in this title related to feedlots;
4. Forestry, including the management, growing and harvesting of forest products, and including the processing of locally harvested forest crops using portable equipment;
5. Home occupations which do not produce noise, such as accounting, photography, etc.;
6. Cluster subdivision, when approved as a platted subdivision;
7. All mining including, but not limited to, gold, rock, sand and gravel excavation, rock crushing, and other associated activities when located within an established mining district;
8. All buildings and structures not listed above which legally existed prior to the adoption of the ordinance codified in this chapter;
9. Uses customarily incidental to any of the uses set forth in this section;
10. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners shall be given official notification for an opportunity to appeal such decisions within ten working days of notification to the county board of adjustment pursuant to Title 15A of this code, Project permit application process.
11. Accessory Dwelling Unit (if in UGA or UGN)
12. Accessory Living Quarters
13. Special Care Dwelling (Ord. O-2006-01, 2006; Ord. 2005-05, 2005)
14. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

**Chapter 17.31  
COMMERCIAL AGRICULTURE ZONE**

[...]

**17.31.020 Uses permitted.**

The following uses are permitted:

1. One-family or two-family dwellings;
2. Hay processing and container storage;
3. Agriculture, livestock, poultry or swine, or mink raising, and other customary agricultural uses; provided, that such operations shall comply with all state and/or county health regulations and with regulations contained in this title related to feedlots;
4. Community clubhouse, schools and public utility buildings, pumping plants, and substations;
5. Commercial greenhouses and nurseries;
6. Roadside stands for the display and sale of fruits and vegetables raised or grown on the premises when located not less than forty-five feet from the centerline of the public street or highway;
7. Existing cemeteries;
8. Private airplane landing strips used primarily in conjunction with agricultural activities;
9. Processing of products produced on the premises;
10. Home occupations that do not involve outdoor work or activities, or which do not provide noise;
11. Farm implement repair and maintenance.

12. Accessory Dwelling Unit ( if in UGA or UGN)
13. Accessory Living Quarters
14. Special Care Dwelling (Ord. 2007-22, 2007; Ord. O-2006-01, 2006; Ord. 96-15 (part), 1996)
15. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

## **Chapter 17.32**

### **C-L - LIMITED COMMERCIAL ZONE\***

[...]

#### **17.32.020 Uses permitted.**

The following uses are permitted:

1. One-family or two-family dwellings;
2. Parks and playgrounds;
3. Public and parochial schools, public libraries;
4. Any of the following uses to be conducted wholly within a completely enclosed building except off-street parking and loading areas:
  - a. Antique shop,
  - b. Art gallery or store,
  - c. Bakery goods, retail only,
  - d. Barbershops,
  - e. Beauty parlor,
  - f. Confectionery store,
  - g. Delicatessen store,
  - h. Drugstore,
  - i. Dry cleaning and laundry branch offices or pickup agency, but not including plant and main office,
  - j. Garden supplies shop,
  - k. Gift shop,
  - l. Grocery, fruit or vegetable store,
  - m. Mini warehouse;
  - n. Restaurants,
  - o. Self-service laundry and cleaning,
  - p. Service stations, provided there shall be no repairing, repainting, reconstruction, or sale of motor vehicles from the premises,
  - q. Shoe repair shop,
  - r. Accessory buildings when located on the same lot;
5. Uses customarily incidental to any of the uses set forth in this section;
6. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners shall be given official notification for an opportunity to appeal such decisions within ten working days pursuant to Title 15A of this code, Project permit application process.
7. Accessory Dwelling Unit (if in UGA or UGN)
8. Accessory Living Quarters
9. Special Care Dwelling (Ord. 2007-22, 2007; Ord. 96-19 (part), 1996; Ord. 83-Z-2 (part), 1983; Res. 83-10, 1983)
10. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

**Chapter 17.36  
PLANNED UNIT DEVELOPMENT ZONE\***

[...]

