

Tuesday, February 17, 2026

College Place Planning Commission - (Hybrid: In-Person & Online)

428th Regular Planning Commission Meeting

Tuesday, February 17, 2026, at 6:00 P.M.

Agenda: <https://go.boarddocs.com/wa/cocp/Board.nsf/goto?open&id=DR7QRA6A8739>

In-Person at City Hall - 625 S College Avenue, College Place, WA 99324

The workshop may be viewed by joining the Zoom meeting.

Zoom Attendee Link: <https://us06web.zoom.us/j/84144857091>

Or you may call this number to listen: 1-669-900-9128 ID#84144857091

Phone controls: \*6 - toggle mute/unmute and \*9 - raise hand

Meetings will be posted on the City of College Place, Washington YouTube channel at [https://www.youtube.com/playlist?list=PLqwYY-Thlbf4pY19KUMwVoO6iynKx\\_Zdn](https://www.youtube.com/playlist?list=PLqwYY-Thlbf4pY19KUMwVoO6iynKx_Zdn)

## 1. OPENING ITEMS

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|            |                                                                                 |
|------------|---------------------------------------------------------------------------------|
| Subject :  | 1.01 Call To Order 428th Regular Planning Commission Meeting                    |
| Meeting :  | Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online) |
| Category : | 1. OPENING ITEMS                                                                |
| Access :   | Public                                                                          |
| Type :     | Procedural                                                                      |
| Subject :  | 1.02 Roll Call                                                                  |
| Meeting :  | Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online) |
| Category : | 1. OPENING ITEMS                                                                |
| Access :   | Public                                                                          |
| Type :     | Information, Procedural                                                         |

## Public Content

Position 1 - Nic Ivy - term exp. 12-31-2027

Position 2 - Felix Tan - term exp. 12-31-29

Position 3 - Claudia Santellano - term exp. 12-31-2028

Position 4 - Victor Valerio - term exp. 12-31-2028

Position 5 -Gayla Rogers - term exp. 12-31-2029

Position 6 - Brandon Stepper - term exp. 12-31-2028

Position 7 - Todd A. Reiswig, Vice Chair -term exp. 12-31-2027

Staff

Jon Rickard - Community Development Director

Michael Maret - Senior Planner

Carolyn Holm - City Clerk

Guests

Elizabeth Smith - JUB Engineers

|            |                                                                                 |
|------------|---------------------------------------------------------------------------------|
| Subject :  | 1.03 Welcome New Planning Commissioner                                          |
| Meeting :  | Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online) |
| Category : | 1. OPENING ITEMS                                                                |
| Access :   | Public                                                                          |
| Type :     | Procedural                                                                      |

## Public Content

We have one new member joining the Planning Commission. Please join us in welcoming Gayla Rogers. Ms. Rogers is a resident of Walla Walla and an employee of Walla Walla University, currently serving as the VP for Advancement and Alumni Engagement. She has experience in residential and commercial development, construction, and management.

|            |                                                                                 |
|------------|---------------------------------------------------------------------------------|
| Subject :  | 1.04 Appearance of Fairness Doctrine                                            |
| Meeting :  | Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online) |
| Category : | 1. OPENING ITEMS                                                                |
| Access :   | Public                                                                          |
| Type :     | Procedural                                                                      |

## Public Content

The Appearance of Fairness Doctrine is a rule of law requiring government decision-makers to conduct non-court hearings and proceedings in a way that is fair and unbiased in both appearance and fact.

The doctrine requires that adjudicatory or quasi-judicial public hearings meet two requirements:

- They must be procedurally fair.
- They must appear to be conducted by impartial decision-makers.

By following Appearance of Fairness requirements, local governments have a method for disqualifying decision-makers from quasi-judicial hearings who have prejudged the issues, who have a bias in favor of one side in the proceeding, who have a conflict of interest, or who cannot otherwise be impartial. "Ex parte" communications between a decision-maker and a proponent or opponent of the matter being decided are prohibited ([RCW 42.36.060](#)).

For more information, click this link: [MRSC - Appearance of Fairness Doctrine](#)

-and/or-

watch this video: [Short Course on Planning Appearance and Fairness Doctrine - YouTube](#)

|            |                                                                                 |
|------------|---------------------------------------------------------------------------------|
| Subject :  | 1.05 Public Comment                                                             |
| Meeting :  | Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online) |
| Category : | 1. OPENING ITEMS                                                                |
| Access :   | Public                                                                          |
| Type :     | Information                                                                     |

## Public Content

Planning Commission meetings are primarily structured to permit Commission members to make recommendations to the City Council regarding decisions necessary to govern the City.

Public Comment is the time set aside for Citizens to address the Planning Commission regarding items of concern/interest either not appearing on this agenda, or on the consent agenda. *If you wish to speak on any such item, this is the time to come forward when the Chair asks for public comments.*

### Virtual Meeting Protocol for Public Comment:

When submitting public comments, include the following regardless of the manner you are using: - Note that there are deadlines for each method of commenting.

- Your Name
- Your Address

Public comments may be provided in writing (If typewritten, no less than 11 pt font). Submit to [Clerk@cpwa.us](mailto:Clerk@cpwa.us) no later than 4:30 PM on the meeting date to be included in the record.

Public Comments in person may be made by telephone or virtually during the meeting:

- Telephone comment - Call 1-669-900-9128, entering the meeting ID (provided at beginning of agenda) and raising your hand (\*9 to raise hand, \*6 to mute/un-mute) when comments are requested.
- Virtual comment - Join using the Zoom Attendee link (provided at beginning of agenda) and raise your hand when comments are requested.

Once recognized, you will have five minutes to speak on any subject that is under the control of the Commission.

## 2. CONSENT AGENDA

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|           |                                                    |
|-----------|----------------------------------------------------|
| Subject : | 2.01 Approve Agenda for February 17, 2026          |
| Meeting : | Feb 17, 2026 - College Place Planning Commission - |

(Hybrid: In-Person & Online)

Category : 2. CONSENT AGENDA  
Access : Public  
Type : Action (Consent)

## Consent

Our adopted rules of Parliamentary Procedure, The Standard Code of Parliamentary Procedure, provide for a consent agenda listing several items for approval of the Board by a single motion. Most of the items listed under the consent agenda have gone through Board subcommittee review and recommendation. Documentation concerning these items has been provided to all board members and the public in advance to assure an extensive and thorough review. Items may be removed from the consent agenda at the request of any board member.

Subject : 2.02 Approve Minutes from November 18, 2025  
Meeting : Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online)  
Category : 2. CONSENT AGENDA  
Access : Public  
Type : Action (Consent)

## File Attachments

[2025.11.18 Draft Meeting Minutes.pdf \(665 KB\)](#)

## Consent

Our adopted rules of Parliamentary Procedure, The Standard Code of Parliamentary Procedure, provide for a consent agenda listing several items for approval of the Board by a single motion. Most of the items listed under the consent agenda have gone through Board subcommittee review and recommendation. Documentation concerning these items has been provided to all board members and the public in advance to assure an extensive and thorough review. Items may be removed from the consent agenda at the request of any board member.

Subject : 2.03 Approve Consent Agenda - Our adopted rules of Parliamentary Procedure, The Standard Code of Parliamentary Procedure, provide for a consent agenda listing several items for approval of the Planning Commission by a single motion. Most of the items listed under the consent agenda have gone through previous review either at a workshop, or by subcommittee review and recommendation. Documentation concerning these items has been provided to all Planning Commission and the public in advance to assure an extensive and thorough review. Items may be removed from the consent agenda at the request of any Planning Commission member.

Meeting : Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online)

Category : 2. CONSENT AGENDA

Access : Public

Type : Action (Consent)

Recommended Action :

Motion to approve consent agenda items 2.01 through 2.03

## Consent

Our adopted rules of Parliamentary Procedure, The Standard Code of Parliamentary Procedure, provide for a consent agenda listing several items for approval of the Board by a single motion. Most of the items listed under the consent agenda have gone through Board subcommittee review and recommendation. Documentation concerning these items has been provided to all board members and the public in advance to assure an extensive and thorough review. Items may be removed from the consent agenda at the request of any board member.

## 3. REGULAR AGENDA

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|                      |                                                                                 |
|----------------------|---------------------------------------------------------------------------------|
| Subject :            | 3.01 Election of Officers for 2026                                              |
| Meeting :            | Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online) |
| Category :           | 3. REGULAR AGENDA                                                               |
| Access :             | Public                                                                          |
| Type :               | Action                                                                          |
| Recommended Action : | Nomination of Chair & Election.<br>Nomination of Vice Chair & Election.         |

## Public Content

Elections of Officers are to be held annually at the beginning of each year. Presiding officers may be nominated again. The effective date of newly elected Officers begins immediately if the candidate is present and does not decline.

No current Chair. The position was vacated by Angie Peters, whose term ended on December 31, 2025.

The current Vice-Chair is Todd A. Reiswig.

|            |                                                                                 |
|------------|---------------------------------------------------------------------------------|
| Subject :  | 3.02 BoardDocs Training                                                         |
| Meeting :  | Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online) |
| Category : | 3. REGULAR AGENDA                                                               |
| Access :   | Public                                                                          |
| Type :     | Information                                                                     |

## Public Content

### Historical Perspective:

The City uses BoardDocs software to share information and documents with the public, boards, and commissions.

The City will eventually transition to new software, Diligent Community, created by the same company which made BoardDocs. The transition was supposed to happen in the Spring but has not begun yet. The City will be notified when the company plans to begin the transition, after which we will do training again on the new software.

|            |                                                                                 |
|------------|---------------------------------------------------------------------------------|
| Subject :  | 3.03 Comprehensive Plan - Periodic Update Workshop                              |
| Meeting :  | Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online) |
| Category : | 3. REGULAR AGENDA                                                               |
| Access :   | Public                                                                          |
| Type :     | Discussion                                                                      |

## Public Content

Workshop to discuss Comprehensive Plan Goals and Policies.  
The Technical Advisory Group met on January 12, 2026, to complete a Comprehensive Plan Update activity that included discussion on draft goals for each element. These goals will be reviewed and remain in the early, draft stage.  
The Planning Commissions role is to review and provide comments on these goals for the city. Following that, the citys consulting team will further refine them.  
Existing Comp Plan documents are located here:[https://www.cpwa.us/departments/planning/comprehensive\\_plan.php](https://www.cpwa.us/departments/planning/comprehensive_plan.php)

### File Attachments

- [COCPCompPlan\\_PCJan26.pdf \(896 KB\)](#)
- [Survey Results\\_Summary.pdf \(324 KB\)](#)
- [COCPC\\_ElementGoals\\_PCWorksheet.pdf \(167 KB\)](#)
- [TAG2\\_GoalsPoliciesDraft.pdf \(124 KB\)](#)

## 4. REPORTS

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|            |                                                                                       |
|------------|---------------------------------------------------------------------------------------|
| Subject :  | 4.01 Comprehensive Plan Amendment Applications for Urban Growth Area (UGA) Expansions |
| Meeting :  | Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online)       |
| Category : | 4. REPORTS                                                                            |
| Access :   | Public                                                                                |
| Type :     |                                                                                       |

## Public Content

Applications for Comprehensive Plan amendments for Urban Growth Area (UGA) expansions were accepted by Walla Walla Walla County on July 1, 2025.  
Director Rickard will provide an update regarding College Place's options for Comprehensive Plan amendments for Urban Growth Area (UGA) expansions.

## File Attachments

[Exhibit C UGA Swap.pdf \(6.173 KB\)](#)

[Exhibit C UGA Expansion.pdf \(8.432 KB\)](#)

|            |                                                                                 |
|------------|---------------------------------------------------------------------------------|
| Subject :  | 4.02 TylerTech Enterprise Permitting & Licensing Software                       |
| Meeting :  | Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online) |
| Category : | 4. REPORTS                                                                      |
| Access :   | Public                                                                          |
| Type :     |                                                                                 |

## Public Content

Over the past year, we've devoted time and energy to setting up our TylerTech software. This will allow us to interface with the public to accept, process, and issue building and public works permits as well as planning applications.

Implementation took place in December 2025 and went well.

Citizens and Businesses can apply for permits online after setting up an account. Permits can now be paid for online which has streamlined the process for repeat customers like HVAC, Plumbing, and Roofing contractors that frequently get permits through the city and the permitting process for these types of permits are less complicated.

Links to the permitting [Civic Access Portal](#) can be found by visiting the Community Development webpage.

## 5. CLOSING ITEMS

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|            |                                                                                 |
|------------|---------------------------------------------------------------------------------|
| Subject :  | 5.01 The next regularly scheduled meeting is March 17, 2026.                    |
| Meeting :  | Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online) |
| Category : | 5. CLOSING ITEMS                                                                |
| Access :   | Public                                                                          |
| Type :     | Procedural                                                                      |

## Public Content

The next regularly scheduled meeting is March 17, 2026.

|           |                                                                                 |
|-----------|---------------------------------------------------------------------------------|
| Subject : | 5.02 Conclude                                                                   |
| Meeting : | Feb 17, 2026 - College Place Planning Commission - (Hybrid: In-Person & Online) |

|                      |                                                                               |
|----------------------|-------------------------------------------------------------------------------|
| Category :           | 5. CLOSING ITEMS                                                              |
| Access :             | Public                                                                        |
| Type :               | Action (Consent), Procedural                                                  |
| Recommended Action : | Make a motion to conclude the February 17, 2026, Planning Commission Meeting. |

## Consent

Our adopted rules of Parliamentary Procedure, The Standard Code of Parliamentary Procedure, provide for a consent agenda listing several items for approval of the Board by a single motion. Most of the items listed under the consent agenda have gone through Board subcommittee review and recommendation. Documentation concerning these items has been provided to all board members and the public in advance to assure an extensive and thorough review. Items may be removed from the consent agenda at the request of any board member.

**College Place Planning Commission - (Hybrid: In-Person & Online) (Tuesday, November 18, 2025)***Generated by Michael Maret on Thursday, November 13, 2025***1. OPENING ITEMS**

1.01 Call To Order 427th Regular Planning Commission Meeting

**Chair Peters called the meeting to order at 7:00 PM.**

Information, Procedural: 1.02 Roll Call

|          |                    |                                            |
|----------|--------------------|--------------------------------------------|
|          |                    | Angie Peters - Chair                       |
|          |                    | Todd Reiswig - Vice-Chair                  |
| PRESENT: | Commission Members | Felix Tan                                  |
|          |                    | Brandon Stepper                            |
|          |                    | Victor Valerio                             |
|          |                    | Claudia Santellano                         |
|          |                    | Nic Ivy                                    |
| EXCUSED  | Commission         |                                            |
| ABSENCE: | Member             | None                                       |
|          | Staff              | Jon Rickard - Director                     |
|          |                    | Michael Maret - Senior Planner             |
|          |                    | Maryelizabeth Garcia - City Clerk          |
| PRESENT  | Guest Speakers     | Elizabeth Smith - Planning Consultant, JUB |
|          |                    | Angela Singleton - Community Outreach, JUB |

Procedural: 1.03 Appearance of Fairness Doctrine

Information: 1.04 Public Comment

**2. CONSENT AGENDA**

Action (Consent): 2.01 Approve Agenda for November 18, 2025

Action (Consent): 2.02 Approve Minutes from June 17, 2025

Action (Consent): 2.03 Approve Consent Agenda - Our adopted rules of Parliamentary Procedure, The Standard Code of Parliamentary Procedure, provide for a consent agenda listing several items for approval of the Planning Commission by a single motion. Most of the items listed under the consent agenda have gone through previous review either at a workshop, or by subcommittee review and recommendation. Documentation concerning these items has been provided to all Planning Commission and the public in advance to assure an extensive and thorough review. Items may be removed from the consent agenda at the request of any Planning Commission member.

**Commissioner Ivy made a motion to approve the consent agenda items 2.01 through 2.03. Second by Commissioner Reiswig, and the motion passed 7-0.**

**3. REGULAR AGENDA**

3.01 Comprehensive Plan - Periodic Update

Guest speakers Elizabeth Smith and Angela Singleton, Planning and Community Outreach Consultants with J-U-B, led a workshop to discuss progress on the Comprehensive Plan Update and reviewed the Comprehensive Plan Goals and Policies.

3.02 Fee Resolution Update

Recommended Action: Motion to recommend that the City Council approve the proposed Fee Ordinance as presented.

**Commissioner Ivy made a motion to recommend to the City Council to approve the proposed Fee Ordinance. Second by Commissioner Santellano, and the motion passed 7-0.**

**4. REPORTS**

4.01 Comprehensive Plan Amendment Applications for Urban Growth Area (UGA) Expansions

Director Rickard provided an update on College Place's options for Comprehensive Plan amendments related to Urban Growth Area (UGA) expansions.

4.02 TylerTech Enterprise Permitting &amp; Licensing Software

Michael Maret provided an update on the rollout of the new permitting software, including training and go-live schedule.

**5. OTHER BUSINESS**

5.01 Jon Rickard gave an update on the number of new dwelling permits in College Place.

5.02 Jon Rickard polled the Commission as to whether they would like to update the start time of the meeting.

**Commissioner Ivy made a motion to change the meeting start time to 6:00 PM. Second by Commissioner Resiwig, and the motion passed 7-0.**

**6. CLOSING ITEMS**

6.01 Conclude - Next regularly scheduled meeting is December 16, 2025

**Commissioner Stepper made a motion to conclude the meeting. Second by Commissioner Santellano, and the motion passed 7-0.**

**Chairman Peters concluded the meeting at 8:53 PM.**

Approved:

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Angie Peters  
Chairman

Attest:

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Jon Rickard  
Community Development  
Director

The foregoing minutes are the official record of the June 17, 2025, Planning Commission meeting. Further detail may be obtained by reviewing the actual audio recording made during this session.



