



**Agenda Gig Harbor Planning Commission
Open Public Hearing
Thursday, October 20, 2022 5:30 P.M.**

Planning Commissioners and staff will be participating in this meeting remotely via Zoom. This meeting may be accessed through Zoom at <https://zoom.us/j/95353411299> or by calling (253) 215- 8782 and entering Meeting ID 953 5341 1299. Please see the Public Comment & Decorum section at the end of this agenda for information on options to make public comment.

This meeting may also be viewed live in the Community Rooms at the Civic Center. All participants will be engaging in the meeting via Zoom.

- I. Call to Order/Roll Call:**
- II. Approval of Minutes: October 6, 2022**
- III. Public Comment Non Agenda Items:**
- IV. Agenda Items for Formal Review:**
 - a. Comprehensive Plan Amendment
 - i. Parks, Recreation and Open Space (PROS)
 - ii. Stormwater Management Action Plan (SMAP)
 - iii. Climate Change Comprehensive Plan Update
 - 1. Open Public Meeting Announcement
 - 2. Staff Report
 - 3. Public Comment (See Assistance Memo)
 - 4. Discussion
- V. Other Business Next meeting Thursday, November 3, 2022**
- VI. Adjournment**

PUBLIC COMMENT & DECORUM

Commenters will be allotted 3 minutes per individual, unless revised by the Chair. In-person comments shall be made from the microphone, first giving the speaker's name and address. When there are 30 seconds remaining, staff will alert you to summarize your comments. At the end of your comments, staff will notify you it has come to the end of your comment period. Anyone making "out of order" comments may be subject to removal from the meeting.

Public comment may be made remotely via Zoom or by phone during designated portions of the meeting. To speak during the meeting, press the Raise Hand button near the bottom of your Zoom window or press *9 on your phone. Please refrain from raising your hand until the Chair has announced that the Commission has opened the public comment portion of the meeting. Your name or the last three digits of your phone number will be called out when it is your turn to speak. When using your phone to call in, you may need to press *6 to unmute yourself. All speakers will have up to three minutes to speak.

All remarks shall be addressed to the Commission as a body and not to any specific Commissioner. All speakers shall be courteous in their language and deportment and shall not engage in or discuss or comment on personalities or indulge in derogatory remarks or insinuations with regard to any Commissioner, the Chair, or any member of the staff or the public.

There will be no demonstrations during or at the conclusion of any public comment. These guidelines are intended to promote an orderly system of holding a public meeting, to give every person an opportunity to be heard and to ensure that no individuals are embarrassed by voicing their opinions.

AMERICANS WITH DISABILITIES (ADA) ACCOMMODATIONS ADA accommodations can be provided upon request. Those requiring special accommodations should contact the City Clerk at cityclerk@gigharborwa.gov or (253) 853-7613 at least 24 hours prior to the meeting.



**Minutes for Gig Harbor Planning Commission
Thursday, October 6, 2022 5:00 P.M.
Virtual Meeting**

Call to Order/Roll Call: Vice Chair Krawczyk called the meeting to order at 5:00 p.m. Commissioners Bradbury, Soltess, Jordan, Snodgrass and Brown were present.

City Staff: Carl de Simas, Principal Planner; Josh Stecker, City Clerk; Senior Planner, Robin Bolster-Grant; Senior Planner, Roxanne Robles and Michelle Thomas Planning Technician were present.

Approval of Minutes: Move to approve minutes for August 18, 2022 (Bradbury / Soltess) Unanimously approved.

Public Comment: No comments received

Agenda Items:

- a. Nomination and Election of Chair: Krawczyk nominated by Bradbury seconded by Soltess
Vote: Unanimously approved
Nomination and Election of Vice Chair: Soltess nominated by Bradbury Second by Jordan
Vote: Unanimously approved
- b. Commissioner introductions
- c. By Law review and in person meetings Staff presentation Josh Stecker & Commission discussion
Motion: Move for the dissolution of current By Laws (Bradbury / Snodgrass)
Vote: For Snodgrass, Bradbury, Soltess, Jordan Against Brown
Motion: Move to establish new 5:30 start time for all future Planning Commission meetings (Jordan / Soltess)
Vote: Unanimously approved
- d. Comprehensive Plan Amendment
 - i. Parks, Recreation and Open Space (PROS) – Staff Presentation Robin Bolster-Grant
 - ii. Stormwater Management Action Plan (SMAP) – Staff Presentation Roxanne Robles
 - iii. Climate Change Comprehensive Plan Update– Staff Presentation Roxanne Robles

Other Business: Next meeting Thursday, October 20, 2022 Public Hearing for Comprehensive Plan Amendment

Adjournment: The meeting adjourned at 7:42

Michelle Thomas

Michelle Thomas
Planning Technician



COMMUNITY DEVELOPMENT DEPARTMENT STAFF REPORT

TO: Planning Commission
FROM: Planning Staff – Robin Bolster-Grant, Senior Planner
Roxanne Robles, Senior Planner
DATE: October 13, 2022
RE: 2022 Comprehensive Plan Amendments: PL-COMP-22-0001; PL-COMP-22-0003; and PL-COMP-22-0004
Public Hearing: October 20, 2022

I. GENERAL INFORMATION

Applicant: City of Gig Harbor
Community Development Department
Planning Division
3510 Grandview Street
Gig Harbor, WA 98335

Owner: **Area Wide Amendments – Not site specific**

II. PROJECT DESCRIPTION

This project is the 2022 Docket of proposed amendments to the Comprehensive Plan as follows:

- A. COMP-22-0001: Parks, Recreation and Open Space Element (Ch. 11)**, the proposed city-sponsored Comprehensive Plan text amendment would replace existing text with the 2022 Parks, Recreation and Open Space Plan (2022 PROS Plan) adopted by the City Council on February 28, 2022.
- B. COMP-22-0003: Climate Change and Sustainability (Environment Element, Ch. 5)**, the proposed City-sponsored amendment would enhance language within the relevant and pertinent chapters of the Comprehensive

Plan, including goals, policies, and objectives supporting advancement of climate sustainability.

- C. COMP-22-0004: Stormwater Management Action Plan (SMAP)**, the proposed city-sponsored Comprehensive Plan amendment would incorporate the SMAP into the 2018 Stormwater Comprehensive Plan as Appendix F, which is adopted by reference in the Capital Facilities and Utilities Elements of the City's Comprehensive Plan.

III. BACKGROUND

On February 28, 2022 the City Council initiated four Comprehensive Plan amendments and directed staff to forward them on to the Planning Commission for your review and processing during the 2022 annual cycle. The materials presented to the City Council, including two public comments, are included as Exhibit F. Each of the four proposed amendments are sponsored by the City.

On August 18, 2022, planning staff conducted a study session for your commission to discuss two of the four proposed amendments: the Parks, Recreation & Open Space Element and the Stormwater Management Action Plan (SMAP). A brief presentation was also made regarding the amendment concerning proposed language regarding Climate Change and Sustainability.

Following internal discussions with the Public Works Director, it became apparent that proposed amendments to the Utilities Element and related portions of the Capital Facilities Elements (Docket item PL-COMP-22-0002) require additional analysis. Therefore, at this time the Planning Division is recommending moving forward with three of the four docket items, while the Utilities Element/Capital Facilities will be addressed with the 2024 Comprehensive Plan Periodic Update.

On October 6, 2022 planning staff conducted a second study session before the Planning Commission to provide additional information pertaining to the Climate Change and Sustainability language and to address questions raised about the SMAP.

The staff memos presented to the Commission are attached here as Exhibits D and E.

IV. APPLICABLE CODES AND POLICIES

Chapter 19.09 establishes the process for review of amendments to the Comprehensive Plan.

The process requires the Planning Commission to hold a public hearing on the applications and consider all applications cumulatively under the criteria set forth below. The commission's written recommendation on the applications shall then be forwarded to the City Council.

19.09.170 Criteria for approval

The city's comprehensive plan was developed and adopted after significant study and public participation. The goals and policies contained therein shall therefore be granted substantial weight when considering a proposed amendment. The city council shall make written findings regarding each application's consistency or inconsistency with the following criteria:

A. The proposed amendment will further and be consistent with the goals, policies and objectives of the comprehensive plan; and

B. The proposed amendment is consistent with the Growth Management Act (GMA), Puget Sound Regional Council multicounty planning policies, the countywide planning policies and other applicable interjurisdictional policies and agreements, and/or other state or local laws; and

C. The proposed amendment will not adversely impact the city's ability to provide sewer and water, and will not adversely affect transportation facilities and other public facilities and services such as parks, police, fire, emergency medical services and governmental services; and

D. The proposed amendment advances the public interest; and

E. For text amendments which propose to increase density or intensity of permitted development and all land use map amendments, the following approval criteria also apply:

1. Adequate infrastructure, facilities and services are available to serve the proposed or potential development expected as a result of this amendment, according to one of the following provisions:

a. The city has adequate funds for needed infrastructure, facilities and services to support new development associated with the proposed amendments; or

b. The city's projected revenues are sufficient to fund needed infrastructure, facilities and services, and such infrastructure, facilities and services are included in the schedule of capital improvements in the city's capital facilities plan; or

c. Needed infrastructure, facilities and services will be funded by the developer under the terms of a development agreement associated with the comprehensive plan amendment; or

d. Adequate infrastructure, facilities and services are currently in place to serve expected development as a result of this comprehensive plan amendment based upon an assessment of land use assumptions; or

e. Land use assumptions have been reassessed, and required amendments to other sections of the comprehensive plan are being processed in conjunction with this amendment in order to ensure that adopted level of service standards will be met; and

2. For a land use map amendment, the subject parcels being redesignated are physically suitable for the allowed land uses in the designation being requested, including compatibility with existing and planned surrounding land uses; and

3. The proposed amendment will not create a demand to change land use designations of other properties, unless the change in land use designation for other properties is in the long-term interest of the community in general.

V. ENVIRONMENTAL REVIEW

The SEPA Responsible Official is expected to issue a Determination of Nonsignificance on October 24, 2022. The comment period would end on November 1, 2022 and the appeal period would end on November 8, 2022.

VI. STAFF ANALYSIS

The proposed amendments¹ must be considered cumulatively. The Planning Commission is required to prepare written findings and recommendations based on the criteria for approval discussed above. Staff has drafted findings based on criteria for approval and Planning Commission discussions.

- A.** The proposed amendments will further and be consistent with the goals, policies and objectives of the comprehensive plan.

COMP-22-0001: Parks, Recreation and Open Space Element

The text amendment would insert parks, recreation and open space goals and policies, as adopted in the 2022 Parks, Recreation and Open Space Plan (PROS Plan), into the comprehensive plan in place of the current element in order to provide internal consistency.

The 2020 PROS Plan was adopted by the City Council on February 28, 2022. As such, the revised goals and policies, as well as the updated inventory of city park holdings have been inserted into Chapter 11.

It should be noted that the 2020 PROS Plan was the subject of significant public participation and input. 2,500 surveys were mailed to households throughout the city and online zoom meetings and an open house were conducted in October and November 2021. The Parks Commission recommended the Council adopt the PROS Plan on February 2, 2022.

COMP-22-0003: Climate Change and Sustainability

The amendment would insert text into the Environment Element (Chapter 5) which currently contains goals related to resource conservation, best

¹ Proposed text amendments are emphasized within the Exhibits with strikethroughs for removed language and underlines for added language.

management practices, and respect for the natural environment. The proposed language introduces climate change to the Comprehensive Plan and sets a goal to adopt a climate action plan. This will serve as a catalyst for further climate-related actions.

COMP-22-0004: Stormwater Management Action Plan (SMAP)

The amendment incorporates the SMAP into the 2018 Stormwater Comprehensive Plan as Appendix F. The City of Gig Harbor is currently a permittee of the State of Washington Department of Ecology Western Washington Phase II Municipal Stormwater Permit (Permit) through the National Pollutant Discharge Elimination System and State Waste Discharge General Permit for Discharges from Small Municipal Separate Storm Sewers in Western Washington. The Permit authorizes permittees to discharge to Waters of the State if the conditions are met, and until the Permit expires, is modified, or revoked. The Permit was issued to the City July 1, 2019 and became effective August 1, 2019. The Permit expires July 31, 2024.

- B.** The proposed amendments are consistent with the Growth Management Act, the countywide planning policies and other applicable interjurisdictional policies and agreements, and/or other state or local laws.

COMP-22-0001: Parks, Recreation and Open Space Element

The GMA has established planning goals for open space and recreation (RCW 36.70A.020). These goals include retaining open space, enhancing recreational opportunities, conserving fish and wildlife habitat, increasing access to natural resource lands and water, and developing parks and recreation facilities. The proposed amendment to the Parks, Recreation and Open Space Element updates the goals and policies consistent with these policies, as well as updating the current inventory of parks citywide. Similarly, the updated goals and policies as well as current inventory provide consistency with Pierce Countywide Planning Policy HW-1.1, by providing an improved environment for walking and bicycling

COMP-22-0003: Climate Change and Sustainability

The GMA and Pierce County Countywide Planning Policies have established planning goals for efficient urban growth, multimodal transportation systems, and protecting the environment. The proposed amendment to the Environment Element introduces goals and policies consistent with the GMA and the Countywide Planning Policies, and allows for future innovation in climate-related policy.

COMP-22-0004: Stormwater Management Action Plan (SMAP)

The Permit requires a Stormwater Management Program with several components, one of which is a SMAP as described in part S5.C.1.d. The adoption of the SMAP is a state required for the City's continued discharge to Waters of the State, and adoption by March 31, 2023 is required for compliance.

- C. The proposed amendments will not adversely impact the city's ability to provide sewer and water and will not adversely affect transportation facilities and other public facilities and services such as parks, police, fire, emergency medical services and governmental services.

COMP-22-0001: Parks, Recreation and Open Space Element

Staff finds that the proposed amendment would not adversely impact the City's ability to provide essential public facilities or services.

COMP-22-0003: Climate Change and Sustainability

Staff finds that the proposed amendment would not adversely impact the City's ability to provide essential public facilities or services.

COMP-22-0004: Stormwater Management Action Plan (SMAP)

Staff finds that the proposed amendment would not adversely impact the City's ability to provide essential public facilities or services.

- D. The proposed amendment advances the public interest.

COMP-22-0001: Parks, Recreation and Open Space Element

Based on the results of the surveys, open house and stakeholder meetings conducted in 2021 for the 2022 PROS Plan update, the public interest would be served through the adoption of the proposed amendment to the Parks, Recreation and Open Space Element. The amendment includes the goals and policies provided in the 2022 PROS Plan.

COMP-22-0003: Climate Change and Sustainability

Gig Harbor City Council identified priorities within the City of Gig Harbor Two-Year Strategic Plan 2022-2023 (Strategic Plan). One of the Strategic Plan priorities is to *promote environmental sustainability and preserve Gig Harbor's natural beauty* with project actions including:

- Incorporate climate change into the City's Comprehensive Plan
- Adopt Climate & Sustainability Action Plan

City staff convened the Climate Change Comprehensive Plan Amendment Committee (CCCPAC), a 20-person internal and external stakeholder group to steer the amendment proposal. The CCCPAC learned about climate change mitigation and adaptation concepts and strategies from regional experts throughout the summer of 2022. Staff summarized the submissions in an *Initial Meeting Summary & Findings* document presented at the August 23, 2022 CCCPAC meeting and available on the project website².

The proposed text amendment is a distillation of more than 40 priorities set by the CCCPAC which includes input from elected and appointed officials, nonprofit environmental groups, the development community, utilities, the Port of Tacoma, and City staff.

COMP-22-0004: Stormwater Management Action Plan (SMAP)

Stormwater management action planning is required by the Permit and is intended to protect public health and safety by assuring that permittees are conducting appropriate information gathering, tracking, maintenance, and implementation for stormwater management. Stormwater planning under the Permit is designed to reduce the discharge of pollutants from municipal separate storm sewer systems and to protect surface and receiving waters.

- E.** For text amendments which proposed to increase density or intensity of permitted development and all land use map amendments, the following approval criteria also apply:
1. Adequate infrastructure, facilities and services are available to serve the proposed or potential development expected as a result of this amendment, according to one of the following provisions:
 - a. The city has adequate funds for needed infrastructure, facilities and services to support new development associated with the proposed amendments; or
 - b. The city's projected revenues are sufficient to fund needed infrastructure, facilities and services, and such infrastructure, facilities and services are included in the schedule of capital improvements in the city's capital facilities plan; or
 - c. Needed infrastructure, facilities and services will be funded by the developer under the terms of a development agreement associated with the comprehensive plan amendment; or
 - d. Adequate infrastructure, facilities and services are currently in place to serve expected development as a result of this comprehensive

² <https://www.cityofgigharbor.net/761/Comprehensive-Plan-Amendment---Climate-C>

plan amendment based upon an assessment of land use assumption; or

- e. Land use assumptions have been reassessed, and required amendments to other sections of the comprehensive plan are being processed in conjunction with this amendment in order to ensure that adopted level of service standards will be met; and
- 2. For a land use map amendment, the subject parcels being redesignated are physically suitable for the allowed land uses in the designation being requested, including compatibility with existing and [planned surrounding land uses; and
- 3. The proposed amendment will not create a demand to change land use designations of other properties, unless the change in land use designation for other properties is in the long-term interest of the community in general.

COMP-22-0001: Parks, Recreation and Open Space Element

This final criterion is not applicable to the proposed amendment.

COMP-22-0003: Climate Change and Sustainability

This final criterion is not applicable to the proposed amendment.

COMP-22-0004: Stormwater Management Action Plan (SMAP)

This final criterion is not applicable to the proposed amendment.

Project Planner: Planning Division Staff

Date: October 13, 2022

Exhibits

Exhibit A: Proposed Text Amendments to Chapter 11, PROS Element, and Chapter 13, Capital Facilities Element

Exhibit B: Proposed Text Amendments to Chapter 5, Environment Element

Exhibit C: Proposed Stormwater Management Action Plan (SMAP)

Exhibit D: Staff Memo August 18, 2022

Exhibit E: Staff Memo October 6, 2022

Exhibit F: City Council Materials, February 28, 2022

Exhibit G: CCCPAC Initial Meeting Summary and Findings August 2022



"THE MARITIME CITY"

COMMUNITY DEVELOPMENT
PLANNING DIVISION

CITY OF GIG HARBOR

NOTICE OF PUBLIC HEARING

Comprehensive Plan Amendment – Parks, Recreation and Open Spaces, Climate Change, and Stormwater Management Action Plan

Date of Notice: October 10, 2022

Project Location: Citywide

Project Description:

PL-COMP-22-0001: Parks, Recreation and Open Space

The bill will propose text amendments to the Parks, Recreation and Open Space Element (Chapter 11) to create consistency with the 2022 Parks, Recreation, and Open Space Plan (2022 PROS Plan) adopted by the City Council on February 28, 2022.

PL-COMP-22-0003: Climate Change and Sustainability

The bill will propose text amendments to the Environment Element (Chapter 5) to develop and adopt a climate action plan, as well as inventory and reduce municipal and citywide greenhouse gas emissions.

PL-COMP-22-0004: Stormwater Management Action Plan

The Stormwater Management Action Plan (SMAP) is a requirement for all permittees of the Department of Ecology Western Washington Phase II Municipal Stormwater Permit (the Permit). The SMAP must be adopted by March 31, 2023 to comply with the Permit.

The proposed update to the Capital Facilities Element and Utilities Element (PL-COMP-22-0002) will require further analysis and will not be included in the 2022

amendment process and will be addressed within the 2024 Comprehensive Plan Update.

SEPA Threshold
Determination:

A SEPA Threshold Determination has not yet been issued for this non-project action.

PUBLIC HEARING DATE: Planning Commission, **Thursday, October 20, 2022, 5:30 PM**, Virtual Meeting (see City Web [Calendar](#) for information on attending the hearing)

Interested persons are invited to attend the public hearing and provide testimony on this proposal. The hearing will be conducted in the manner prescribed by Gig Harbor Municipal Code Chapter [19.05](#).

Documents pertinent to this application are available for review and inspection at the City of Gig Harbor Community Development Department, 3510 Grandview Street, Gig Harbor, WA 98335, during normal business hours, Monday through Friday, online at the [here](#).

Requests for notification or written comments must be submitted to the Community Development Department no later than 5:00 PM on Wednesday, October 19 2022.

Questions or comments regarding the above stated application should be made to Carl de Simas, Principal Planner, City of Gig Harbor Community Development Department, 3510 Grandview Street, Gig Harbor, WA 98335, by calling (253) 851-6170, or email cdesimas@gigharborwa.gov

Chapter 11

PARKS, RECREATION AND OPEN SPACE

INTRODUCTION

The ~~2016~~ 2022 Parks, Recreation and Open Space Plan (~~Park~~ PROS Plan) for Gig Harbor was adopted by the City Council on February 28, 2022. The PROS Plan represents the City's vision and provides goals and objectives for the development of parks, recreation and open spaces in Gig Harbor for the next six years and beyond. Only key elements of the ~~Park~~ PROS Plan are incorporated into the Comprehensive Plan. This chapter includes the goals and policies adopted in the ~~Park~~ PROS Plan, while the inventory, levels of service and 6-year capital facilities projects are included in Chapter ~~12~~ 13, Capital Facilities.

