

CITY OF MONTESANO

SHORELINE MASTER PROGRAM UPDATE

Planning Commission
SMP Update Adoption Workshop

January 21, 2016
Montesano City Hall

Brad Medrud, AHBL



Workshop Agenda

1. Introductions
2. Overview of the SMP update process
3. Discuss the elements of the SMP update
4. Talk about the next steps in the process
5. Answer your questions

SHORELINE MANAGEMENT ACT

*Revised Code of Washington
(RCW) 90.58*



SHORELINE MASTER PROGRAM GUIDELINES

*Washington Administrative Code
(WAC) 173-26*



SHORELINE MASTER PROGRAM

*City's Shoreline Master Program
(SMP) adopted in 1992*

Shoreline Management Act (SMA)

- Passed in 1971, updated in 2003
- Manages and protects the state's shoreline resources by planning for reasonable and appropriate uses
- Governs use and development of shorelines of the state

Shoreline Master Program (SMP)

- Implements the SMA in the City
- Establishes goals, policies, and regulations for shoreline use, protection, and development
- Montesano adopted its SMP in 1992

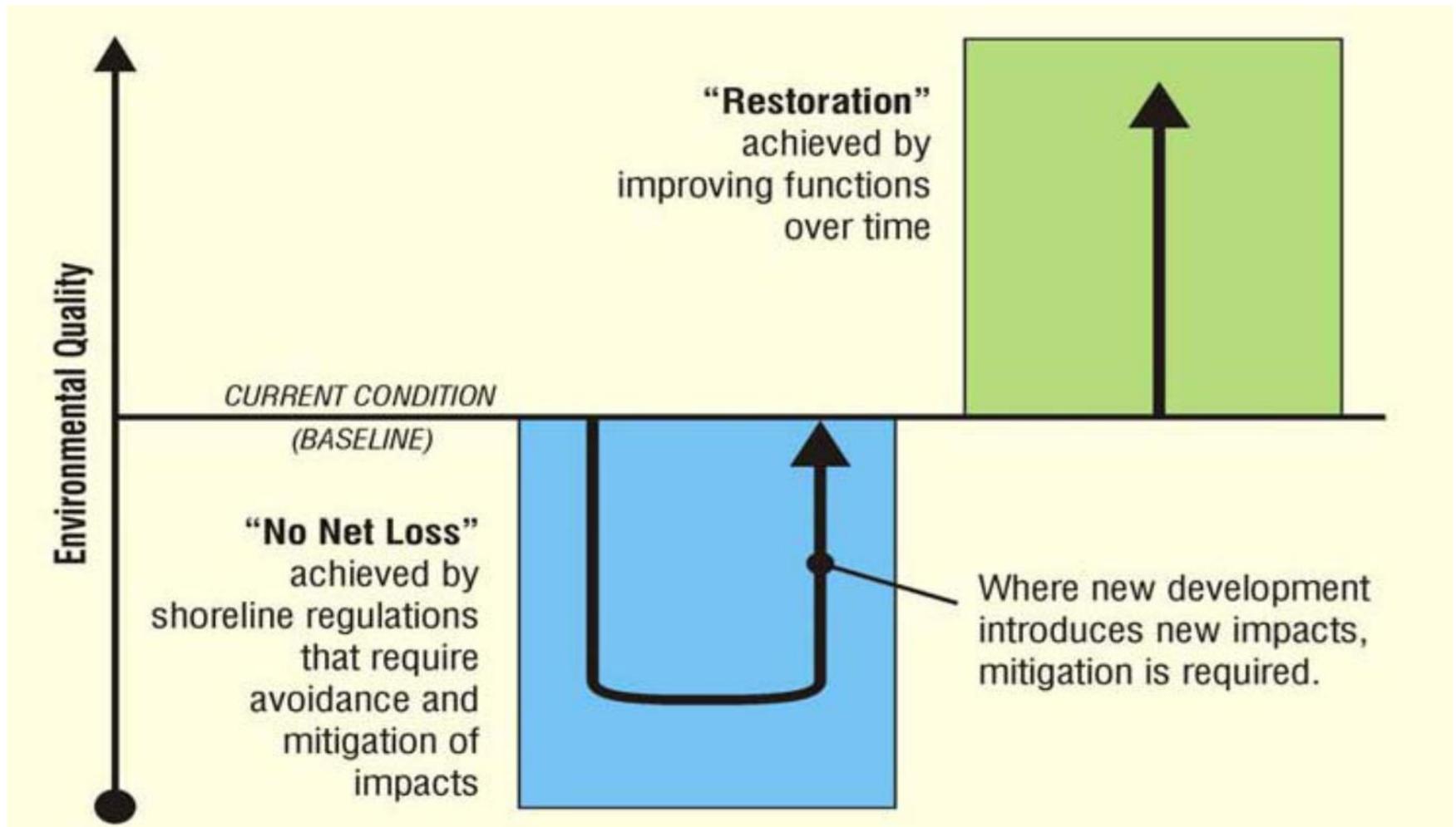
Purpose of the SMP Update

- 2003 State rules require update
- Roles of the City and Ecology
- All 262 SMPs in Washington are being updated (135 approved to date)

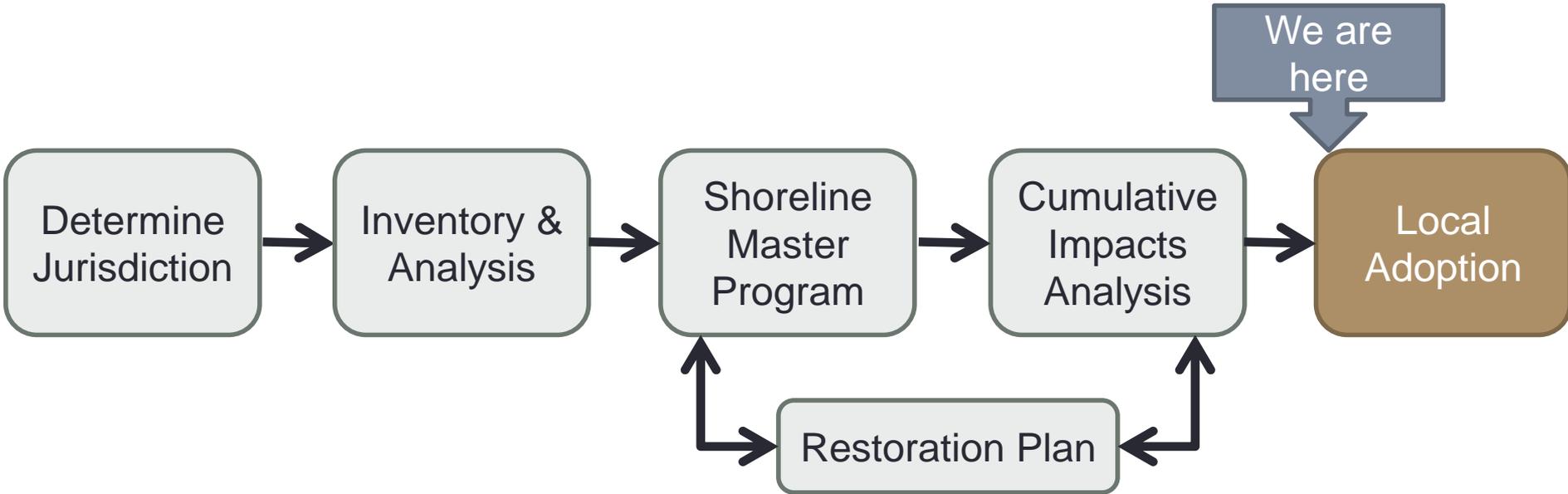
Major Update Requirements

- New requirements for “**no net loss**” and **restoration** planning
- Preserve and enhance **public access**
- Give preference to “**water-dependent uses**”
- **Public input** throughout update process