# City of College Place Comprehensive Plan Update Planning Commission Meeting

January 20, 2026



# Agenda

Project Timeline

Element Goal Discussion

Next Steps

# Project Timeline



# Project Timeline



# Planning Commission

- **Role:** Reviews, refines, and recommends policy updates
- **Meeting Date:** November 18, 2025
- **Topics covered:**
  - Public Involvement Strategy
  - Comp. Plan Goal Themes
  - Goal Verification

# **Comprehensive Plan Element Goals Discussion**

# Comprehensive Plan Elements

## Mandatory Elements

- Land Use
- Housing
- Capital Facilities Plan
- Utilities
- Transportation
- Climate Change and Resiliency

## Optional Elements

- Economic Development
- Parks and Recreation
- Historic Preservation

# Goals and Policies Process

Initial Review of Goals

Organizing Goals by Element

Preliminary Policy Audit (in progress)

TAG Workshop

Planning Commission Feedback

**We are  
here!**

Updated Goals and Policies

# Report Out / Discussion

## **Discuss the Element Worksheet:**

- Did you draft a goal or goals? What are they?
- Were there challenges or considerations that went into drafting each goal?
- Did you identify any opportunities or partnerships?
- Do you have any questions or ideas for the project team to research?

# Next Steps

**We are  
here!**



**Thank you!**

# Community Survey Results

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## *Executive Summary*

The City of College Place is conducting a periodic review and update of its Comprehensive Plan, last updated in 2019. As part of this effort, a community input survey was made available in English and Spanish, and provided in both an online and paper format from September 25 to November 1, 2025. The goal of the survey was to gather feedback from residents on public facilities, community services, and overall priorities for the future. Additionally, a short series of cascading questions were posed to respondents who indicated they are students, in order to better identify the needs and interests of the local student population and their potential entrance into the local economy and housing market. This input will help ensure the updated Plan reflects the community's evolving needs, preferences, and vision. A total of 76 responses were received. Highlights from the survey are summarized below. The City appreciates every participant's contribution.

### **See below for a complete list of the survey questions:**

1. As College Place grows, what words would you use to describe an ideal future for the city? Select up to 5.
2. Well-planned cities provide a variety of housing options to meet the varied needs of residents. Which of the following housing types are most needed in College Place? Select up to 3.
3. As the City of College Place grows, please rank the following housing priorities from highest priority to least priority. (1/top = highest priority; 7/bottom = least priority)
4. Do you face any barriers when trying to find housing that is affordable for your household? Select all that apply
5. How Important is it to you that College Place provides opportunities for economic development (investing in infrastructure projects, downtown revitalization, etc.)?
6. As you imagine the future of College Place, what types of businesses do you want to see? Select up to 5.
7. As College Place grows, what types of businesses would you prefer are developed?
8. (Optional) Are there any unlisted uses in the City's development code that you would like included?



9. (Optional) If you answered yes to question 8, please describe the unlisted uses in the City's development code that you would like included.
10. Which community services would you most like to see added or improved in College Place? Select all that apply.
11. What transportation improvements are most needed in College Place? Select up to 3.
12. Do you experience any barriers to using alternative modes of transportation? Select up to 4.
13. How can College Place improve opportunities for recreation? Select up to 3.
14. How would you like the City to balance tourism with community needs?
15. How supportive are you of the following types of improvements (managing operational costs, city buildings and facilities, and city staffing) to help the City better manage the community?
16. Where do you live?
17. How old are you?
18. Where do you work?
19. Are you a student?
  20. Where do you attend school?
  21. Which of the following best describes your current housing situation?
  22. After graduating, do you plan to stay in the area?
  23. Please share why you plan to stay in the area.
  24. Please share why you do not plan to stay in the area.
  25. How often do you participate in city-sponsored events or activities? (e.g., festivals, farmers markets)
  26. What types of community events or activities would encourage you to be more involved? *Select all that apply.*
  27. Are you satisfied with how City leadership communicates with residents?
  28. If not, in what ways does the City need to improve communication? *Select all that apply.*
29. How did you hear about this survey?
30. Do you have any other comments about the future needs of College Place that we have not addressed?



### *Community Priorities and Key Themes*

The survey results reveal that residents of College Place value affordability, safety, and a family-friendly environment as key priorities for the city's future. Respondents strongly support economic development initiatives, particularly those focused on infrastructure improvements and balanced tourism strategies. Community members expressed interest in a mix of local and chain businesses, especially restaurants and entertainment venues, and emphasized the need for youth programs, health services, and improved transportation infrastructure.

Housing affordability emerged as a major concern, with cost and limited availability cited as significant barriers, while diverse housing options—such as single-family and multi-family units—were identified as essential.

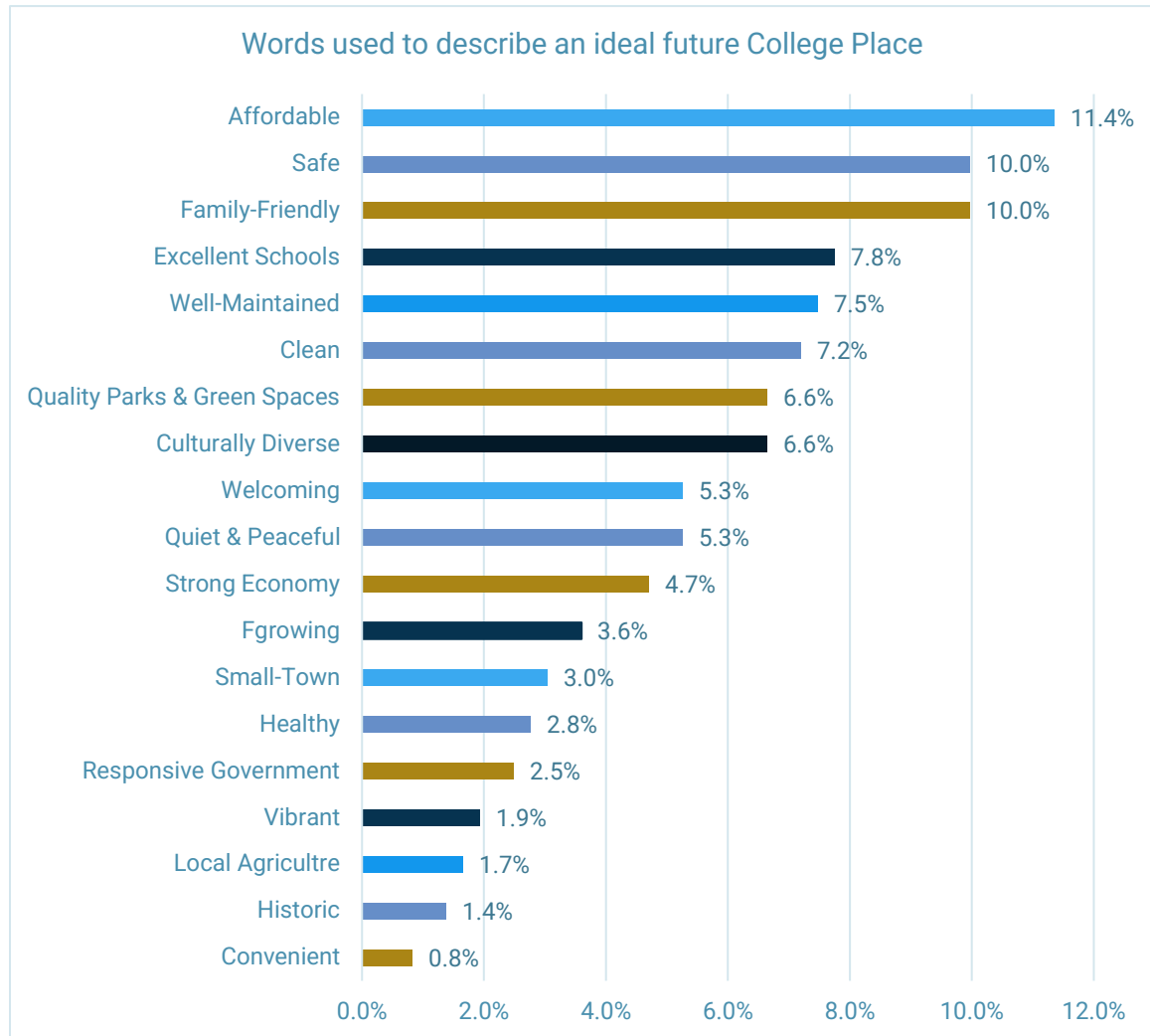
Additionally, residents called for expanded recreational opportunities, environmental stewardship, and continued transparent communication from city leadership. Overall, the feedback underscores a desire to maintain College Place's small-town character while addressing growth challenges and improving livability for all.

The City of College Place appreciates the community's input and looks forward to working together to create a vibrant, inclusive, and sustainable future for all residents.



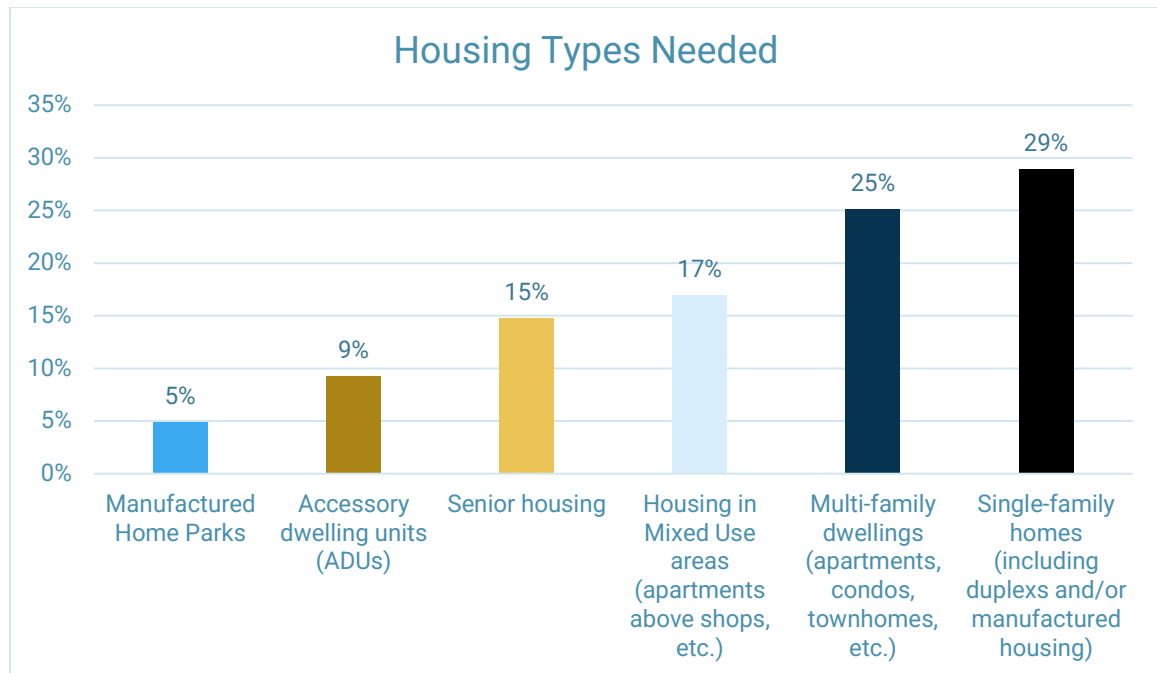
**1. As College Place grows, what words would you use to describe an ideal future for the city? Select up to 5.**

Affordability was the most important descriptor for a future College Place, followed by safe and family-friendly. Local agriculture, historic, and convenient were the least three selected words to describe an ideal future College Place.



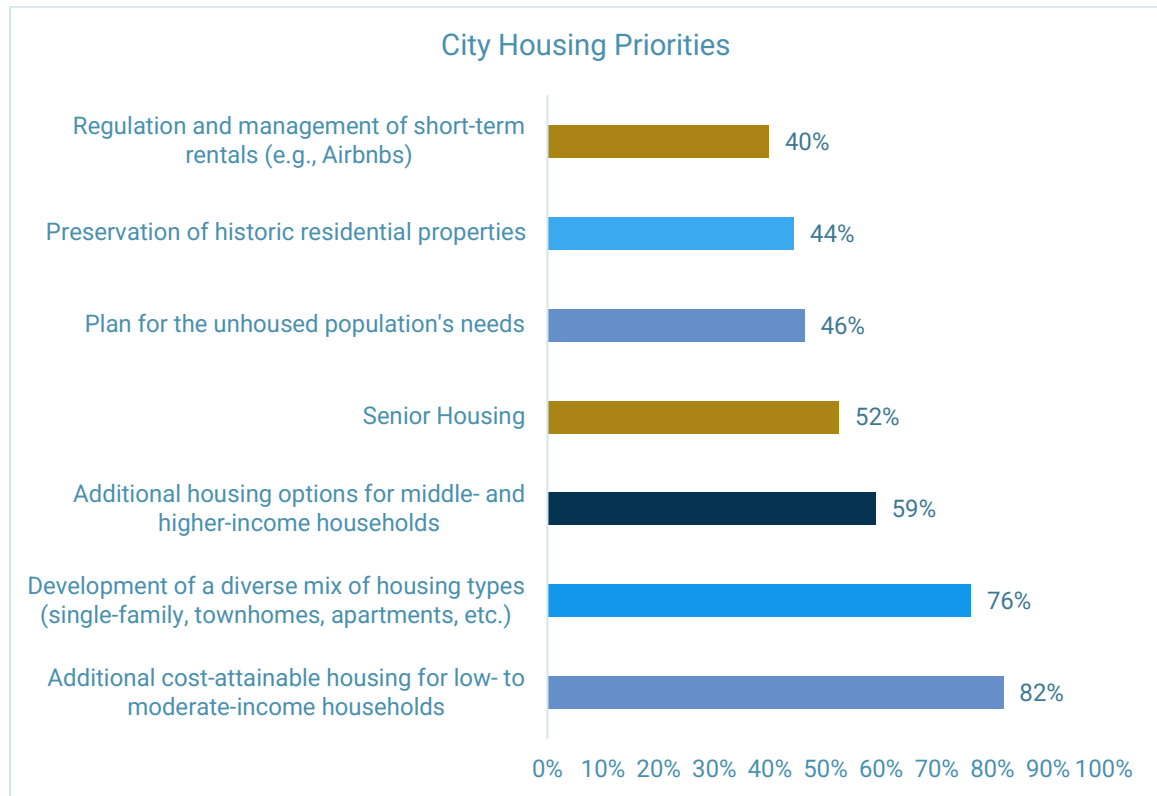
**2. Well-planned cities provide a variety of housing options to meet the varied needs of residents. Which of the following housing types are most needed in College Place? Select to 3.**

Single-family homes, including duplexes and manufactured housing, were identified as the most needed housing type for future development. Multi-family dwellings including apartments, condos, and townhomes, were also very highly desired. This suggests there may be a missing or low inventory of “middle housing” product types to meet resident needs. The least needed housing type was manufactured home parks.



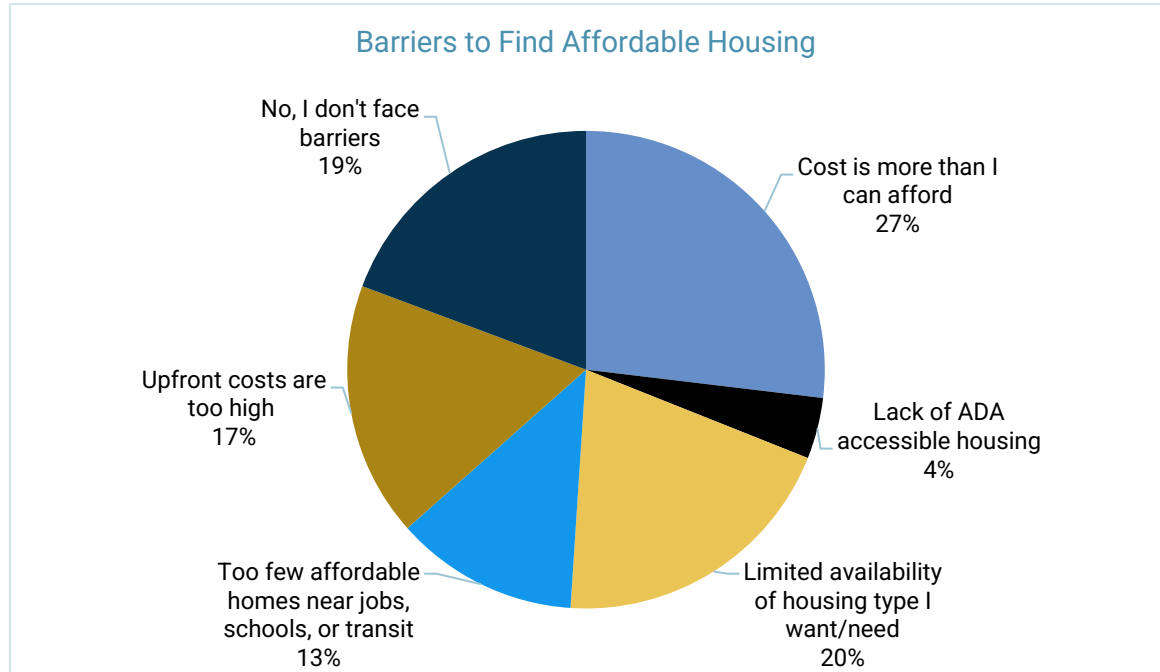
**3. As the City of College Place grows, please rank the following housing priorities from highest priority to least priority. (1/top = highest priority; 7/bottom = least priority)**

Developing additional cost-attainable housing for low-to-moderate-income households was identified as the highest housing priority followed closely by development of a diverse mix of housing types. Regulation and management of short-term rentals like Airbnb is the least desired housing priority.