The planning area for this ~~Parks, Recreation and Open Space~~ PROS Plan includes the City's existing incorporated area and the City's Urban Growth Area as defined in the 2015 Comprehensive Plan. Implementation of the ~~Parks, Recreation and Open Space~~ 2022 PROS Plan will focus on the City's incorporated area, where the City has jurisdiction, with an eye toward serving the residents of the Urban Growth Area as annexations occur over the next 15 years.

~~Much has happened in Gig Harbor since the City's prior Parks, Recreation and Open Space Plan was adopted in 2010.~~ The continued dramatic growth in the Gig Harbor peninsula's population has resulted in an increased use of the City's community parks and recreational facilities, which will likely continue over the foreseeable future. The demographics of Gig Harbor are also changing as a younger demographic is moving into the area. The increase in demand coupled with a changing demographic mean new challenges and opportunities for the City.

~~In an effort to provide quality parks and recreational opportunities for today's residents as well as for future generations, the City initiated a planning process in conjunction with the overall update of the City's 2015 Comprehensive Plan.~~ This ~~Parks, Recreation and Open Space~~ PROS Plan is a stand-alone document which meets the requirements of the Washington State Recreation and Conservation Office guidelines. It is also compliant with the Washington State Growth Management Act (GMA). ~~Parts of the~~ The PROS Plan may be incorporated into the future 2024 updates update of the Gig Harbor Comprehensive Plan.

The GMA requires a park and recreation element within the Comprehensive Plan that implements, and is consistent with, the capital facilities plan element as it relates to park and recreation facilities. This element includes estimates of park and recreation demand for at least a fifteen-year period; an evaluation of facilities and service needs; and an evaluation of intergovernmental coordination opportunities to provide regional approaches for meeting park and recreational demand.¹

¹RCW 36.70A.070(8) GMA

During the PROS Plan public outreach effort, the community expressed many ideas for improving parks and recreational opportunities in Gig Harbor including:

- Providing a balance of active and passive activities within the city's parks;
- Seeking dedicated funding to support park management and maintenance responsibilities and costs;
- Providing trail connectivity between parks and connecting residential and commercial neighborhoods to the city's park system; and
- Providing a park system that offers something for all ages and types of users.

This Plan considers today's and tomorrow's needs and is a community-driven plan that has broad-based support and is implementable over the 15-year plan horizon. This update:

- Identifies the anticipated types of activities and the population that the City's parks and recreation facilities will serve,
- Defines the City's vision of the future of the City's park and recreational facilities,
- Identifies the estimated cost to achieve the community's vision, and
- Provides goals and policies to act as a guide for getting there.

The ~~2016-~~ 2022 Gig Harbor Park Recreation and Open Space Plan will help guide the city staff, park commission and city council in meeting identified gaps in services and park development in order to meet the need and support the quality of life for our citizens in the coming years.

VISION

Gig Harbor's Vision: To develop a quintessential system of parks, trails and open spaces that enhance the City's history, environmental features, and sense of place to encourage both active and passive forms of recreation popular on the peninsula.

GOALS AND POLICIES

~~OPEN SPACE PRESERVATION AND WILDLIFE RESOURCES~~

~~**GOAL 11.1: DEVELOP A HIGH QUALITY, DIVERSIFIED PARK SYSTEM THAT PRESERVES AND ENHANCES SIGNIFICANT ENVIRONMENTAL RESOURCES AND FEATURES. INCORPORATE UNIQUE ECOLOGICAL FEATURES AND RESOURCES TO PROTECT THREATENED SPECIES, PRESERVE HABITAT, AND RETAIN MIGRATION CORRIDORS THAT ARE UNIQUE AND IMPORTANT TO LOCAL WILDLIFE.**~~

~~**11.1.1.** — Acquire and preserve especially sensitive or unique habitat sites that support threatened or endangered species and urban wildlife habitat.~~

~~**11.1.2.** — Identify and conserve critical wildlife habitat including nesting sites, foraging areas, and migration corridors within or adjacent to natural areas, open spaces, and the developed urban areas.~~

~~11.1.3. — Develop a system of open space corridors along natural stream and wetlands corridors that establish forest canopy that link to each other and from the uplands to the shore.~~

IDENTIFY URBAN GROWTH PRESERVES

~~GOAL 11.2: COORDINATE WITH OTHER PUBLIC AND PRIVATE AGENCIES, AND WITH PRIVATE LANDOWNERS TO PRESERVE LAND AND RESOURCES NECESSARY TO PROVIDE HIGH QUALITY, CONVENIENT PARK AND RECREATIONAL FACILITIES BEFORE THE MOST SUITABLE SITES ARE LOST TO DEVELOPMENT.~~

~~11.2.1. — Continue coordination with PenMet Parks and other agencies on meeting park, recreation, and open space needs through the City and urban growth area to assure that needs are met, and services are not duplicated.~~

~~11.2.2. — Identify lands needed to meet long term demand for parks, recreation and open space in developing areas such as the wooded, undeveloped, and sensitive lands.~~

~~11.2.3. — Prior to annexation of urban growth areas review park, recreation, and open space needs to determine potential impacts to adopted levels of service. Such impacts shall be considered when determining the impacts of a potential annexation.~~

DEVELOPING HEALTHY COMMUNITIES

~~GOAL 11.3: THROUGH THE CITY'S PERMIT PROCESS, REQUIRE, WHEN POSSIBLE, NEW DEVELOPMENT TO SUPPORT AND ENHANCE THE PEDESTRIAN ENVIRONMENT TO PROMOTE HEALTHY LIFESTYLES AND ACTIVE COMMERCIAL AREAS.~~

~~11.3.1. — Require pedestrian friendly design features (including but not limited to placement of new buildings, on-site walkways, and pedestrian scale site features) on new developments to promote active healthy lifestyles within the community.~~

~~11.3.2. — Require non-residential developments to provide common areas (such as town squares, plazas, or pocket parks) proportional to size of the development and the impact on existing park infrastructure to serve the recreational needs of employees and customers. Encourage these spaces to be used as the focus of commercial and civic buildings.~~

PARK DESIGN STANDARDS

~~GOAL 11.4: DESIGN AND DEVELOP FACILITIES THAT ARE ACCESSIBLE, SAFE, AND EASY TO MAINTAIN WHILE PROVIDING A FULL RANGE OF FACILITIES FOR ALL AGE GROUPS BOTH INSIDE THE PRESENT CITY LIMITS AND IN THE UGA. PARKS FACILITIES AND EQUIPMENT SHOULD HAVE LIFE CYCLE FEATURES THAT ACCOUNT FOR LONG TERM COSTS AND BENEFITS.~~

General

~~11.4.1. — Create park plans for the potential development and re-development of City park properties.~~

~~11.4.2. — Incorporate features and amenities into parks that fit the local context; contribute to environmental sustainability; and are accessible, safe, and easy to maintain for the long term.~~

~~11.4.3. — Provide maps at the City's larger parks, documenting park and trail opportunities in the vicinity of the park.~~

~~11.4.4. — Develop and maintain parks consistent with local, state and federal environmental regulations.~~

~~11.4.5. — Provide facilities for all age groups and throughout the City and its UGA.~~

Accessibility

~~11.4.6. — Design park and recreation facilities to be accessible in accordance with the American Disabilities Act (ADA).~~

Maintenance

~~11.4.7. — Design and develop facilities that are of low maintenance and high capacity design to reduce overall facility maintenance and operation requirements and costs while providing for adequate facilities, amenities and attractive landscaping.~~

~~11.4.8. — Where appropriate, use low maintenance materials, settings or other value-engineering considerations that reduce care and security requirements, and retain natural conditions and experiences.~~

Security and Safety

~~11.4.9. — Implement design and development standards that will improve park facility safety and implement security features for park users, department personnel, and the public at large.~~

~~11.4.10. — Continue to develop and implement safety standards, procedures, and programs that will provide proper training and awareness for department personnel.~~

~~11.4.11. Define and enforce rules and regulations concerning park activities and operations that will protect user groups, department personnel, and the general public at large.~~

~~11.4.12. — Where appropriate, use adopt a park programs, neighborhood park watches, park police patrols, and other innovative programs that will increase safety and security awareness and visibility.~~

Non-Motorized Access

~~11.4.13 — Parks should be located such that the majority of the population can easily access them without driving a personal vehicle.~~

TRAIL AND CORRIDOR ACCESS SYSTEMS

GOAL 11.5: DEVELOP A HIGH QUALITY SYSTEM OF MULTIPURPOSE PARK TRAILS AND CORRIDORS THAT PROVIDE ALTERNATIVE TRANSPORTATION OPTIONS AND LOW IMPACT RECREATIONAL OPPORTUNITIES FOR RESIDENTS OF ALL AGES AND ABILITIES IN COORDINATION WITH THE CITY'S ACTIVE TRANSPORTATION PLAN.

Trail Systems

~~11.5.1. — Create a comprehensive system of multipurpose off-road trails using the Cushman Trail as the backbone of the system. Trails should be developed to provide access to significant environmental features, public facilities, neighborhoods and businesses districts to promote physical activity and a health conscious community.~~

~~11.5.2. — Leveraging the resources of WSDOT, private developers and other agencies, construct pedestrian facilities that cross SR-16 and other highways (ex: pedestrian overpass at BB16).~~

~~11.5.3. — Trails should be connected to nearby sidewalk facilities wherever feasible to facilitate the use of the off-street trail systems for non-motorized transportation and recreation. Where sidewalks are an integrated component of a trail system, larger sidewalks may be needed.~~

~~11.5.4. — Work with PenMet Parks, Pierce County, Tacoma, the Washington State Department of Transportation, and other appropriate jurisdictions to link and extend Gig Harbor trails to other regional trail facilities.~~

~~11.5.5. — Extend trails through natural area corridors like the Crescent and Donkey (North) Creek corridors, and Wollochet Drive wetlands within the City that will provide a high quality, diverse sampling of area environmental resources, in balance with habitat protection.~~

Trail Development and Amenities

11.5.6. — Develop trails consistent with the park development goals and policies where applicable.

11.5.7. — Furnish trail systems with appropriate supporting trailhead improvements that may include interpretive and directory signage systems, rest stops, drinking fountains, restrooms, parking and loading areas, water and other services.

11.5.8. — Where appropriate, locate trailheads at or in conjunction with park sites, schools, and other community facilities to increase local area access to the trail system and reduce duplication of supporting improvements.

11.5.9. — Develop trail improvements of a design that is easy to maintain and access by maintenance, security, and other appropriate personnel, equipment, and vehicles.

11.5.10. — Develop trail accessibility standards to provide for accessible trails where possible and support a diversity of non-motorized uses. Such standards should not prohibit construction of trails where grade or corridor width will not allow full accessibility or trail widths for all uses.

11.5.11. — Develop and implement a system of signs to mark trails and non-motorized routes that coordinates with the City's streetscape and furniture standards. Such signage should be developed in accordance with the City's adopted way finding plan.

RECREATIONAL FACILITIES

GOAL 11.6: DEVELOP A QUALITY, DIVERSIFIED RECREATION SYSTEM THAT PROVIDES FOR ALL AGE AND INTEREST GROUPS.

Waterfront Access and Facilities

11.6.1. — Cooperate with Pierce County, PenMet Parks, the Washington State Department of Fish & Wildlife, and other public and private agencies to acquire and preserve additional shoreline access for waterfront fishing, wading, swimming, viewing and other related recreational activities and pursuits, recognizing the rights of property owners in the vicinity of such sites.

11.6.2. — Develop and/or encourage a mixture of watercraft access opportunities including canoe, kayak, sailboard, and other non-power boating activities, especially on Gig Harbor Bay and along the Puget Sound shoreline.

Athletic Facilities

11.6.3. — Concentrate on field and court activities like soccer, football, baseball, basketball, tennis, pickleball and volleyball that provide for the largest number of participants.

~~11.6.4. — Encourage, leverage the development, or develop, where appropriate, a select number of facilities that provide a quality playing environment, possibly in conjunction with PenMet Parks, Pierce County, Peninsula School District, and other public or private agencies. Such facilities should be developed to meet the requirements for all age groups, skill levels, and recreational interests where possible.~~

Indoor Facilities

~~11.6.5. — Facilitate the continued development by the Peninsula School District and other organizations, of special meeting, assembly, eating, health, cultural, and other community facilities that provide general support to school age populations and the community at large at elementary, middle, and high schools within the City, urban growth area and the greater peninsula.~~

~~11.6.6. — Look for opportunities to partner with PenMet and other organization to provide indoor recreational facilities for all ages (including play structures and both organized and individual sports facilities).~~

Play Structures

~~11.6.7. — Provide play structures for tots (2-5) and school aged children (5-12) and a teen activity area within neighborhood parks.~~

SPECIAL PURPOSE FACILITIES

GOAL 11.7: ENCOURAGE THE DEVELOPMENT OF QUALITY FACILITIES THAT MEET THE INTERESTS OF ALL SEGMENTS OF THE COMMUNITY.

~~11.7.1. — Where appropriate and economically feasible (self-supporting), encourage other organizations to develop and operate specialized and special interest recreational or cultural facilities like theater, golf and water parks for these interests in the general population.~~

~~11.7.2. — Where appropriate, facilitate and encourage joint planning and operating programs with other public and private agencies to determine need and provide for special activities like golf, performing arts, water parks, and camping on an area wide basis.~~

RECREATIONAL PROGRAMS

GOAL 11.8: COORDINATE WITH AND ENCOURAGE THE EFFORTS OF OTHER AGENCIES AND NON-PROFIT RECREATIONAL PROVIDERS TO ASSURE THAT THE RECREATIONAL NEEDS OF THE GIG HARBOR RESIDENTS ARE MET.

~~11.8.1. — Facilitate and encourage other organizations to provide arts and crafts, classroom instruction in music and dance, physical conditioning and health care, meeting facilities, daycare,~~

latch key, and other program activities for all cultural, age, physical and mental capability, and income groups in the community.

~~11.8.2. — Endorse the efforts of local non-profit organizations to provide soccer, baseball, softball, basketball, volleyball, tennis, pickleball, and other instruction and participatory programs for all age, skill level, and income groups in the community.~~

~~11.8.3. — Assist historical and cultural societies to develop and display artifacts, reports, and exhibits; and conduct lectures, classes, and other programs that document and develop awareness of Gig Harbor's heritage.~~

HISTORIC RESOURCES

GOAL 11.9: DEVELOP A HIGH QUALITY, DIVERSIFIED PARK SYSTEM THAT PRESERVES SIGNIFICANT HISTORIC OPPORTUNITY AREAS AND FEATURES.

~~11.9.1. — Identify, preserve, and enhance Gig Harbor's multicultural heritage, human history of the City and its neighborhoods, traditions, and cultural features including historic sites, buildings, artworks, objects, views, and monuments.~~

~~11.9.2 — Identify and incorporate significant historic and cultural lands, sites, artifacts, and facilities into the park system to preserve these interests and to provide a balanced social experience.~~

~~11.9.3 — Register City owned parks, structures and open space properties that are eligible for the Gig Harbor Register of Historic Places and utilize the City's Certified Local Government (CLG) board to determine appropriate preservation methods and traditional uses.~~

~~11.9.4. — Encourage the Harbor History Museum, Gig Harbor BoatShop, Gig Harbor Fishermen's Civic Club and others to make cultural programs and activities more accessible to the public.~~

~~11.9.5. — Encourage the owners of historic sites and structures to provide increased public access.~~

~~11.9.6. — Consider adopting incentives for properties listed on the City's Historic Register to encourage maintenance and retention of structures as properties are re-developed, including adaptive re-use provisions.~~

CULTURAL ARTS PROGRAMS AND RESOURCES

~~The purpose of this section is to delineate the importance of The Arts — visual art, music, theater, dance, poetry and prose, film and other creative endeavors — as they relate to the quality of life in Gig Harbor.~~

The Gig Harbor Arts Commission plays a vital role in our town's culture by supporting and promoting the arts and arts organizations. The Commission oversees the acquisition and placement of public art, fosters arts and cultural programs for the enrichment of citizens and visitors, encourages an environment for the success of working artists and strengthens new and existing arts organizations. The Arts Commission supports the following statements:

- The arts provide tools for accomplishing larger community goals such as economic vitality, quality education and community planning and design.
- Arts and culture are essential to the continuing growth and development of our community's economy, education and quality of life. Support of the arts is an investment in making our community a better place to live.
- The arts help strengthen our cultural fabric and enrich the lives and spirits of our citizens.
- Arts and cultural programs are a powerful economic development tool in their ability to enhance Gig Harbor's image and thereby entice new businesses to locate here.
- The arts can be a source of civic pride and Gig Harbor is a place where citizens and visitors alike can be engaged and inspired.

**~~GOAL 11.10: CELEBRATE THE CREATIVE SPIRIT OF OUR COMMUNITY AND
ENCOURAGE FINE AND PERFORMING ARTS PARTNERSHIPS AND
PROGRAMS THAT REFLECT THE COMMUNITY'S VISION AND
CULTURE.~~**

~~11.10.1.~~ — Identify public visual, written and performing art opportunities that highlight the cultural and historical connections within our community through local history, environmental systems, cultural traditions, and visual symbols.

~~11.10.2.~~ — Enhance the reputation of Gig Harbor as a livable and creative community by encouraging artists of all types to display and perform their work and supporting opportunities for creative expression.

~~11.10.3.~~ — Use public art to create visible landmarks and artistic points of reference to reinforce Gig Harbor's identity, unique culture and character.

~~11.10.4.~~ — Acquire works of art through a variety of methods including commissioned works, temporary works, direct purchases, and community projects.

~~11.10.5.~~ — In cooperation with area artists and cultural organizations, utilize the city's website as a clearinghouse for arts information and resource sharing.

~~11.10.6.~~ — Encourage the development of spaces where visual and performing arts can be enjoyed by all. This includes visual and performing arts centers, street fairs, and market places that include performance and display spaces. (Resolution No. 861.)

~~11.10.7.~~ — Encourage and support work by local artists and support visual, written and performing arts programs and partnerships that reflect our community's vision and culture.

FINANCIAL RESOURCES AND COORDINATION

GOAL 11.11: ~~CREATE EFFECTIVE AND EFFICIENT METHODS OF ACQUIRING, DEVELOPING, OPERATING AND MAINTAINING FACILITIES AND PROGRAMS THAT ACCURATELY DISTRIBUTE COSTS AND BENEFITS TO THE GENERAL PUBLIC AND PRIVATE DEVELOPMENT.~~

Finance

11.11.1.— Investigate available methods for the financing of facility development, maintenance, and operation in order to reduce costs, retain financial flexibility, match user benefits and interests, and increase facility services.

11.11.2.— Consider joint ventures with other public and private agencies such as PenMet Parks, Pierce County, Peninsula School District, regional, state, federal, and other public and private agencies including for-profit concessionaires, where feasible and desirable.

Public and Private Resource Coordination

11.11.3.— Cooperate with PenMet Parks, Pierce County, Peninsula School District, and other public and private agencies to avoid duplication, improve facility quality and availability, reduce costs, and represent resident area interests through joint planning and development efforts.

Cost/Benefit Assessment

11.11.4.— Define existing and proposed land and facility levels of service (ELOS/PLOS) that differentiate requirements due to: population growth impacts versus improved facility standards; neighborhood versus community nexus of benefit; city versus the combination of city, county, school, and other provider agency efforts; in order to effectively plan and program park and recreation needs within the existing city and urban growth area boundaries.

11.11.5.— Create effective and efficient methods of acquiring, developing, operating, and maintaining park and recreational facilities in manners that accurately distribute costs and benefits to public and private user interests—including the application of growth impact fees where new developments impact existing level of service (ELOS) standards.

OPERATIONAL AND STAFF CONSIDERATIONS

GOAL 11.12: ~~DEVELOP, TRAIN, AND SUPPORT A PROFESSIONAL PARKS STAFF THAT EFFECTIVELY SERVES THE COMMUNITY IN THE REALIZATION OF THE ABOVE LISTED GOALS AND POLICIES.~~

11.12.1.— Continue to train a diverse, well-trained work force that is motivated to achieve department and citywide goals.

~~11.12.2. — Encourage teamwork through communications, creativity, positive image, risk taking, sharing of resources, and cooperation toward common goals.~~

~~11.12.3. — Where appropriate, provide staff with education, training, and modern equipment and supplies to increase personal productivity, efficiency, and pride~~

RECREATIONAL FACILITIES

Goal 11.1: DEVELOP A QUALITY, DIVERSIFIED RECREATIONAL SYSTEM THAT PROVIDES FOR ALL AGE AND INTEREST GROUPS.

- 11.1.1. Pursue acquisition and development of sites for passive and active, formal and informal recreation opportunities that accommodate activities to appeal to various age groups, recreational interest and those with special needs.
- 11.1.2. Prioritize facility development based on demonstrated demand, population served, geographic distribution, regional appeal, fiscal opportunity and revenue-generating potential.
- 11.1.3 Pursue accessible adaptive recreation facilities and services for the growing population with disabilities or health and mobility challenges.
- 11.1.4. Cooperate with a wide range of public and private agencies to acquire and preserve additional shoreline access for waterfront fishing, wading, swimming, viewing and other related recreational activities and pursuits recognizing the rights of property owners in the vicinity of such sites.
- 11.1.5 Develop and/or encourage a mixture of waterfront and watercraft access opportunities including canoe, kayak, sailboard, and other human powered boating activities, especially on Gig Harbor and along the Puget Sound shoreline.
- 11.1.6. Facilitate development of field and court activities like soccer, football, baseball, basketball, tennis, pickleball and volleyball that provide for the largest number of participation.