**17.36.020 Uses permitted.**

The following uses may be permitted:

1. All residential uses including multifamily structures;
2. Manufactured Home Parks;
3. Hotels, motels, condominiums;
4. Fractionally-owned units (for PUDs proposed within Urban Growth Areas);
5. Retail businesses;
6. Commercial-recreation businesses;
7. Restaurants, cafes, taverns, cocktail bars;
8. Any other similar uses deemed by the planning commission to be consistent with the purpose and intent of this chapter. Such determination shall be made during review of the development plan required under Section 17.36.030. (Ord. 2007-22, 2007; Ord. 90-6 (part), 1990; Res. 83-10, 1983)
9. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

**Chapter 17.37  
MASTER PLANNED RESORTS**

[...]

**17.37.030 Uses permitted.**

The following uses may be permitted within a master planned resort classification:

1. All residential uses including single-family and multifamily structures, condominiums, time-share and fractionally owned accommodations of all kinds, provided such uses are integrated into and support the on-site recreational nature of the master planned resort.
2. Short-term visitor accommodations, including, but not limited to, hotels, motels, lodges, and any residential use permitted under subsection A of this section that is made available for short-term rental; provided, however, short-term visitor accommodation units shall constitute greater than 50 percent of the total resort accommodation units.
3. Indoor and outdoor recreational facilities and uses, including, but not limited to, golf courses (including accessory structures and facilities, such as clubhouses, practice facilities, and maintenance facilities), tennis courts, swimming pools, marinas, alpine and/or cross country skiing, hiking and nature trails, bicycle paths, equestrian facilities, skating arenas, sports complexes, bowling alleys, and other recreational uses deemed to be consistent with the on-site recreational nature of the master planned resort.
4. Campgrounds and recreational vehicle ("RV") sites with power and water; provided, however, campgrounds and recreational vehicle sites without power and water are conditional uses.
5. Visitor-oriented amenities, including, but not limited to (1) restaurants, cafes, delicatessens, pubs, taverns and cocktail bars and entertainment associated with such uses; (2) meeting facilities; (3) on-site retail businesses and services limited to those typically found on other destination resort properties and which are designed to serve the convenience needs of the users and employees of the master planned resort; and (4) recreation businesses and facilities. Retail and commercial services offered on the resort shall be designed to discourage use from non-resort users by locating such services well within the site rather than on its perimeter.

6. Cultural and educational facilities of all kinds, including, but not limited to, interpretative centers and exhibits, and indoor and outdoor theaters.
7. Roadways and bridges, which, subject to any development agreement executed with the county pursuant to Chapter 15A.11 KCC, Development Agreements, and RCW 36.70B.170 through 36.70B.210, may include roadways and bridges that are privately owned and maintained.
8. Industrial uses and capital facilities, utilities and services to the extent necessary to maintain and operate the master planned resort.
9. Temporary and/or permanent structures to serve as sales offices.
10. Any other similar uses deemed by the Community Development Services director to be consistent with the purpose and intent of this chapter, the county comprehensive plan policies regarding master planned resorts, and RCW 36.70A.360. (Ord. 2007-22, 2007; Ord. 2000-13, 2000)
11. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

**Chapter 17.40**  
**C-G - GENERAL COMMERCIAL ZONE\***

[...]

**17.40.020 Uses permitted.**

Permitted uses are as follows:

1. One-family or two-family dwellings;
2. Parks and playgrounds;
3. Public and parochial schools, public libraries;
4. Any of the following uses to be conducted wholly within a completely enclosed building except off-street parking and loading areas:
  - a. Antique shop,
  - b. Art gallery or store,
  - c. Bakery goods, retail only,
  - d. Barbershops,
  - e. Beauty parlor,
  - f. Confectionery store,
  - g. Delicatessen store,
  - h. Drugstore,
  - i. Dry cleaning and laundry branch offices or pickup agency, but not including plant and main office,
  - j. Garden supplies shop,
  - k. Gift shop,
  - l. Grocery, fruit or vegetable store,
  - m. Mini warehouse;
  - n. Restaurants,
  - o. Self-service laundry and cleaning,
  - p. Service stations, provided there shall be no repairing, repainting, reconstruction, or sale of motor vehicles from the premises,
  - q. Shoe repair shop,
  - r. Accessory buildings when located on the same lot;
5. Any of the following uses:
  - a. Amusement enterprises, including bowling alleys, dance halls, pool halls, and billiard halls and shooting galleries;
  - b. Auto and trailer sales;