**4. Do you face any barriers when trying to find housing that is affordable for your household? Select all that apply.**

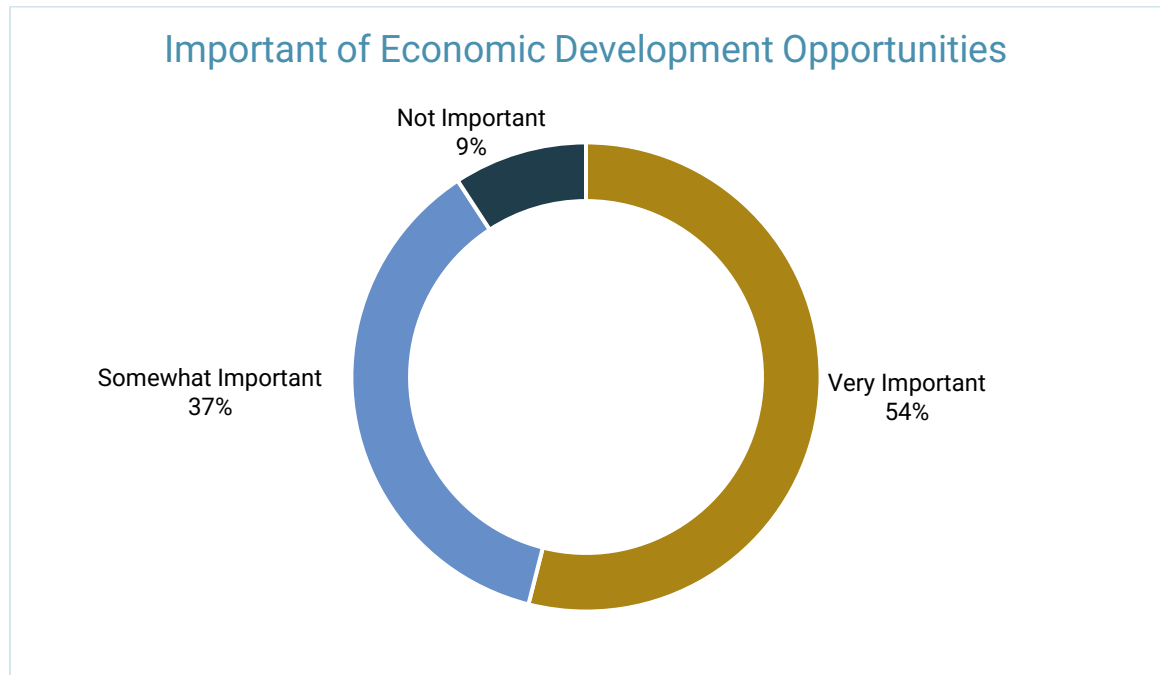
The top barrier to finding affordable housing for community members is the cost being more than they can afford. Residents also struggle with limited availability of the type of housing they want and/or need as well as the upfront costs of obtaining housing. 19% of survey respondents reported they did not face any barriers to obtaining affordable housing.



| Response Options                                        | #  | %  |
|---------------------------------------------------------|----|----|
| Cost is more than I can afford                          | 39 | 27 |
| Lack of ADA accessible housing                          | 6  | 4  |
| Limited availability of housing type I want/need        | 29 | 20 |
| Too few affordable homes near jobs, schools, or transit | 18 | 12 |
| Upfront costs are too high                              | 25 | 17 |
| No, I don't face barriers                               | 28 | 19 |

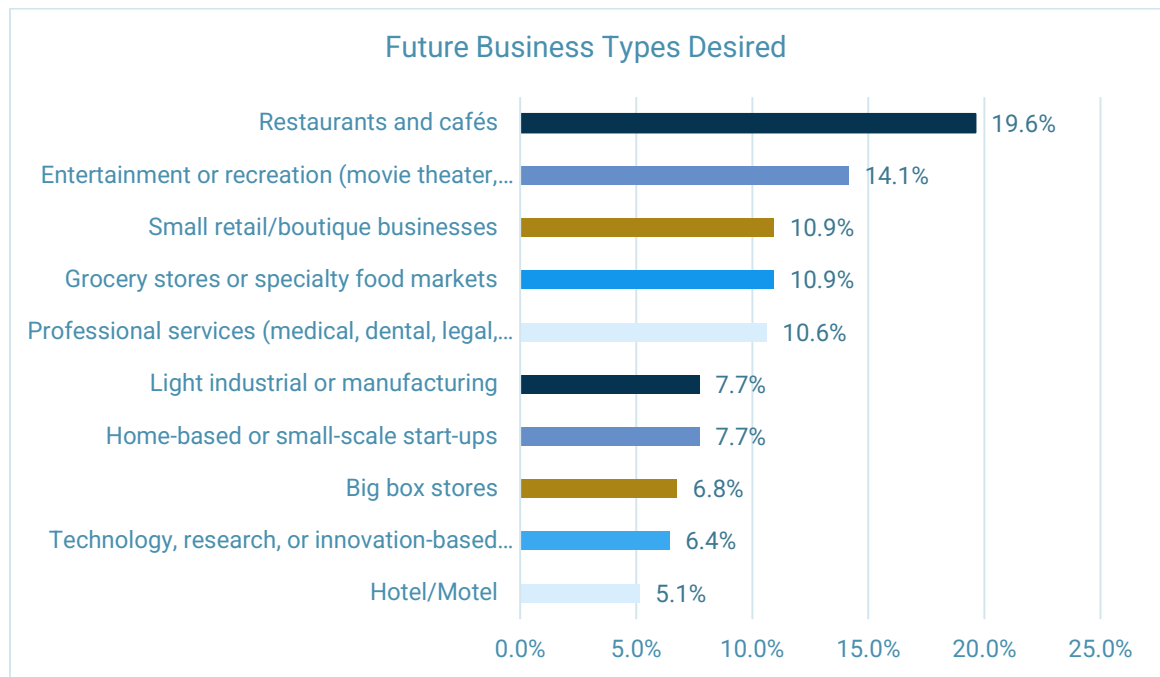
**5. How Important is it to you that College Place provides opportunities for economic development (investing in infrastructure projects, downtown revitalization, etc.)?**

The majority of residents said it was very important (54%) or somewhat important (37%) for College Place to provide opportunities for economic development. Only seven respondents (9%) said it was not important.



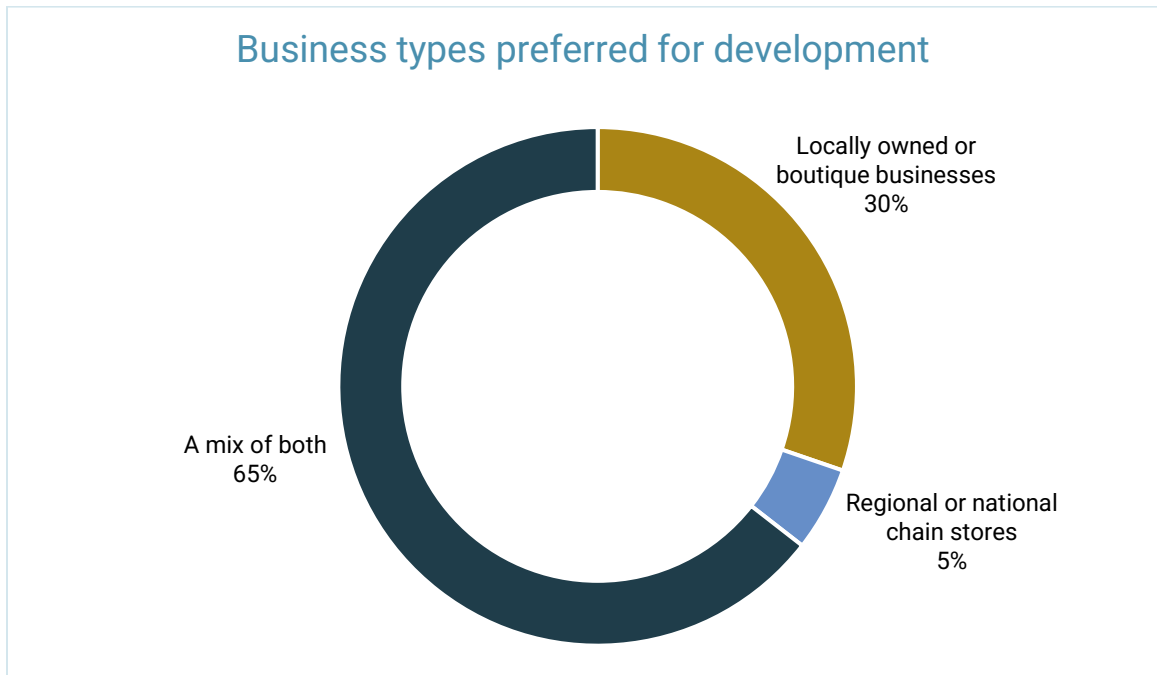
**6. As you imagine the future of College Place, what types of businesses do you want to see? Select up to 5.**

Restaurants and cafes are the most desired type of business in College Place followed by entertainment or recreation businesses. Small or boutique shops and grocery stores or specialty food markets are tied for the third most desired type of business while hotels and motels are the least desired business/industry. This suggests that respondents desire businesses that provide commercial amenities to local residents.



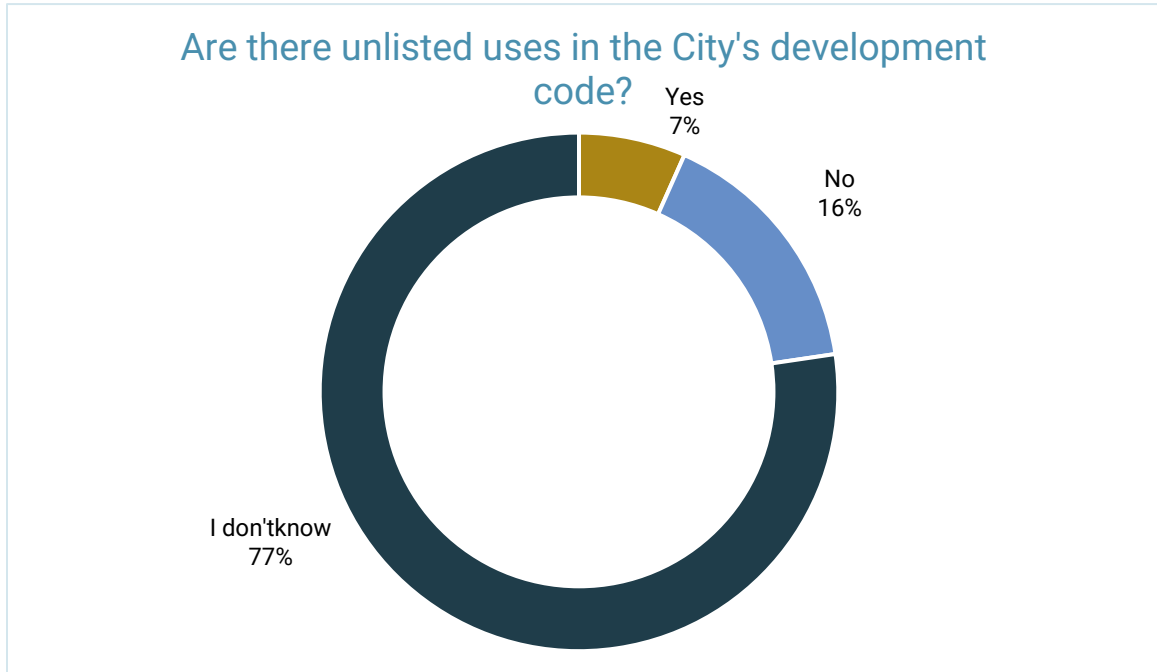
**7. As College Place grows, what types of businesses would you prefer are developed?**

The majority (64%) of community members would prefer a mix of both locally owned and chain businesses in College Place, and some (30%) residents would prefer local business development only. Very few (5%) would prefer regional or national chain business development only.



**8. (Optional) Are there any unlisted uses in the City's development code that you would like included?**

The majority (77%) of community members didn't know if there were any unlisted uses in the City's development code that they would like included, and 16% of respondents didn't have any additional uses to include. There were five (7%) respondents that did have an unlisted use they would like added to city code and were asked to expand upon the use in question 9.



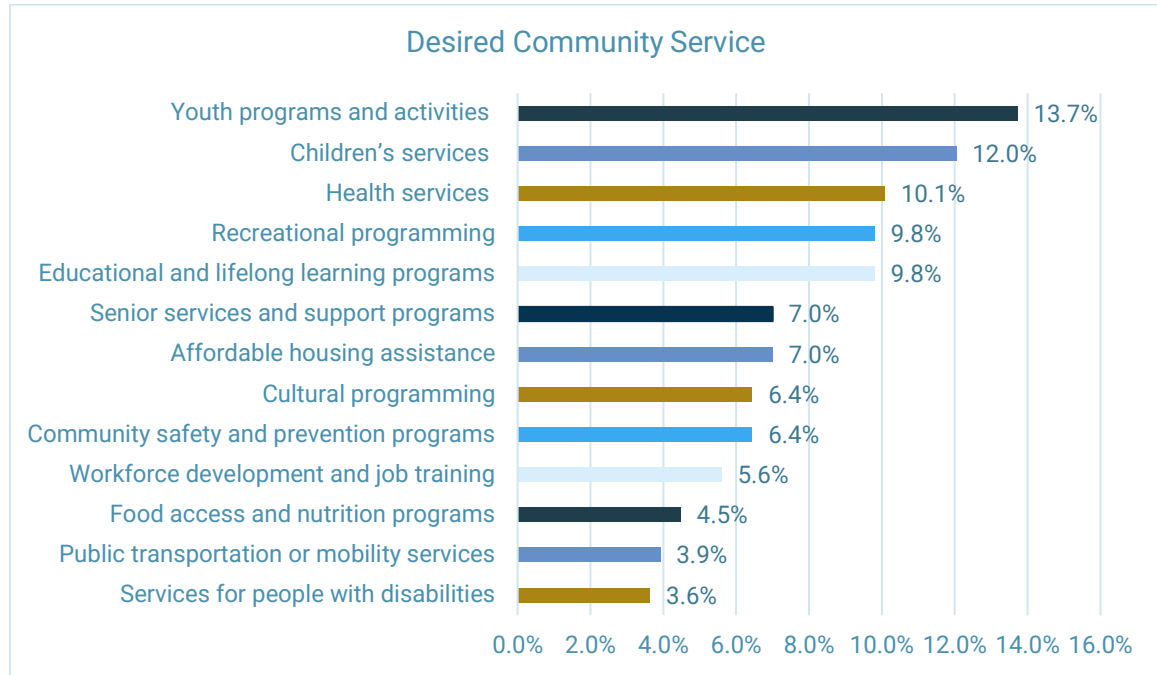
**9. (Optional) If you answered yes to question 8, please describe the unlisted uses in the City's development code that you would like included.**

*The answers below have been summarized by major themes.*

- Implement a noise ordinance and curfew similar to Walla Walla including noise from pets.
- Allow for the development of ADUs.
- Repave side roads instead of patching them.
- Post dead end signs and speed limit signs on side streets that have no outlets.
- Enforce visibility standards on corner lots for safer streets and better visibility of traffic signs.

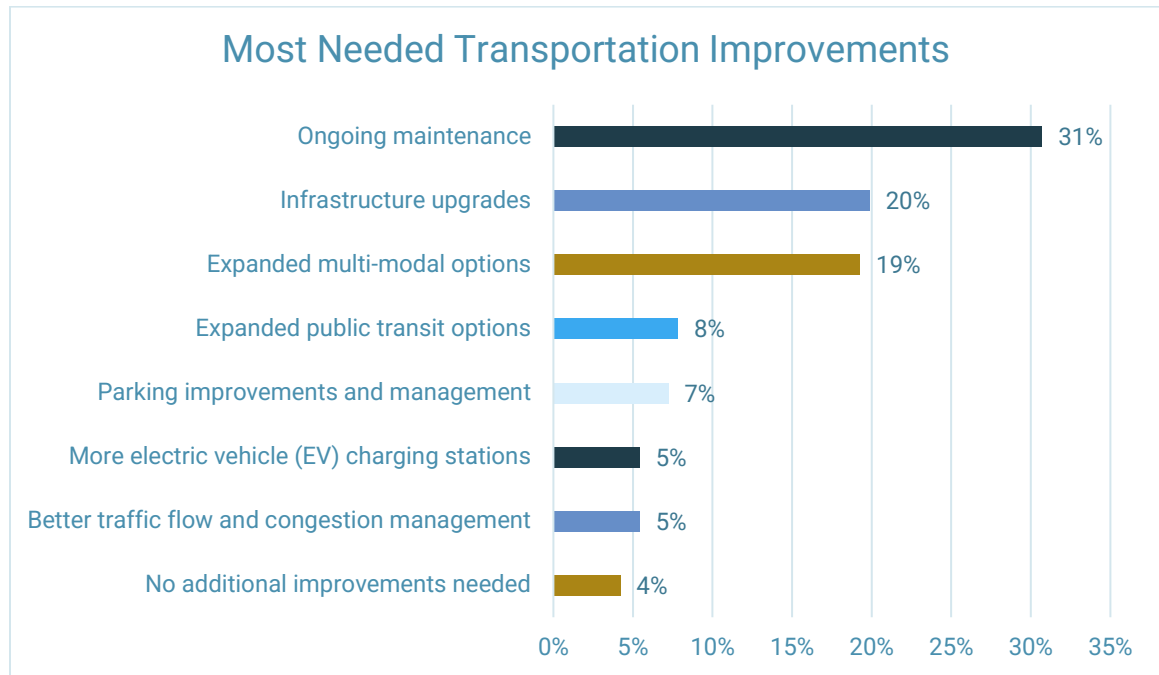
**10. Which community services would you most like to see added or improved in College Place? Select all that apply.**

Programs and activities for youth is the most desired community service in College Place followed by children's services and health services. The least desired community services are food access and nutrition services, public transportation and mobility services and services for people with disabilities.



