Comparison of the Housing Unit Yields Predicted in the 2002 BLR vs Actual Yields in 2005 Recorded Subdivisions.

<table>
<thead>
<tr>
<th>Plat #</th>
<th>2002 HU Predicted</th>
<th>2005 HU Recorded</th>
<th>Difference</th>
</tr>
</thead>
<tbody>
<tr>
<td>10280</td>
<td>9</td>
<td>11</td>
<td>2</td>
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</tbody>
</table>

<table>
<thead>
<tr>
<th>Plat #</th>
<th>2002 HU Predicted</th>
<th>2005 HU Recorded</th>
<th>Difference</th>
</tr>
</thead>
<tbody>
<tr>
<td>10266</td>
<td>24</td>
<td>26</td>
<td>2</td>
</tr>
</tbody>
</table>

Legend
- 2005 Parcel Layer
- 2002 Parcels within the UGA
- Critical Area and Buffer
- New Residential Parcels
- 2002 Parcels outside UGA
- Utility Easements

Cedarhome Estates
Unincorporated Stanwood UGA
Urban Low Density (3.13 HU/AC)

Maderas Conyon
City of Bothell
Urban Low Density (3.39 HU/AC)
Comparison of the Housing Unit Yields Predicted in the 2002 BLR vs Actual Yields in 2005 Recorded Subdivisions.

**Legend**
- 2005 Parcel Layer
- 2002 Parcels within the UGA
- Critical Area and Buffer
- New Residential Parcels
- 2002 Parcels outside UGA
- Utility Easements

**Notes:**
The reasons for the difference in predicted vs. actual housing unit yields were mixed (e.g., there were differences in the critical areas and buffers used for the prediction compared with the actual development, and there were lower housing unit yields per parcel on the buildable portions of the site than predicted in the 2002 BLR).

<table>
<thead>
<tr>
<th>Plat #</th>
<th>2002 HU Predicted</th>
<th>2005 HU Recorded</th>
<th>Difference</th>
</tr>
</thead>
<tbody>
<tr>
<td>10294</td>
<td>16</td>
<td>14</td>
<td>-2</td>
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<table>
<thead>
<tr>
<th>Plat #</th>
<th>2002 HU Predicted</th>
<th>2005 HU Recorded</th>
<th>Difference</th>
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<tbody>
<tr>
<td>10274</td>
<td>123</td>
<td>72</td>
<td>-51</td>
</tr>
</tbody>
</table>

Breckenridge II
City of Bothell
Urban Low Density (4.6 HU/AC)

Waterford at North Creek, a Condo
City of Bothell
Urban Medium Density (8.24 HU/AC)
Comparison of the Housing Unit Yields Predicted in the 2002 BLR vs Actual Yields in 2005 Recorded Subdivisions.

Notes:
In 2002, a pending subdivision had been received for these parcels. Using this information, the 2002 BLR reported a pending HU count of 6. The actual recorded subdivision in 2005 came in at 7 HUs. Without the pending unit override, use of the 2002 BLR formulas for the present analysis resulted in a HU prediction of 4.

Charlotte Gardens
City of Edmonds
Urban Low Density (3.13 HU/AC)

<table>
<thead>
<tr>
<th>Plat #</th>
<th>2002 HU Predicted</th>
<th>2005 HU Recorded</th>
<th>Difference</th>
</tr>
</thead>
<tbody>
<tr>
<td>10372</td>
<td>4</td>
<td>7</td>
<td>3</td>
</tr>
</tbody>
</table>

Justlou
City of Edmonds
Urban Low Density (4.3 HU/AC)

<table>
<thead>
<tr>
<th>Plat #</th>
<th>2002 HU Predicted</th>
<th>2005 HU Recorded</th>
<th>Difference</th>
</tr>
</thead>
<tbody>
<tr>
<td>10382</td>
<td>7</td>
<td>9</td>
<td>2</td>
</tr>
</tbody>
</table>

Legend
- 2005 Parcel Layer
- 2002 Parcels within the UGA
- Critical Area and Buffer
- New Residential Parcels
- 2002 Parcels outside UGA
- Utility Easements
Comparison of the Housing Unit Yields Predicted in the 2002 BLR vs Actual Yields in 2005 Recorded Subdivisions.

Classico Homes 202nd St SW
City of Edmonds
Urban Low Density (4.3 HU/AC)

<table>
<thead>
<tr>
<th>Plat #</th>
<th>2002 HU Predicted</th>
<th>2005 HU Recorded</th>
<th>Difference</th>
</tr>
</thead>
<tbody>
<tr>
<td>10370</td>
<td>4</td>
<td>5</td>
<td>1</td>
</tr>
</tbody>
</table>

Notes:
The four prior parcels that now make up Viking Heights had two separate zoning codes. Three of the parent parcels had multi-family zoning (RNN-2400) and the fourth commercial zoning (CG). For the present analysis, the 5 HU of Viking Heights recorded on the commercial parcel are omitted from the comparison.