OPEN SPACE PRESERVATION AND WILDLIFE RESOURCES

Goal 11.2: Provide a diversified park system that preserves and enhances significant environmental resources and facilitates the protection of threatened species, preservation habitat, and retention of migration corridors that are unique and important to local wildlife.

- 11.2.1 Preserve and protect from development impacts open space and park land areas with

significant environmental features such as wetlands, riparian corridors, forests, steep slopes, plant and animal habitats that support threatened or endangered species.

- 11.2.2 Develop a system of open space corridors along natural riparian and wetlands corridors that link to each other and from the uplands to the shore.
- 11.2.3 Provide appropriate public access (e.g. trails, viewpoints, and wildlife viewing areas) within open space areas to support passive recreation, and parking, where appropriate and feasible.
- 11.2.4 Provide environmental education opportunities in open space areas with creative and interactive interpretation strategies, such as hands-on displays, self-guided walks, and other engaging experiences.
- 11.2.5 Actively work to maintain and improve the condition of City-owned parks, trails, and open space areas through invasive species removal, planting of native species and restoration of urban forests, creeks, wetlands, and other habitat areas.
- 11.2.6 Anticipate global climate change and foster climate-resilient landscapes in parks and open space areas.
- 11.2.7 Improve tree management policies and practices, including the preparation of an Urban Forestry Management Plan, in order to promote tree retention, tree succession, and more effective wildlife prevention practices.
- 11.2.8 Map and evaluate riparian areas within salmon-bearing stream corridors and include as a component of the Land Acquisition Strategy, Climate Action & Resiliency Plan and Open Space Management Plan.

TRAIL & CORIDOR ACCESS SYTEMS

Goal 11.3: Develop a high quality system of park trails and corridors that provide alternative transportation options and low impact recreational opportunities for residents of all ages and abilities in coordination with the City’s Active Transportation Plan.

Trail Systems

- 11.3.1 Create a comprehensive system of shared-use, off-road trails using the Cushman Trail as the backbone of the system. Develop trails to provide access to significant environmental features, public facilities, neighborhoods, and business districts to promote physical activity and a health-conscious community.

- 11.3.2. Leverage available resources from public and private agencies to construct pedestrian facilities that cross SR-16 and other highways to better our trail system.
- 11.3.3 Connect trails to nearby sidewalk facilities wherever feasible to facilitate the use of the off-street trail systems for non-motorized transportation and recreation. Where sidewalks are an integrated component of a trail system, larger sidewalks may be needed.
- 11.3.4 Integrate the siting of proposed trail segments in to the development review process.
- 11.3.5 Work with public and private organizations to link and extend Gig Harbor trails to other regional trail facilities.
- 11.3.6 Support the implementation of pedestrian and bicycle lane improvements in the City’s Comprehensive Plan.

Trail Development and Amenities

- 11.3.7. Develop trails consistent with the park development goals and policies that reach a wide variety of users.
- 11.3.8. Furnish trail systems with appropriate supporting trailhead improvements that may include interpretive and directory signage systems, rest stops, drinking fountains, restrooms, parking and loading areas, water and other services.
- 11.3.9. Where appropriate, locate trailheads at or in conjunction with park sites, schools, and other community facilities to increase local area access to the trail system and reduce duplication of supporting improvements.
- 11.3.10. Design and develop trail systems that are easy to maintain and easily accessed by maintenance, security, and other appropriate personnel, equipment and vehicles.
- 11.3.11. Develop and implement a system of signs (e.g. trailhead, etiquette, directional, mile markers, emergency location marker, etc.) to mark trails and non-motorized routes that coordinates with the City’s streetscape and furniture standards in accordance with best practices.

PARK DESIGN STANDARDS

Goal 11.4: Design and develop facilities that are accessible, safe, and easy to maintain while providing a full range of facilities for all age groups both inside the present city limits and in the urban growth area. Parks facilities and equipment should have life cycle features that account for long-term costs and benefits.

- 11.4.1. Involve residents and stakeholders in park and recreation facility planning, the design of flexible and adaptable spaces, and recreation program development to solicit community input, facilitate project understanding and build public support.
- 11.4.2. Develop City-owned or maintained park sites based on master plans, management plans, or other adopted strategies to ensure parks reflect local needs, community input, recreational and conservation goals and available financial resources.
- 11.4.3. New parks and upgraded/renovated facilities should consider unique design trains that add to Gig Harbor’s sense of place while still ensuring quality that limits maintenance and operations costs.
- 11.4.4. Identify and address recreation and service accessibility barriers (socio-economic, language, physical, mental health, geographic, transportation). Seek to reduce access barriers and expand inclusive opportunities. Implement diversity, equity and inclusion policies and a priority matrix to guide the allocation of resources to address known service gaps over time.
- 11.4.5. Provide playgrounds with a community draw, offering unique opportunities for all city residents, and ideally within a multi-use, multi-generational setting as done at KLM Veterans Memorial Park.
- 11.4.6. Continue to engage, coordinate and partner with user groups of specialized facilities, such as sports fields, off-leash areas, disc golf course, skatepark, BMX/pump track, community gardens, etc.
- 11.4.7. Provide maps at the City’s larger parks and online that identify park and trail opportunities in the vicinity of the park.
- 11.4.8. Standardize the use of graphics and signage to establish a consistent identify at all parks and facilities.
- 11.4.9. Standardize park furniture (trash cans, tables, benches, fencing) to reduce inventory costs and improve appearance of, and maintenance consistency within, parks.

Accessibility

- 11.4.10. Design and maintain parks and facilities to offer universal accessibility for residents of all physical capabilities, skill levels, and ages as appropriate and in compliance with the Americans with Disabilities Act (AD) Standards for Accessible Design.
- 11.4.11. Seek opportunities to eliminate barriers at existing facilities and address goals identified in the ongoing, city-wide ADA assessment to guide priorities to retrofit existing sites.

Maintenance

- 11.4.12. Design and develop facilities that are of low maintenance design to reduce overall facility maintenance and operation costs, while providing for adequate facilities, amenities and attractive landscaping.
- 11.4.13. Incorporate sustainable development and low impact design practices into the design, planning, and rehabilitation of new and existing facilities; consider the use of native vegetation for landscaping in parks to conserve the integrity of native wildlife habitat and limit maintenance requirements.

Security and Safety

- 11.4.14. Maintain parks, trails and open space according to best practices that protect public property, preserve its value, and ensure its intended function or use, life expectancy, safety, security and appearance.
- 11.4.15. As appropriate, implement adopt-a-park programs, neighborhood park watches, police patrols, and other programs that will increase safety, security, awareness and visibility.

URBAN GROWTH PRESERVES & SET-ASIDES

GOAL 11.5: Coordinate with other public and private agencies, and with private landowners, to set aside land and resources necessary to provide high-quality, convenient park and recreation facilities before the most suitable sites are lost to development.

- 11.5.1. Prior to annexation of urban growth areas, review park, recreation and open space needs to determine potential impacts to adopted levels of service.
- 11.5.2. Identify and set-aside lands needed to meet long-term demand for parks, recreation, and open space in developing areas such as wooded, undeveloped, and critical lands.
- 11.5.3. Coordinate on a regular basis with Pierce County, PenMet Parks, and the Peninsula School District regarding the planning, acquisition, design and operation of recreational resources in the UGA and unincorporated service areas.

RECREATION PROGRAMS & EVENTS

GOAL 11.6: Coordinate with and encourage the effort of other agencies and non-profit recreational providers to assure that the recreation needs of the Gig Harbor residents are met.

- 11.6.1. Leverage City resources by maintaining partnerships with public and private agencies to deliver recreation services and secure access to existing facilities for community recreation.

- 11.6.2. Look for opportunities to partner with other organizations to provide support for indoor recreational facilities.
- 11.6.3. Endorse the efforts of local non-profit organizations to provide soccer, baseball, softball, basketball, volleyball, tennis, pickleball, and other instruction and participatory programs for all age, skill level, and income groups in the community.
- 11.6.4. Coordinate with public, private and non-profit providers, such as organized sports leagues, to plan for projects to expand facilities for athletic fields.
- 11.6.5. Ensure the City can adequately manage the calendar of special events throughout the year, investing in relationships and presenters of recreational offerings and high-quality special events.
- 11.6.6. If the City decides to offer more events, or grow existing events, it should obtain sponsorships to offset costs and develop a series of seasonal activities.

HISTORIC RESOURCES

Goal 11.7: Develop a high quality, diversified park system that preserves significant historical opportunity areas and features.

- 11.7.1. Identify, enhance and incorporate Gig Harbor's heritage, indigenous history and cultural features into the park system to preserve these interests and provide a balanced social experience.
- 11.7.2. Identify parks, structures, and spaces eligible for historic place designation to ensure they are preserved for the future, and plan for the long-term preservation and maintenance of designated structures in City ownership.
- 11.7.3. Assist historical and cultural societies to develop and display artifacts, reports, and exhibits and conduct lectures, classes, and other programs that document and develop awareness of Gig Harbor's heritage.
- 11.7.4. Encourage the Harbor History Museum, Gig Harbor Boat Shop, Gig Harbor Fisherman's Civic Club and others to make cultural programs and activities more accessible to the public.
- 11.7.5. Encourage the owners of historic sites and structures to provide increased public access.
- 11.7.6. Consider adopting incentives for properties listed on the City's Historic Register to encourage retention of and remove obstacles to maintaining such structures as properties are re-developed, including adaptive re-use provisions.

CULTURAL ART PROGRAMS & RESOURCES

Goal 11.8: Encourage fine and performing arts partnerships and programs that reflect the community's vision and culture.

- 11.8.1 Coordinate with and support the goals and initiatives of the Gig Harbor City Arts Commission, including the implementation of the goals noted in the Arts & Culture Element of the Comprehensive Plan.
- 11.8.2. Reflect the city's identity by incorporating art, history and culture into the park and recreation system, and identify appropriate locations within City parks and public spaces for the installation of public art, interpretive signs, or cultural displays.
- 11.8.3. Acquire and use public art to create visible landmarks and artistic points of reference to reinforce Gig Harbor's identity, unique culture and character in City parks, recreation and open spaces.

ADMINISTRATION & COORDINATION

Goal 11.9: Create effective and efficient methods of acquiring, developing, operating, and maintaining facilities and programs that accurately distribute costs and benefits to the general public and private development.

- 11.9.1. Provide sufficient financial and staff resources to maintain the overall parks and recreation systems to high standards.
- 11.9.2. Investigate available methods, such as park impact fees, land set-aside or fee in-lieu donation ordinances, and interlocal agreements, for the financing of facility development, maintenance, and operating needs in order to reduce costs, retain financial flexibility, match user benefits and interests, and increase facility services.
- 11.9.3. Pursue traditional and alternative funding sources for parks, facilities and programs to include private donations, partnerships, sponsorships, state and federal grant sources, dedicated local taxes and local bonds or levies.
- 11.9.4. Proactively apply for recreational system grants individually and with partner agencies.
- 11.9.5. Consider joint ventures with other public agencies, such as PenMet Parks, Pierce County, Peninsula School District, regional state, and federal agencies, local tribes, and private agencies including for-profit concessionaires, where feasible and desirable.
- 11.9.6. Review and update Park Impact Fee rates and methodologies immediately following each update to the PROS Plan and use impact fees to accommodate growth through the expansion of the parks system.

- 11.9.7. Periodically monitor and review level of service metrics to inform revisions to capital project priorities.
- 11.9.8. Prepare an internal policy to outline and define naming conventions, to include on-going evaluation of City park and public facility names.
- 11.9.9. Periodically review and update GIS data to ensure park names, classifications, acreages and ownership are correctly identified for City parks, open space and trails.

PARKS, RECREATION & OPEN SPACE FACILITIES

Existing Facilities

~~The City of Gig Harbor owns 36 park properties ranging in size from 0.06 of an acre to 30 acres. Included in that total are four designated trails that range from 0.2 of a mile to 6 miles in length. Park profiles on each city park facility are included in the 2016 Park Recreation and Open Space Plan as Appendix A to that plan.~~

The City of Gig Harbor directly provides 157 acres of public parkland and recreation facilities and 10.15 miles of recreational trails, distributed among 28 parks, natural areas and special use areas. Park profiles on each city park facility are included in the 2022 Parks, Recreation and Open Space Plan (2022 PROS Plan) which has been incorporated into Chapter 11 (Parks, Recreation and Open Space Element) of the Comprehensive Plan.

The Gig Harbor classification system includes: eight park categories, ~~neighborhood parks, waterfront parks, natural parks and trails~~. Open spaces are designated as either natural areas or undeveloped sites, ~~open space properties, undeveloped parks lands or other properties~~. Table 13.3 documents the City's existing park facilities.

~~**Neighborhood Parks** are developed for both passive and active recreation, and are accessible by walking, biking, or driving. They have support facilities such as restrooms and parking. These parks may typically include athletic fields, sports courts, trails, playgrounds, open space and picnicking facilities.~~

Provide recreation opportunities for people living within approximately one-half mile of the park. Neighborhood parks are large enough to include both passive and active facilities (including sport fields and courts), but they are small enough to be placed in neighborhoods where they serve the needs of residents in a local setting. Neighborhood parks are typically 5 to 10 acres in size but should be at least 3 acres.

Because they are usually located in neighborhoods, neighborhood parks are designed and operated to minimize noise, traffic, light and other “spill-over” impacts. They are designed primarily for non-supervised, non-organized recreation activities. Neighborhood parks should be located and designed based on the scale and type of surrounding area.

Community Parks are larger parks, typically between 15 and 30 acres, that provide a wide variety of recreation opportunities that appeal to the entire community. Typically these sites are designed for active recreation, supported by facilities such as sport fields, outdoor courts, skate parks and recreation centers. Community parks can accommodate large numbers of people and offer a wider variety of facilities than neighborhood parks, such as disc golf, volleyball, tennis courts, dog parks and group picnic areas. These parks also may serve as destination for access to water and large community events, and they may include significant natural areas and trails. For this reason, community parks require more support facilities, such as off-street parking and restrooms. Community parks can also serve as local neighborhood parks for their immediate areas, and they may be connected to schools or other community facilities.

Waterfront Parks are located on the shoreline and generally provide a mix of water-related uses and forms of access to the shoreline. sites that provide access to water and are intended to serve residents and visitors. These sites provide scenic views of freshwater and marine waterfront areas, as well as public

access for shoreline walking and boating. In Gig Harbor, the waterfront parks ~~These parks typically~~ include historic structures or uses that are planned for preservation in keeping the City's maritime heritage. The City actively works to balance uses within these parks to provide a mix of recreation opportunities, historic preservation, and community gathering spaces. Some of these parks are very small (2,500 s.f. to 1 acre) and are therefore also considered mini parks.

Natural Parks ~~preserve critical areas, urban forests and historic sites for future generations and include low impact recreational uses. Such sites are often developed with ancillary uses that are compatible with or support the primary preservation of the sites key features, such as the garden program at Wilkinson Farm Park or the hatchery program located at Donkey Park.~~

Mini Parks serve to address limited, isolated or unique recreational needs and generally range from 2,500 square feet to one acre in size and optimally located within 1/4-mile of a residential setting.

Special Use Facilities include single-purpose recreational areas designed to support a specific, specialized use. Special use facilities include sport complexes, community centers and/or historic areas. Because special use areas vary widely in function, there are no minimum sizes. Support facilities such as parking and restrooms are often included.

Undeveloped Park Lands ~~are properties acquired or owned by the City for park purposes, which have not yet been developed. These properties are anticipated to be developed into parks in the future and will be moved to the appropriate classification as they are developed.~~

Open Space Properties ~~are natural lands set aside for preservation of significant natural resource, open space or buffering. These lands are typically characterized by critical areas such as wetlands, slopes, and shorelines; significant natural vegetation, shorelines, or other environmentally sensitive areas. This classification is used for preserved lands which are not currently planned for development into parks due to physical constraints or other limitations.~~

Other Properties ~~include lands which do not presently provide park, recreation or open space amenities but are in City ownership and possible could be redeveloped for such uses in the future. These sites are not presently planned for redevelopment.~~

Natural Areas conserve critical areas, urban forests and historic sites for future generations with passive recreation use as a secondary objective, such as trails. Such sites are often developed with ancillary uses that are compatible with or support the primary conservation function, such as the garden program at Wilkinson Farm Park or the hatchery program at Donkey Creek Park.

Trails include both linear trails (measured in miles) and trail support facilities (measured in acres). Trails are generally off-street transportation and recreation options either paved or unpaved that connect two points and are often located in utility corridors or undeveloped road right-of-way. ~~While many of the City's parks provide access trails that loops through a park site, trails are linear in nature.~~ The City has also designated one on-street trail, Harborview Trail, due to the importance of this corridor for recreational use and as a connector between waterfront parks. The Cushman Trail is Gig Harbor's longest trail and forms the backbone of the regional non-motorized transportation system for the Gig Harbor Peninsula.

Undeveloped Sites are properties acquired or owned by the City for park purposes, which have not yet been developed. These properties are anticipated to be developed into parks in the future.

It should be noted that this inventory includes only City of Gig Harbor parks and open spaces; the Gig Harbor Peninsula is served by a variety of park and recreation service providers and a detailed inventory of all public facilities on the Peninsula is not included in this plan. Information taken from the County's geographic information system indicated more than 900 acres of park, recreation and open space lands exist in public ownership on the Gig Harbor Peninsula.

Table 13.3. Existing Park Facilities

	Name of Facility	Location	Size	Park Classification
Parks	City Park at Creseent Creek	3303 Vernhardson Street 9702 Creseent Valley Drive NW	10.87	Neighborhood
	Kenneth Leo Marvin Veterans Memorial Park	3580 50th Street	5.57	Neighborhood
	Civic Center (includes Greens and Skate Park)	3510 Grandview Street	6.55	Neighborhood
	Shaw Park	4404 Borgen Boulevard	+	Neighborhood
	Total Neighborhood Parks			23.99
	Ancieh Waterfront Park	3525 Harborview Drive	.79	Waterfront
	Austin Estuary*	4009 Harborview Drive	1.38	Waterfront
	Bogue Viewing Platform	8803 North Harborview Drive	0.10	Waterfront
	Eddon Boat Park	3805 Harborview Drive	2.89	Waterfront
	Jerisich Dock	3211 Harborview Drive	0.56	Waterfront
	Maritime Pier	3303 Harborview Drive	0.72	Waterfront
	Old Ferry Landing (Harborview Street End)	2700 Harborview Drive	0.17	Waterfront
	Skansie Brothers Park	3207 Harborview Drive	2.59	Waterfront
	Total Waterfront Parks			9.20
	Adam Tallman Park	6626 Wagner Way	11.84	Natural
	Donkey Creek Park	8714 North Harborview Drive	1.30	Natural
	Grandview Forest Park	3488 Grandview Street	8.58	Natural
	Wilkinson Farm Park	4118 Rosedale Street NW	17.74	Natural
	Total Natural Parks			39.46
	Cushman Trail		6 miles	Trail
	Trailhead at Borgen Blvd	5280 Borgen Blvd	0.18 acres	Trail
	Trailhead at Grandview	3908 Grandview	0.45 acres	Trail
	Trailhead at Hollycroft	2626 Hollycroft Street	0.60 acres	Trail
	Finholm View Climb	8826 North Harborview Drive (bottom) 8917 Franklin Avenue (top)	0.05 miles 0.32 acres	Trail
	Harborview Trail	Harborview and North Harborview Streets	2 miles	Trail
	Stanich Trail	Undeveloped portion of Erickson Street	0.2 miles	Trail
	Total Trails (by area)			1.55
	Total Trails (by length)			8.25
	Total Parks			82.45
	BB-16 Mitigation bonus site	WEST of Burnham interchange	0.45	Undeveloped

Harbor Hill Park	40310 Harbor Hill Drive	28.66	Undeveloped
Lighthouse	4.21	4.21	Undeveloped
Museum (Donkey Creek) Easement	Harbor History Museum shoreline area	0.43	Undeveloped
Old Burnham Properties	41722 Burnham Drive	20.3	Undeveloped
Rushmore Park (outside City Limits)	In Plat of Rushmore	4.07	Undeveloped
Wheeler Street End	Wheeler Ave at Gig Harbor Bay	0.08	Undeveloped
Woodworth/Ringold Water Tank Site	3800 Block Ringold St	0.06	Undeveloped
WWTP Park/Open Space	4212 Harborview Drive	5.82	Undeveloped
Total Undeveloped Park Lands			58.08
Austin Estuary Tidelands	4009 Harborview Drive	7.07	Open Space
BB 16 Wetland Mitigation Site	SE corner of Burnham and Borgen	10.49	Open Space
Harbor Hill Open Space	Gig Harbor North Area	8.09	Open Space
Old Ferry Landing (adjacent bluff)	South of Old Ferry Landing	0.14	Open Space
Total Open Space			25.79
Bogue Visitors Center	3125 Judson Street	0.15	Other
Total Other Uses			0.15
Total Other Properties			84.02

* Austin Estuary tidelands are included under open space

TOTAL PARK RECREATION AND OPEN SPACE LANDS 166.47

PARK & OPEN SPACE INVENTORY

The park and open space inventory identifies the recreational assets within Gig Harbor. The City directly provides 157 acres of public parkland and recreation facilities and 10.15 miles of recreational trails distributed among 28 parks, natural areas and special use areas.