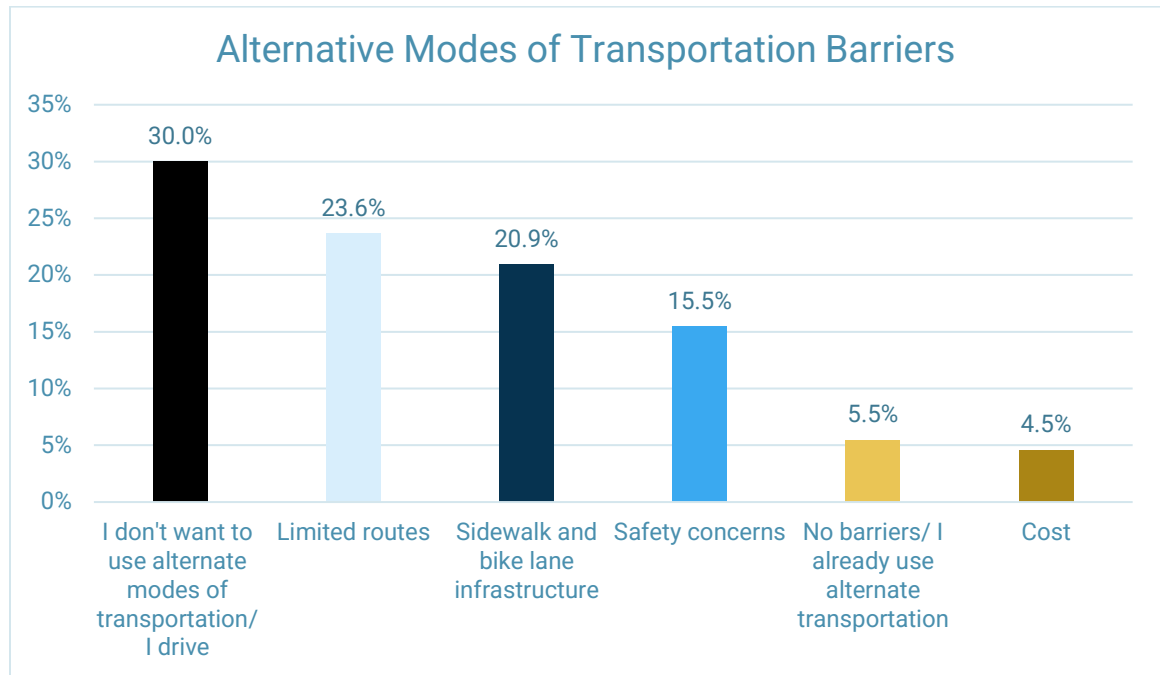
**11. What transportation improvements are most needed in College Place? Select up to 3.**

Ongoing maintenance (31%) is the most needed transportation service in College Place. Infrastructure upgrades (20%) and expanded multi-modal options (19%) are the next desired improvements. Very few respondents (4%) stated there were no additional transportation improvements needed.



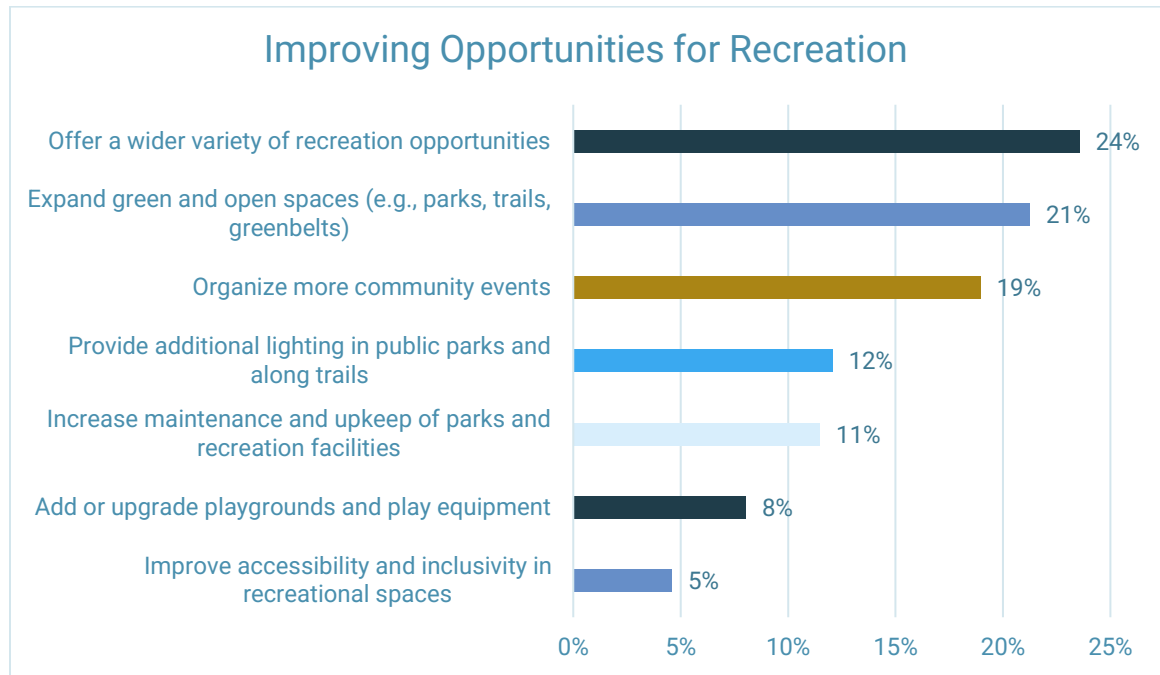
**12. Do you experience any barriers to using alternative modes of transportation?  
Select up to 4.**

Several community members don't use alternative modes of transportation but the ones that do state their biggest barriers are limited routes, sidewalk and bike lane infrastructure and safety concerns. Some residents reported no issues using alternative modes of transportation.



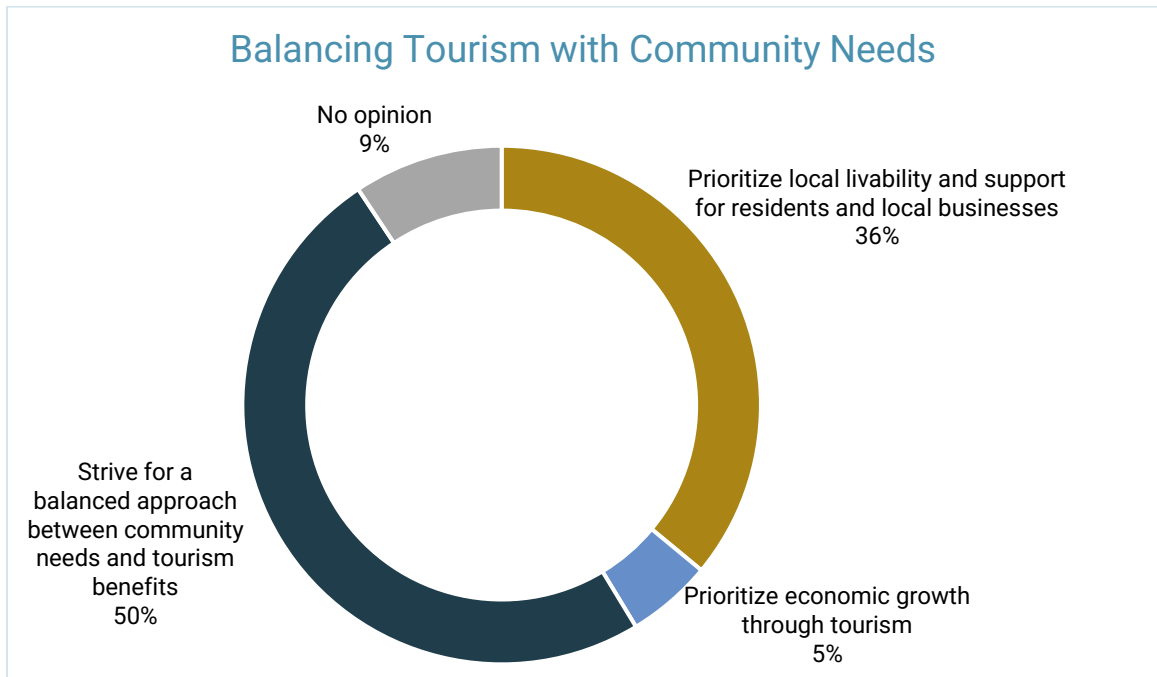
**13. How can College Place improve opportunities for recreation? Select up to 3.**

The top opportunities for improving recreation in College Place are offering a wider variety of recreation opportunities, expanding green and open spaces, and organizing more community events. Community members identified improving accessibility and inclusivity in recreational spaces as the least influential opportunity for improving recreation.



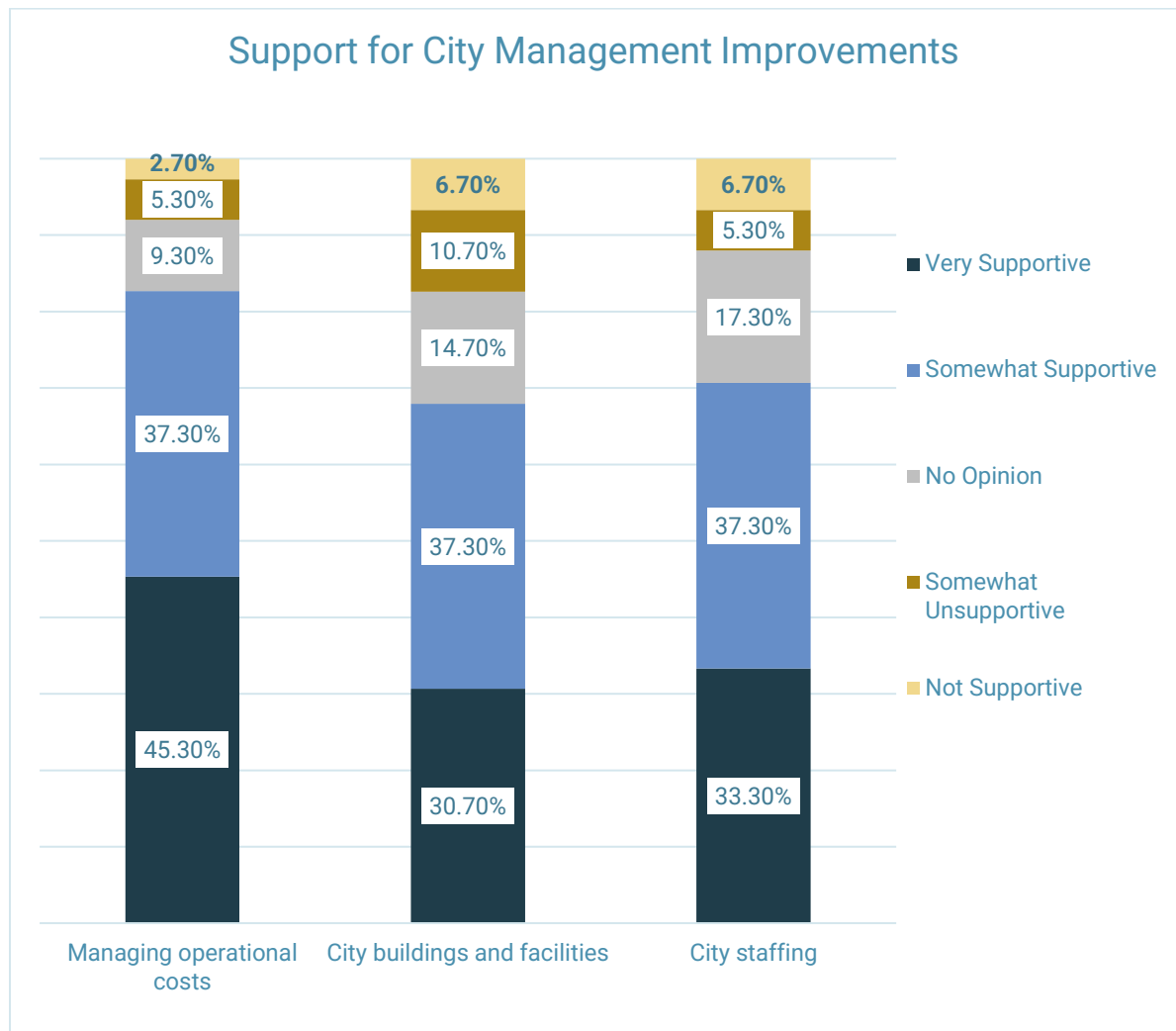
#### 14. How would you like the City to balance tourism with community needs?

Several residents (50%) reported they would prefer the City to take a balanced approach between community needs and tourism benefits, while many residents (36%) would like to prioritize local livability and support for residents and local businesses. Very few residents wanted to prioritize economic growth and tourism (5%) or had no opinion (9%).



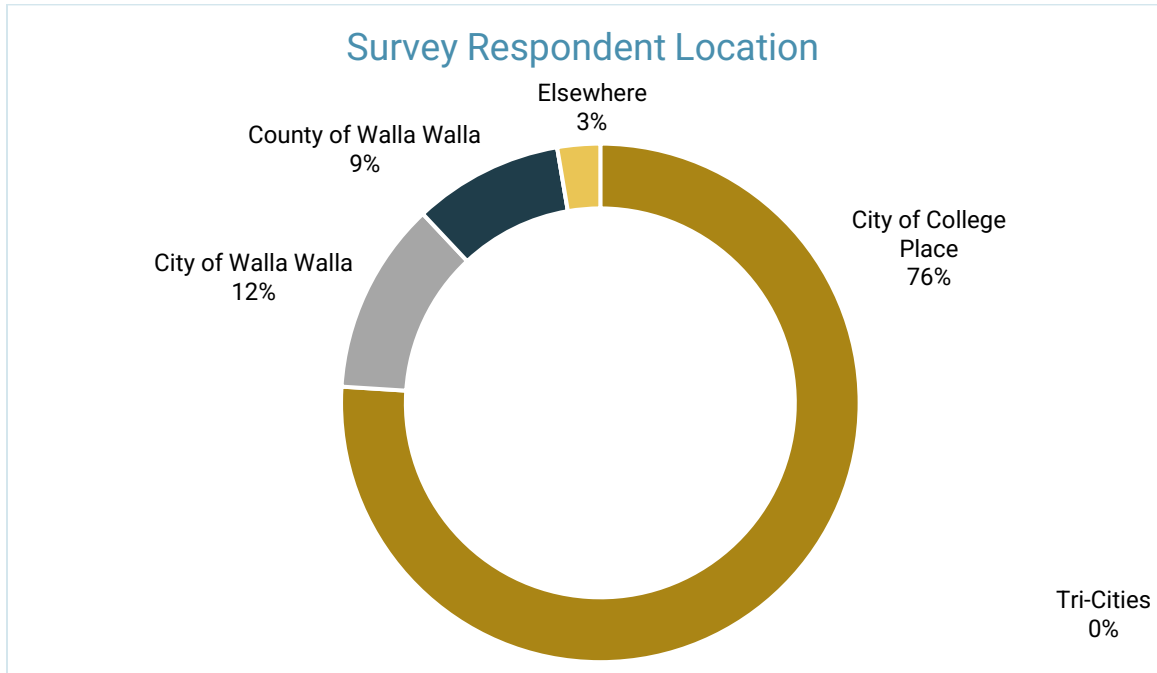
**15. How supportive are you of the following types of improvements (managing operational costs, city buildings and facilities, and city staffing) to help the City better manage the community?**

Generally, survey participants were supportive of improvements to help the City better manage the community. The most supported improvement is managing operational costs (45.3%), followed by city staffing (33.3%), and city buildings and facilities (30.7%). Of the three improvement options, city buildings and facilities received the least overall support from survey respondents.



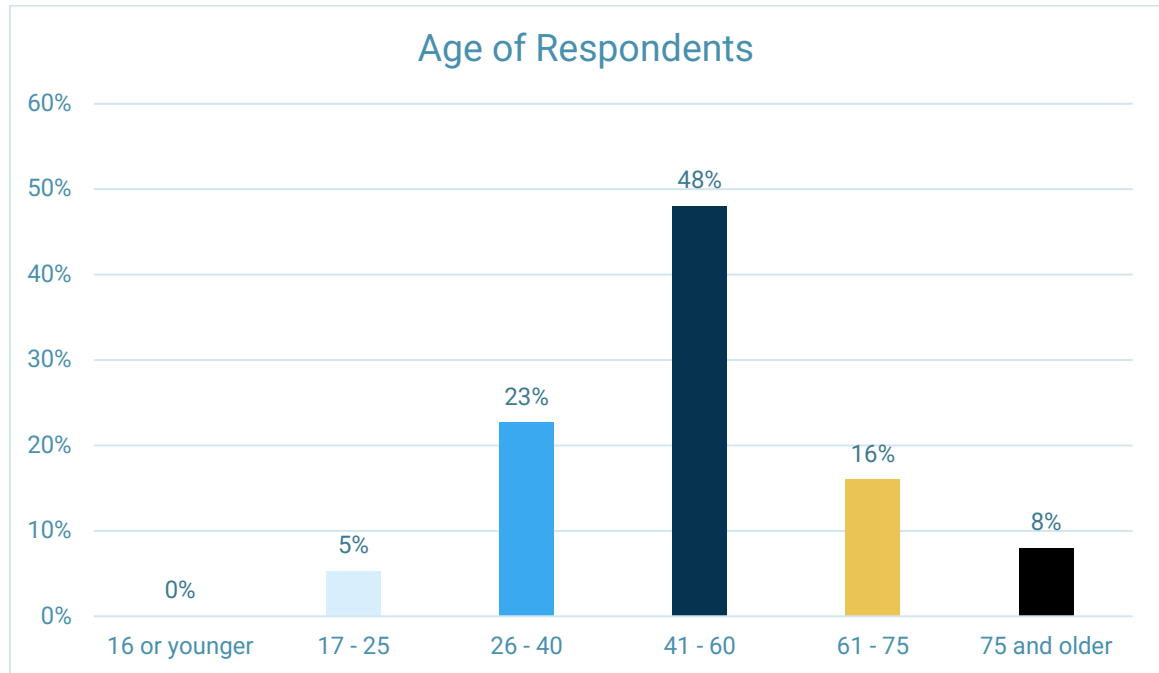
## 16. Where do you live?