New Requirements



Required SMP Update Steps



2013

2014

2015

2016

Public Participation

Ecology Review and Adoption

Shoreline Jurisdiction

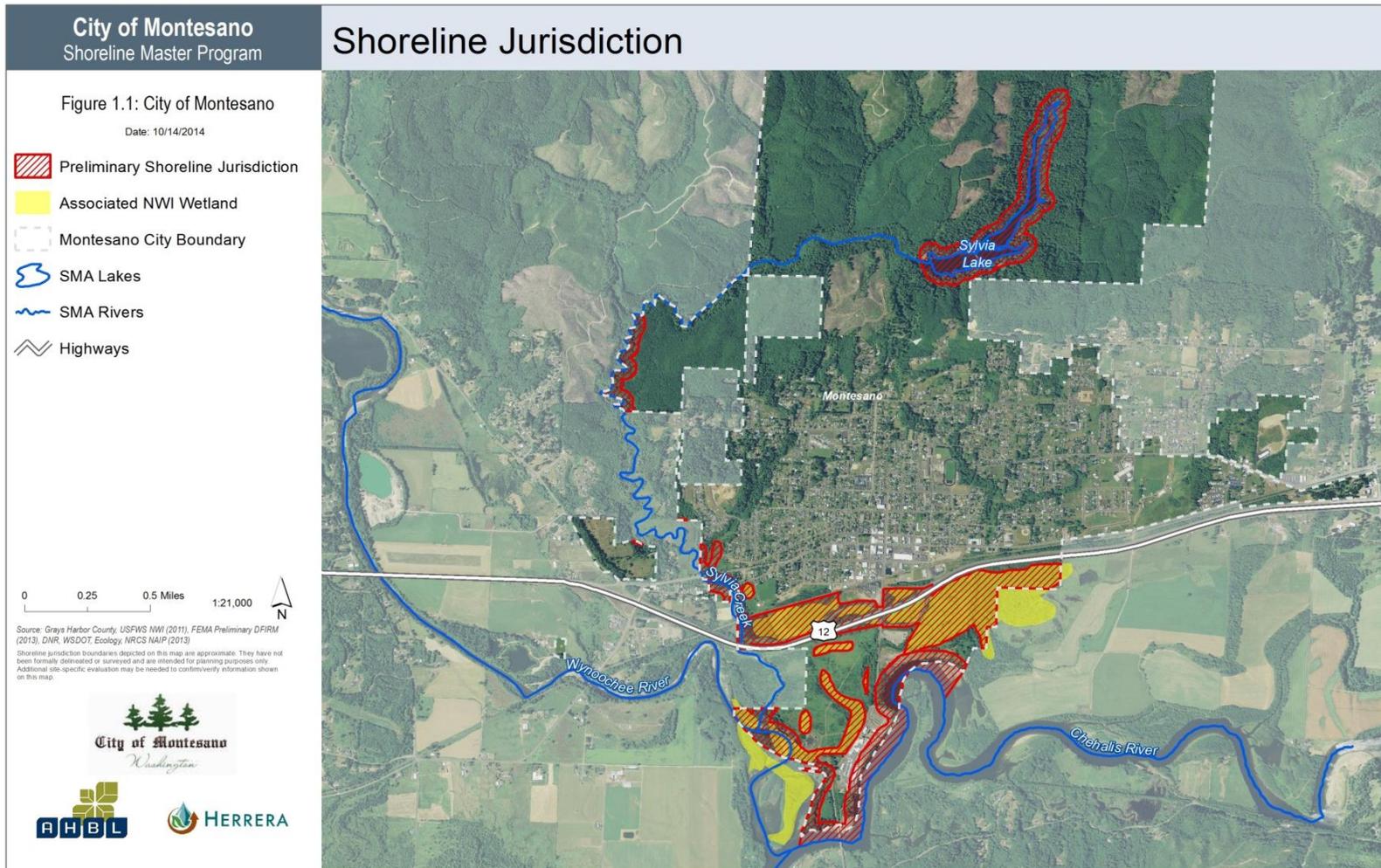
- **Lakes and reservoirs** greater than 20 acres (Sylvia Lake)
- **Rivers and creeks** - mean annual flow > 20 c.f.s (Sylvia Creek, the Chehalis River, and the Wynoochee River)