- c. Banks;
  - d. Cabinet shop;
  - e. Custom cannery;
  - f. Department store;
  - g. Frozen food lockers;
  - h. Garage or auto repair, when conducted wholly within a building;
  - i. Hospitals, general and accessory buildings;
  - j. Hotels;
  - k. Lumberyard and building materials, retail only. Any open storage shall be enclosed by a sight-obscuring fence not less than six feet nor more than seven feet high;
  - l. Office, governmental;
  - m. Physical culture and health services including reducing salons, masseurs and public baths;
  - n. Radio or television studio;
  - o. Retail stores of all descriptions where merchandise is displayed and sold within the building;
  - p. School, private or parochial;
  - q. Sign shop;
  - r. Tavern;
  - s. Theater, auditorium or drive-in theater;
  - t. Tire shop;
  - u. Wholesale office and showrooms, merchandise on the premises limited to samples only;
  - v. Auction sales of personal property, other than livestock;
6. The following uses may be permitted if their location is first approved by the board of adjustment:
- a. Mortuary or funeral home;
  - b. Private Campgrounds. In considering proposals for location of such campgrounds, the Board of Adjustment shall consider at a minimum the following criteria:
    - i. Campgrounds should be located at sufficient distance from existing or projected rural residential/residential development so as to avoid possible conflicts and disturbances;
    - ii. Traffic volumes generated by such a development should not create a nuisance or impose on the privacy of nearby residences or interfere with normal traffic flow;
    - iii. Landscaping or appropriate screening should be required and maintained where necessary for buffering;
    - iv. Adequate and convenient vehicular access, circulation and parking should be provided;
    - v. Economic and environmental feasibility;
    - vi. Public health and safety of campers and those reasonably impacted by the campground (i.e. heath, water, sanitation);
  - c. Athletic stadium;
  - d. Animal hospital or boarding kennels;
  - e. Animal sales yard (livestock sales yard);
  - f. Hazardous waste on-site treatment or storage;
  - g. Junk yards;
7. Uses customarily incidental to any of the above uses when located on the same lot may be allowed provided that such uses, operations or products are not objectionable due to odor, dust, smoke, noise, vibration or other similar causes;
8. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners shall be given official

notification for an opportunity to appeal such decisions within 10 working days pursuant to KCC Title 15A, Project Permit Application Process.

9. Accessory Dwelling Unit (if in UGA or UGN)
10. Accessory Living Quarters
11. Special Care Dwelling (Ord. 2010-014, 2010; Ord. 2007-22, 2007; Ord. 96-19 (part), 1996; Ord. 93-1 (part), 1993; Res. 83-10, 1983)
12. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

## **Chapter 17.44 C-H HIGHWAY COMMERCIAL ZONE**

[...]

### **17.44.020 Uses permitted.**

In any highway commercial zone, only the following uses are permitted:

1. Motels;
2. Restaurants, cafes;
3. Commercial recreation establishments;
4. Retail sales of souvenirs, gifts, novelties, curios, and handicraft products;
5. Offices whose activities are directly related to tourism and recreation;
6. Public and commercial museums and art galleries;
7. Gas service stations including truck stop operations, with minor repair work permitted only;
8. Fruit stands;
9. Cocktail lounges;
10. Public transportation, deadhead stations;
11. Grocery stores, not to exceed four thousand (4,000) square feet gross area;
12. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners shall be given official notification for an opportunity to appeal such decisions within ten working days pursuant to Title 15A of this code, Project permit application process. (Ord. 2007-22, 2007; Ord. 96-19 (part), 1996; Ord. 83-Z-2 (part), 1983)
13. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

## **Chapter 17.48 I-L LIGHT INDUSTRIAL ZONE\***

[...]

### **17.48.020 Permitted uses.**

No building, structure or land shall be used and no building or structure shall be hereafter erected in this district except for the following uses:

1. Wholesale business, storage buildings and warehouses;
2. Freighting and trucking yard or terminal;
3. Research, experimental or testing laboratories;
4. The manufacturing, processing, compounding, storage, packaging or treatment of such products as drugs, bakery goods, candy, food and beverage products, dairy products, agricultural products, cosmetics and toiletries;