The majority of survey respondents live in the City of College Place (76%), while a smaller percentage live in the City of Walla Walla (12%), County of Walla Walla (9%), or elsewhere (3%). There were no responses from residents in the Tri-Cities.



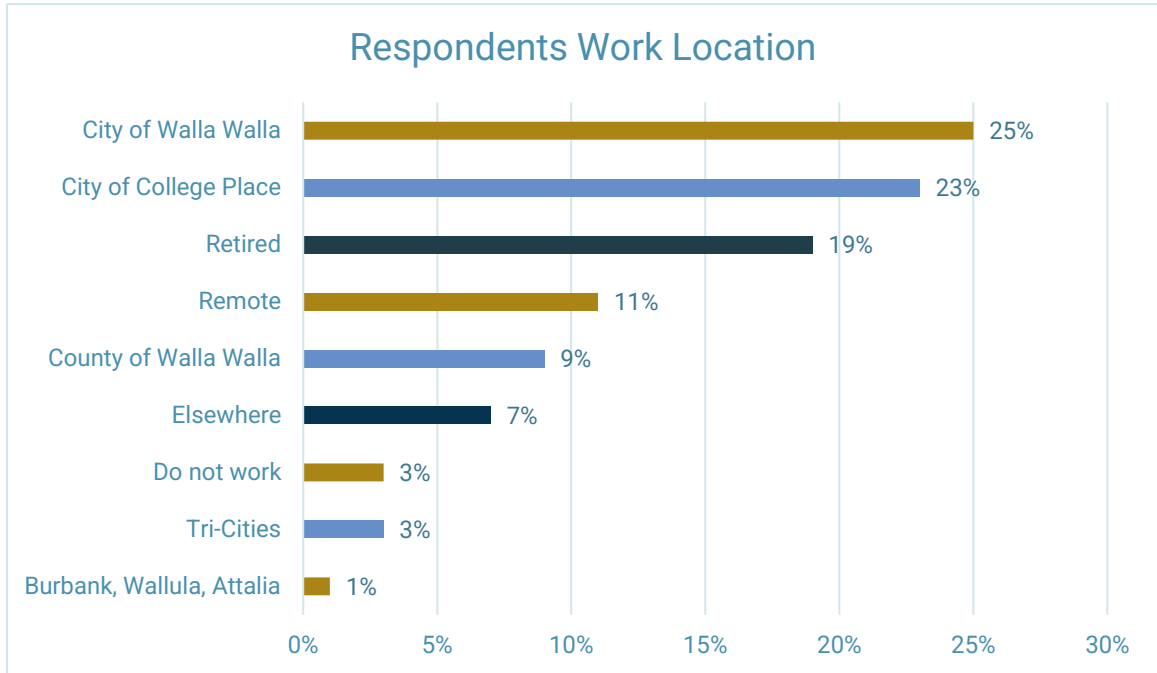
### 17. How old are you?

The majority (48%) of survey respondents were between the ages of 41-60. Very few (5%) respondents were under the age of 25, while 24% of respondents were over the age of 61.



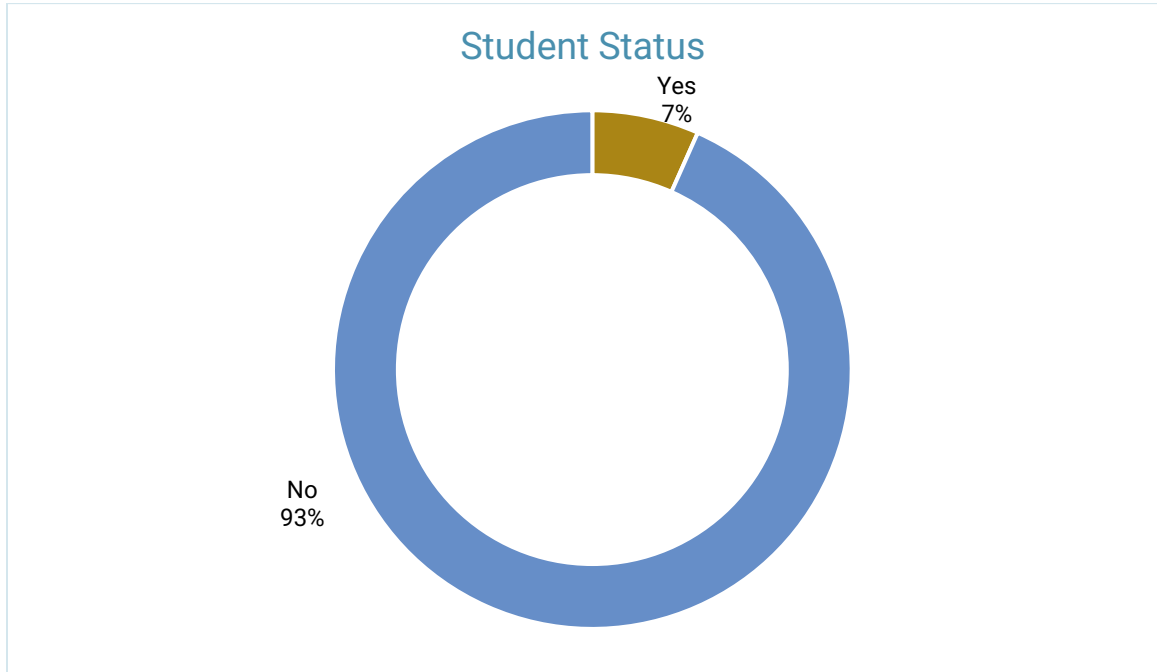
### 18. Where do you work?

Most respondents work in the City of Walla Walla (25%) or College Place (23%), and many are retired (19%). Very few respondents worked outside Walla Walla County in other locations such as Tri-Cities (3%) or Burbank, Wallula, and Attalia (1%).



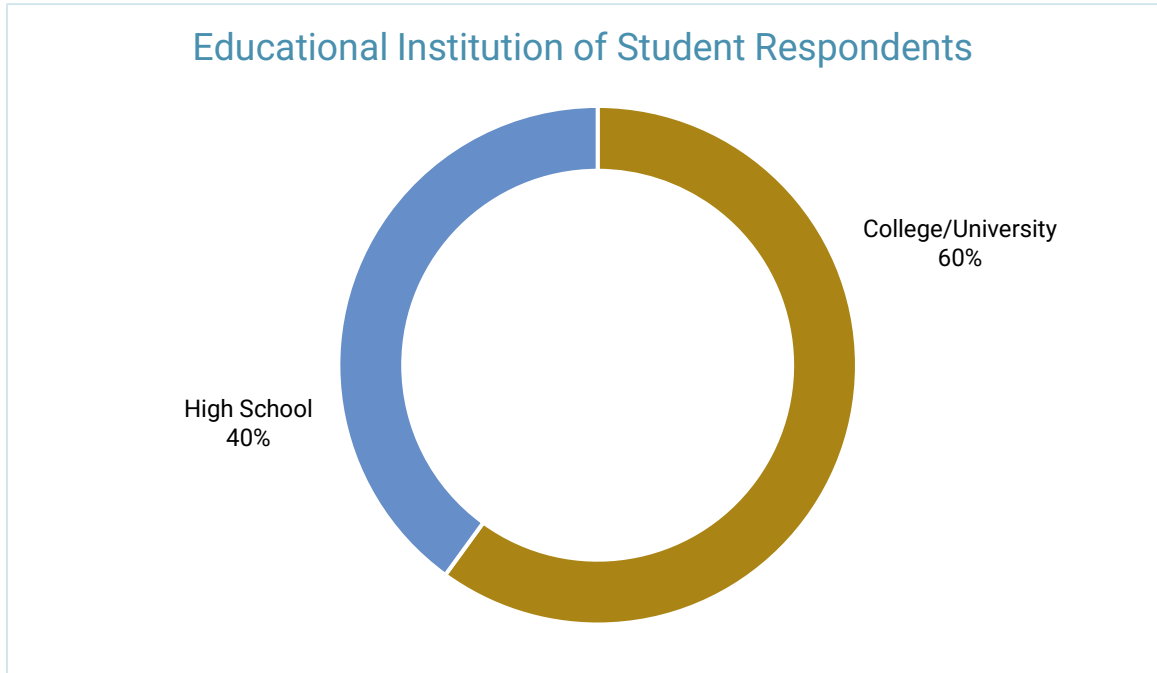
### 19. Are you a student?

The majority (93%) of community members that responded to the survey were not students and a small percentage (7%) of respondents were.



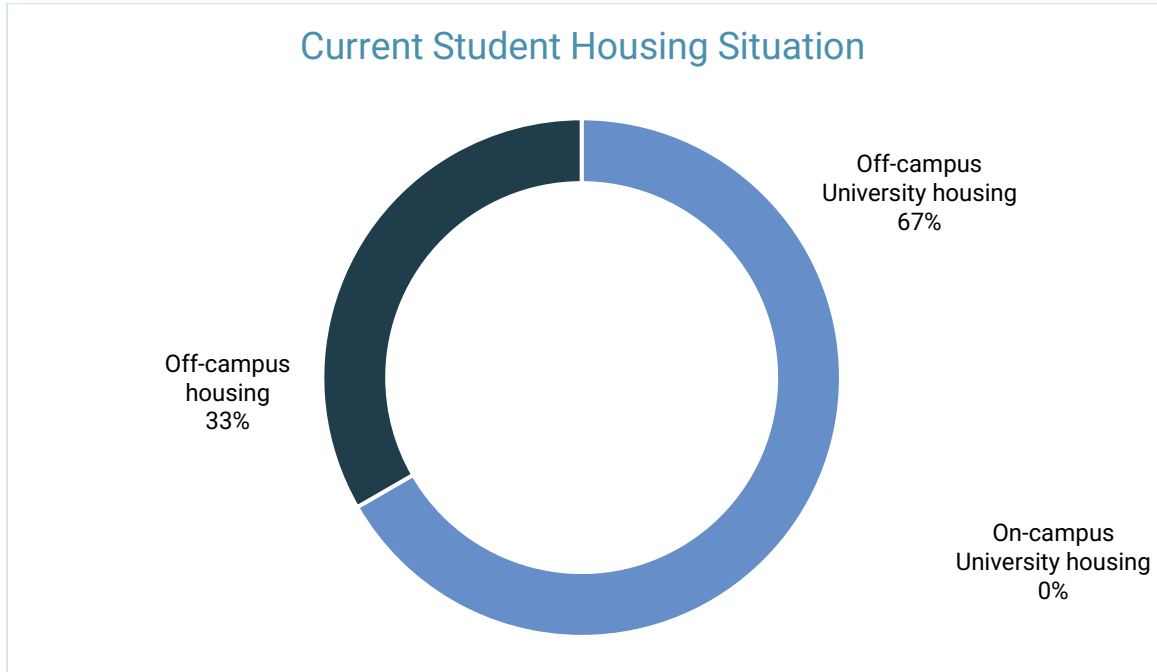
## 20. Where do you attend school?

Of the students that responded to the survey, 60% of them attended higher education at one of the local colleges or universities (Walla Walla University, Walla Walla Community College, Whitman College). 40% of student respondents attended high school.



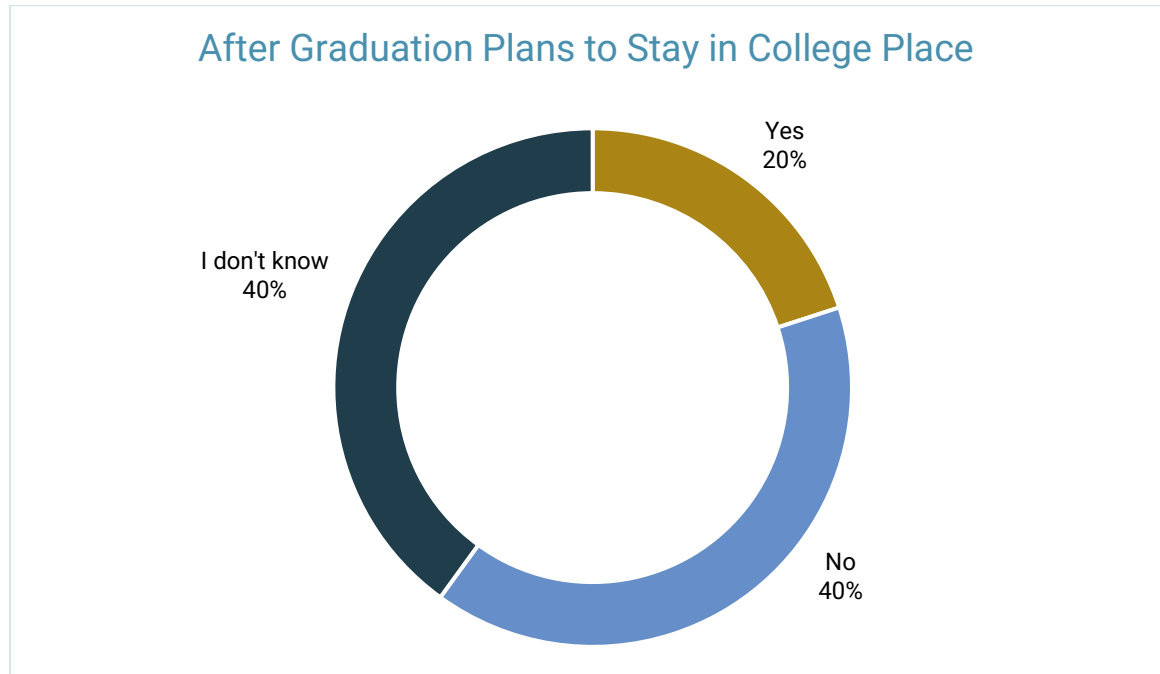
**21. Which of the following best describes your current housing situation?**

None of the student respondents live in on-campus housing, but 67% live in off-campus University housing or off-campus housing (33%).



**22. After graduating, do you plan to stay in the area?**

A small portion (20%) of students plan to stay in the area after graduation while several students do not (40%) or are unsure (40%) of their plans post-graduation.



**23. Please share why you plan to stay in the area.**

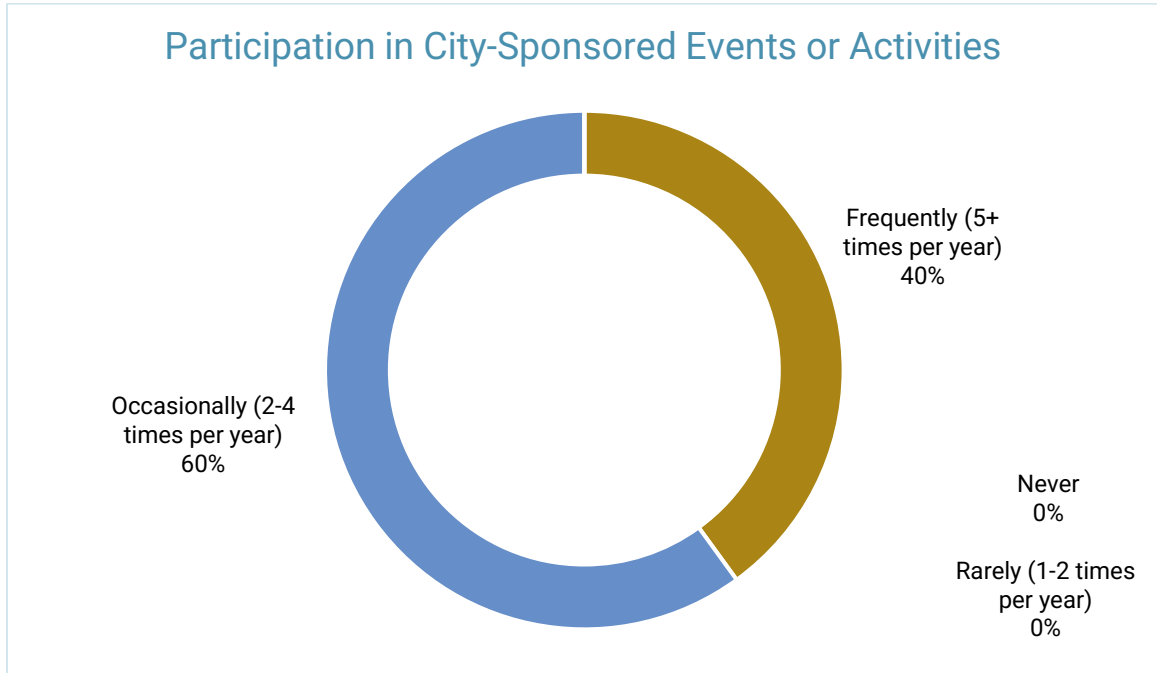
One student responded to this optional question and shared that they plan on staying in College Place after graduation, aspiring to work as an EMT for several years before looking at other options.

**24. Please share why you do not plan to stay in the area.**

Two students responded to this optional question. Current students reported they do not plan to stay in the area because there are no employment opportunities and/or there are no graduate school opportunities for them.