Shoreline Jurisdiction

- Lands extending **200-feet landward** from the ordinary high water mark
- **Floodways and contiguous floodplains** extending 200-feet landward from the ordinary high water mark
- **Associated wetlands**

Approximately 5 miles of shoreline and more than 352 acres of water

Shoreline Jurisdiction



Elements of the SMP Update

Public Participation

- Guided by the Public Participation Plan
- Input received through:
 - Open House held on October 14, 2014
 - Citizen Advisory Committee (CAC) and the Technical Advisory Committee (TAC) meetings 2014 – 2015
 - SMP Update website
 - Planning Commission and City Council

Elements of the SMP Update

Shoreline Inventory and Analysis

- Analyzed available data, shoreline functions, shoreline uses, and public access
- Described existing conditions and development patterns
- Established the baseline for “No Net Loss” and environment designations

Elements of the SMP Update

Restoration Plan

- Voluntary actions taken over time to improve shoreline functions
- Establishes objectives for shoreline habitat protection and conservation
- Identifies programmatic restoration opportunities
- Identifies current and planned restoration projects

Elements of the SMP Update

Shoreline Master Program

- Establishes goals, policies, and regulations for uses and modifications in the shoreline
- Regulates development and activity in the shoreline

Updated Shoreline Regulations

- Apply to future development
- Do not apply retroactively to past actions
- Do not require changes to existing land uses or developments