5. The manufacture, assembly, compounding or treatment of articles or merchandise from the following materials: bone, cellophane, canvas, cloth, cork, feathers, felt, fibre, fur, glass, hair, horn, leather, metal, paper, plastics, precious or semi-precious metals or stones, shell, textiles, tobacco, wood, yarns and paint;
6. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases all adjacent property owners shall be given official notification for an opportunity to appeal such decisions within ten working days of notification to the county board of adjustment pursuant to Title 15A of this code, Project permit application process;
7. Farming, gardening, but not to include livestock feed yards, sales yards or slaughterhouses;
8. Uses customarily incidental to any of the above listed, including dwellings or shelters for the occupancy of the operators and employees necessary to the operation of a business or agricultural use.
9. Airports. (Ord. 2010-014, 2010; Ord. 96-19 (part), 1996; Ord. 83Z-2 (part), 1983)
10. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

**Chapter 17.52  
I-G GENERAL INDUSTRIAL ZONE**

[...]

**17.52.020 Uses permitted.**

Any use permitted in the I-L zone. No building, structure or land shall be used and no building or structure shall be hereafter erected in this district except for the following uses:

1. Wholesale business, storage buildings and warehouses;
2. Freighting and trucking yard or terminal;
3. Research, experimental or testing laboratories;
4. The manufacturing, processing, compounding, storage, packaging or treatment of such products as drugs, bakery goods, candy, food and beverage products, dairy products, agricultural products, cosmetics and toiletries;
5. The manufacture, assembly, compounding or treatment of articles or merchandise from the following materials: bone, cellophane, canvas, cloth, cork, feathers, felt, fibre, fur, glass, hair, horn, leather, metal, paper, plastics, precious or semi-precious metals or stones, shell, textiles, tobacco, wood, yarns and paint;
6. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases all adjacent property owners shall be given official notification for an opportunity to appeal such decisions within ten working days of notification to the county board of adjustment pursuant to Title 15A of this code, Project permit application process;
7. Farming, gardening, but not to include livestock feed yards, sales yards or slaughterhouses;
8. Uses customarily incidental to any of the above listed, including dwellings or shelters for the occupancy of the operators and employees necessary to the operation of a business or agricultural use. (Ord. 2007-22, 2007; Ord. 83-Z-2 (part), 1983)
9. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

**Chapter 17.56  
FOREST AND RANGE ZONE\***

[...]

**17.56.020 Uses permitted.**

The following uses are permitted:

1. Single-family homes, mobile homes, cabins, duplexes;
2. Lodges and community clubhouses;
3. Agriculture, livestock, poultry or hog raising, and other customary agricultural uses traditionally found in Kittitas County, provided that such operations shall comply with all state and/or county health regulations and with regulations contained in this title related to feedlots;
4. Forestry, including the management, growing and harvesting of forest products, and including the processing of locally harvested forest crops using portable equipment;
5. (Deleted by Ord. 92-6);
6. All buildings and structures not listed above which existed prior to the adoption of the ordinance codified in this chapter;
7. Mining and associated activities;
8. Quarry mining, sand and gravel excavation, and rock crushing operations;
9. (Deleted by Ord. 92-6);
10. Uses customarily incidental to any of the uses set forth in this section;
11. Home occupations which do not produce noise;
12. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners will be given official notification for an opportunity to appeal such decisions to the county board of adjustment within 10 working days of notification pursuant to KCC Title 15A, Project Permit Application Process;
13. Cluster subdivisions, when approved as a platted subdivision. (Ord. 2007-22, 2007; Ord. 96-19 (part), 1996; Ord. 92-6 (part), 1992; Ord. 88-4 § 5, 1988; Ord. 87-9 § 4, 1987; Ord. 85-Z-2 (part), 1985; Res. 83-10, 1983)
14. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

**Chapter 17.57  
COMMERCIAL FOREST ZONE**

[...]