Plat # 2002 HU Predicted 2005 HU Recorded Difference
10230 15 21 6

Legend
- 2005 Parcel Layer
- 2002 Parcels within the UGA
- Critical Area and Buffer
- New Residential Parcels
- 2002 Parcels outside UGA
- Utility Easements

Page 37
Comparison of the Housing Unit Yields Predicted in the 2002 BLR vs Actual Yields in 2005 Recorded Subdivisions.

### Edmonds Cascade Cottages
- City of Edmonds
- Urban High Density (21.3 HU/AC)

<table>
<thead>
<tr>
<th>Plat #</th>
<th>2002 HU Predicted</th>
<th>2005 HU Recorded</th>
<th>Difference</th>
</tr>
</thead>
<tbody>
<tr>
<td>10387</td>
<td>15</td>
<td>16</td>
<td>1</td>
</tr>
</tbody>
</table>

### 232nd Street Condominiums
- City of Edmonds
- Urban High Density (16.32 HU/AC)

<table>
<thead>
<tr>
<th>Plat #</th>
<th>2002 HU Predicted</th>
<th>2005 HU Recorded</th>
<th>Difference</th>
</tr>
</thead>
<tbody>
<tr>
<td>10339</td>
<td>5</td>
<td>6</td>
<td>1</td>
</tr>
</tbody>
</table>

Legend
- **2005 Parcel Layer**
- **2002 Parcels within the UGA**
- **Critical Area and Buffer**
- **New Residential Parcels**
- **2002 Parcels outside UGA**
- **Utility Easements**
Comparison of the Housing Unit Yields Predicted in the 2002 BLR vs Actual Yields in 2005 Recorded Subdivisions.

<table>
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<tr>
<th>Plat #</th>
<th>2002 HU Prediction</th>
<th>2005 HU Recorded</th>
<th>Difference</th>
</tr>
</thead>
<tbody>
<tr>
<td>10366</td>
<td>34</td>
<td>35</td>
<td>1</td>
</tr>
<tr>
<td>10385</td>
<td>1</td>
<td>2</td>
<td>1</td>
</tr>
</tbody>
</table>

Legend
- 2005 Parcel Layer
- 2002 Parcels within the UGA
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- Utility Easements
Comparison of the Housing Unit Yields Predicted in the 2002 BLR vs Actual Yields in 2005 Recorded Subdivisions.

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<th>2002 HU Prediction</th>
<th>2005 HU Recorded</th>
<th>Difference</th>
</tr>
</thead>
<tbody>
<tr>
<td>10309</td>
<td>8</td>
<td>5</td>
<td>-3</td>
</tr>
</tbody>
</table>

Notes:
The 2002 BLR anticipated multi-family development for this site. What occurred instead was single family development at lower densities.

Legend
- 2005 Parcel Layer
- 2002 Parcels within the UGA
- Critical Area and Buffer
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- 2002 Parcels outside UGA
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Comparison of the Housing Unit Yields Predicted in the 2002 BLR vs Actual Yields in 2005 Recorded Subdivisions.

Plat | 2002 HU Prediction | 2005 HU Recorded | Difference
-----|-------------------|-----------------|--------
10277 | 68                | 73              | 5

Notes:
In 2002, a pending subdivision had been received for these parcels. Using this information, the 2002 BLR reported a pending HU count of 16. The actual recorded subdivision in 2005 came in at 14 HUs. Without the pending unit override, use of the 2002 BLR formulas for the present analysis resulted in a HU prediction of 15.

Legend
- 2005 Parcel Layer
- 2002 Parcels within the UGA
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- New Residential Parcels
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<th>2002 HU Prediction</th>
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<th>Difference</th>
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</thead>
<tbody>
<tr>
<td>10304</td>
<td>7</td>
<td>5</td>
<td>-2</td>
</tr>
</tbody>
</table>

Notes:
The 2002 BLR anticipated multi-family development for this site. What occurred instead was single family development at lower densities.

Legend

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- 2002 Parcels within the UGA
- Critical Area and Buffer
- New Residential Parcels
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- Utility Easements
Comparison of the Housing Unit Yields Predicted in the 2002 BLR vs Actual Yields in 2005 Recorded Subdivisions.

Notes:
The reasons for the difference in predicted vs. actual housing unit yields were mixed (e.g., there were differences in the critical areas and buffers used for the prediction compared with the actual development, and there were higher housing unit yields per parcel on the buildable portions of the site than predicted in the 2002 BLR).

<table>
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<tr>
<th>Plat #</th>
<th>2002 HU Prediction</th>
<th>2005 HU Recorded</th>
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<tr>
<td>10275</td>
<td>0</td>
<td>19</td>
<td>19</td>
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<table>
<thead>
<tr>
<th>Plat #</th>
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<th>2005 HU Recorded</th>
<th>Difference</th>
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</thead>
<tbody>
<tr>
<td>10408</td>
<td>12</td>
<td>13</td>
<td>1</td>
</tr>
</tbody>
</table>

Legend

- Green: 2005 Parcel Layer
- Blue: 2002 Parcels within the UGA
- Tan: Critical Area and Buffer
- Light Blue: New Residential Parcels
- Red: 2002 Parcels outside UGA
- Orange: Utility Easements