



Planning Commission

Shoreline Master Program Periodic Review - Deliberations

Agenda Date: 2/8/2021
Agenda Item Number: 6.A
File Number:21-0067

Type: recommendation **Version:** 1 **Status:** Filed

Title

Shoreline Master Program Periodic Review - Deliberations

Recommended Action

Conduct deliberations on draft revisions to the Shoreline Master Program (SMP), related revisions to the Critical Areas Ordinance (CAO), and public comments received.

Report

Issue:

Whether to conduct deliberations on draft revisions to the Shoreline Master Program (SMP), related revisions to the Critical Areas Ordinance (CAO), and public comments received.

Staff Contact:

Joyce Phillips, Senior Planner, Community Planning & Development, 360.570.3722

Presenter(s):

None

Background and Analysis:

Shoreline Master Programs (SMPs) are local land use policies and regulations that guide development and the use of most shorelines. SMPs apply to both public and private uses for lakes, streams, associated wetlands, and marine shorelines. They protect natural resources for future generations, provide for public access to public waters and shores, and plan for water-dependent uses. SMPs must be consistent with the Shoreline Management Act (RCW 90.58) and must be approved by the Washington State Department of Ecology (Ecology).

SMPs must be reviewed and, if necessary, updated to ensure they remain compliant with state laws and local comprehensive plans. This review must be completed every eight (8) years and is known as the "Periodic Review". Olympia's SMP Periodic Review must be completed by June 30, 2021.

Ecology provides technical assistance, guidance documents, and grant funding for this work. Ecology's grant contract requires completion of five tasks, designed to ensure local governments complete the required Periodic Review. The primary task is to review the SMP and draft revisions, if needed.

The City used Ecology's checklist and determined that some changes are needed. This analysis was reviewed by Ecology for their input. The outcome of that review, known as the Gap Analysis, then became the minimum scope of work for the update.

The draft SMP amendments were issued in late October of 2020. Related revisions to the Critical Areas Ordinance (CAO), to update the version of Ecology's guidance the City uses and to ensure consistency and coordination between the SMP and the protection of environmentally sensitive areas, were issued in late November and posted online in early December. The drafts are posted online (Attachment 1) and were attached in full to the public hearing packet for the January 11, 2021 Planning Commission meeting. A summary of the biggest proposed changes is also posted on the project webpage. The City is working with the Department of Ecology under the joint review process, which included the joint public comment period (December 4, 2020 through January 11, 2021) and public hearing (January 11, 2021).

The public comment period closed at the end of the public hearing conducted on January 11, 2021. The City is responsible to provide Ecology with responses to comments received. The Watershed Company and City Staff will prepare the responses, provide the information to Ecology, and post the document on the project webpage. The responses will also be provided to the Planning Commission. The Planning Commission may, but is not required to, wait to review the staff responses to public comments before making its recommendation.

Neighborhood/Community Interests (if known):

Shoreline issues are of interest to our community. Several people submitted written comments expressing viewpoints on the SMP in general, as well as on the proposed amendments. Most comments received call for greater environmental protection of shorelines and specifically for Puget Sound. Although accessible on the project webpage (Attachment 1), the public comments are included with the staff report as Attachment 2.

Options:

1. Begin deliberations on the proposed amendments to the SMP and CAO.
2. Complete deliberations on the proposed amendments to the SMP and CAO and make a recommendation to City Council on the proposed amendments.
3. Do not begin deliberations until a later date.

Financial Impact:

The City entered into a contract with the Washington State Department of Ecology for \$28,000 in grant funding to complete the Periodic Review. The Community Planning and Development Department hired The Watershed Company for professional services to conduct the review, draft required updates, and to assist in the review and adoption process.

Attachments:

- Project Webpage
- Public Comments
- Nisqually Indian Tribe Comments
- West Bay Aerial Photos