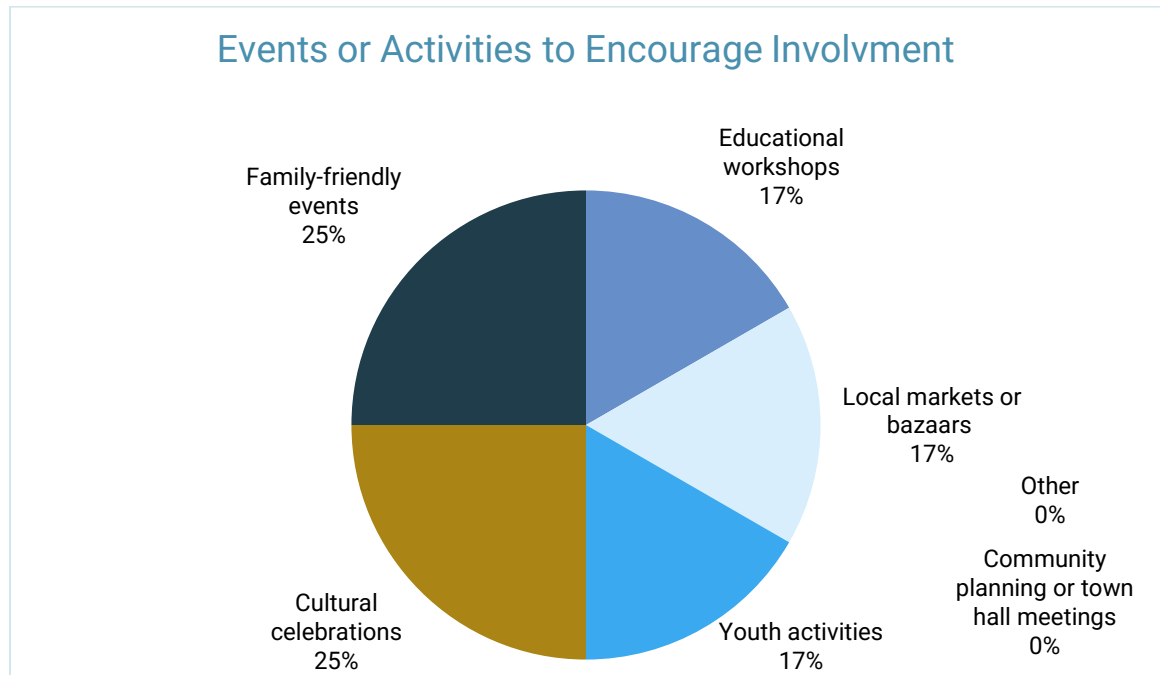
**25. How often do you participate in city-sponsored events or activities? (e.g., festivals, farmers markets)**

All student respondents have attended city-sponsored events or activities at least occasionally (60%) or frequently (40%).



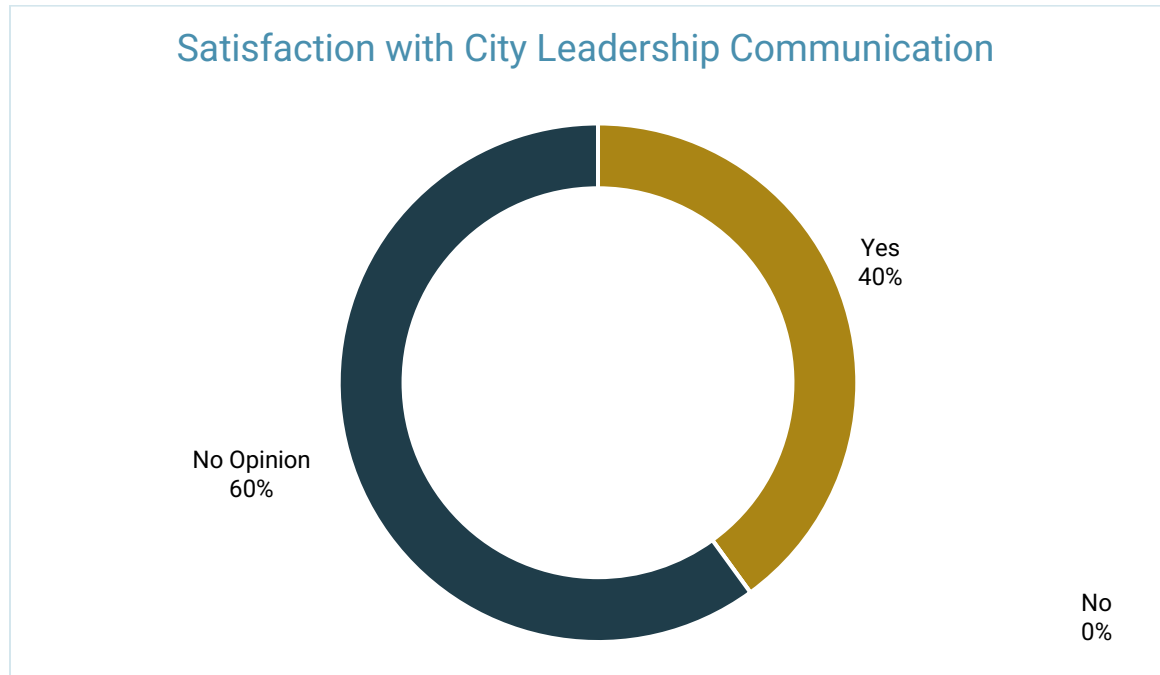
**26. What types of community events or activities would encourage you to be more involved? *Select all that apply.***

Student respondents reported that more family-friendly events and cultural celebrations would encourage them to be more involved in the community while community planning or town hall meetings would not encourage them to be more involved.



**27. Are you satisfied with how City leadership communicates with residents?**

All student respondents were either satisfied with City leadership communication or had no opinion on the current communication strategies. No respondents were dissatisfied with city communication.

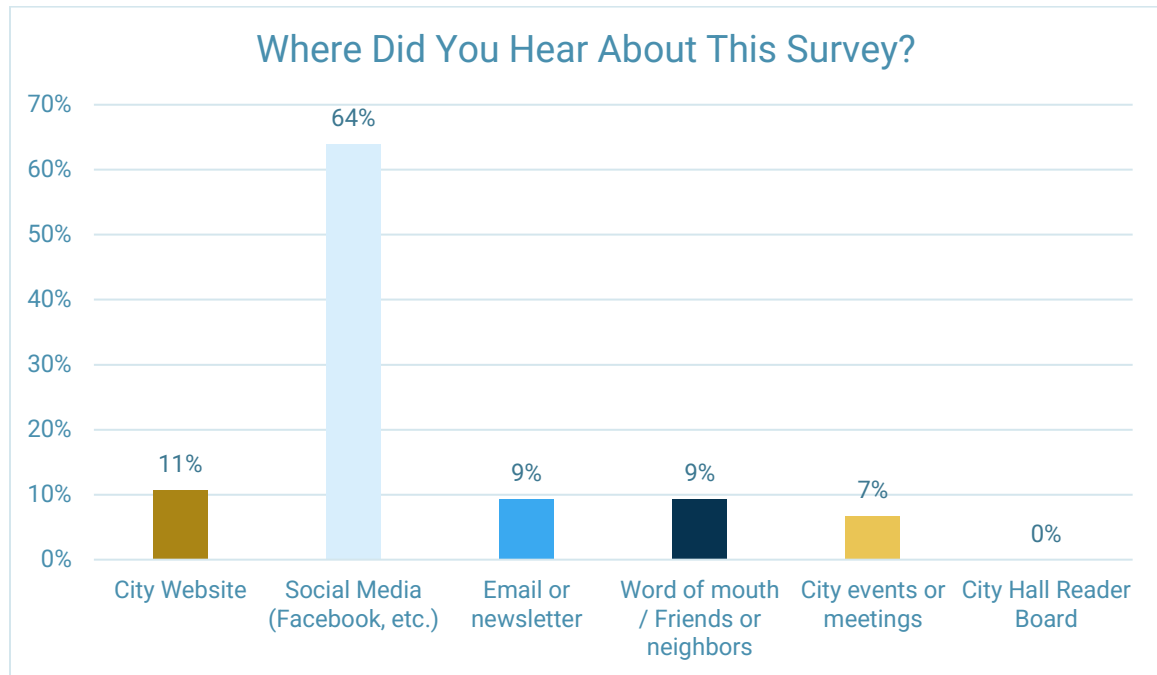


**28. If not, in what ways does the City need to improve communication? *Select all that apply.***

There were no responses to this question because no survey participants stated they were unsatisfied with current City leadership communication.

## 29. How did you hear about this survey?

The majority (64%) of community members heard about this survey via the City's social media pages (Facebook, Instagram, LinkedIn). The City of College Place official website, word of mouth, email, and city events/meetings had much lower but similar outreach efficacies. Residents did not learn about the survey via the City Hall reader board.



**30. Do you have any other comments about the future needs of College Place that we have not addressed?** *The survey answers below have been summarized by major themes and key details.*

### **Community Perspective**

- Many community members shared how much they enjoyed living in College Place for the following reasons:
  - Safe and clean
  - Small-town feel
  - Slower paced
  - Vibrant community
  - City events and programs
  - Family-friendly
  - Transparent officials
- Several residents called for a new library to be built and there was a suggestion to place it near Lion's Park.

### **Housing**

- Many residents commented on how expensive the cost of housing is, and how important developing more affordable low-to-middle income housing will be for College Place in the next 20 years.
- Property taxes were a common issue for residents. Many survey respondents stated that city taxes, including property taxes were too high and greatly impacted their ability to continue affording living in College Place.
- Some residents hope the City will strive to serve middle and low income people seeking housing in the future.
- One resident suggested removing any barriers and/or regulations and approving permits quickly to promote housing development. They prefer this option as a way to incentivize local developers to contribute more freely to the housing market.

### **Environment and Recreation**

- Environmental sustainability, agriculture and access to green space was a shared value for many community members. Issues and programs specifically cited regarding this topic included:
  - Developing a curbside recycling program



- Education and awareness program for water quality and availability including information and incentive programs to help residents lower their water consumption
- Providing more sports fields, especially on Whitman Ave. near Home Depot
- Lowering the community's carbon footprint by increasing housing density
- Preserving farmland and country/small town feel

### **Economic Development and Livability**

- Many residents mentioned how rising taxes have affected their quality of life and ability to afford living in College Place.
- Several community members would like to see the City grow in a balanced way that preserves College Place's small town feel while offering job and business services and a diversity of entertainment and tourism options.
- Some survey respondents expressed support for the Arts District and Downtown College Place Association providing more opportunities for local artists.
- Several community members discussed the influence of Walla Walla University and how the City of College Place should actively partner with the University, to ensure their plans align with the City's.

### **Transportation**

- Some community members discussed the traffic congestion they face especially at Whitman Drive and Academy Way during peak school pick up and drop off times. A traffic circle was suggested at this location to help control the flow of traffic and have more visibility for pedestrians and cyclists.
- Residents would like to see increased public transportation services on the weekend so people can get to church, work, and shopping locations.
- Road surface conditions and traffic signage were a concern for some residents. They shared frustrations with patch work on side roads, expressing the need for those roads to be repaved entirely. Additionally, they would like to see more signs for dead end roads and enforcement of vegetation clearing for more signage visibility.

### **Public Safety**

- Some survey respondents expressed a lack of support for a large, new police department, citing a desire for the department building to match the (low) level of crime in the city.
- A few residents shared their concerns with the presence of drugs, gangs, guns, and the houseless population and called for increased enforcement.
- Some residents would like to see increased enforcement of speed limits and other traffic rules.
- Residents would like to know if there is place online for community members to communicate with the CP Police Department to share concerns about strangers or strange activity, lost pets, etc.



## Comprehensive Plan Update Planning Commission (Jan 2026) Activity Worksheet

### Instructions:

- Use this worksheet to brainstorm GOALS for each of the Comprehensive Plan elements/chapters.
  - Elements = Chapters of the comprehensive plan that address a high-level topic such as housing, land use, etc.
  - Goals = Broad aspirational statements for a 10-20 year future.
- **BLUE text** indicates notes taken from TAG 1 Discussion, as well as themes collected from the Public Survey.

**VISION STATEMENT:** *“College Place is a welcoming, vibrant, diverse, safe, and walkable city with a flourishing downtown. It is rich in academics, community events, engagement, acceptance, and respect. Residents and visitors enjoy a community of connectedness, collaboration, recreation, and service. It boasts available housing, robust commercial growth, sustainable financial stewardship, and thoughtful planning for all generations.” – COCP Strategic Plan 2025-2035*

**ELEMENTS:** 8 elements - Each element has its own chapter.

- Land use
  - Housing
  - Historic Preservation
  - Natural Resources
  - Economic Development
  - Transportation
  - Capital facilities
  - Utilities
- Additional subjects and/or elements included in the comprehensive plan:
    - Parks – not revising, will incorporate newly updated plan into parks element
    - Climate – Will be updating with climate advisory group/has its own process
    - Urban Design Policies - not a chapter, but need to be incorporated

## LAND USE

### ELEMENT DESCRIPTION

Considers the highest and best use for land in the community, such as housing, businesses, parks, and public facilities, and sets the overall pattern for growth. Its purpose is to guide future development so it's orderly and consistent with community goals.

### GOAL 1:

### GOAL 2:

### GOAL 3:

### GOAL 4:

#### Example LAND USE GOALS:

- Create a thriving, pedestrian-friendly downtown that serves as the cultural and economic heart of the community.
- Position the community as a regional destination for commerce and growth while preserving its unique identity.

#### Notes from TAG 1:

- Flexible Zoning: Modern needs may allow mixed-use development.
- Avoid food deserts—some areas lack commercial zoning.
- Extend infrastructure to new developments (e.g., 4th St extension).
- Plan for the future, not the past. Ensure the city reflects evolving community needs and values.

#### Survey Responses:

- Residents want to preserve farmland and green spaces and focus on development and housing density in the city.
- Prioritize development of single-family homes including duplexes and manufactured housing.

## HOUSING

### ELEMENT DESCRIPTION

Identifies the types and amount of housing needed for all income levels and household types. Its purpose is to ensure everyone has access to safe, affordable, and diverse housing options.

### GOAL 1:

### GOAL 2:

### GOAL 3:

### GOAL 4:

#### Example HOUSING GOALS:

- Maintain and enhance housing quality, while creating vibrant, connected neighborhoods.
- Provide inclusive and diverse housing opportunities through regional collaboration.

#### Notes from TAG 1:

- Shortage of options. Pressure from state and community to rezone/redevelop, but CP's rural character must be respected.  
Need balance across housing types.
- Lack of affordable housing pushes workers to commute from Tri-Cities. Housing may need to come first.
- Diversify housing stock to meet future needs. Consider terminology—“livable housing” not “affordable housing.” Include varied product types (own vs. rent, yard vs. no yard).
- Smart growth and development (manage growth).  
Vacant properties - Explore incentives/disincentives to prevent stagnation.

#### Survey Responses:

- Single-family homes, including duplexes and manufactured housing, were identified as the most needed housing type for future development.
- Developing additional cost-attainable housing for low-to-moderate-income households was identified as the highest housing priority followed closely by development of a diverse mix of housing types.
- Allow for the development of ADUs.

## HISTORIC PRESERVATION

### ELEMENT DESCRIPTION

The Historic Preservation Element ensures that historic, cultural, and archaeological resources are identified, protected, and thoughtfully integrated into future growth. Its purpose is to maintain community character, comply with state planning requirements, and incorporate preservation into long-term land use decisions.

### GOAL 1:

### GOAL 2:

### GOAL 3:

### GOAL 4:

#### Example HISTORIC PRESERVATION GOALS:

- Inspire residents, businesses, and organizations to actively participate in preserving and celebrating the city's history and cultural heritage.
- Safeguard historic structures, districts, and cultural sites through proactive planning and supportive programs that maintain their integrity for future generations.
- Encourage creative reuse of historic buildings and integrate public history into parks, greenways, and civic spaces to strengthen community identity.
- Expand historic inventories, collect stories, and develop interpretive tools, such as signage and walking tours, that make the city's heritage accessible and meaningful to residents and visitors.

#### Notes from TAG 1:

- Emphasize preserving valued traditions while evolving.

#### Survey Responses:

- Residents want to prioritize the country/small town feel while achieving some level of growth to support a livable community.
- Historic preservation was the second to last (1.4%) word used to describe an ideal future College Place compared to word affordable (11.4%).

## NATURAL RESOURCES

### ELEMENT DESCRIPTION

The Natural Resources Element identifies and protects the community's environmental assets, such as water, air, soil, wildlife, and vegetation, while guiding how these resources are managed as the area grows. Its purpose is to ensure long-term sustainability, preserve ecological health, and balance development with conservation.

### GOAL 1:

### GOAL 2:

### GOAL 3:

### GOAL 4:

#### Example NATURAL RESOURCES GOALS:

- Plan and manage land, air, water, vegetation, wildlife, and energy resources responsibly, considering watershed and regional influences, while preventing the destruction of wetlands, aquifer recharge zones, habitats, flood-prone areas, and geologically hazardous areas.
- Balance environmental protection with social, cultural, and economic priorities, and maintain regulatory continuity by implementing shoreline management standards during annexations and urban growth expansions.

#### Notes from TAG 1:

- Water Resources: Droughts, dry streams—climate adaptation needed.
- Consider native landscaping, relaxed infrastructure standards, and zoning for sustainability.

#### Survey Responses:

- Expanding green and open spaces (parks, trails, greenbelts) was the second most desired opportunity residents selected for improving recreation opportunities.
- The community would like to see more education and awareness for water quality and availability programs, including incentives to lower water consumption.
- Residents would like a curbside recycling program to be offered.
- Preserving farmland and lowering CP's carbon footprint by increasing housing density is important to the community.

## ECONOMIC DEVELOPMENT

### ELEMENT DESCRIPTION

Focuses on strategies to support jobs, businesses, and a strong local economy. Its purpose is to promote economic vitality and opportunities for residents.

### GOAL 1:

### GOAL 2:

### GOAL 3:

### GOAL 4:

#### Example ECONOMIC DEVELOPMENT GOALS:

- Position College Place as a dynamic regional economic hub with a diverse economy, strong private investment, and a business climate that fosters innovation and long-term prosperity.
- Maintain and enhance city infrastructure development-ready sites to provide a competitive advantage for business recruitment and expansion.
- Embrace tourism as a tool for economic growth by investing in community assets, wayfinding, recreation facilities, and visitor amenities that enhance College Place's identity and attract regional visitors.

#### Notes from TAG 1:

- Central to solving other issues. Revenue needed for city staffing, maintenance, and services.
- Affordable childcare options are scarce, impacting workforce participation.
- Need mix of small businesses and large employers.
  - Retail-heavy development; need to attract industry (e.g., Martin Airfield potential).

#### Survey Responses:

- Restaurants and entertainment options are the most desired businesses in College Place, hotel/motels are the least.
  - Residents prefer a mix of local and regional/national chain stores.
- Residents want to see a balanced approach between tourism and community needs.
- Some students do not plan to stay in the area because of lack of employment or graduate school opportunities.