Table 13.3. Existing Park Facilities

<u>Park Name</u>	<u>Current Classification</u>	<u>Proposed Classification</u>	<u>Acreage</u>
<u>Ancich Waterfront Park</u>	<u>Special Use Waterfront</u>	<u>Waterfront Park</u>	<u>0.78</u>
<u>Austin Park</u>	<u>Special Use Waterfront</u>	<u>Waterfront Park</u>	<u>1.38</u>
<u>Bogue Viewing Platform</u>	<u>Special Use Waterfront Mini-Park</u>	<u>Waterfront Mini-Park</u>	<u>0.15</u>
<u>Civic Center Green (incl. Skate Park)</u>	<u>Neighborhood Park</u>	<u>Community Park</u>	<u>6.55</u>
<u>Crescent Creek Park (incl BMX & volleyball courts)</u>	<u>Neighborhood Park</u>	<u>Community Park</u>	<u>10.89</u>
<u>Eddon Boat Park</u>	<u>Special Use Waterfront</u>	<u>Waterfront Park</u>	<u>3.88</u>
<u>Gig Harbor Sand Spit</u>	<u>Special Use Waterfront Mini-Park</u>	<u>Waterfront Mini-Park</u>	<u>1.21</u>
<u>Gig Harbor Sports Complex</u>	<u>Undeveloped</u>	<u>Community Park</u>	<u>22.14</u>
<u>Jerisich Dock (at Skansie Brothers Park)</u>	<u>Special Use Waterfront Mini-Park</u>	<u>Waterfront Mini-Park</u>	<u>0.56</u>
<u>Kenneth Leo Marvin (KLM) Veterans Memorial</u>	<u>Neighborhood Park</u>	<u>Neighborhood Park</u>	<u>5.58</u>

<u>Park Name</u>	<u>Current Classification</u>	<u>Proposed Classification</u>	<u>Acreeage</u>
<u>Maritime Pier</u>	<u>Special Use Waterfront Mini-Park</u>	<u>Waterfront Mini-Park</u>	<u>0.72</u>
<u>Old Burnham Properties</u>	<u>Undeveloped</u>	<u>TBD (counted as Natural Area)</u>	<u>20.31</u>
<u>Old Ferry Landing Park</u>	<u>Special Use Waterfront Mini-Park</u>	<u>Waterfront Mini-Park</u>	<u>0.31</u>
<u>Peninsula Light Fields</u>	<u>Special Use Miscellaneous</u>	<u>Special Use Facility</u>	<u>9.11</u>
<u>Shaw Park</u>	<u>Neighborhood Park</u>	<u>Neighborhood Park</u>	<u>1.76</u>
<u>Skansie Brothers Park</u>	<u>Special Use Waterfront</u>	<u>Waterfront Park</u>	<u>2.59</u>
<u>Subtotal Parks</u>			<u>87.92</u>
<u>Adam Tallman Park</u>	<u>Natural Area</u>	<u>Natural Area</u>	<u>11.84</u>
<u>Austin Park - Tidelands: tx*aalqø Estuary</u>	<u>Natural Area</u>	<u>Natural Area</u>	<u>7.07</u>
<u>Donkey Creek Park</u>	<u>Natural Area</u>	<u>Natural Area</u>	<u>1.04</u>
<u>Grandview Forest Park</u>	<u>Natural Area</u>	<u>Natural Area</u>	<u>8.58</u>
<u>Harbor Hill Open Space (south of Shaw Park)</u>	<u>Natural Area</u>	<u>Natural Area</u>	<u>20.14</u>
<u>Soundview Forest</u>	<u>Natural Area</u>	<u>Natural Area</u>	<u>1.54</u>
<u>Wilkinson Farm Park</u>	<u>Natural Area</u>	<u>Natural Area</u>	<u>17.74</u>
<u>Cushman Trailhead - 96th Street</u>	<u>Trail</u>	<u>Trail</u>	<u>0.28</u>
<u>Cushman Trailhead - Borgen</u>	<u>Trail</u>	<u>Trail</u>	<u>0.18</u>
<u>Cushman Trailhead - Grandview</u>	<u>Trail</u>	<u>Trail</u>	<u>0.45</u>
<u>Cushman Trailhead - Hollycroft</u>	<u>Trail</u>	<u>Trail</u>	<u>0.60</u>
<u>Finholm View Climb</u>	<u>Trail</u>	<u>Trail</u>	<u>0.35</u>
<u>Subtotal Natural Areas & Trails</u>			<u>69.81</u>
TOTAL ACREAGE			157.74

Level of Service

The City established levels of service for the park system in the 2016 Park, Recreation and Open Space Plan (2016 Park Plan) to maintain and improve upon existing levels of service (ELOS). Planned levels of service (PLOS) were established for each category of park, and for the system as a whole to assure a variety of recreation opportunities will be available as the City grows. The level of service standards adopted by the City for the park system are expressed as the number of acres (or miles) per 1000 residents for a particular classification of park. Table 13.4 documents existing levels of service (ELOS) and proposed levels of service (PLOS).

Forecast of Future Needs

The Park Plan utilized levels of service based on the total City population and considered both current and projected levels of service based on anticipated population growth. The population projects, used in this section, reflects the City's most recent population allocation of 10,500 residents in the year 2030. This population projection reflects the slowdown in growth that has occurred since 2008 and reflects a change in regional population allocations designed to locate future housing near employment centers. The 2030 population allocation in combination with the PLOS allows the City to calculate the amount of park land needed to achieve the planned service levels.

Table 13.4 Existing and Proposed Level of Service Standards

Park Type	Existing Acres	2010 Existing Level of Service	2030 Planned Level of Service ²	2030 Additional Area Needed
Neighborhood Parks	23.99	2.91	5.00	28.51
Waterfront Parks	9.20	1.02	1.00	1.30
Natural Parks	39.46	5.25	5.25	15.66
— Total Parks	72.65	9.36	11.25	45.48
Trails (in miles)	8.25	0.83	1.17	4.04

¹ The total parks area in table 13.3 includes acreage for trailheads which is not represented on table 13.4.

² The planned Level of Service is based upon 2030 population allocations and is based on acre/per 1,000 residents.

Future needs for park, recreation and open spaces are also tied to achieving the expressed desires of this community. In the 2016 Park Plan update process several key themes emerged which guided the creation of the acquisition and development plan. Key themes included trail development, expanding partnerships to leverage City funds, pursuing the acquisition of additional land in developing areas, and improving public access to natural features.

To meet the future demand the City plans for park improvements include both land acquisitions and development projects within existing parks or undeveloped lands. Specific facility improvements required to accommodate the upcoming six year planning period are listed in the 2016 Parks Plan.

Level of Service Assessment

Service standards are adopted guidelines or benchmarks the City strives to maintain within the park system and represents a snapshot in time of how well the City is meeting the adopted standards. In past PROS Plans, the City of Gig Harbor used acreage per capita and park distribution to define its standards and measure its level of service for parks and natural areas. While acreage standards have been a long-standing traditional measure of park provisions current trends utilize a broader and more customized analysis of how well parks are benefitting their service area and where improvements should be focused. The 2022 PROS Plan continues the existing service standard for neighborhood parks, combining acreages with community parks while numeric standards have been eliminated for natural areas and special use facilities.

The current (2021) park system inventory and current population were applied to the existing standards (see Table 13.4). Today, the City is doing well in providing parks and natural areas at levels close to or exceeding existing, adopted standards. A small deficit 4.1 acres for neighborhood parks exists. Also an existing deficit of 3.9 miles of trails exists based on the mileage per population standard.

Table 13.4 Levels of Service and Measure of Needs Based on 2018 Comprehensive Plan Standards

Park Type	Current Inventory	2018 Standards (ac/1,000)	Current LOS (ac/1,000)	Attainment to Standard	2021 Surplus/(deficit)
Neighborhood Park	7.3 acres	5.0 acres/1,000	4.7 acres/1,000	93.2%	(4.1) acres
Community Park	48.7 acres				
Special Use Waterfront	11.6 acres	1.0 acre/1,000	1.0 acres/1,000	96.3%	(0.4) acres
Natural Areas	88.3 acres	5.25 acres/1,000	7.3 acres/1,000	139.8%	25.1 acres
Parks & Open Space Totals	155.9 acres	11.25 acres/1,000	13.0 acres/1,000	115.2%	20.5 acres
Trails	10.2 miles	1.17 miles/1,000	0.8 miles/1,000	72.1%	(3.9 miles)

To obtain a more robust level of service assessment, the 2022 PROS Plan used data provided by the National Recreation and Park Association (NRPA) as well as the Washington Recreation and Conservation Office (RCO), which incorporate factors such as the quality of the facilities and their distribution. A description of the alternate methods of measuring level of service can be found in the 2022 PROS Plan as well as a recommendation for revising the metrics moving forward.

Future Needs

Planning for future facilities to meet local needs should focus in the gap areas where park facilities are lacking. A complete gap analysis is included in the 2022 PROS Plan for each category of park land as well as specific facility improvements required to accommodate the upcoming six-year period.

Park, Recreation & Open Space Projects

Project No.	Project	Projected Year	Estimated Project Cost	Plan	Primary Funding Sources
1	Eddon Boat Shop Marine Railways	2012-2016	\$150,000	6 year	Local, Grant
2	Boys and Girls Club/Senior Center	2010-2011	\$1,000,000	6 year	Local (\$250,000), Federal HUD (Funded \$750,000)
3	Eddon Boat Park Development	2011-2014	\$300,000	6 year	RCO Grants, Local
4	Gig Harbor North Park (Harbor Hill Park)	2012-2018	\$5,000,000	6 year	Developer Mitigation, Grants
5	Gig Harbor North Trail System	2010-2016	\$1,500,000	6 year	Local, Developer Mitigation, Grants
6	Wilkinson Farm Barn Restoration	2012-2018	\$250,000	6 year	Heritage Barn Grant, Local Match
7	PROS Plan Update	2015-2016	\$150,000		Local
8	Cushman Trail Phase 5	2015-2021	\$3,500,000		Local, Grant
9	Jerisich Dock Float Extension	2012-2018	\$900,000	6 year	Fees, Grants, Donations
10	Jerisich / Skansie Park Improvements	2010-2016	\$150,000	6 year	Local, Donations/Volunteer
11	Seasonal Floats at Jerisich Dock	2012-2018	\$200,000	6 year	Local, RCO Grant

12	Maritime Pier Development	2010-2016	\$2,500,000	6 year	Local, Grants, Fees
13	Develop Plan for Wilkinson Farm Park	2010-2011	\$25,000	6 year	Grants, Local, Fundraising
14	Twawelkax Trail	2010-2016	\$400,000	6 year	Local, Volunteers
15	Veterans Memorial Trail	2012-2018	\$125,000	6 year	Local
16	Wilkinson Farm Park Development	2012-2018	\$900,000	6 year	RCO Grant, Preservation Grants, Local Match
17	Creseent Creek Park Master Plan	2015-2018	\$80,000	6 year	Grants, Local, Fundraising
18	Harborview Waterfront Trail / Pioneer Way Streetscape	2010-2016	\$500,000	6 year	Grants, Local, Fundraising
19	Kenneth Leo Marvin Veterans Memorial Park Phase 2	2010-2016	\$250,000	6 year	RCO Grant, Local
20	Donkey Creek Corridor Conservation	2014-2020	\$1,500,000	6 year plan	County Conservation Futures
21	Critical Area Enhancement	2012-2018	\$100,000	6 year	Local, Volunteers, Grants
22	Wheeler Pocket Park	2012-2018	\$70,000	6 year	Local
23	Aneieh Waterfront Park Development	2013-2019	\$5,000,000	6 year	Local, Grants
	Park Total		\$24,550,000		

NOTE – CAPITAL IMPROVEMENT PLAN FOR PARK AND REC WILL BE COMPLETED THROUGH 2019 BUDGET PROCESS IN COORDINATION WITH AN IMPACT FEE UPDATE.

Chapter 5

ENVIRONMENT ELEMENT

**Exhibit B
Planning Commission
Public Hearing
2022 Comprehensive Plan
Amendments
October 20, 2022**

Introduction

The Growth Management Act states that counties and cities which are required to plan under GMA must adopt policies and regulations to address the management of resource lands and critical areas, with special consideration to conservation or protection measures necessary to preserve or enhance anadromous fisheries. GMA requires the use of Best Available Science in protecting the functions and values of critical areas, while the Shoreline Management Act (SMA) requires the use of the most current, accurate and complete scientific and technical information available.

GOAL 5.1: RESPECT THE NATURAL ENVIRONMENT

Maintain a harmonious relationship between the natural environment and proposed future urban development. Develop, implement and enforce exacting performance and development standards governing possible developments within land or soil areas which are subject to moderate and severe hazards.

5.1.1. Tributary drainage

Protect perennial streams, ponds, springs, marshes, swamps, wet spots, bogs and other surface tributary collection areas from land use developments or alterations which would tend to alter natural drainage capabilities, contaminate surface water run-off or spoil the natural setting.

5.1.2. Stream and drainage corridors

Enforce buffer zones along the banks of perennial streams, creeks and other tributary drainage systems to allow for the free flow of storm run-off and to protect run-off water quality.

5.1.3. Floodplains

Protect alluvial soils, tidal pools, retention ponds and other floodplains or flooded areas from land use developments which would alter the pattern or capacity of the floodway, or which would interfere with the natural drainage process.

5.1.4. Dams and beaches

Enforce control zones and exacting performance standards governing land use developments around retention pond dams, and along the tidal beaches to protect against possible damage due to dam breaches, severe storms and other natural hazards or failures.

5.1.5. Impermeable soils

Protect soils with extremely poor permeability from land use developments which could contaminate surface water run-off, contaminate ground water supplies, erode or silt natural drainage channels, overflow natural drainage systems and otherwise increase natural hazards.

5.1.6. Septic System use

Enforce exacting performance governing land use developments on soils which have fair to poor permeability, particularly the possible use of septic sewage drainage fields or similar leaching systems. In areas which are prone to septic field failure, work with the Tacoma-Pierce Country Health district to encourage the use of City sewer, as available and where appropriate.

5.1.7. High water table

Protect soils with high water tables from land use developments which create high surface water run-off with possible oil, grease, fertilizer or other contaminants which could be absorbed into the ground water system.

5.1.8. Noncompressive soils

Protect soils with very poor compressive strengths, like muck, peat bogs and some clay and silt deposits, from land use developments or improvements which will not be adequately supported by the soil's materials.

5.1.9. Bedrock escarpments

Enforce exacting performance standards governing land use developments on lands containing shallow depths to bedrock or bedrock escarpments, particularly where combined with slopes which are susceptible to landslide hazards.

5.1.10. Landslide

Protect soils in steep slopes which are composed of poor compressive materials, or have shallow depths to bedrock, or have impermeable subsurface deposits or which contain other characteristic combinations which are susceptible to landslide or land slumps.

5.1.11. Erosion

Enforce exacting performance standards governing possible land use development on soils which have moderate to steep slopes which are composed of soils, ground covers, surface drainage features or other characteristics which are susceptible to high erosion risks.

5.1.12. Wetlands

Preserve, protect, and/or restore wetlands associated with the city's shorelines to achieve no net loss of wetland area and wetland functions.

5.1.13. Fish and wildlife habitat conservation areas

Protect, maintain and enhance fish and wildlife conservation areas within their natural geographic distribution so as to avoid the creation of subpopulations.

5.1.14. Functions of shoreline vegetation

Conserve or restore shoreline vegetation where new development and/or uses are proposed in order to maintain shoreline ecological functions and processes provided by native vegetation.

GOAL 5.2: CONSERVE NATURAL RESOURCES AND ACTIVITIES

Conserve and protect natural areas within the environment to provide a continuing place for wildlife which are representative of the area's ecological heritage. Protect harbor, agricultural and timber production activities which produce a valued natural and economic product, and which

reflect the area's historical origins. Enforce exacting performance standards governing possible land use developments on lands or sites which may be planned to include wildlife.

5.2.1. Harbor resources

Protect the harbor and related waterfront lands, improvements and features which support the moorage, processing, repair or other use related to commercial fishing activities. Enforce exacting performance standards governing possible land use development of, or adjacent, existing commercial and recreational boat marinas and docks. Promote use of mixed use developments, buffer zone setbacks, common shoreline or dock improvements and other innovative concepts which conserve, allow or increase the possible retention of valuable fishing and recreational boating activities within the harbor and urban waterfronts.

5.2.2. Agricultural resources

Although agricultural lands of long-term commercial significance have not been identified within the City's urban growth area, those rural lands outside of the UGA should not be considered for inclusion into the 20-urban growth area. Those rural lands in the Crescent Valley area should not be considered for any urban services until the year 2010.

5.2.3. Timber resources

Forest lands of long-term commercial significance have not been identified within the City's urban growth area. Those lands within the urban growth area which contain commercially valuable timber are considered suitable for conversion to non-forestry uses, consistent with the goals of this Plan and the State Forest Practices Act.

5.2.4. Mineral Resources

Several mineral extraction operations exist within the City's urban growth area. These sites are identified with a Mineral Resource Overlay in the Gig Harbor Peninsula Community Plan. Although often incompatible with urban land use, the City should continue to recognize the activity on these limited sites as providing a public benefit and allow their continued operation. Classification as a mineral resource use of long term significance should be distinguished by possession of a valid Washington State Department of Natural Resources Surface Mining Permit and a valid County or City land use permit. Once mining ceases on a site, land use should be consistent with the underlying Comprehensive Plan designation.

5.2.5. Open space wildlife habitat

Enforce exacting standards governing possible land use development of existing, natural open space areas which contain prime wildlife habitat characteristics. Promote use of clustered development patterns, common area conservancies and other innovative concepts which conserve or allow, the possible coexistence of natural, open space areas within or adjacent to the developing urban area. Incorporate or implement the standards adopted in the Washington State Administrative Guidelines for the identification and protection of critical wildlife habitat, as appropriate.

5.2.6. Wetland wildlife habitat

Protect lands, soils or other wetland areas which have prime wildlife habitat characteristics. Promote use of site retention ponds, natural drainage methods and other site improvements

which conserve or increase wetland habitats. Incorporate or implement the standards adopted in the Washington State Administrative Guidelines for the identification and protection of critical wildlife habitat, as appropriate.

5.2.7. Woodland wildlife habitat

Protect lands, soils or other wooded areas which have prime woodland habitat characteristics. Promote use of buffer zones, common areas, trails and paths, and other innovative concepts which conserve or increase woodland habitats. Incorporate or implement the standards adopted in the Washington State Administrative Guidelines for the identification and protection of critical wildlife habitat, as appropriate.

GOAL 5.3: LAND MANAGEMENT POLICIES

Allocate and manage the land's environmental capabilities and suitabilities in the most reasonable and effective manner. Allow innovation and flexibility, yet ensure the environment is not degraded or that urban uses do not create public hazards or nuisances.

5.3.1. Best to least allocation policies

As much as possible, allocate high density urban development onto lands which are optimally suitable and capable of supporting urban uses, and/or which pose fewest environmental risks. To the extent necessary, allocate urban uses away from lands or soils which have severe environmental hazards.

5.3.2. Performance criteria

As much as practical, incorporate environmental concerns into performance standards rather than outright restrictions. Use review processes which establish minimum performance criteria which land-owners and developers must satisfy in order to obtain project approvals. As much as possible, allow for innovation and more detailed investigations, provided the end result will not risk environmental hazards or otherwise create public problems or nuisances.

5.3.3. Best Available Science

Ensure that land use and development decisions are consistent with Best Available Science practices to avoid contamination or degradation of wetland, stream, shoreline, and other aquatic habitats. Special attention should be placed on anadromous fisheries.

GOAL 5.4: URBAN LAND USE OPERATING STANDARDS

Establish minimum acceptable performance standards governing noise, air, light, glare and other operating characteristics or permitted urban uses which affect the quality of the manmade environment.

5.4.1. Noise - development characteristics

Monitor the master planning process of the Tacoma Narrows Airport to ensure ultimate developments do not have adverse noise impacts on residential areas within Gig Harbor's planning area. Promote use of materials with extra acoustical properties in building developments, landscape and earth berm buffers in site improvements, and other innovations which will reduce noise impacts on residential developments, particularly along major highways

like State Route 16 and about airport approach areas.

5.4.2. Noise - operating characteristics

Protect urban residential areas from obnoxious or distracting noises, particularly during evening hours, and especially of a kind created by controllable activities. Enforce exacting performance standards governing possible land use developments which create noise levels that may exceed acceptable community defined levels.