**17.57.020 Uses permitted.**

The following uses are permitted:

1. Forestry, including the management, growing and harvesting of forest products, and including the processing of locally harvested forest crops using portable equipment in accordance with the Washington Forest Practices Act of 1974 as amended, and regulations adopted pursuant thereto;
2. Removal, harvesting, wholesaling and retailing of vegetation from forest lands including but not limited to fuel woods, cones, Christmas trees, salal, berries, ferns, greenery, mistletoe, herbs, and mushrooms;
3. Portable saw mills and chippers, log sorting and storage, and other uses involved in the harvesting and commercial production of forest products;
4. Grazing of animals, apiary, Christmas tree plantations, and the harvesting of indigenous floral vegetation;
5. Dispersed recreation and recreational facilities such as primitive campsites, trails, trailheads and snow parks;
6. Mining and associated activities, extraction and processing of rock, sand, gravel, oil, gas, minerals and geothermal resources;

7. Aircraft landing fields and heliports for emergency and forest related management uses and practices only;
8. Storage of explosives, fuels and chemicals used for agriculture, mining, and forestry subject to all applicable local, state and federal regulations;
9. Watershed management facilities, including but not limited to diversion devices, impoundments, dams for water storage, flood control, fire control, and stock watering;
10. Forestry, environmental and natural resource research;
11. Home occupations which do not produce noise;
12. One single-family dwelling unit and associated outbuildings per parcel;
13. Washington State Natural Area Preserves and Natural Resource Conservation Areas;
14. All buildings and structures not listed above which existed prior to the adoption of the ordinance codified herein; and
15. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases all adjacent property owners shall be given official notification for an opportunity to appeal such decisions within ten working days of notification to the county board of adjustment pursuant to Title 15A of this code, Project permit application process. (Ord. 96-19 (part), 1996; Ord. 94-1 (part), 1994)
16. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

**Chapter 17.58  
AIRPORT ZONE\***

[...]

1. Use Table.  
Note: All aviation uses are acceptable only on airport property. **Electric Vehicle Infrastructure is permitted in all zones. See KCC Chapter 17.66.**

[...]

**Chapter 17.59  
LIBERTY HISTORIC ZONE\***

[...]

**17.59.020 Permitted uses.**

The following uses are permitted:

1. Single-family homes, mobile homes, cabins, duplexes;
2. Lodges and community clubhouses;
3. Agriculture, livestock, poultry or hog raising, and other customary agricultural uses traditionally found in Kittitas County, provided that such operations shall comply with all state and/or county health regulations and with regulations contained in this title related to feedlots;
4. Forestry, including the management, growing and harvesting of forest products, and including the processing of locally harvested forest crops using portable equipment;
5. (Deleted by Ord. 92-6);
6. All buildings and structures not listed above which existed prior to the adoption of the ordinance codified in this chapter;
7. Mining and associated activities;
8. Quarry mining, sand and gravel excavation, and rock crushing operations;

9. (Deleted by Ord. 92-6);
10. Uses customarily incidental to any of the uses set forth in this section;
11. Home occupations which do not produce noise;
12. Any use not listed which is nearly identical to a permitted use, as judged by the administrative official, may be permitted. In such cases, all adjacent property owners will be given official notification for an opportunity to appeal such decisions to the county board of adjustment within 10 working days of notification pursuant to KCC Title 15A, Project Permit Application Process;
13. Mining and milling; (Ord. 2007-22, 2007; Ord. 96-19 (part), 1996; Res. 83-10, 1983)
14. **Electric Vehicle Infrastructure. See KCC Chapter 17.66.**

[...]

**Chapter 17.61**

**UTILITIES**

[...]

**17.61.010 Definitions.**

1. "Utility" or "utilities" means the supply, treatment and distribution, as appropriate, of gas, gas meter stations, municipal domestic and irrigation water, sewage, storm water, electricity, telephone, fiber-optic and cable television. Such utilities consist of both the service activity along with the physical facilities necessary for the utilities to be supplied, except for associated facilities and special utilities as defined herein. **Electric vehicle infrastructure, as provided for in Chapter 17.66, is not a “utility” or “utilities”.**