Shoreline Environments

City of Montesano
Shoreline Master Program

Shoreline Environment Designations

Figure 14.1: City of Montesano

Date: 6/30/2015

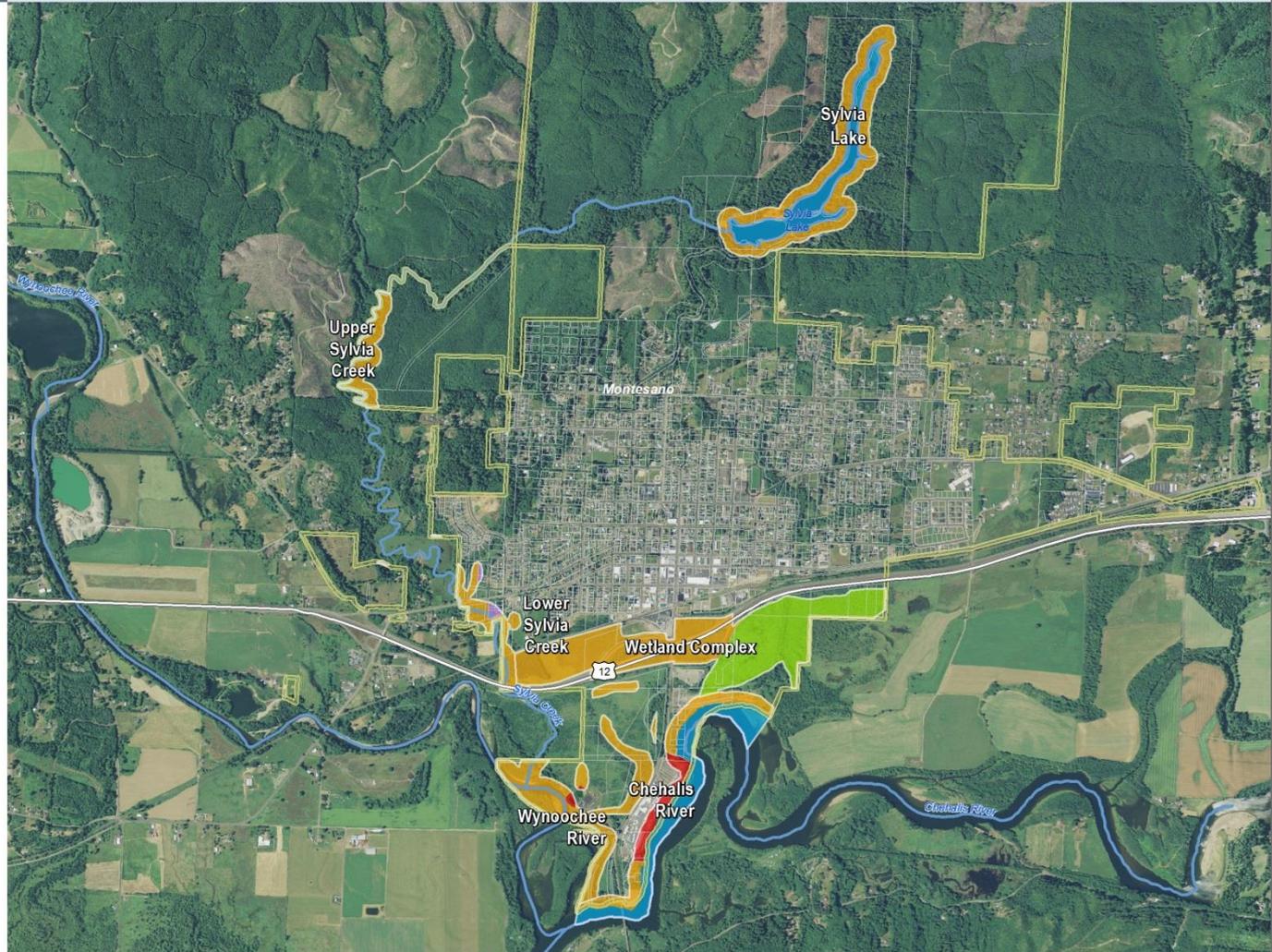
Shoreline Environment Designation

- High Intensity
- Shoreline Residential
- Urban Conservancy
- Natural
- Aquatic
- Parcels
- Montesano City Boundary
- SMA Lakes
- SMA Rivers
- Highways

0 0.25 0.5 Miles 1:21,000 

Source: Grays Harbor County, USFWS NWI (2011), FEMA Preliminary DFIRM (2013), DNR, WSDOT, Ecology, NRCS NAIP (2013)

Shoreline jurisdiction boundaries depicted on this map are approximate. They have not been formally delineated or surveyed and are intended for planning purposes only. Additional site-specific evaluation may be needed to confirm information shown on this map.



Updates to Shoreline Regulations

Key areas that have been updated:

1. Critical Areas Regulations
2. Shoreline Buffers
3. Agriculture
4. Shoreline Uses and Modifications

Critical Areas Regulations

New SMP Appendix 2 addresses:

1. Wetlands
2. Critical Aquifer Recharge Areas
3. Frequently Flooded Areas
4. Geologically Hazardous Areas
5. Fish and Wildlife Habitat Conservation Areas

Critical Areas Regulations

Important changes include:

1. Updated definitions, as needed
2. 'Reasonable use' and 'Performance based critical area standards' are now 'shoreline variances'
3. Appeals go to Shorelines Hearings Board, not hearing examiner
4. Confirmed that all projects must meet critical areas regulations

Critical Areas Regulations

Important changes included:

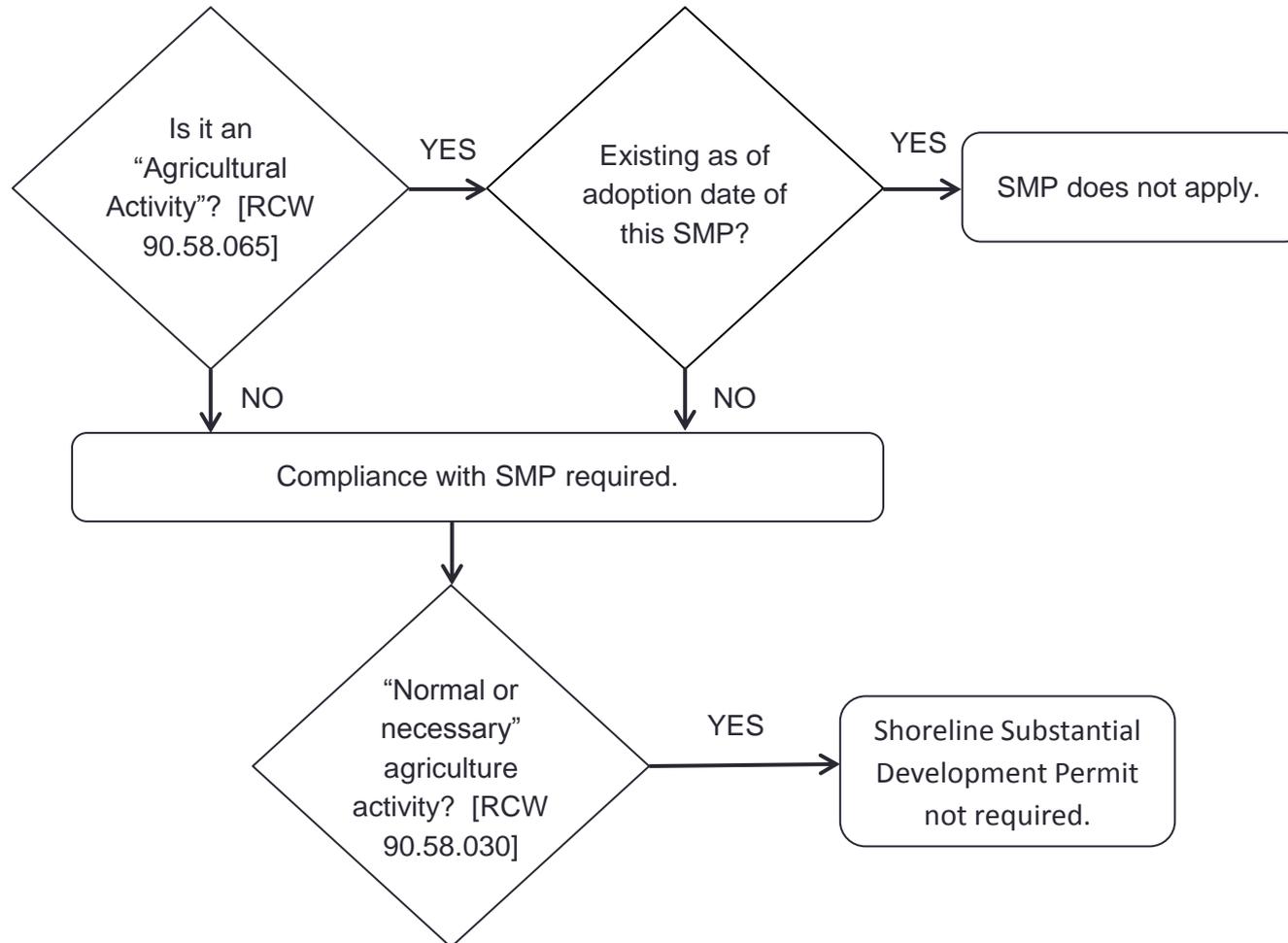
5. Updated wetland delineation methods and the wetland rating system to reflect current state law
6. Updated wetland buffers
7. Revised wetland mitigation requirements
8. Added requirements for critical area reports

Shoreline Buffers

1. Updated shoreline buffers based on the City's current critical areas regulations (SMP Appendix 2)
2. Shoreline buffers established by:
 - Shoreline environment designation
 - Specific use
 - Whether water-dependent, water-related, or water-enjoyment, or non-water-oriented

Agriculture

Where the updated SMP applies:



Shoreline Uses and Modifications

Key areas that have been updated:

- Aquaculture
- Boating and water access
- Use and height tables
- Shoreline stabilization
- Grading, clearing, and fill

Next Steps

Task 10 – Local SMP Adoption Process

- January – March 2016 – Planning Commission Workshop and Hearing
- February 2016 – SEPA Review
- April – May 2016 – City Council closed record hearing to adopt draft SMP
- June 2016 – Transmit draft SMP to Ecology for state approval process

Questions?

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Websites:

City: <https://www.ezview.wa.gov/site/WestportSMPUpdate>

Ecology: <http://www.ecy.wa.gov/programs/sea/shorelines/index.html>