5.4.3. Groundwater

Prevent groundwater contamination risks due to failed septic systems. To the extent practical, cooperate with County agencies to create and implement plans which will provide suitable solutions for subdivisions with failed septic systems, and which will prevent future developments in high risk areas. Adopt specific performance standards for the development of land in areas identified as critical aquifer recharge areas.

5.4.4. Stormwater - development standards

Prevent surface water contamination and erosion of natural surface drainage channels due to ill-conceived or poorly designed urban development. Promote the use of storm water retention ponds and holding areas, natural drainage and percolation systems, permeable surface improvements, clustered developments and other concepts which will reduce stormwater volumes and velocities.

5.4.5. Stormwater - operating standards

Coordinate with the appropriate local and state agencies in promoting public education and awareness on the proper use of household fertilizers and pesticides. Develop and implement performance standards regarding the dumping of wastes, trapping of greases and other byproducts which can be carried into the natural drainage system.

5.4.6. Air - operating standards

Enforce exacting performance standards governing the emission of carbons, gases or other particulates into the atmosphere; and the creation of burnt materials, smoke, dust or other polluting byproducts which could degrade air quality.

5.4.7. Environmental Stewardship

Support and allow design, construction of sites and buildings, operational practices for buildings, and land use practices to reduce air pollution and increase the use of renewable energy resources.

GOAL 5.5: DEVELOP AND ADOPT A CLIMATE ACTION PLAN

The City will develop and adopt a climate action plan to include a greenhouse gas emissions inventory, climate change mitigation strategies for buildings, transportation and natural systems (carbon sequestration), strategies for climate change adaptation, community education and outreach through a lens of equity and social justice.

5.5.1. Greenhouse gas emissions

Develop a baseline inventory of greenhouse gas emissions and per capita vehicle miles traveled as a foundational assessment to inform climate action strategies.

5.5.2. Diversified energy sources

Implement energy-efficiency improvements and work to transition from fossil fuel use to renewable energy sources for City assets, including the City fleet. Promote similar actions in the community at large for commercial, multi-family and residential buildings, both new and existing.

5.5.3. Consider climate change in planning processes

Include considerations for climate change in future planning and development processes and coordinate climate change planning with related plans to prepare for impacts that could threaten the safety of humans or property and degrade the natural environment.

5.5.4. Regional collaboration

Collaborate and share information with local, regional, and state organizations and participate in regional efforts to mitigate and adapt to climate change.

Stormwater Management Action Plan (DRAFT)

City of Gig Harbor | March 31, 2023

Stormwater Comprehensive Plan 2018 Update | Appendix F

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ABBREVIATIONS & ACROYNMS

BMP	Best management practice
B-IBI	Benthic Index of Biotic Integrity
CIP	Capital Improvement Plan
City	City of Gig Harbor
Ecology	Washington State Department of Ecology
ESA	Endangered Species Act
Ft	Foot/feet
GIS	Geographic information system
IDDE	Illicit discharge detection and elimination
LID	Low impact development
Mi	Mile(s)
MS4	Municipal separate storm sewer system
NA	Not available
NPDES	National Pollution Discharge Elimination System
O&M	Operations and maintenance
Permit	Western Washington Phase II Municipal Stormwater Permit
RSI	Remote site incubator
RWA	Receiving Water Assessment
SMAP	Stormwater Management Action Plan
SW Comp Plan	Gig Harbor Stormwater Comprehensive Plan Update 2018
SWMP	Stormwater Management Plan
Tetra Tech	Tetra Tech, Inc.
TIP	Traffic improvement plan
TMDL	Total Maximum Daily Load
TPCHD	Tacoma Pierce County Health Department
WDFW	Washington Department of Fish and Wildlife
WSSOG	West Sound Stormwater Outreach Group
WQ	Water quality
UGA	Urban growth area

EXECUTIVE SUMMARY

This Stormwater Action Plan (SMAP) has been prepared by the City of Gig Harbor (City) pursuant to section S5.C.1.d of the 2019 Western Washington Phase II Municipal Stormwater Permit (Permit), which is required to be complete on March 31, 2023. The City has initiated the SMAP process to ensure that City stormwater management actions are consistent with and coordinated with Permit requirements.

Receiving Water Assessment and Basin Prioritization

The City is adjacent to Gig Harbor Bay (Puget Sound) and has fourteen stormwater basins within the UGA, including multiple creek systems and trunklines. The receiving water assessment (RWA) describes the City's receiving waters, stormwater contributing areas, beneficial uses, and the potential impact of land use activities within those basins. The RWA was used to guide basin prioritization and to identify the receiving waters that are most likely to benefit from stormwater management planning. The RWA and basin prioritization are summarized in Table 1.

Priority Basin Characterization

North Creek basin was determined to be a priority basin in the City based on the RWA and stormwater management planning analysis, metrics developed by the Washington State Department of Ecology (Ecology). See Appendix A for the complete analysis. North Creek basin has been prioritized because of the basin's six outfalls which discharge to Gig Harbor, the high percentage (83%) of basin area within the City, the quantity of hard surfaces within the basin, the presence of salmonid fish habitat, and 24 fish passage barriers within the City and Urban Growth Area (UGA) were all significant factors in priority ranking.

Table 1. Basin Prioritization Summary

Basin	Priority Rank
North Creek	1
Skansie	2
North Harborview-Peacock	3
Crescent Creek	4
Bitter Creek	5
McCormick Creek	5
Soundview	6
Sullivan Gulch Creek	7
Stinson-Rosedale	8
Goodnough Creek	9
Marble Creek	10
Colvos Southeast	11
Green Links	N/A
Purdy Creek	N/A

Stormwater Management Action Plan

The planning portion of the SMAP addresses the following:

Public Outreach and Education

The City has partnered with Kitsap County and other West Puget Sound jurisdictions within the West Sound Stormwater Outreach Group (WSSOG) to continually develop,

implement, and fund stormwater outreach and education. These programs help the public understand source control and water quality.

Illicit Discharge Detection and Elimination (IDDE)

The City's IDDE program was adopted in 2009 and continues to be the mechanism by which compliance is implemented within the City and North Creek basin.

Source Control Program for Existing Development

The City will develop and implement a source control program including inventory, inspection, and enforcement by the target Permit date. The City plans to prioritize existing developments within North Creek basin for initial inspections.

Operation and Maintenance (O&M)

O&M standards within the North Creek basin will be implemented in accordance with the City's permit requirements.

Implementation Schedule and Budget

The Permit requires the SMAP include short and long-term implementation schedules and budgets. Short-term actions are those which occur within the six-year period 2022-2028. Projects include fish passage through culvert removal, habitat restoration, operations and maintenance (O&M), source control, and public education and outreach. Significant projects total approximately \$14,500,500 and include:

- North Creek daylighting feasibility study
- Conservation Futures Property on Harborview Drive
- Urban forestry management plan
- Climate action plan
- North Creek culvert replacement
- Burnham Drive culvert replacement

Long-term actions are those which occur within the next 7-20 years and include planning and implementation of low-impact development (LID), the continued removal of barriers to fish passage, and habitat mitigation and enhancement. Short-term actions are included in Table 4 and long-term actions are included in Table 5 of this report.

1 INTRODUCTION

In October 2018, City of Gig Harbor (City) contracted Tetra Tech, Inc (Tetra Tech) to update the 2009 Stormwater Comprehensive Plan (SW Comp Plan). The 2018 SW Comp Plan Update assesses conditions throughout the City affecting drainage, flooding, water quality, and riparian habitat and provides recommendations for capital improvements, operational measures, and a funding strategy.

The Permit has expanded requirements in Section S5.C.1 *Stormwater Planning* that includes provisions for comprehensive stormwater planning. Requirements include the coordination of long-range updates in tandem with the Comprehensive Plan (or equivalent), updates to development code to adopt low impact development (LID) standards within development code, and the development of a SMAP.

The SMAP assures the City's stormwater management program protects residents and properties from flooding, provides for planned growth, preserves and protects water quality in streams, wetlands, and marine environments, promotes habitat access and utilization, and satisfies the City's regulatory obligations under the Permit.

1.1 Background

Ecology has been delegated the authority through the Federal Clean Water Act (CWA) to implement rules and regulations that meet CWA goals. Ecology first issued the Permit to the City in January 2007. The Permit was reissued effective August 1, 2013 and again on August 1, 2019. The Permit authorizes the discharge of stormwater to surface waters and ground waters of the State from Municipal Separate Storm Sewer System (MS4) owned or operated by the City of Gig Harbor.

As a Phase II NPDES permittee, the City is required to prepare a SMAP. The City has prepared previous stormwater plans that informed this SMAP. These 2009 and 2018 SW Comp Plans. Each of these plans included projects to improve water quality and habitat, and address stormwater impacts like flooding. Projects identified in the 2018 SW Comp Plan were considered during SMAP development.

1.2 SMAP Goals and Objectives

The 2019 Permit requires permittees to implement a stormwater planning program to inform policies and strategies for water quality management, and to protect receiving waters. At minimum, these planning actions include:

- Convene an inter-disciplinary team to develop, progress, and influence the stormwater program.
- Coordinate with long-range plan plans including stormwater management needs, protection/improvement of receiving water health, and how these concepts inform planning processes, policies, and implementation.

- Continued utilization of low impact development (LID) principles and best management practices (BMPs) when updating, revising, and developing new enforceable documents such as development codes, rules, and standards.
- Preparation of a Stormwater Management Action Plan (SMAP).

This SMAP was prepared in accordance with Ecology's SMAP Guidance, and the SMAP should answer two important questions:

1. How can existing stormwater problems be addressed strategically?
2. How can the City accomplish water quality goals while meeting future population and density targets?

2 RECEIVING WATER ASSESSMENT

The City is adjacent to Gig Harbor Bay and has fourteen stormwater basins within the UGA. The City contributes to marine waters including Gig Harbor Bay, Henderson Bay, and Wollochet Bay; fresh waters including North Creek, McCormick Creek, Crescent Creek, Bitter Creek, and Garr Creek along with numerous unnamed creeks and ditches. All drainage within the City ultimately discharges to the Puget Sound, and water quality challenges adjacent to the City are representative of those in the greater Puget Sound. Challenges include water chemistry, acidification, bacteria accumulation, low levels of dissolved oxygen and toxic chemicals.

The Receiving Water Assessment (RWA) is the first part of the priority basin characterization process. The RWA describes the City's receiving waters, the relative impacts of urbanization and land use activities on those receiving waters and identifies the most useful information to guide the prioritization process. The City used the following process identified in Ecology's SMAP guidance:

1. Delineate all basins and receiving waters within the City's jurisdiction for basins that are one square mile up to 20 square miles, including all contributing areas outside the jurisdiction area.
2. Use GIS or other digital tools to complete assessment units, resulting in a map(s) which include all basins, receiving waters, basin area, and percentage of total watershed area in jurisdictional boundary.
3. Complete rapid assessment of existing information and conditions in each watershed basin.

2.1 Study Area

The study area focused on watersheds within both the City boundaries and the UGA. The City of Gig Harbor is in Western Washington and is the westernmost boundary of Pierce County. The City is within the Key Peninsula-Gig Harbor-Islands (KGI) Watershed abutting the Puget Sound, with a total area of 6.27 square miles and an additional 4

square miles within the urban growth area (UGA). In 2021 the population was 12,181 (United States Census Bureau), averaging 1,942 residents per square mile.

The Puget Sound along with Gig Harbor Bay, Henderson Bay, and Wollochet Bay are all the receiving water bodies of the City's stormwater system.



Figure 1. City Location and Regional Context within Pierce County, July 2022

2.2 Basin Delineation

Ecology's SMAP process was used to delineate 14 basins in the City, listed in Table 2 and identified in Figure 2, below. The City's SMAP basins are derived from Pierce County Watershed data which is inclusive of both the City boundary and UGA. Basins have been renamed where appropriate to better reflect City landmarks.

Table 2. Watershed Inventory and Summary of Basins and Receiving Waters in Study Area

Basin	Primary Streams	Receiving Water	Total Basin Size (ac)	Basin Acres in City & UGA	Basin Acres within City limits	% Basin within City limits
Bitter Creek	Bitter Creek	Wollochet Bay	2532.1	1175	866.85	74%
Colvos Southeast	N/A	Puget Sound	291.1	98.1	4.09	4%
Crescent Creek	Crescent Creek	Gig Harbor Bay	3757.8	303.7	61.82	20%
Goodnough Creek	Goodnough Creek	Henderson Bay	1295.5	601.4	68.52	11%
Green Links	N/A	Puget Sound	373.4	16	0	0%
Marble Creek	Marble Creek	Henderson Bay	435.6	34.9	34.9	100%
McCormick Creek	McCormick Creek	Henderson Bay	1555.7	1338	702.8	53%
North Creek	North Creek	Gig Harbor Bay	1135.4	1135.4	944.52	83%
North Harborview-Peacock	N/A	Gig Harbor Bay	100.4	100.4	100.43	100%
Purdy Creek	Purdy Creek	Henderson Bay	923.8	167.2	0	0%
Skansie	N/A	Gig Harbor Bay	767.3	359.1	359.06	100%
Soundview	N/A	Puget Sound	767.3	387.7	143.35	37%
Stinson-Rosedale	N/A	Gig Harbor Bay	224.7	224.7	224.65	100%
Sullivan Gulch Creek	Sullivan Gulch Creek	Wollochet Bay	1195.6	450.4	307	68%

2.3 Assessment of Receiving Waters

The RWA process compiles and reviews a variety of available information to describe conditions within each basin. The data used to assess receiving waters consists of federal, state, and local datasets which are described in Table 3, below.

Table 3. Summary of Data Sets used for Receiving Water Assessment

Data Purpose	Evaluation Criteria	Data Source
Land Use	Jurisdiction Hard Surfaces Road Density	City boundary County UGA Sanborn Mapping Co. City and County Road Data
Environmental/Habitat	River Miles of Streams Salmon Presence Fish Passage Barriers Sediment Drift Cells	USGS National Hydrography Dataset WDFW Statewide Integrated Fish Distribution WDFW Fish Passage Sites WA Ecology Sediment Drift Cells
Stormwater Infrastructure	Conveyance Pipe Outfalls and Discharge to Gig Harbor Bay	City Stormwater Assets County and State Stormwater Infrastructure

The City lacks data for water quality analysis and has not been issued Total Maximum Daily Load Requirements (TMDL) at this time. Data scoring the Benthic Index of Biotic Integrity (B-IBI) is lacking and outdated for the City. Should new data become available, the City will reassess any potential impacts to the SMAP process within the next update process.

The health of monitored streams in the City has remained generally stable throughout the past decade. McCormick Creek, Goodnough, Purdy, and Crescent Creek are included in the Pierce County 2021 Surface Water Health Report Card and have moderate to good water quality. Pierce County notes that most of the residents in the Gig Harbor area live along the shoreline and streams run short distances before draining into Puget Sound. Surface water health data from Pierce County was taken into consideration during SMAP analysis.

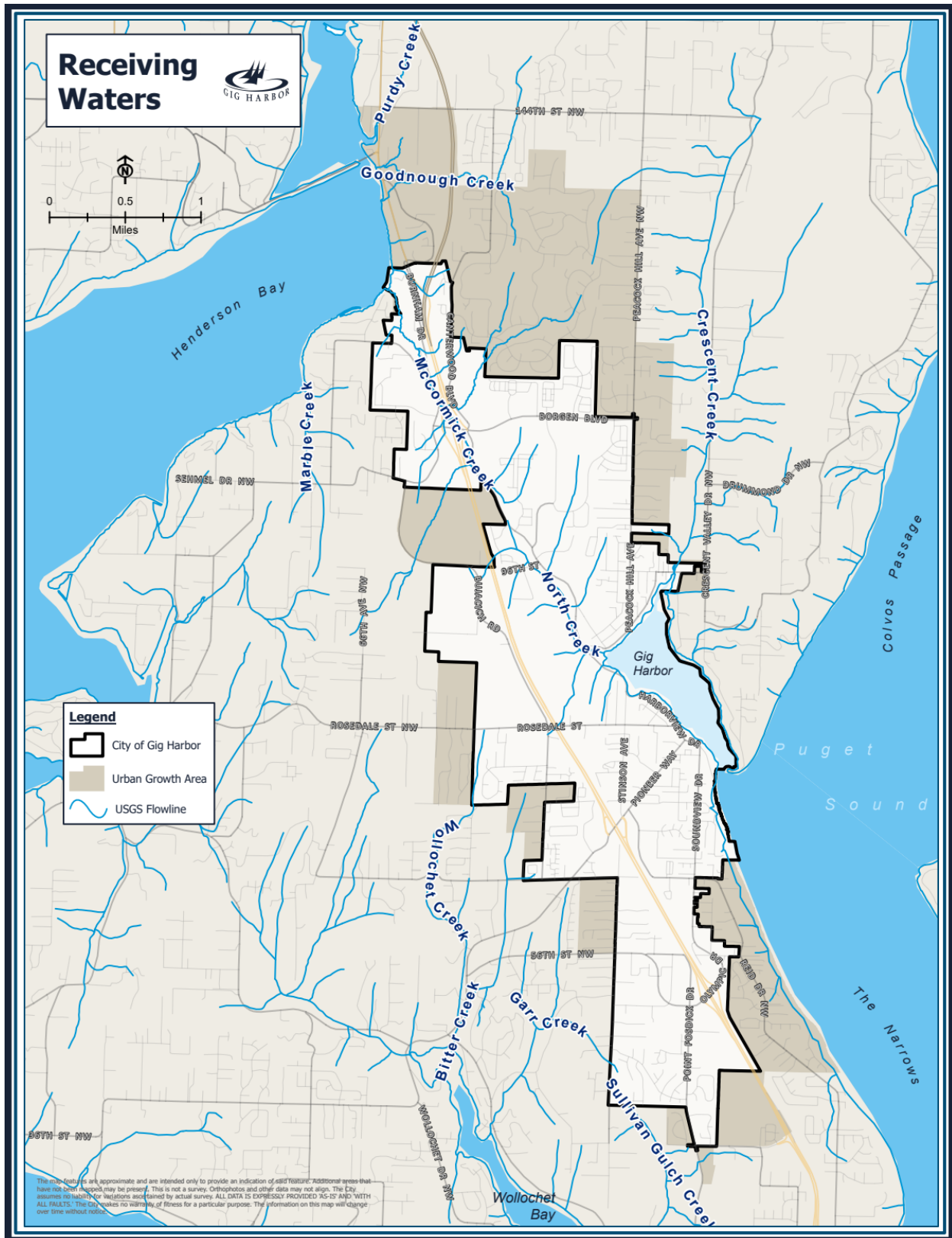


Figure 3. Gig Harbor Receiving Waters, July 2022

3 BASIN PRIORITIZATION

Basin prioritization uses Ecology SMAP Guidance principles for each receiving water body. Prioritization accounts for the degree of impairment to beneficial uses and the extent to which receiving water would benefit from implementation of stormwater management actions. Each basin is assigned a score for each criterion, with a higher priority score associated with a higher assigned point value.

Prioritization scoring was broken into three main categories: Jurisdiction, Fish Habitat and Water Quality, and Stormwater Infrastructure. Explanations of each category and ranking process is described in section below. Detailed scoring and ranking data can be found in *Appendix A*. Green Links and Purdy Creek basins were excluded from the prioritization as both basins are within the UGA, but not City limits. Based on Ecology's guidance, both of those basins also have low stormwater management influence. Figure 4 shows the percentage of each basin within the City limits, assuming basins with higher percentages have a higher stormwater management influence.

The highest priority basin was selected by summing point values from each criterion. From this process, North Creek basin was selected as the priority basin.

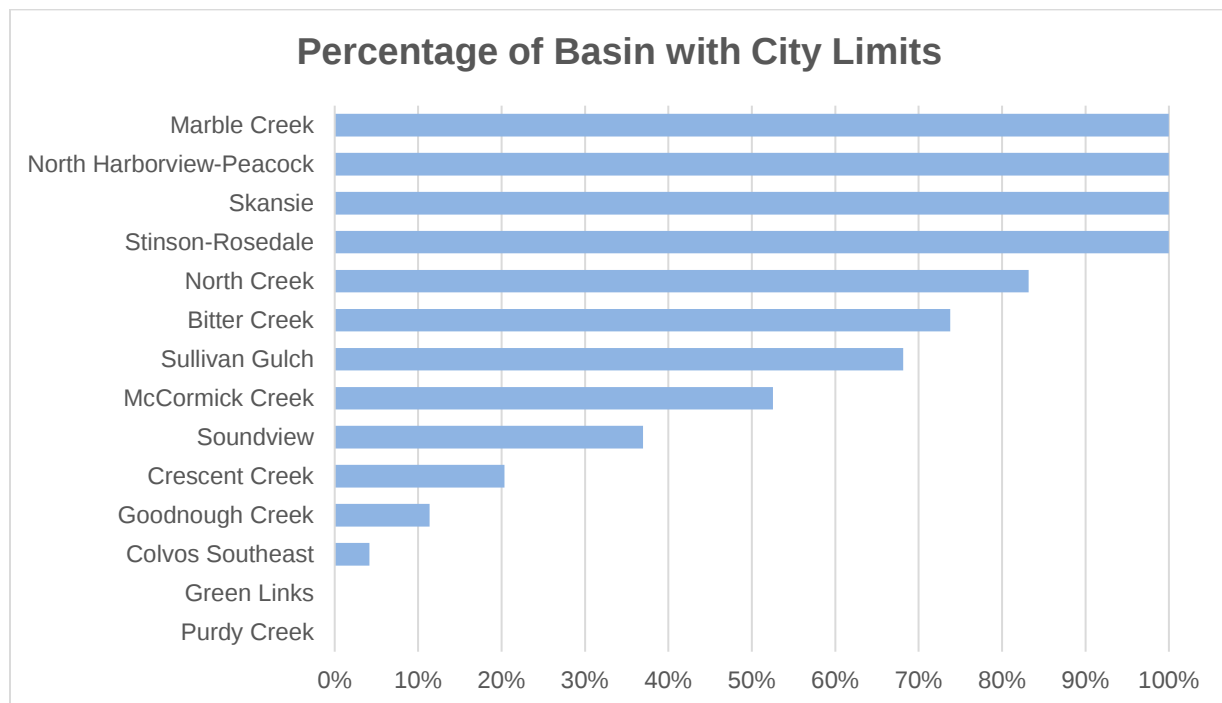


Figure 4. Stormwater Basin Percentage within City Limits

3.1 Prioritization Criteria

North Creek basin has been prioritized based on high scores for criteria discussed below, and complete scoring and analysis dating can be reviewed in *Appendix A*. The highest priority basin was selected by reviewing each category and defining importance of each. Figure 5 shows an overview of this process.

