

## **Table of Contents**

<b>ADOPTION ORDINANCE OF PLAN</b>	vii
<b>1 EXECUTIVE SUMMARY</b>	1-1
<b>2 DOCUMENT ORGANIZATION</b>	2-1
<b>3 BACKGROUND AND PLANNING PROCESS</b>	
3.1 Planning Context	3-1
3.2 Goals, Policies and Projects	3-1
3.3 Specific Objectives of the Sub-Area	3-9
3.4 Relationship to Other Plans, Policies and Regulations	3-10
3.5 Summary of the Planning Process	3-10
<b>4 LAND USE</b>	
4.1 Introduction	4-1
4.2 Kingston Population Allocation	4-3
4.3 Land Use Alternatives Overview	4-7
4.4 Goals and Policies of the Sub-Area Plan	4-29
<b>5 ENVIRONMENTAL PROTECTION</b>	
5.1 Introduction	5-1
5.2 Goals, Policies and Projects	5-1
<b>6 TRANSPORTATION</b>	
6.1 Introduction	6-1
6.2 Goals, Policies and Projects	6-1
6.3 Planned Improvements	6-3
6.4 Future Needs	6-5
6.5 Summary and Recommendation	6-7
6.6 Mitigation	6-9

<b>7 CAPITAL FACILITIES</b>	
7.1 Introduction	7-1
7.2 Capital Facility Improvements	7-1
Fire Protection and Emergency Medical Services	7-1
Law Enforcement	7-3
Public Education Facilities	7-4
Parks & Recreation	7-5
Water Systems	7-5
Wastewater Collection & Treatment Facilities	7-8
Stormwater Facilities	7-11
Solid Waste Disposal	7-11
Transportation	7-11
<b>8 IMPLEMENTATION</b>	
8.1 Background	8-1
8.2 Projects	8-1
8.3 Work Program	8-1
<b>9 CONSISTENCY WITH THE GMA, CPP AND CP</b>	
9.1 Introduction	9-1
9.2 Consistency with the Growth Management Act	9-2
9.3 County-wide Planning Policy Compliance	9-4
9.4 Kitsap County Comprehensive Plan Compliance	9-5

**FIGURES**

1-1 Kingston Sub-Area Vicinity Map	1-3
3-1 2003 Kingston UGA Boundary	3-14
4-1 Percentage of land uses in the 2003 UGA	4-2
4-2 Land Use Reclassification Request	4-9
4-3 Alternative 1 (No Action)	4-16
4-4 Alternative 2	4-18
4-5 Alternative 3	4-20
4-6 Alternative 4 (Steering Committee)	4-22
4-7 Alternative 4 (Planning Commission Preferred)	4-24
4-8 Percentage of Land Uses in Alternative 4 (Planning Commission Preferred)	4-25
4-9 Percentage of Land in Acres in Net Acres	4-27
5-1 Building Limitations Map	5-2
7-1 Existing Sewer Systems	7-10

**TABLES**

4.1 2003 UGA Gross Acres & Density	4-3
4.2 20-Year Population Allocation	4-3
4.3 2025 New Residential Land Demand	4-4
4.4 UGA Residential Land Supply	4-5
4.5 Unincorporated UGA Supply and Demand	4-6
4.6 Residential Land Use Densities	4-10
4.7 Alternative 1 (No Action)	4-15
4.8 Alternative 2	4-17
4.9 Alternative 3	4-19
4.10 Alternative 4 (Preferred)	4-21
4.11 Alternative 4 (Planning Commission Preferred)	4-23
4.12 Gross Average and Density for Alternative 4	4-25
4.13 Net Developable Acreage and Density for Alternative 4	4-26
4.14 Population Capacity of all Alternatives	4-29
7.1 Capital Facility Requirements for Emergency Services	7-3

**APPENDICES**

A Updated Land Capacity	
B Updated Land Capacity Analysis— Modified for Kingston, Urban Medium Residential	
C Reasonable Measures	
D Land Use Requests	
E Kingston Community Trails Plan	
F Public Testimony	