**Chapter 17.66**

**ELECTRIC VEHICLE INFRASTRUCTURE**

**Section 17.66.010 Allowed Uses**

**Table 17.66.010 Allowed Electric Vehicle Infrastructure Uses**

<b><u>Land Use</u></b>	<b><u>Zoning District</u></b>					
	<b><u>Low-Density Residential</u></b>	<b><u>Mixed-Use</u></b>	<b><u>Commercial</u></b>	<b><u>Industrial</u></b>	<b><u>Institutional</u></b>	<b><u>Resource</u></b>
	<i><b><u>Including: R; R-2; RR; R-3; R-5; HT-C; L-H; and UR zones</u></b></i>	<i><b><u>Including: MPR; PUD</u></b></i>	<i><b><u>Including: CL; GC; and CH zones</u></b></i>	<i><b><u>Including: IL and IG zones</u></b></i>	<i><b><u>Including : Airport Zone</u></b></i>	<i><b><u>Including: A-3; A-5; A-20; CA; FR; CF;</u></b></i>
<b><u>EV Charging Station</u></b> <sub>1, 2</sub>	<b><u>P<sub>3</sub></u></b>	<b><u>P</u></b>	<b><u>P</u></b>	<b><u>P</u></b>	<b><u>P</u></b>	<b><u>P<sub>3</sub></u></b>
<b><u>Rapid Charging Station</u></b> <sub>4</sub>	<b><u>P<sub>5</sub></u></b>	<b><u>P</u></b>	<b><u>P</u></b>	<b><u>P</u></b>	<b><u>P</u></b>	<b><u>P<sub>3</sub></u></b>
<b><u>Battery Exchange</u></b>			<b><u>P</u></b>	<b><u>P</u></b>	<b><u>P</u></b>	<b><u>P<sub>3</sub></u></b>

<u>Station</u>						
<p><b><u>P: Use is permitted.</u></b>  <b><u>Absence of “P”: Use is not allowed in the given zoning district.</u></b></p>						
<p><b><u>Development Standards</u></b></p> <ol style="list-style-type: none"> <li><b><u>1. Level 1 and Level 2 charging only.</u></b></li> <li><b><u>2. Level 1 and Level 2 charging are permitted in aquifer recharge areas and in other critical areas when serving an existing use.</u></b></li> <li><b><u>3. Allowed only as accessory to a principal outright permitted use or permitted conditional use.</u></b></li> <li><b><u>4. The term “Rapid” is used interchangeably with Level 3 and Fast Charging.</u></b></li> <li><b><u>5. Only “electric vehicle charging stations - restricted” as defined in KCC 17.08 Definitions.</u></b></li> </ol>						

**17.66.020: Off Street Parking — Electric Vehicle Charging Stations**

**To ensure an effective installation of electric vehicle charging stations, the regulations in this subsection provide a framework for when a private property owner chooses to provide electric vehicle charging stations.**

**1. Electric Vehicle Charging Station Spaces**

- a. **Purpose. For all parking lots or garages, except those that include restricted electric vehicle charging stations.**
- b. **Number. No minimum number of charging station spaces is required.**
- c. **Minimum Parking Requirements. An electric vehicle charging station space may be included in the calculation for minimum required parking spaces that are required pursuant to other provisions of code.**
- d. **Location and Design Criteria. The provision of electric vehicle parking will vary based on the design and use of the primary parking lot. The following required and additional locational and design criteria are provided in recognition of the various parking lot layout options.**
  - i. **Where provided, parking for electric vehicle charging purposes is required to include the following:**
    1. **Signage. Each charging station space shall be posted with signage indicating the space is only for electric vehicle charging purposes. Days and hours of operations shall be included if time limits or tow away provisions are to be enforced. Signage design shall comply with the signage examples in KCC 12.14.020.**
    2. **Maintenance. Charging station equipment shall be maintained in all respects, including the functioning of the charging equipment. A phone number or other contact information shall be provided on the charging station equipment for reporting when the equipment is not functioning or other problems are encountered.**
    3. **Accessibility. Where charging station equipment is provided within an adjacent pedestrian circulation area, such as a sidewalk or accessible route to the building entrance, the charging equipment shall be located so as not to interfere with accessibility requirements of WAC 51-50-005.**
    4. **Lighting. Where charging station equipment is installed, adequate site lighting shall exist, unless charging is for daytime purposes only.**
  - ii. **Parking for electric vehicles should also consider the following:**

1. Notification. Information on the charging station, identifying voltage and amperage levels and any time of use, fees, or safety information.
  2. Signage. Installation of directional signs at the parking lot entrance and at appropriate decision points to effectively guide motorists to the charging station space(s).
- e. Data Collection. To allow for maintenance and notification, the local permitting agency will require the owners of any private new electric vehicle infrastructure station that will be publicly available (see definition “electric vehicle charging station — public”) to provide information on the station’s geographic location, date of installation, equipment type and model, and owner contact information.

[...]