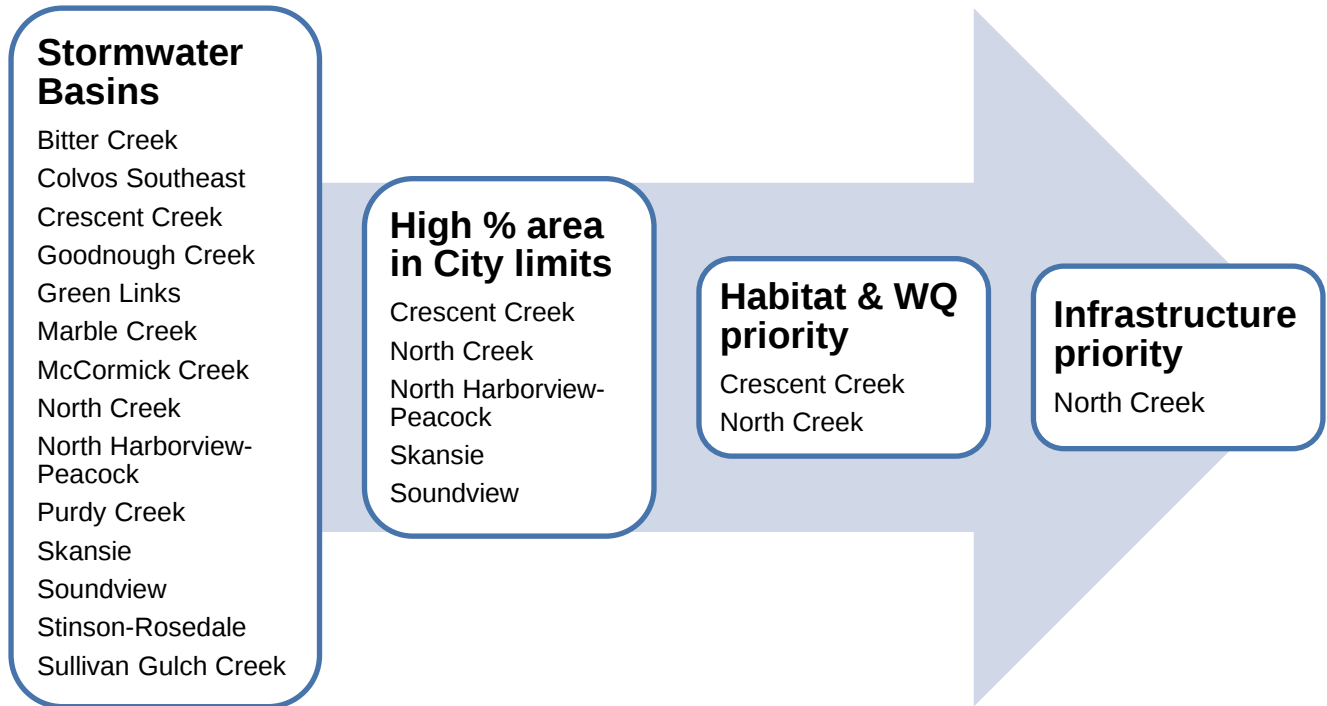


Figure 5. High-level overview of basin prioritization

Jurisdiction

Percentage within City limits

Higher priority was given to basins with most of the associated drainage within the City limits. The City cannot implement stormwater management strategies outside of the City limits. The City is willing to partner with Pierce County. The City can develop more meaningful stormwater management actions with greater control over the watershed area.

Discharge to Gig Harbor Bay

Higher priority was given to basins with direct MS4 discharge to shoreline segments with a low or negligible longshore transport, particularly areas in the Puget Sound where sediment accumulates, such as bay, lagoons, and inlets. The City of Gig Harbor is adjacent to Gig Harbor Bay and 18% of the City's stormwater infrastructure discharges to Gig Harbor Bay.

Sediment Depositional Areas

Sediment depositional areas with no appreciable drift were given higher priority due to low energy dispersion of pollutants and areas where sediment may be more likely to accumulate.

Percent of Hard Surface

Hard surface area for each basin was calculated from land cover GIS data obtained from Sanborn Mapping Company. Higher priority was given to basins with a higher percentage of impervious surface which have a potential to contribute to decreased water quality.

Road Surfaces

Roads and transportation infrastructure are a major source of stormwater runoff that can contribute to significant pollutants discharging into waters of the state. Basins with higher road acreage were given a higher priority.

Fish Habitat and Water Quality

Salmon Presence & Endangered Species Act (ESA) Listed Salmonid Species

Higher priority was given to basins with salmonid species present. In addition, basins with ESA listed salmonid species (chinook and steelhead) were given higher priority.

Fish Passage Barriers

A recent amendment by the U.S. House of Representatives passed the INVEST in America Act, which included an amendment led by Representative Derek Kilmer (WA-06) and a bipartisan group of lawmakers from the Pacific Northwest to support salmon recovery. The amendment creates the National Culvert Removal, Replacement, and Restoration Grant Program, a new program within the U.S. Department of Transportation, to substantially invest in culvert restoration and aid anadromous fish passage and recovery efforts. In addition, the amendment provides \$800 million to fund the newly established grant program. Higher priority was given to basins with more fish passage barriers.

Water Quality

The federal Clean Water Act requires states to complete a water quality assessment every two years. Within this assessment, Ecology lists those water bodies designated for uses such as drinking, recreation, aquatic habitat, and industrial use that are impaired by pollutants on the *303(d) list*, so called because the process is described in Section 303(d) of the Clean Water Act. This list was reviewed for the presence of water bodies subject to this SMAP.

Stormwater Infrastructure

Outfalls to Gig Harbor Bay

There are multiple outfalls that have direct stormwater discharge to Gig Harbor Bay. Several outfalls along the harbor exhibit evidence of erosional scour with potential compromise of the structural integrity of the outfall. This can contribute to sediment laden

water at the shoreline. Basins with a higher number of outfalls to Gig Harbor Bay received a higher score.

Miles of Stormwater Pipe

O&M of storm infrastructure is of utmost importance. O&M is critical to both reliable performance and dependable drainage. With O&M obligations in mind, basins with a larger amount of stormwater pipe were given higher priority.

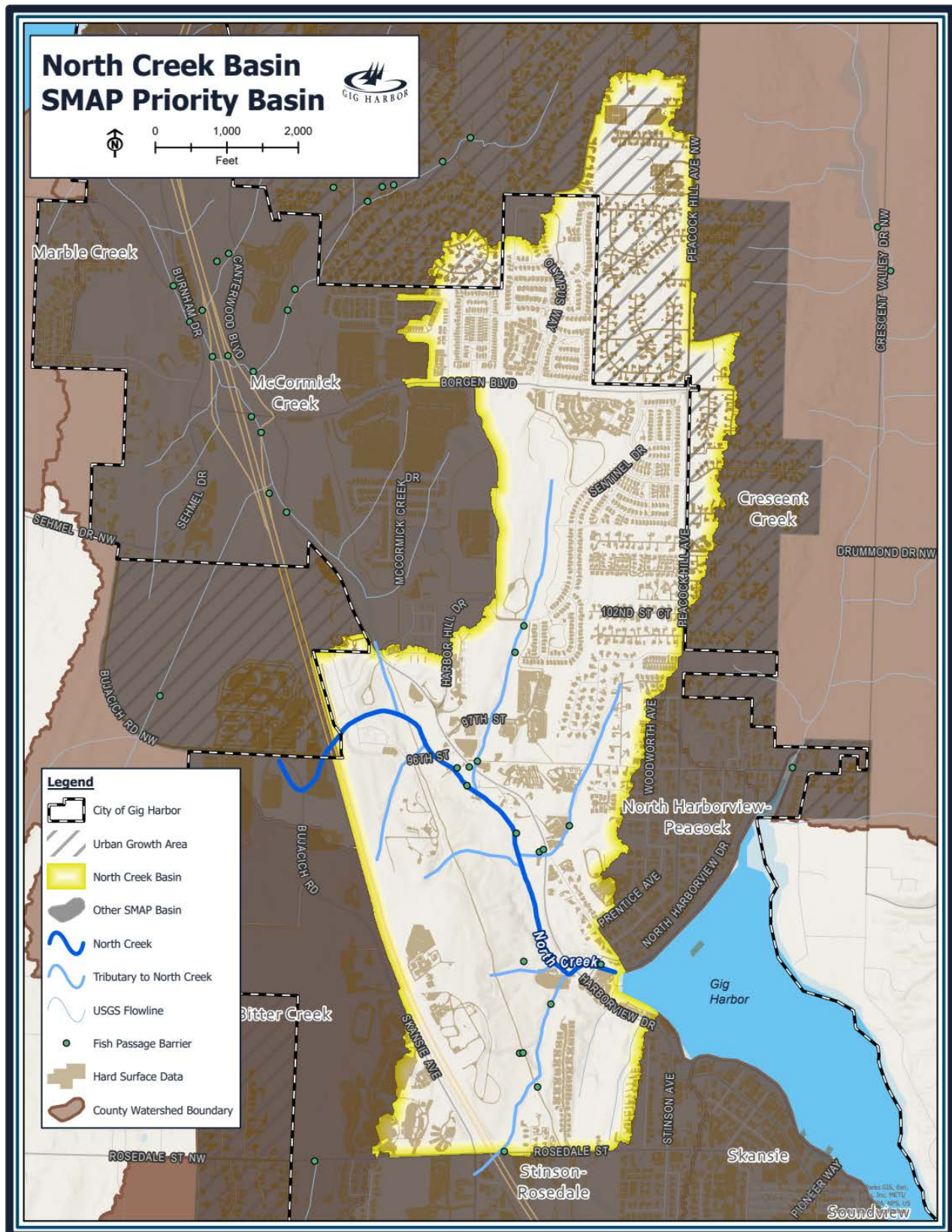
Identified Stormwater Capital Improvement Projects

The City's SW Comp Plan identifies stormwater capital improvement projects to meet the needs of the environment, future development, and growth. The types of improvements identified and scheduled include capacity, facility, and habitat projects. A higher priority was given to basins with a higher number of stormwater capital improvement projects.

4 PRIORITY BASIN CHARACTERIZATION

North Creek basin is located within the Key Peninsula-Gig Harbor-Islands watershed and includes approximately 1,135 acres (1.77 sq. mi.). 84% of the basin resides within City limits and 100% of the basin is within the UGA. Its headwaters are located just west of Highway 16 and flows approximately 1.5 miles in a southeasterly direction, emptying into Gig Harbor Bay. The main channel of North Creek is a perennial stream; and during the wet season intermittent/ephemeral tributaries convey stormwater to the main channel. The mouth of North Creek, which is popularly known as Donkey Creek, is tidally influenced and includes fish species such as coho, chum, and steelhead.

North Creek is important to the community identity of Gig Harbor. The creek is integral to innumerable generations of Coast Salish and Puyallup peoples and cultures, as well as more than a century of shipbuilding and logging. After colonization by white settlers and a shift in industry over the last century, the City's focus is now the preservation of environmental and habitat functions of North Creek.

Figure 6. North Creek Basin, *July 2022*

4.1 Water Quality & CWA 303(d) List Contaminants

In April 2011, Ecology published *Assessment of Aquatic Toxicity in North Creek, Gig Harbor*. The purpose of the study was to determine if elevated levels of lead and copper were causing acute toxicity to the living organisms of North Creek.

Previous studies conducted in 2002 and 2008 found elevated dissolved lead levels in North Creek and that the Gig Harbor Sportsman's Club is a major source of lead to the creek. Dissolved lead concentrations downstream of the Sportsman's club continue to be extremely elevated, exceeding Washington State aquatic life chronic criteria by a factor of over 1,000. Dissolved lead concentrations above the Sportsman's Club are much lower, exceeding chronic criteria by a factor of 3 at the time of the study.

Dissolved copper concentrations were moderate, exceeding chronic criteria by a factor of 1.2 both above and below the Sportsman's Club, and the Sportsman's Club was ruled out as a source of copper in North Creek. Ecology's Toxics Cleanup Program completed a site hazard assessment which resulted in a high priority ranking for future clean-up by Ecology.

Ecology issued an order for the site's cleanup in November 2015. The most recent information available through Ecology's *Cleanup and Tank Search* database provides a final signed agreed order for remedial action for the Sportsman's Club.

4.2 Fish Passage Barriers

Removing fish barriers can improve stream flow and structure, improve habitat, and support the community vision for fishable waters, as well as regional efforts to protect and enhance salmon populations. WDFW identifies 24 fish passage barriers on North Creek and its associated tributaries. Fish passage barriers are highlighted in Figure 6. The City is currently conducting a feasibility study to remove a fish passage barrier in North Creek.

The local Gig Harbor Fisherman's club started using a remote site incubator (RSI) fish hatchery system in 1970. Corresponding weir and diversion channels can serve as a barrier to salmon traveling upstream, depending on the weir's position. The City will work with the local Fisherman's Club and WDFW biologists to propose improvements and ensure continued operations of the RSI fish hatchery.

In 2013, the City's North Creek Restoration project restored the creek riparian corridor from the existing Gig Harbor shoreline upstream to North Harborview Drive. The project daylighted North Creek, connects the new stream channel with the channel in Donkey Creek Park, and improves fish passage. Estuarine riparian vegetation was established to impede regrowth of invasive species. The project also allows for a pedestrian connection between Austin Estuary Park and Donkey Creek Park, so the public can enjoy North Creek.

4.3 Land Preservation

The North Creek basin is developed with primarily residential structures and smaller amounts of mixed use and commercial areas. Approximately 26% of the basin is covered with impervious surface. Residential development has occurred at a higher intensity after 1990, especially in the northern portion of the North Creek Basin. This higher intensity resulted in a greater density of residences and thus a greater potential for stormwater runoff from increased traffic, hard surfaces, and yard pollutants. The City is continually reviewing and updating development regulations to enhance land and critical area preservation. The City also regularly conducts special studies, analysis, and planning efforts to inform development regulations and policies.

The City's design manual is one example of a tool to manage development to conserve and protect receiving waters. GHMC 17.99.240 addresses *natural site conditions* and limits land clearing, grading, and significant tree removal. This subsection also requires the replanting of trees based on trunk diameter rather than quantity to ensure soil stabilization and canopy cover from more mature trees. The City is in the process of developing an urban forestry management plan which will include recommendations for land use and tree retention policies, as well as potential planting areas to increase canopy cover and potential for stormwater capture and filtration. The City is also in the process of developing a climate action plan which will include recommendations for reducing greenhouse gas emissions and mitigating climate change.

The City is also actively conserving critical areas. The City recently acquired over 16 acres of forest land near the discharge point of North Creek into Gig Harbor and will acquire approximately 20 adjoining acres of forest land. These 36 acres will be a forest preserve with trails and preserving this habitat will conserve habitat and improve water quality entering the stream.

5 STORMWATER MANAGEMENT ACTION PLAN

5.1 Public Outreach and Education

Public outreach and education in the North Creek basin will be developed and implemented with the City's existing stormwater management program. Since 2008, the City and other West Sound jurisdictions have partnered with Kitsap County (as the lead agency) through an interlocal agreement to collaborate on the development, implementation, and funding for stormwater outreach and education through the West Sound Stormwater Outreach Group (WSSOG). This program includes:

- Pet waste education
- Natural yard care program
- Participation in the Puget Sound Stormwater Outreach for Regional Municipalities coalition (STORM).

- Partner with Harbor WildWatch to participate in salmon counting station and Donkey Creek Chum Festival

5.2 Illicit Discharge Detection and Elimination

The City developed an Illicit Discharge Detection and Elimination (IDDE) program which was adopted by Ordinance 1168 in 2009. Ordinance 1168 amended Chapter 14.20 and added Chapter 14.30 to the City's municipal code to comply with the Permit. Compliance with the IDDE within the North Creek basin will be implemented in accordance with the City's existing IDDE program.

5.3 Source Control Program for Existing Development

The City will develop and implement a source control program including inventory, inspection, and enforcement by the target Permit date. The City plans to prioritize existing developments within North Creek basin for initial inspections.

5.4 Operation and Maintenance

O&M standards within the North Creek basin will be implemented in accordance with the City's Permit requirements.

The City recently retrofitted an outfall pipe with energy dispersion adjacent to North Creek. This has reduced scouring and erosion of the stream bank and remains a high priority within O&M inspections. The City performs annual inspections of outfalls discharging to Gig Harbor Bay in efforts to identify O&M needs and in conjunction with IDDE screenings.

The City is currently preparing a culvert replacement design within the North Creek basin. It is anticipated that the project design will remove a fish passage barrier on a tributary of North Creek and enhance the stream corridor in that location.

6 IMPLEMENTATION PLAN AND BUDGET

The Permit requires short-term and long-term implementation schedule and budget for the SMAP and are detailed in Tables 4 and 5. Short-term actions are those actions to be accomplished within six years. Long-term actions are those actions to be accomplished within seven to 20 years. Short and long-term projects are methodically planned, and the City addresses actions annually during the budget process. The North Creek basin has strong political support from City Council and stormwater projects are expected to remain as high priorities.

Table 4. Short Term Action Implementation Schedule

Project Description	Project Focus	Funding Source/Planning Mechanism	Estimated Cost	Start
North Creek Daylighting Feasibility	Fish passage, Habitat	SW Division 2022 Budget	\$30,000	2022
Harborview Drive, Conservations Futures Property	Habitat, Land conservation	Pierce Conservation Fund/Grant	\$500,000 (City funds \$50,000)	2022
QC and analysis of GIS stormwater infrastructure data	O&M			2022
Urban forestry management plan	Habitat, LID, Public Education & Outreach	DNR Community Forestry Assistance Grant	\$94,000 (City funds \$54,500)	2022
Climate action plan	Habitat, LID, Public Education & Outreach, Source Control	WA Department of Commerce Early Planning Climate Action Grant	\$76,500	2022
North Creek Culvert Replacement	Fish passage, Habitat	Stormwater CIP	\$11.3 million	2023
Burnham Drive Culvert Replacement	Fish passage, Habitat	Stormwater CIP	\$2.5 million	2023
Source control/Business inspections in priority basin	Source Control			2023
Outreach to communities in priority basin	Public Education & Outreach			2023
North/Donkey Creek Chum Festival	Habitat, Public Education & Outreach (Harbor WildWatch lead organization)			Annually
Outfall monitoring and inspections	O&M			Annually

Table 5. Long Term Action Implementation Schedule

Project Description	Project Focus
Add more rain gardens and work with locals and PCD to implement	LID, WQ
Reduction of unused permeable surfaces	LID, O&M
Fish barrier removal (public and private) along North Creek	Fish passage
Analyze culvert crossings along Burnham Dr, sediment load/erosion to creek	O&M
Potential land acquisition along stream corridor	Habitat, Land preservation
Increase LID measures for TIP projects	LID
Retrofit existing ditches	O&M
North Creek habitat enhancement/plantings/wetland mitigation	Habitat
Work with property owners along North Creek – plantings, erosion, education	Habitat, Public Education & Outreach

6.1 Financial Plan

The City's Stormwater Utility collects rates from City property owners and general facility charges from new development. Revenues are used to fund the City's stormwater activities including O&M, program administration, NPDES compliance requirements, and stormwater capital projects. The City regularly applies for grants as appropriate to support capital projects and compliance.

6.2 Monitoring and Coordination

The Permit requires a process and schedule to provide assessments, feedback, and improve the planning process and Permit implementation. This process consists of an annual review of the City's annual Stormwater Management Report as required within the Permit.