## TRANSPORTATION

### ELEMENT DESCRIPTION

Outlines how people and goods will move around using roads, sidewalks, bike paths, and transit; considers emergency services, multi-modal synergy, and freight. Its purpose is to create a safe, efficient transportation system that supports growth and mobility.

### GOAL 1:

### GOAL 2:

### GOAL 3:

### GOAL 4:

#### Example TRANSPORTATION GOALS:

- Create a safe, connected, and accessible transportation network that supports all modes (vehicles, transit, bicycles, and pedestrians) while enhancing mobility and community livability.
- Design streets and corridors that prioritize people by implementing complete streets principles, expanding active transportation networks, and supporting innovative mobility options.
- Foster strong regional and institutional partnerships to plan, fund, and deliver integrated transportation systems that connect College Place to the broader region.
- Anticipate future growth with strategic investments in key corridors, freight routes, and parking solutions that maintain traffic flow and support economic development.

#### Notes from TAG 1:

- Sidewalks & Accessibility: Inconsistent curb cuts, blocked paths, missing segments. Accessibility is a concern.
- Safe Routes to Schools: Missing infrastructure; 4th & Date noted as unsafe.

#### Survey Responses:

- Enforce visibility standards on corner lots for safer streets and better visibility of traffic signs.
- Ongoing maintenance is the most needed transportation improvement.
- Limited public transportation routes is the biggest challenge for residents that use alternative modes of transportation.

## CAPITAL FACILITIES

### ELEMENT DESCRIPTION

Considers the public facilities (such as water, sewer, and parks) the community needs by establishing a level of service standard, and describing how they will be funded through a standard six-year financing plan. Its purpose is to make sure infrastructure keeps pace with growth.

### GOAL 1:

### GOAL 2:

### GOAL 3:

### GOAL 4:

#### Example CAPITAL FACILITIES GOALS:

- Provide schools, parks, water, sewer, and other essential facilities that meet the needs of a growing population and maintain a high quality of life.
- Develop long-term financing strategies and pursue grants and partnerships to fund capital projects without overburdening taxpayers.
- Preserve and upgrade aging infrastructure to ensure safety, efficiency, and reliability for current and future generations.
- Coordinate capital improvements with land use planning to ensure timely, cost-effective delivery of services that support sustainable development.

#### Notes from TAG 1:

- Pushback on infrastructure improvements, but long-term maintenance is essential. Maintain momentum by building supportive infrastructure and systems that last.
- CP has outgrown key facilities. Invest in staff and infrastructure to support growth and services like sidewalks and public safety.

#### Survey Responses:

- Majority of residents are supportive of improvements to city building and capital facilities as well as city staffing and managing operational costs.
- Residents asked for a new library building to be located near Lion's Park.

| UTILITIES                                                                                                                                                                                                                               |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>ELEMENT DESCRIPTION</b><br>Plans for essential services such as electricity, natural gas, telecommunications, and stormwater systems. Its purpose is to ensure reliable and efficient utility services for residents and businesses. |
| <b>GOAL 1:</b>                                                                                                                                                                                                                          |
| <b>GOAL 2:</b>                                                                                                                                                                                                                          |

Example UTILITIES GOALS:

- Provide reliable, efficient, and resilient utility services that support existing residents and planned future growth.
- Plan, operate, and expand utility systems in a manner that protects public health, environmental quality, and natural resources.

Notes from TAG 1:

- No notes from TAG 1.

Survey Responses:

- No survey results to report from community.

# Draft Goals & Policies

January 20, 2026

*The Technical Advisory Group met on January 12, 2026, to complete a Comprehensive Plan Update activity that included discussion on draft goals for each element. The priorities identified by the TAG are listed below and remain in the early draft stage.*

*The Planning Commission's role is to review and provide additional comments on these priorities for the city. Following that, the city's consulting team will continue to refine them.*

## LAND USE

**Goal: Preserve the City's small-town character: family oriented, friendly, safe, clean, and fiscally sound.**

Policies:

- Develop flexible land use policies and maps that minimize plan amendments and keep codes dynamic and responsive.
- Create a comprehensive list of permitted uses that supports food access and strengthens local food systems.
- Establish and maintain a shared vision for land use and development with educational institutions, including the College Place School District, private schools, and Walla Walla University.
- Simplify and clarify development regulations to provide a clear, predictable path for projects that align with community goals.

## HOUSING

**Goal: Encourage the availability of affordable housing to all economic segments of the community, promote a variety of densities and housing types, and encourage the maintenance and preservation of the existing housing stock.**

Policies:

- Apply land use regulations that encourage a diverse range of housing options throughout the city and promote vibrant, walkable neighborhoods that offer a mix of housing types.



- Streamline and modernize development regulations to encourage compact, sustainable, and higher-density housing.
- Offer incentives to preserve and maintain the city's housing stock to ensure long-term affordability and stability.
- Use incentives and creative strategies to foster density and efficient land use, creating dynamic, livable neighborhoods.
- Continuously evaluate land capacity and optimize growth opportunities within the urban growth boundary while maintaining community character.

## ECONOMIC DEVELOPMENT

### Policies:

- Create and support local job opportunities that strengthen the community and economy.
- Encourage development of entertainment options, including restaurants and cafés, to serve residents and enhance quality of life.
- Promote tourism by attracting visitors and providing engaging experiences that encourage them to stay and explore College Place.

## TRANSPORTATION

**Goal: Provide a safe and efficient transportation system for use by vehicles, transit, pedestrians, and bicycles that promotes and supports the desired land use pattern and economic development priorities.**

### Policies:

- Secure funding to address gaps in the transportation network and enhance connectivity.
- Update development regulations to include standards for mid-block crossings and turnaround areas for emergency services and school buses.
- Expand transit options and plan for growth to ensure accessible and efficient transportation for all residents.



## CAPITAL FACILITIES

**Goal:** Preserve and upgrade aging infrastructure to ensure safety, efficiency, and reliability for current and future generations.

**Goal:** Provide schools, parks, water, sewer, police, fire, and other essential facilities that meet the needs of a growing population and maintain a high quality of life.

**Goal:** Support a parks and recreation system that meets the needs of all age and income groups and enhances the character and health of the community. **GOAL**

Policies:

- Secure sustainable funding to maintain, upgrade, and expand capital facilities that support community growth and essential services.
- Develop long-term financing strategies and pursue grants and partnerships to fund capital projects without overburdening taxpayers.
- Coordinate capital improvements with land use planning to ensure timely, cost-effective delivery of services that support sustainable development.

## UTILITIES

**Goal:** Foster innovation and forward-thinking approaches to ensure resourceful and resilient utility systems for the future.

**Goal:** Plan, operate, and expand utility systems in a manner that protects public health, environmental quality, and natural resources.

Policies:

- Implement sustainable utility solutions, including innovative practices such as purple piping for water reuse.
- Provide reliable, efficient, and resilient utility services that support existing residents and planned future growth.

## HISTORIC PRESERVATION

**Goal:** Preserve and celebrate College Place's historic assets to honor the community's heritage, promote a strong sense of identity, and leverage history as a catalyst for cultural and economic vitality.



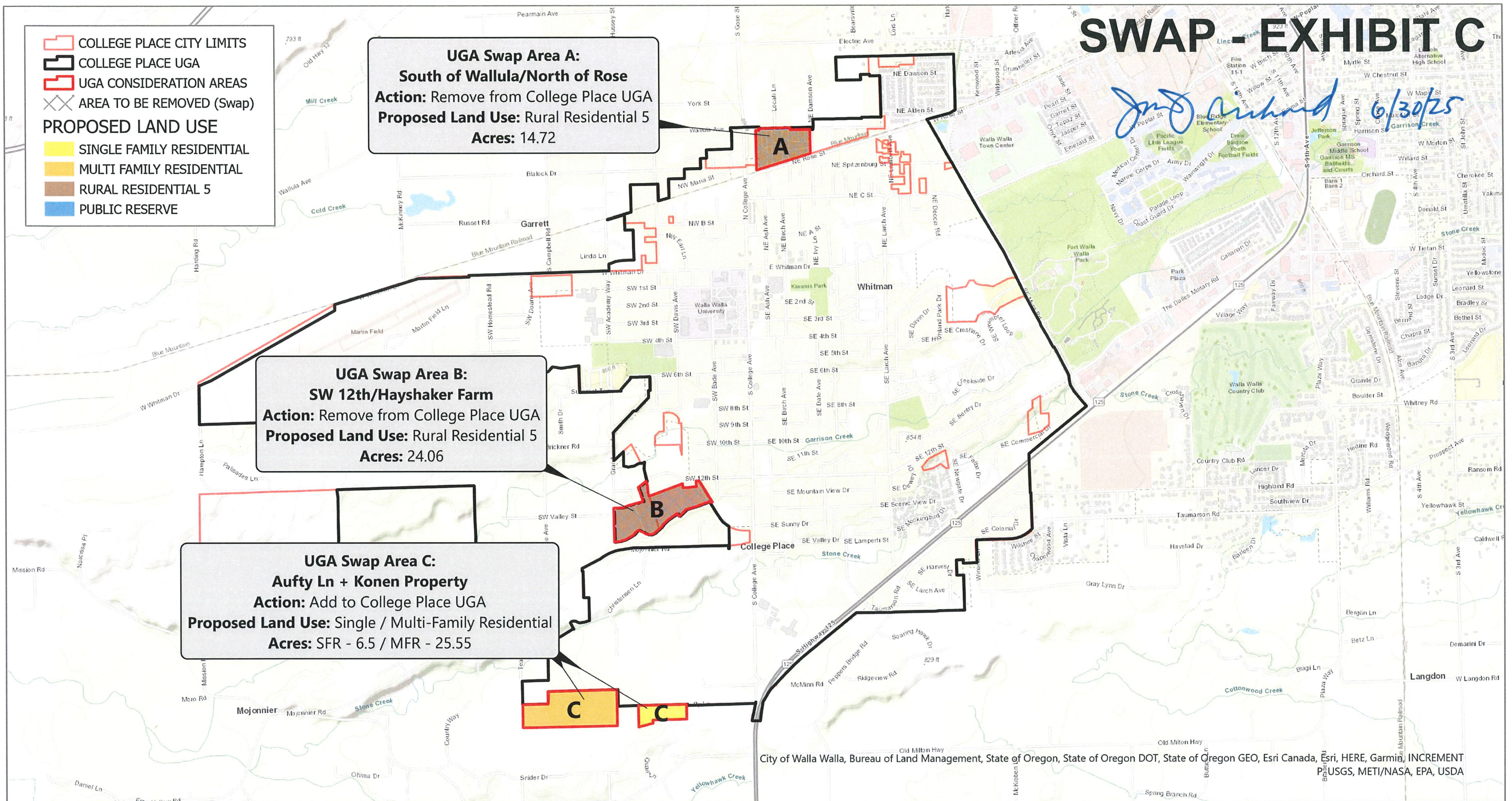
- Gather and share the stories of places, people, and events that shaped the community.
- Support the establishment and maintenance of historic preservation districts, including connections to the Walla Walla Historic District.
- Pursue funding and partnerships to advance historic preservation efforts.
- Provide incentives and resources to assist residents in preserving historic properties.

## NATURAL RESOURCES

### Policies:

- Promote water conservation practices to ensure long-term sustainability.
- Update development regulations to reduce the need for extensive landscaping and encourage functional green spaces.
- Increase community awareness and provide information to residents about natural resource stewardship.



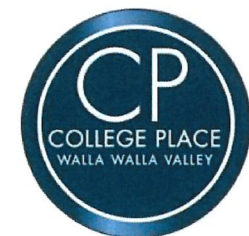


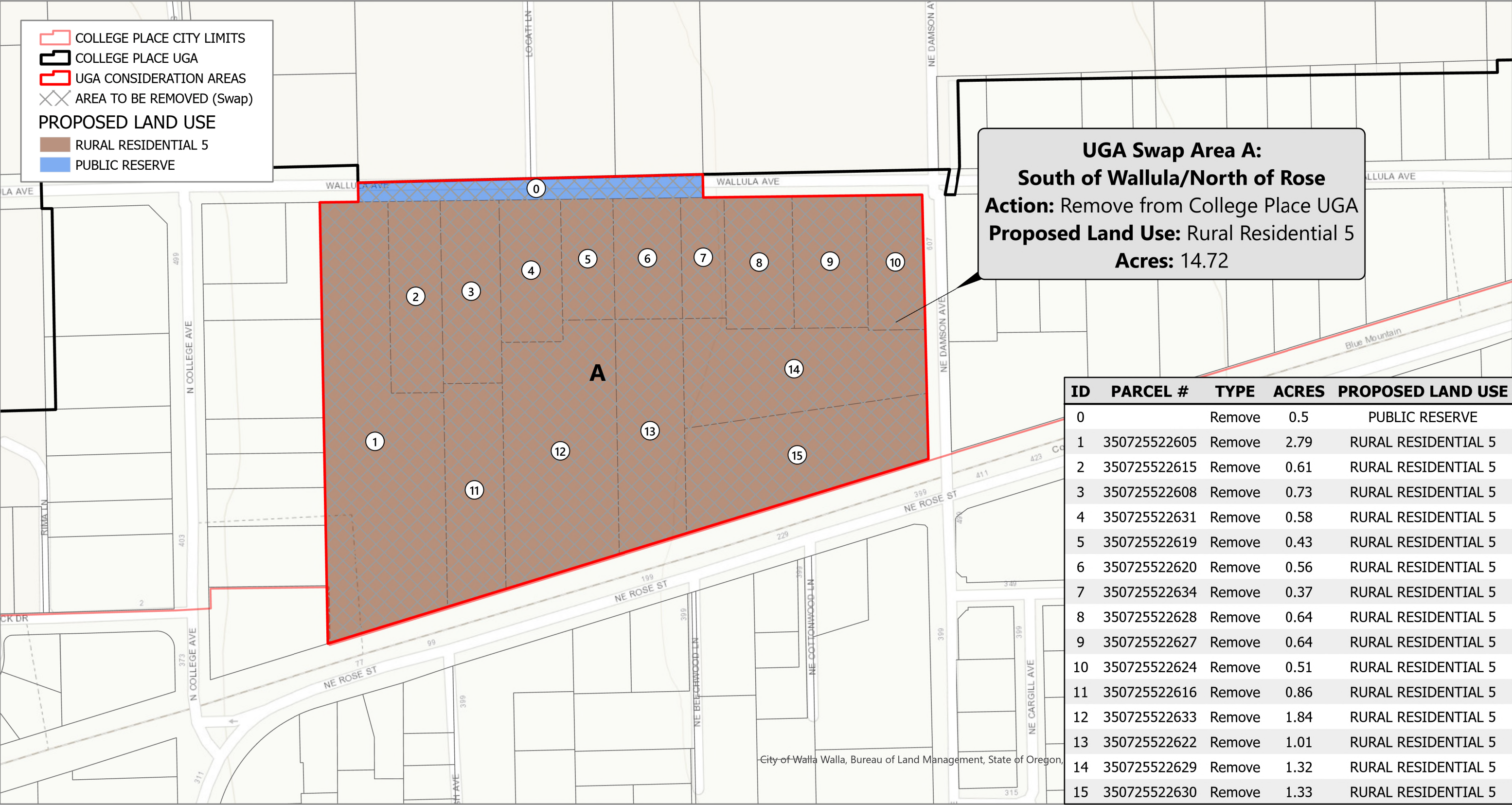
## UGA Swap Areas - Vicinity

### City of College Place - Comprehensive Plan Update



Date Exported: 6/26/2025



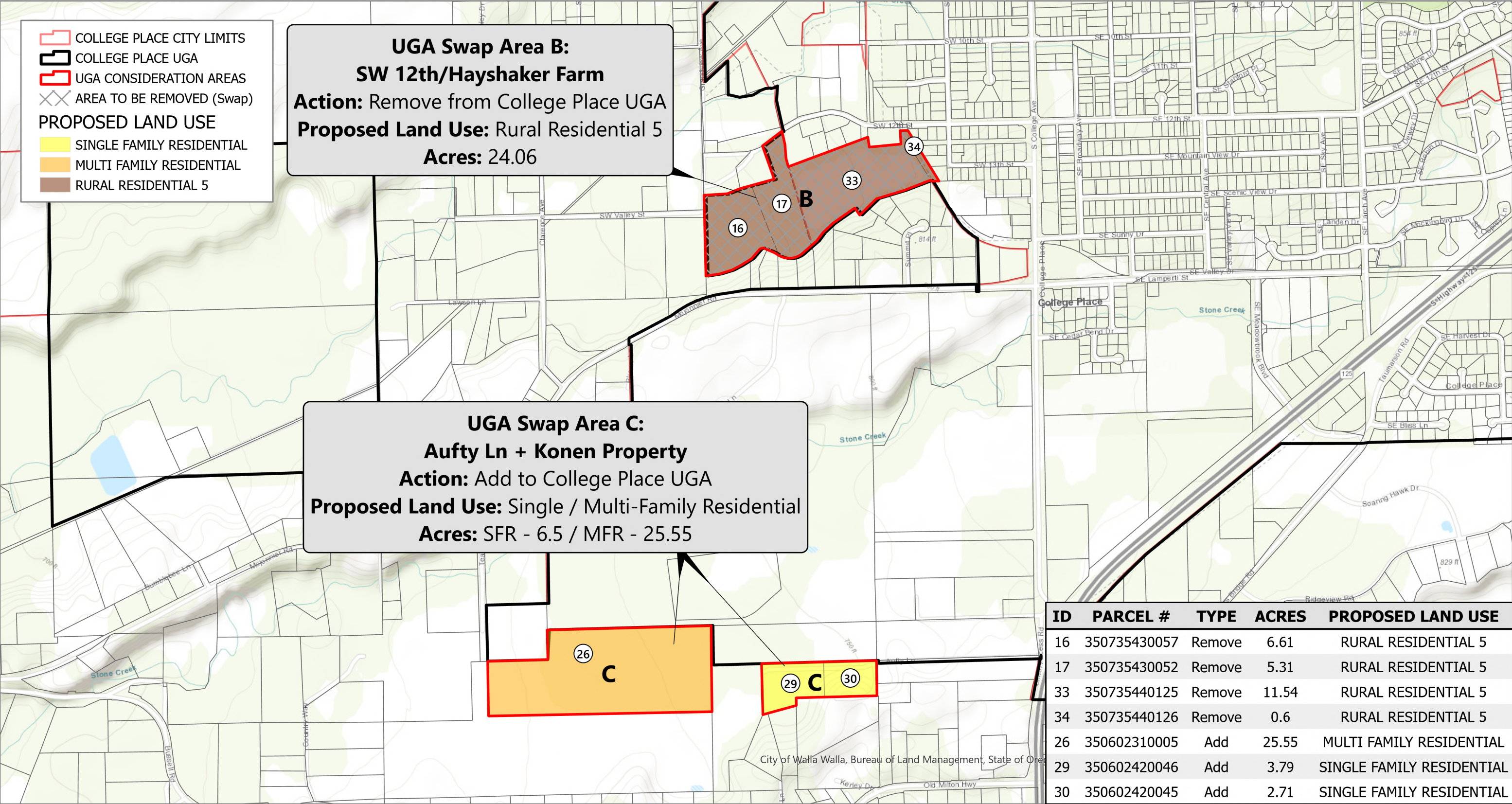


# UGA Amendment Areas - South of Wallula/North of Rose

City of College Place - Comprehensive Plan Update

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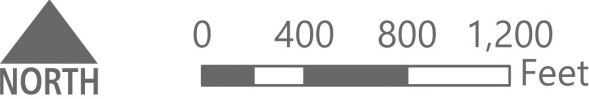