6.3 Adaptive Management

Adaptive management is the systematic use of information to improve operations, especially in the face of uncertainty. The adaptive management process can be applied at any scale and identifies uncertainties, monitors results, and informs actions. SMAP programmatic activities and projects are reviewed annually within capital project planning and budgeting processes on the 6 to 7-year comprehensive planning cycle. This process includes program analysis, financial assessment, and project planning. The annual process of programmatic planning in tandem with annual data review (collected as part of O&M) provides an opportunity to apply the adaptive management approach. Emerging issues related to climate change, sea level rise, and impacts from

stormwater to local water bodies and species may be warranted to ensure capital and O&M investments reflect both City priorities and existing conditions.

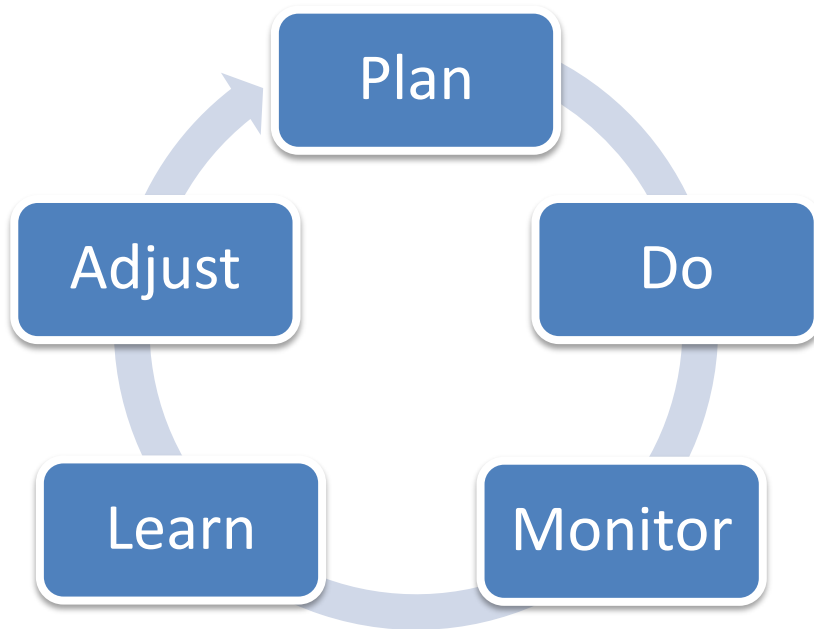


Figure 7. Adaptive management cycle

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APPENDIX A

Receiving Water Assessment Tables

Table 6. Watershed Inventory and Summary of Basins and Receiving Waters in Study Area

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Sullivan Gulch Creek	Sullivan Gulch Creek	Wollochet Bay	1195.6	450.4	307	68%

Table 7. Receiving Water Prioritization Summary

Basin	Rank	Sum	Land Use					Infra-structure	Fish Habitat			Water Quality
			Jurisdiction	Discharge Location	Sediment Depositional Area	Hard Surface Area	Road Surface		Salmon Presence	ESA Listed Salmonid	Fish Passage	
North Creek	1	42	4	5	5	3	4	7	5	2	4	3
Skansie	2	31	5	5	5	5	3	8	0	0	0	0
North Harborview-Peacock	3	27	5	5	5	5	2	5	0	0	0	0
Crescent	4	26	1	5	5	3	1	3	5	2	1	0
Bitter Creek	5	25	3	0	0	4	4	7	5	0	2	0
McCormick	5	25	3	0	0	3	4	4	5	2	4	0
Soundview	6	23	2	5	5	5	2	4	0	0	0	0
Sullivan Gulch	7	21	3	0	0	5	3	5	5	0	0	0
Stinson-Rosedale	8	15	5	0	0	4	2	4	0	0	0	0
Goodnough	9	13	1	0	0	3	1	1	5	0	2	0
Marble	10	10	5	0	0	3	1	1	0	0	0	0
Colvos SE	11	6	1	0	0	4	1	0	0	0	0	0
Green Links	n/a	0	0	0	0	0	0	0	0	0	0	0
Purdy	n/a	0	0	0	0	0	0	0	0	0	0	0

Table 8. Jurisdiction, Gig Harbor Bay, and Hard Surface Area Criteria & Scoring

Basin	City Jurisdiction				Gig Harbor Bay		Hard Surface Area (HSA)				
	Total Basin Size (ac)	Basin Ac. In City Limits	% Basin in City Limits	Score (1)	Discharge Location (2)	Sediment Depositional Area (3)	HSA Acres	HSA %	Score (4)	Road Surfaces (ac)	Score (5)
Bitter Creek	2532.1	866.85	74%	3	0	0	267.5	31%	4	73.7	4
Colvos SE	291.1	4.09	4%	1	0	0	1.27	31%	4	0.91	1
Crescent	3757.8	61.82	20%	1	5	5	16.2	26%	3	4.6	1
Goodnough	1295.5	68.52	11%	1	0	0	19.5	28%	3	9.9	1
Green Links	373.4	0	0%	0	0	0	0	0%	0	0	0
Marble	435.6	34.9	100%	5	0	0	10.2	29%	3	2.5	1
McCormick	1555.7	702.8	53%	3	0	0	192.8	27%	3	63.5	4
North Creek	1135.4	944.52	83%	4	5	5	248.3	26%	3	72.7	4
North Harborview-Peacock	100.4	100.43	100%	5	5	5	42.4	42%	5	10.4	2
Purdy	923.8	0	0%	0	0	0	0	0%	0	0	0
Skansie	767.3	359.06	100%	5	5	5	172.4	48%	5	35.9	3
Soundview	767.3	143.35	37%	2	5	5	66.7	47%	5	11.8	2
Stinson-Rosedale	224.7	224.65	100%	5	0	0	76	34%	4	20.2	2
Sullivan Gulch	1195.6	307	68%	3	0	0	150.4	49%	5	40.6	3

Scoring Metrics for Table 8

(1) City Jurisdiction Score Chart	
% of Basin in City Limits	Score
100	5
75-100	4
50-75	3
25-50	2
0-25	1

(4) Hard Surface Area (HAS)	
% HSA	Score
40-50	5
30-40	4
20-30	3
10-20	2
0-10	1

(2) Discharge Location	Score
Discharges to Gig Harbor Bay	5
Does not discharge to Gig Harbor Bay	0

(5) Road Surfaces	
% Road surfaces	Score
>50	4
30-50	3
10-30	2
0-10	1

(3) Sediment Depositional Areas	Score
No appreciable drift	5
Appreciable drift	0

Table 9. Fish Habitat and Water Quality

Basin	Fish Habitat			Water Quality
	Salmon Presence (1)	ESA Listed Salmonid Species (2)	Fish Passage Barriers (3)	303(d) Listed Waterbody (4)
Bitter Creek	5	0	2	0
Colvos SE	0	0	0	0
Crescent	5	5	1	0
Goodnough	5	0	2	0
Green Links	0	0	0	0
Marble	0	0	0	0
McCormick	5	5	4	0
North Creek	5	5	4	3
North Harborview-Peacock	0	0	0	0
Purdy	0	0	0	0
Skansie	0	0	0	0
Soundview	0	0	0	0
Stinson-Rosedale	0	0	0	0
Sullivan Gulch	5	0	0	0

Scoring Metrics for Table 9

(1) Salmon Presence	Score
Salmon present	5
No salmon present	0

(2) Salmon Species	Score
ESA-listed salmonids	5
Chinook & Steelhead	0

(3) Fish Passage Barriers	
Number of Barriers	Score
15-25	4
10-15	3
5-10	2
0-5	1

(4) 303(d) Ecology Water Quality Atlas	Score
Listed in 303(d)	3
Not listed in 303(d)	0

Table 10. Stormwater Infrastructure

Basin	Outfalls to Gig Harbor Bay (1)	Conveyance (2)	Projects (3)
Bitter Creek	0	4	3
Colvos SE	0	0	0
Crescent	1	1	1
Goodnough	0	1	0
Green Links	0	0	0
Marble	0	1	0
McCormick	0	4	0
North Creek	2	4	1
North Harborview-Peacock	1	1	3
Purdy	0	0	0
Skansie	3	4	1
Soundview	2	1	1
Stinson-Rosedale	1	1	2
Sullivan Gulch	0	3	2

Scoring Metrics for Table 10

(1) # of Outfalls	
>10	3
5-10	2
1-5	1

(2) Miles of Pipe	
>15	4
10-15	3
5-10	2
1-5	1

(3) # of Projects	
>6	3
3-6	2
1-3	1



Exhibit D
Planning Commission
Public Hearing
2022 Comprehensive Plan
Amendments
October 20, 2022

PLANNING DIVISION

MEMORANDUM

DATE: August 11, 2022
TO: Planning Commission
FROM: Robin Bolster-Grant, Senior Planner
SUBJECT: **Comprehensive Plan Amendments – Parks and Capital Facilities**

At the upcoming Planning Commission study session on **August 18, 2022**, staff will lead a discussion regarding a proposed draft amendment to the Comprehensive Plan. The Amendment is part of the 2022 docket approved by the City Council on February 21, 2022.

Currently Chapter 11 (Parks, Recreation and Open Space Element) and Chapter 13 (Capital Facilities Element) are inconsistent with the Parks, Recreation and Open Space (PROS) Plan,¹ which was adopted by the City Council on February 21, 2022.

The 2022 PROS Plan revised the classification system to better reflect the size and use of each park type owned and/or operated by the City, and made adjustments to the existing level of service standards for parks, recreation and open space

The revised inventory, classification system and level of service in the PROS plan requires amending both the Parks, Recreation and Open Space and Capital Facilities Elements to achieve consistency.

No other change to either element is proposed as part of this amendment. It should be noted however, that the 2024 Comprehensive Plan Update required under the Growth Management Act will require a more in-depth examination of all elements.

Staff presents these revisions for discussion and to receive direction from your commission before returning for formal recommendation.

¹ https://www.cityofgigharbor.net/DocumentCenter/View/3600/GH_PROS_CS2020_vFinal-022822-web?bidId=



PUBLIC WORKS DEPARTMENT

MEMORANDUM

DATE: August 9, 2022

TO: Planning Commission

FROM: Brienn Ellis, Stormwater Engineering Technician

SUBJECT: **Stormwater Management Action Plan**

Reference: - [Western Washington Phase II Municipal Stormwater Permit, Section S5.C.1.d.](#)
- [Department of Ecology Stormwater Management Action Planning Guidance](#)
- [Gig Harbor Stormwater Comprehensive Plan 2018 Update](#)
- Stormwater Management Action Plan Story Map

The City of Gig Harbor is regulated under the Western Washington Phase II Municipal Stormwater Permit (Permit). The most recent update of the Permit was effective on August 1, 2019 and has new requirements for stormwater planning, including development of a Stormwater Management Action Plan (SMAP). The SMAP process includes three main steps:

1. Receiving Water Assessment
2. Receiving Water Prioritization
3. Development of a SMAP

A successful SMAP strategically identifies approaches – in addition to current requirement of the Permit – to accommodate future growth and development while preventing water quality degradation and/or improving conditions in receiving waters harmed by past development. The SMAP shall include a proposed implementation schedule and the determination of the necessary budget to implement SMAP projects and activities.

Staff recommend that the SMAP be added to the Gig Harbor Stormwater Comprehensive Plan 2018 Update as an appendix. As such, the City would follow comprehensive plan update procedures. Currently, a draft SMAP is being reviewed by City staff. The final SMAP will be given to the Planning Commission in October 2022 for a comprehensive review.

The city's goal is to make a substantial, positive difference in future receiving water conditions and have confidence that the completed SMAP can be realistically implemented and influence other development planning efforts. **The Permit requires that a SMAP is completed on or before March 31, 2023.**



TO: Gig Harbor Planning Commission

FROM: Planning Staff

DATE: October 6, 2022

RE: Proposed Comprehensive Plan Amendment Language

Gig Harbor staff convened a group of internal and external stakeholders (the Climate Change Comprehensive Plan Amendment Committee or CCCPAC) to learn from regional experts about climate change mitigation and adaptation concepts and strategies throughout June, July and August 2022.

After each educational session CCCPAC participants submitted two Comprehensive Plan goals and policies related to the previous session's topics. Staff summarized the submissions in an *Initial Meeting Summary & Findings* document dated August 2022 and attached as Exhibit A. The submissions were wide-ranging and provided in-depth strategies for greenhouse gas emission reduction across all facets of City planning and municipal operations.

Staff drafted one goal and three policies, distilling more than 40 CCCPAC priorities into a manageable set of priorities for adoption within the 2022 Comprehensive Plan amendment cycle. The proposed language captures the most frequently repeated priorities, is high-level, and introduces climate change to the Comprehensive Plan while serving as a catalyst for further climate-related actions. For example, the climate action plan for which the City has received funding from the WA Department of Commerce. City staff are currently preparing for the 2024 Comprehensive Plan periodic update process. The adoption of a climate action plan goal will allow the City to develop, adopt, and incorporate recommendations from a climate action plan into the 2024 Comprehensive Plan periodic update.

The proposed language was presented to the Climate Change Comprehensive Plan Amendment Committee on August 23, 2022 for comment, those suggestions have been incorporated as underlined additions:

GOAL 5.5: DEVELOP AND ADOPT A CLIMATE ACTION PLAN

The City will develop and adopt a climate action plan to include a greenhouse gas emissions inventory, climate change mitigation strategies for buildings, transportation and natural systems (carbon sequestration), strategies for climate change adaptation, and equitable community outreach and education.

Policy 5.5.1 Greenhouse gas emissions

The City will develop a baseline inventory of greenhouse gas emissions and per capita vehicle miles traveled for trips originating within the City, as a foundational assessment to inform climate action strategies.

Policy 5.5.2 Electrification

Implement energy-efficiency improvements and work to transition from fossil fuel use to electrified energy sources for City assets, including the City fleet. Promote similar actions in the community at large for commercial, multi-family and residential buildings, both new and existing.

Policy 5.5.3 Consider climate change in planning processes

The City will include considerations for climate change in future planning and development processes to prepare for impacts that could threaten the safety of humans or property and degrade the natural environment.

Policy 5.5.4 Coordinate climate change planning with related planning processes

The City will coordinate climate change planning with related plans and processes, such as the Urban Forestry Management Program, Stormwater Management Action Plan, Capital Improvement Plan, etc.

Attachments:

Exhibit A – CCCPAC Initial Meeting Summary & Findings, August 2022



PLANNING DIVISION

MEMORANDUM

DATE: September 29, 2022
TO: Planning Commission
FROM: Robin Bolster-Grant, Senior Planner
SUBJECT: **Comprehensive Plan Amendments – Parks and Capital Facilities**

At the upcoming Planning Commission study session on **October 6, 2022**, staff will return to lead a follow-up discussion regarding proposed draft amendments to the Comprehensive Plan. The amendments to the Parks, Recreation and Open Space Element and Capital Facilities Element are part of the 2022 docket approved by the City Council on February 21, 2022.

Staff first presented this item to your commission at the August 18, 2022 study session. The purpose of the upcoming meeting is to include the new commissioners in the discussion, respond to issues raised in August, and to provide a more in-depth presentation regarding the Climate Change amendment included in the 2022 docket.

Currently Chapter 11 (Parks, Recreation and Open Space Element) and Chapter 13 (Capital Facilities Element) are inconsistent with the Parks, Recreation and Open Space (PROS) Plan,¹ which was adopted by the City Council on February 21, 2022.

The 2022 PROS Plan revised the classification system to better reflect the size and use of each park type owned and/or operated by the City, and made adjustments to the existing level of service standards for parks, recreation and open space

The revised inventory, classification system and level of service in the PROS plan requires amending both the Parks, Recreation and Open Space and Capital Facilities Elements to achieve consistency.

No other change to either element is proposed as part of this amendment. It should be noted however, that the 2024 Comprehensive Plan Update required under the Growth Management Act will require a more in-depth examination of all elements.

Staff presents these revisions for discussion and to receive direction from your commission before returning for formal recommendation.

¹ https://www.cityofgigharbor.net/DocumentCenter/View/3600/GH_PROS_CS2020_vFinal-022822-web?bidId=



TO: Gig Harbor Planning Commission

FROM: Planning Staff

DATE: October 6, 2022

RE: Proposed Comprehensive Plan Amendment Language

Gig Harbor staff convened a group of internal and external stakeholders (the Climate Change Comprehensive Plan Amendment Committee or CCCPAC) to learn from regional experts about climate change mitigation and adaptation concepts and strategies throughout June, July and August 2022.

After each educational session CCCPAC participants submitted two Comprehensive Plan goals and policies related to the previous session's topics. Staff summarized the submissions in an *Initial Meeting Summary & Findings* document dated August 2022 and attached as Exhibit A. The submissions were wide-ranging and provided in-depth strategies for greenhouse gas emission reduction across all facets of City planning and municipal operations.

Staff drafted one goal and three policies, distilling more than 40 CCCPAC priorities into a manageable set of priorities for adoption within the 2022 Comprehensive Plan amendment cycle. The proposed language captures the most frequently repeated priorities, is high-level, and introduces climate change to the Comprehensive Plan while serving as a catalyst for further climate-related actions. For example, the climate action plan for which the City has received funding from the WA Department of Commerce. City staff are currently preparing for the 2024 Comprehensive Plan periodic update process. The adoption of a climate action plan goal will allow the City to develop, adopt, and incorporate recommendations from a climate action plan into the 2024 Comprehensive Plan periodic update.

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Policy 5.5.4 Coordinate climate change planning with related planning processes

The City will coordinate climate change planning with related plans and processes, such as the Urban Forestry Management Program, Stormwater Management Action Plan, Capital Improvement Plan, etc.

Attachments:

Exhibit A – CCCPAC Initial Meeting Summary & Findings, August 2022



City of Gig Harbor
City Council Meeting Agenda Bill

Meeting Date: February 28, 2022

SUBJECT: Public Hearing: 2022 Comprehensive Plan Amendment Docket

PURPOSE & RECOMMENDATION: The purpose of this agenda bill is to introduce the 2022 Comprehensive Plan Amendment Docket and direct that the proposed amendments be processed during the current annual amendment process.

SUGGESTED MOTION: Move that the four proposed Comprehensive Plan amendments, as presented on the 2022 Docket, be processed during the current annual amendment process consistent with the procedures provided in Gig Harbor Municipal Code Chapter 19.09.

SUBMITTED BY: Carl de Simas, Principal Planner

DEPARTMENT: Community Development

PHONE: 253-851-6170

BACKGROUND INFORMATION: This year's Docket includes four items:

- **PL-COMP-22-0001: Update the Parks, Recreation and Open Space Element (Chapter 11) and Capital Facilities Element (Chapter 13) consistent with the updated Parks, Recreation and Open Space Plan.**

The most recent version of the Parks, Recreation and Open Space (PROS) Plan was adopted in 2016 and implemented into the Comprehensive Plan in 2018 for required Growth Management Act (GMA) consistency. The Parks Commission, with staff support, is currently working to update the plan, which will establish a road map for providing high quality, community-driven parks, trails, natural areas and recreation offerings for Gig Harbor. The PROS Plan will create a framework to allow the city to respond to new opportunities as they arise and be strategic about planned investments to the park and open space system. Within the proposed PROS Plan exist required components of RCW 36.70A.070 (8) which require adoption and consistency within the overall Comprehensive Plan. Once the updated PROS Plan is adopted as policy, it will be inconsistent with the Parks, Recreation and Open Space Element of the Comprehensive Plan as well as the Capital Facilities Element, due to the current Element's alignment with the 2016 PROS Plan. This proposed amendment will update Chapters 11 "Parks" and Chapter 13 "Capital Facilities" of the Comprehensive Plan for GMA required consistency and concurrency purposes.

- **PL-COMP-22-0002: Update the Capital Facilities Element (Chapter 13) and Utilities Element (Chapter 9) consistent with the Comprehensive Plan amendment procedures provided in the Gig Harbor Municipal Code, Chapter 19.09, and with other pertinent Comprehensive Plan Elements, as well as any relevant case law.**

The City's Public Works Department maintains several Capital Facilities Plans that are adopted by reference within the required Capital Facilities Chapter of the

City's Comprehensive Plan (i.e. Water, Wastewater, Stormwater). These plans require occasional updates, that range from technical (i.e. text changes) to substantive (i.e. modifying service area, adding projects etc.). The Revised Code of Washington (RCW) Section 36.70A.130, only allows for updates to the Comprehensive Plan once per year (with limited exceptions for new subarea plans, Shoreline Master Program Updates, or for Planned Action programs). This amendment seeks to modify each Facility Plan for consistency with RCW 36.70A.130, specifically noting when a minor amendment may be processed outside of the annual Comprehensive Plan Docket.

- **PL-COMP-22-0003: Update the Comprehensive Plan, generally, to include language pertaining to climate change and sustainability.**

As part of the 2018 update of the Comprehensive Plan, the City Council chose to remove any reference to "Climate Change" from the various Plan elements. As the topic of climate change and sustainability have received more and more emphasis at the State and County level, and because the current City Council has noted these topics as a priority, this amendment seeks to reinstate and enhance this language within the relevant and pertinent chapters of the Comprehensive Plan. The amendment will include goals, policies, and objectives in support of advancement of climate sustainability.