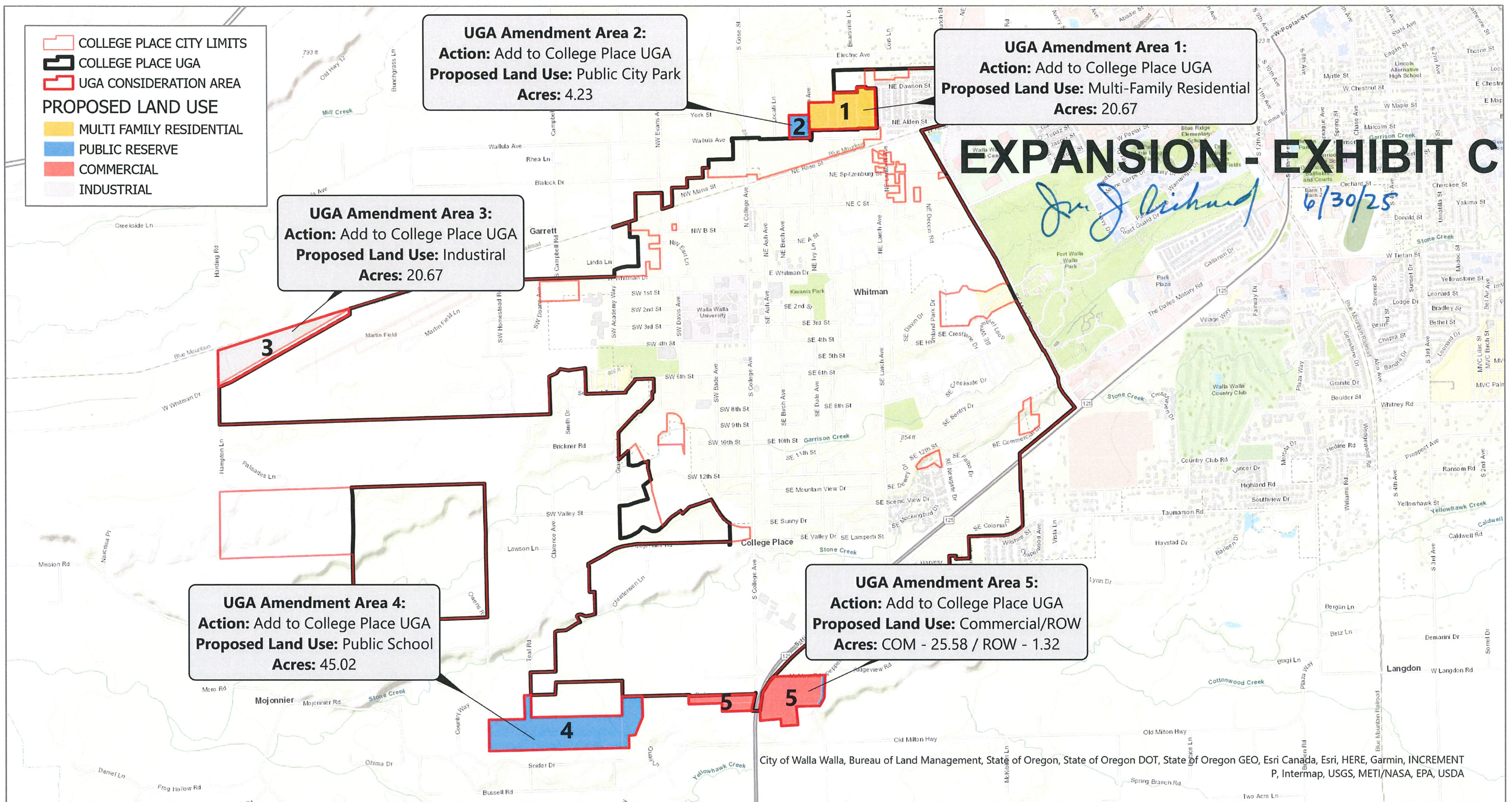


UGA Amendment Areas - SW 12th/Hayshaker Farm & Aufty Ln + Konen Property

City of College Place - Comprehensive Plan Update

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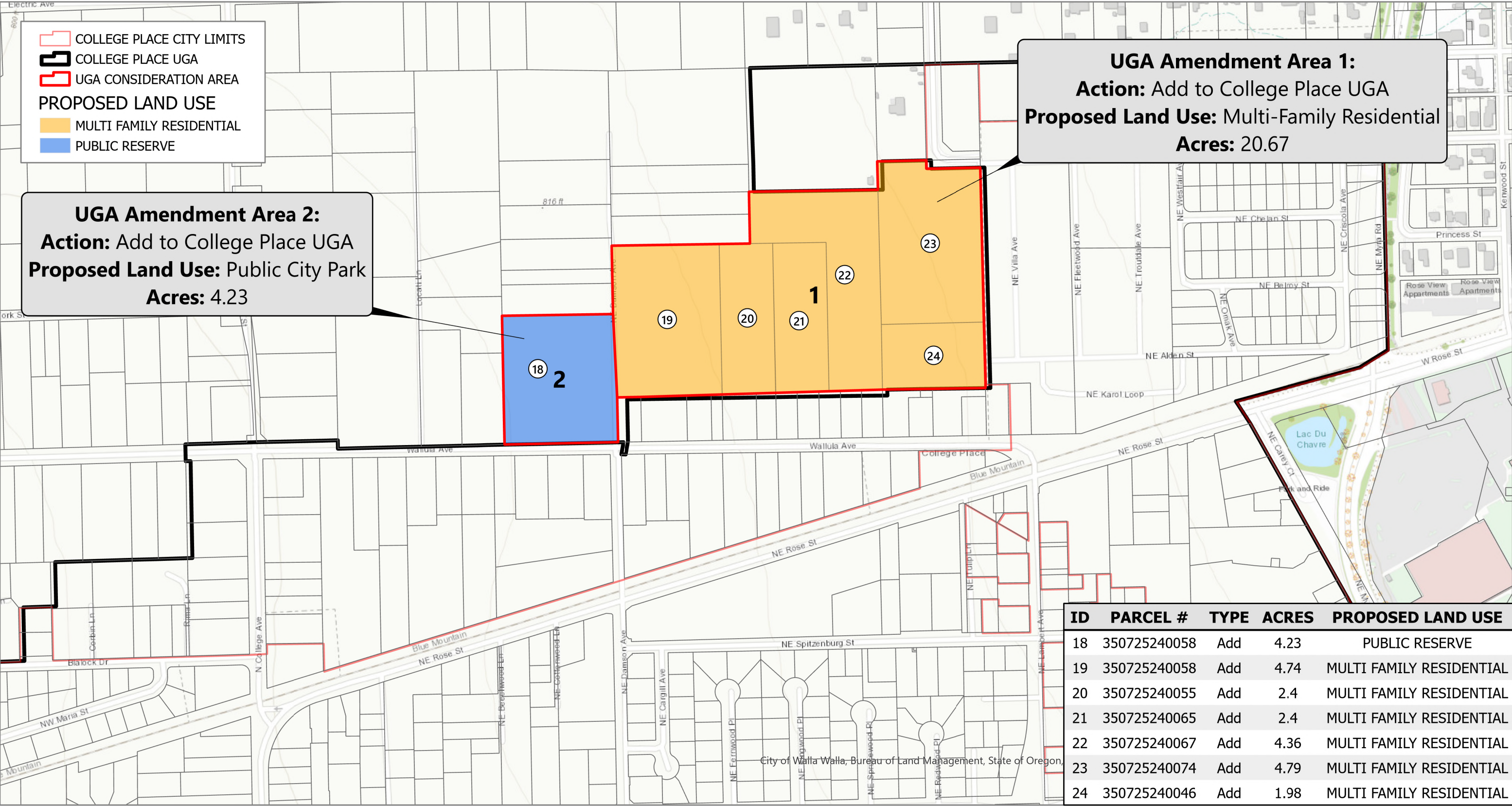


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# UGA Amendment Areas - Vicinity

## City of College Place - Comprehensive Plan Update

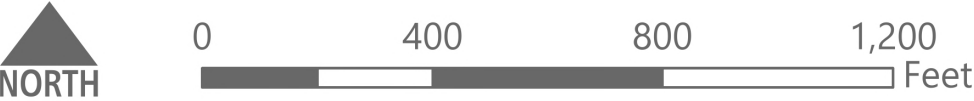


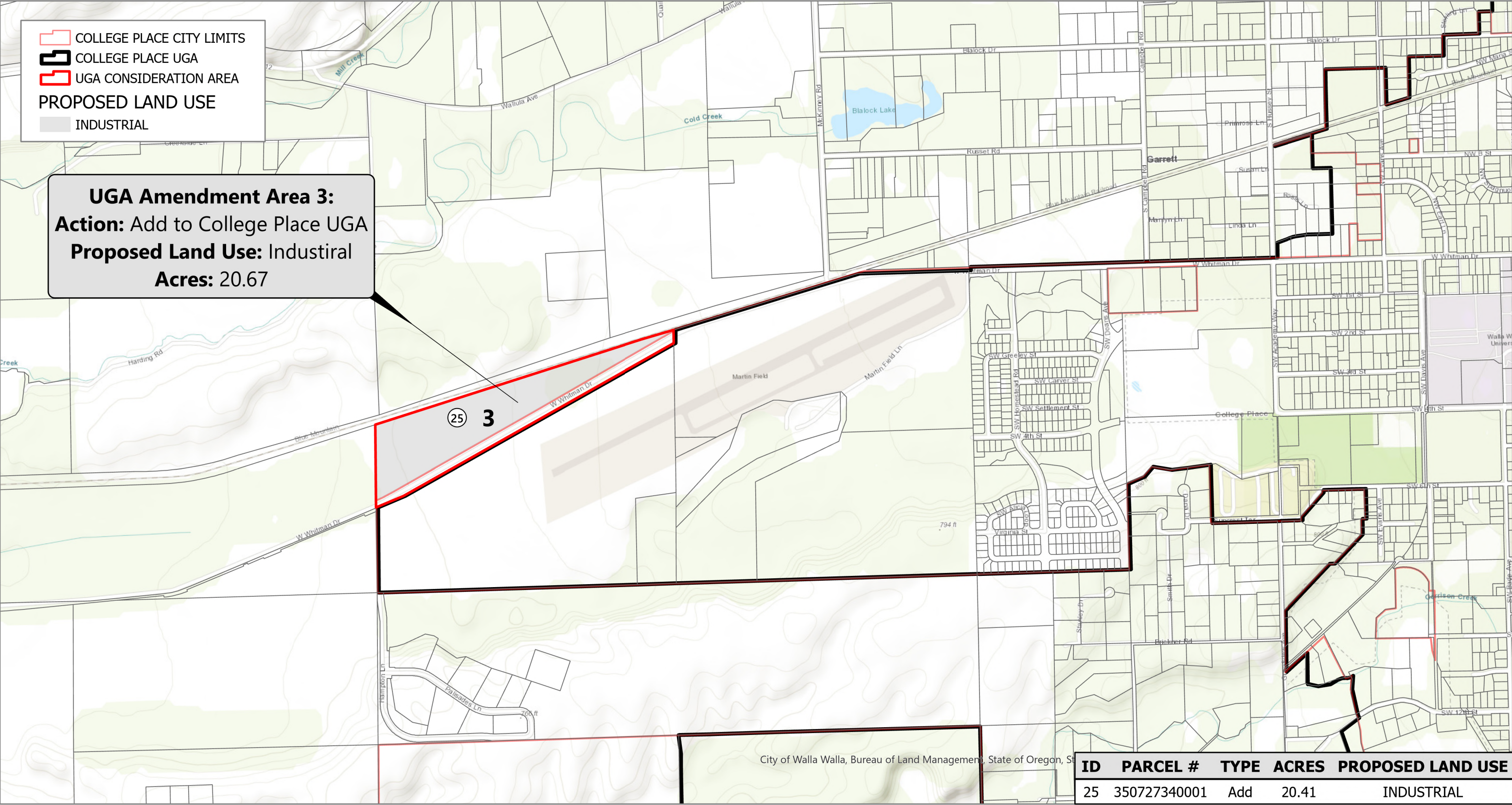


# UGA Amendment Areas - North of Wallula

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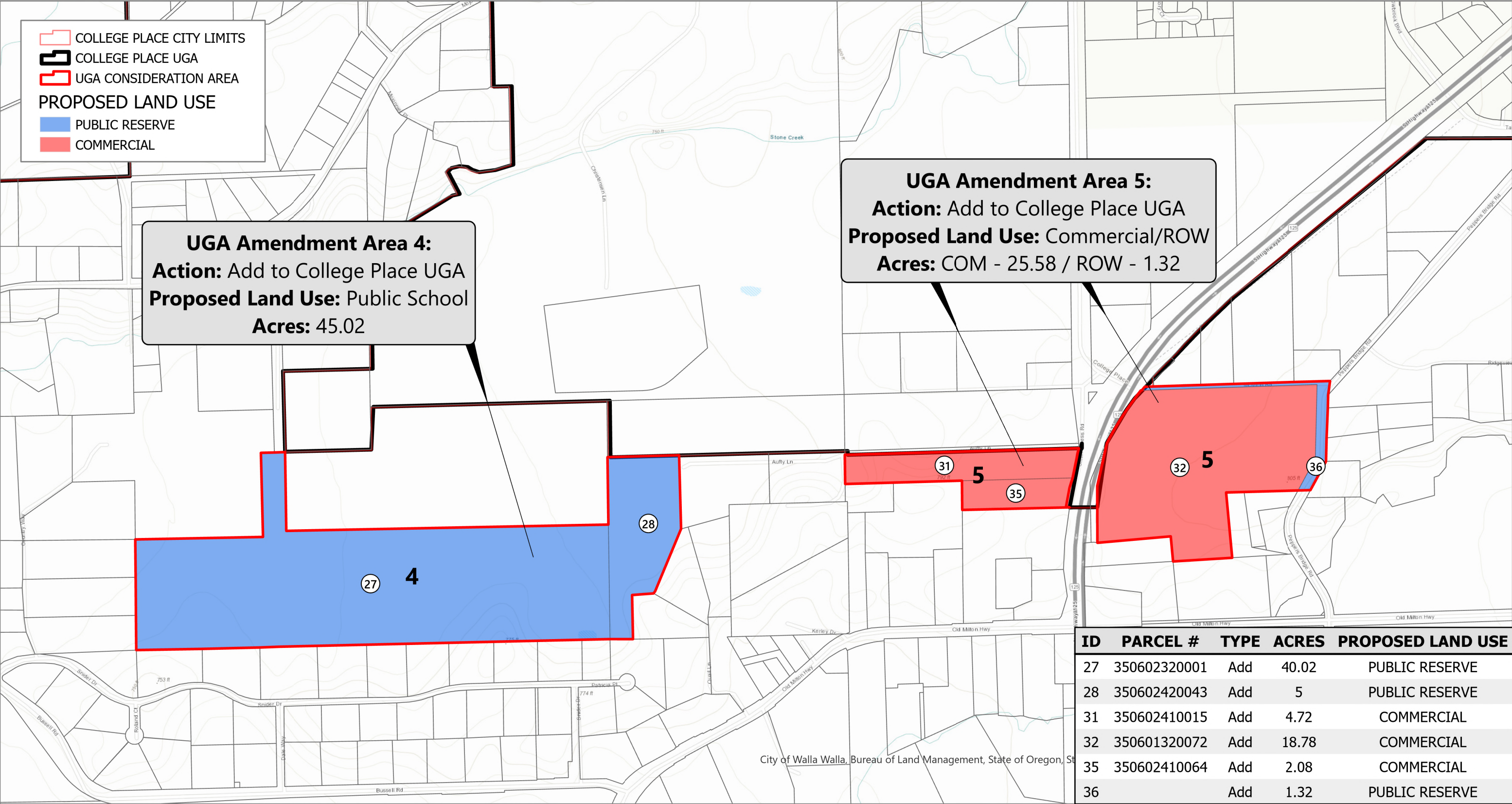




**UGA Amendment Areas - Martin Airfield Area**  
City of College Place - Comprehensive Plan Update

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# UGA Amendment Areas - South College Place

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