- **PL-COMP-22-0004: Add the Stormwater Management Action Plan (SMAP) as an appendix to the City's Stormwater Comprehensive Plan.**

The City of Gig Harbor is a permittee of the Western Washington Phase II Municipal Stormwater Permit ("Permit") issued by the Department of Ecology. The newest version of the Permit, effective August 1, 2019, requires permittees to implement a Stormwater Planning Program to inform and assist the development of policies and strategies as water quality management tools to protect receiving waters. One of those planning actions include the preparation of a Stormwater Management Action Plan (SMAP). The SMAP will provide guidance on comprehensive watershed planning and focuses on addressing impacts from the cumulative development in a watershed. The SMAP addresses how existing stormwater problems will be most strategically addressed and how water quality goals will be accomplished while meeting future population and density targets. Because the Stormwater Comprehensive Plan is adopted by reference in the Capital Facilities and Utilities Elements of the City's Comprehensive Plan, this proposal requires a Comprehensive Plan Amendment.

DISCUSSION: The Mayor and Staff recommend Council initiate all four Docket items. The items approved for further processing will then be brought before the Planning Commission for study, a public hearing, and a recommendation to Council for a final decision. Those items that are not chosen to move forward for further processing will be incorporated into a resolution and brought back to Council and the next regularly scheduled Council meeting.

In rendering its decision whether to move each amendment forward for further processing, in the case of the 2022 Docket, Council should consider all relevant facts as well as the following items:

- A. Whether circumstances related to the proposed amendment and/or the area in which it is located have substantially changed since the adoption of the comprehensive plan; and
 - B. Whether the assumptions upon which the comprehensive plan is based are no longer valid, or whether new information is available which was not considered during the initial comprehensive plan adoption process or during previous annual amendments; and
 - C. For amendments that have been considered within the last three years, whether there has been a change in circumstances that makes reconsideration of the proposed amendment now appropriate.
- PL-COMP-22-0001: The Parks Commission and City Staff have produced a draft PROS Plan that will provide the programmatic approach necessary to satisfy the state RCO requirements and meet the mandated deadline. This plan will be before Council in the coming months. To ensure consistency between the PROS Plan and the Comprehensive Plan, Council's initiation of this amendment will allow staff to work with the Planning Commission on required updates that will synthesize the plans resulting in coherent policies and goals for city parks and ensure all requirements of RCW 36.70A.070(8) are met.
 - PL-COMP-22-0002: City Staff have been considering this issue for the past few years but have not had the time nor direction to address it. Council's initiation of this amendment will provide staff the opportunity to begin work on finding a solution for this matter that will benefit the city for years to come.
 - PL-COMP-22-0003: Climate Change and Sustainability have become topics of emphasis at both the state and local level over the past few years. Staff has heard from both the City Council and the Planning Commission that this item is one of their top priorities to address. The initiation of this amendment will allow staff to begin work on researching the science behind the issue, surveying what actions other jurisdictions are taking, reviewing, and monitoring state legislation, and conducting outreach to the public to get our community's input.
 - PL-COMP-22-0004: The process to produce the SMAP is already well underway. City Staff has been working on a draft over the past year and will continue this work through 2022. The goal is to have it ready and approved by the end of the year, meeting the state deadline of Spring 2023. With Council's initiation of this amendment, Staff will be able to work with the Planning Commission to complete the process and satisfy the state mandated requirement.

FISCAL CONSIDERATION: Annual Comprehensive Plan updates are a stated objective in the 2022 Budget. No additional expenditure required.

BOARD/COMMISSION/COMMITTEE RECOMMENDATION: No formal recommendations on any of the proposed amendments have been provided to date.

ATTACHMENTS:

1. PL-COMP-22-0001: Update the Parks, Recreation and Open Space Element (Chapter 11) and Capital Facilities Element (Chapter 13) consistent with the updated Parks, Recreation and Open Space Plan.
 2. PL-COMP-22-0002: Update the Capital Facilities Element (Chapter 13) and Utilities Element (Chapter 9) consistent with the Comprehensive Plan amendment procedures provided in the Gig Harbor Municipal Code, Chapter 19.09, and with other pertinent Comprehensive Plan Elements, as well as any relevant case law.
 3. PL-COMP-22-0003: Update the Comprehensive Plan, generally, to include language pertaining to climate change and sustainability.
 4. PL-COMP-22-0004: Add the Stormwater Management Action Plan (SMAP) as an appendix to the City's Stormwater Comprehensive Plan.
-

REVIEWED BY:

☒ Mayor
☒ City Administrator
☒ City Attorney

☒ Finance Director
☒ Department Head

OFFICE USE ONLY



SUBMITTED: _____
CASE NO.: PL-COMP-22-0001

MASTER PLANNING PERMIT APPLICATION

Check all permits you are applying for in the boxes provided. Submit this application form, the applicable materials listed in the corresponding checklist and fee.

☐ Major Site Plan Review ☐ Minor Site Plan Review ☐ Administrative Design Review ☐ Alternative Design Review ☐ Alternative Landscape Plan ☐ Binding Site Plan ☐ Variance ☐ Conditional Use Permit ☐ SEPA ☐ Tree Removal	☐ Preliminary Short Plat ☐ Final Short Plat ☐ Preliminary Plat ☐ Preliminary Plat Revision ☐ Final Plat ☐ Plat Alterations/Vacation ☐ Preliminary PRD/PUD ☐ Final PRD/PUD ☐ Final PRD/PUD Amendment ☐ Boundary Line Adjustment	☐ Shoreline Substantial Development Permit ☐ Shoreline Variance ☐ Shoreline Conditional Use Permit ☐ Shoreline Exemption ☐ Shoreline Revision ☐ Flood Hazard ☐ Critical Area Variance ☐ Reasonable Use Exception ☐ Critical Area Review ☐ Master Sign Plan	☐ Land Clearing ☐ Nonconforming Review ☐ Perf. Based Height Exception ☐ Temporary Trailer ☐ Administrative Interpretation ☐ Rezone ☐ Height Restriction Area Amendment ☒ Comp. Plan Amendment ☐ Zoning Text Amendment ☐ Zoning Verification Letter
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Project Name:	PL-COMP-22-0001 PROS Element Amendment
Project Address:	N/A
Tax Assessor Parcel Number(s): Attach full legal description	N/A

APPLICANT/AGENT ☒ Primary Contact for Application			
Name:	City of Gig Harbor	Phone:	253-851-6170
Street:	3510 Grandview Street	Fax:	
City/State/Zip:	Gig Harbor, WA 98335	Email:	cdesimas@gigharborwa.gov

PROPERTY OWNER(S) ☐ Applicant ☐ Primary Contract for Application			
Name:		Phone:	
Street:		Fax:	
City/State/Zip:		Email:	

Property Owner(s)

I do hereby affirm and certify, under penalty of perjury, that I am one (or more) of the owners or owner under contract of the herein described property and that the foregoing statements and answers are in all respects true and correct on my information and belief as to those matters, I believe it to be true.

Signature by Property Owner: _____

Date: 2/17/2022

PROJECT DESCRIPTION (PROVIDE DETAILED SUMMARY)

The most recent version of the Parks, Recreation and Open Space (PROS) Plan was adopted in 2016 and implemented into the Comprehensive Plan in 2018 for required Growth Management Act (GMA) consistency. The Parks Commission, with staff support, is currently working to update the plan, which will establish a road map for providing high quality, community-driven parks, trails, natural areas and recreation offerings for Gig Harbor. The PROS Plan will create a framework to allow the city to respond to new opportunities as they arise and be strategic about planned investments to the park and open space system. Within the proposed PROS Plan exist required components of RCW 36.70A.070 (8) which require adoption and consistency within the overall Comprehensive Plan. Once the updated PROS Plan is adopted as policy, it will be inconsistent with the Parks, Recreation and Open Space Element of the Comprehensive Plan as well as the Capital Facilities Element, due to the current Element's alignment with the 2016 PROS Plan. This proposed amendment will update Chapters 11 "Parks" and Chapter 13 "Capital Facilities" of the Comprehensive Plan for GMA required consistency and concurrency purposes.

UTILITIES

Water Supply (name of utility provider):

N/A

Sewage Disposal (name of utility provider):

N/A

Access (Name of road or street from which access is or will be gained):

N/A

CRITICAL AREA INFORMATION

Wetlands on site ☐ Yes ☒ No

Slopes exceeding 15% ☐ Yes ☒ No

Streams ☐ Yes ☒ No

Existing Land Use: Describe (or illustrate separately) all existing use structures and all critical areas within 300 feet of property lines.

N/A. Non-project action

Fee Deposits:

"I acknowledge that I have applied for a permit which requires a deposit for future services to be rendered, as required by section F of the City's adopted Fee Schedule. I understand that, as the applicant, I (we) shall bear all of the costs of these services and will be billed the act costs in excess of the deposit. If the actual costs are below the deposit, I will be refunded the difference." YK (Initials)

Consolidated Permit Processing:

"As the applicant, I (we) elect to have all planning permits submitted concurrently and associated with our project processed collectively under the highest numbered permit procedure per [GHMC 19.01.002\(B\)](#)." YK (Initials)

Comprehensive Plan Amendment Application Requirements – GHMC 19.09.080(A)**A. Purpose of the proposed amendment:**

The most recent version of the Parks, Recreation and Open Space (PROS) Plan was adopted in 2016 and implemented into the Comprehensive Plan in 2018 for required Growth Management Act (GMA) consistency. The Parks Commission, with staff support, is currently working to update the plan, which will establish a road map for providing high quality, community-driven parks, trails, natural areas and recreation offerings for Gig Harbor. The PROS Plan will create a framework to allow the city to respond to new opportunities as they arise and be strategic about planned investments to the park and open space system. Within the proposed PROS Plan exist required components of RCW 36.70A.070 (8) which require adoption and consistency within the overall Comprehensive Plan. Once the updated PROS Plan is adopted as policy, it will be inconsistent with the Parks, Recreation and Open Space Element of the Comprehensive Plan as well as the Capital Facilities Element, due to the current Element's alignment with the 2016 PROS Plan. This proposed amendment will update Chapters 11 "Parks" and Chapter 13 "Capital Facilities" of the Comprehensive Plan for GMA required consistency and concurrency purposes.

B. How the amendment is consistent with the Washington State Growth Management Act?

RCW 36.70A.070 requires Comprehensive Plans to have a Parks and Recreation Element, which includes estimates of park and recreation demand for at least a ten-year period, an evaluation of facilities and service needs, and evaluation and coordination with other agencies on regional park approaches. Additionally, the Growth Management Act (GMA) requires the Parks and Recreation Plan to be concurrent and consistent with the adopted 20-year Capital Facilities Plan, housed within the Comprehensive Plan. Currently, the City's Park, Recreation and Open Space Plan (PROS Plan) houses GMA required elements.

Chapter 11 'Parks and Recreation' and Chapter 13 'Capital Facilities' of the Comprehensive Plan were last amended in 2018 for consistency with the 2016 PROS Plan. The City anticipates adopting as policy the 2022 PROS Plan in March 2022. This Docket proposal would initiate work to update Chapter 11 and Chapter 13 to be consistent with the new PROS Plan, thereby creating the alignment between the plans as required by the GMA.

C. How is the amendment consistent with the Countywide Planning Policies?

The Pierce Countywide Planning Policies (CPPs) do not address parks. However, the proposed amendment will include goals and policies supporting regional collaboration for park and recreation with partners such as PenMet Parks. These policy aspirations work toward regional coordination and facilitation, thereby furthering the CPPs.

D. How the amendment furthers the purpose of the Comprehensive Plan?

The proposed amendment will produce internal alignment between several adopted city plans. The alignment of plans will further the City's goals and policies regarding Parks, Recreation and also capital facility provision.

E. How the amendment is internally consistent with the City's Comprehensive Plan, as well as other adopted city plans and codes?

Please see answers to A, B, and D above.

Comp Plan Considerations for Decision to Initiate Processing – GHMC 19.09.130

A. Whether circumstances related to the proposed amendment and/or the area in which it is located have substantially changed since the adoption of the comprehensive plan:

A new PROS Plan is being adopted, which changes circumstances.

B. Whether the assumptions upon which the comprehensive plan is based are no longer valid, or whether new information is available which was not considered during the initial comprehensive plan adoption process or during previous annual amendments

No known invalid assumptions or new information is available at this time.

C. For amendments that have been considered within the last three years, whether there has been a change in circumstances that makes reconsideration of the proposed amendment now appropriate.

Not applicable.

Written response to the criteria for approval per GHMC 19.09.170

The city's comprehensive plan was developed and adopted after significant study and public participation. The goals and policies contained therein shall therefore be granted substantial weight when considering a proposed amendment. The city council shall make written findings regarding each application's consistency or inconsistency with the following criteria:

- A. The proposed amendment will further and be consistent with the goals, policies and objectives of the comprehensive plan; and
- B. The proposed amendment is consistent with the Growth Management Act, Puget Sound Regional Council multicounty planning policies, the countywide planning policies and other applicable interjurisdictional policies and agreements, and/or other state or local laws; and
- C. The proposed amendment will not adversely impact the city's ability to provide sewer and water, and will not adversely affect transportation facilities and other public facilities and services such as parks, police, fire, emergency medical services and governmental services; and
- D. The proposed amendment advances the public interest.
- E. For text amendments which propose to increase density or intensity of permitted development and all land use map amendments, the following approval criteria also apply:
 - 1. Adequate infrastructure, facilities and services are available to serve the proposed or potential development expected as a result of this amendment, according to one of the following provisions:
 - a. The city has adequate funds for needed infrastructure, facilities and services to support new development associated with the proposed amendments; or
 - b. The city's projected revenues are sufficient to fund needed infrastructure, facilities and services, and such infrastructure, facilities and services are included in the schedule of capital improvements in the city's capital facilities plan; or
 - c. Needed infrastructure, facilities and services will be funded by the developer under the terms of a development agreement associated with the comprehensive plan amendment; or
 - d. Adequate infrastructure, facilities and services are currently in place to serve expected development as a result of this comprehensive plan amendment based upon an assessment of land use assumptions; or
 - e. Land use assumptions have been reassessed, and required amendments to other sections of the comprehensive plan are being processed in conjunction with this amendment in order to ensure that adopted level of service standards will be met; and
 - 2. For a land use map amendment, the subject parcels being redesignated are physically suitable for the allowed land uses in the designation being requested, including compatibility with existing and planned surrounding land uses; and

3. The proposed amendment will not create a demand to change land use designations of other properties, unless the change in land use designation for other properties is in the long-term interest of the community in general.

As the amendment language has not yet been developed, if the amendment is approved for further processing, answers to these criteria will be produced during the Planning Commission process and presented to the City Council as part of the recommendation.

OFFICE USE ONLY



SUBMITTED:

CASE NO.: PL-COMP-22-0002

MASTER PLANNING PERMIT APPLICATION

Check all permits you are applying for in the boxes provided. Submit this application form, the applicable materials listed in the corresponding checklist and fee.

☐ Major Site Plan Review ☐ Minor Site Plan Review ☐ Administrative Design Review ☐ Alternative Design Review ☐ Alternative Landscape Plan ☐ Binding Site Plan ☐ Variance ☒ Conditional Use Permit ☒ SEPA ☐ Tree Removal	☐ Preliminary Short Plat ☐ Final Short Plat ☐ Preliminary Plat ☐ Preliminary Plat Revision ☐ Final Plat ☐ Plat Alterations/Vacation ☐ Preliminary PRD/PUD ☐ Final PRD/PUD ☐ Final PRD/PUD Amendment ☐ Boundary Line Adjustment	☐ Shoreline Substantial Development Permit ☐ Shoreline Variance ☐ Shoreline Conditional Use Permit ☐ Shoreline Exemption ☐ Shoreline Revision ☐ Flood Hazard ☐ Critical Area Variance ☐ Reasonable Use Exception ☐ Critical Area Review ☐ Master Sign Plan	☐ Land Clearing ☐ Nonconforming Review ☐ Perf. Based Height Exception ☐ Temporary Trailer ☐ Administrative Interpretation ☐ Rezone ☐ Height Restriction Area Amendment ☒ Comp. Plan Amendment ☐ Zoning Text Amendment ☐ Zoning Verification Letter
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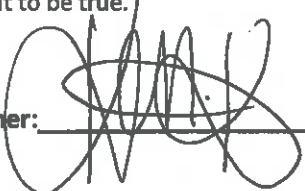
Project Name:	PL-COMP-22-0002 Capital Facilities and Utilities Element Consistency Updates
Project Address:	N/A
Tax Assessor Parcel Number(s): Attach full legal description	N/A

APPLICANT/AGENT ☒ Primary Contact for Application			
Name:	City of Gig Harbor	Phone:	253-851-6170
Street:	3510 Grandview Street	Fax:	
City/State/Zip:	Gig Harbor, WA 98335	Email:	cdesimas@gigharborwa.gov

PROPERTY OWNER(S) ☐ Applicant ☐ Primary Contract for Application			
Name:		Phone:	
Street:		Fax:	
City/State/Zip:		Email:	

Property Owner(s)

I do hereby affirm and certify, under penalty of perjury, that I am one (or more) of the owners or owner under contract of the herein described property and that the foregoing statements and answers are in all respects true and correct on my information and belief as to those matters, I believe it to be true.

Signature by Property Owner:  Date: 2/17/2022

PROJECT DESCRIPTION (PROVIDE DETAILED SUMMARY)		
The City's Public Works Department maintains several Capital Facilities Plans that are adopted by reference within the required Capital Facilities Chapter of the City's Comprehensive Plan (i.e. Water, Wastewater, Stormwater). These plans require occasional updates, that range from technical (i.e. text changes) to substantive (i.e. modifying service area, adding projects etc.). The Revised Code of Washington (RCW) Section 36.70A.130, only allows for updates to the Comprehensive Plan once per year (with limited exceptions for new subarea plans, Shoreline Master Program Updates, or for Planned Action programs). This amendment seeks to modify each Facility Plan for consistency with RCW 36.70A.130, specifically noting when a minor amendment may be processed outside of the annual Comprehensive Plan Docket.		
UTILITIES		
Water Supply (name of utility provider):	Sewage Disposal (name of utility provider):	
N/A	N/A	
Access (Name of road or street from which access is or will be gained): N/A		
CRITICAL AREA INFORMATION		
Wetlands on site ☐ Yes ☒ No	Slopes exceeding 15% ☐ Yes ☒ No	Streams ☐ Yes ☒ No
Existing Land Use: Describe (or illustrate separately) all existing use structures and all critical areas within 300 feet of property lines. N/A. Non-project action		
Fee Deposits: "I acknowledge that I have applied for a permit which requires a deposit for future services to be rendered, as required by section F of the City's adopted Fee Schedule. I understand that, as the applicant, I (we) shall bear all of the costs of these services and will be billed the act costs in excess of the deposit. If the actual costs are below the deposit, I will be refunded the difference." _____ (Initials)		
Consolidated Permit Processing: "As the applicant, I (we) elect to have all planning permits submitted concurrently and associated with our project processed collectively under the highest numbered permit procedure per GHMC 19.01.002(B) ." _____ (Initials)		

PL-COMP-22-0002

PL-COMP-22-0002 Capital Facilities Plan Amendments

Written Statement per GHMC 19.09.080(A)(5)

a. The purpose of the proposed amendment.

The City's Public Works Department maintains several Capital Facilities Plans that are adopted by reference within the required Capital Facilities Chapter of the City's Comprehensive Plan (i.e. Water, Wastewater, Stormwater). These plans require occasional updates, that range from technical (i.e. text changes) to substantive (i.e. modifying service area, adding projects etc.). The Revised Code of Washington (RCW) Section 36.70A.130, only allows for updates to the Comprehensive Plan once per year (with limited exceptions for new subarea plans, Shoreline Master Program Updates, or for Planned Action programs). This amendment seeks to modify each Facility Plan for consistency with RCW 36.70A.130, specifically noting when a minor amendment may be processed outside of the annual Comprehensive Plan Docket.

b. How the amendment is consistent with the Washington State Growth Management Act.

This amendment would seek to develop an amendment process that would maintain consistency between the City's Capital Facilities Plans and the City's Comprehensive Plan Elements. The amendment would further strengthen the Comprehensive Plan's consistency with the GMA goals set forth under RCW 36.70A.020, the requirements of RCW 36.70A.070, 36.70A.120, and 36.70A.130.

c. How the amendment is consistent with the adopted countywide planning policies.

This amend would seek to develop an amendment process that would further strengthen the consistency between the City's Comprehensive Plan and the Pierce County Countywide Planning Policies (CPP). Throughout the CPP, capital facilities are noted as necessary components to support projected growth in population, housing and employment. The CPP lays out a policy framework for consistency and accommodation of future growth, and the local plans must also be developed consistently, with those goals and policies. Therefore, ensuring that the city is amending its plans utilizing a holistic lens, should be a primary goal.

d. How the amendment furthers the purpose of the city's comprehensive plan.

The City's Comprehensive Plan adopts by reference the following functional plans that identify current system configurations and capacities: Wastewater Comprehensive Plan, Water System Plan, Stormwater Plan, Capital Facilities Plan, PROS Plan, Wastewater Treatment Plant Improvements. The amendment

PL-COMP-22-0002

would further the purpose of the Comprehensive Plan by ensuring amendments to these plans are consistent with the policies and goals therein.

e. How the amendment is internally consistent with the city's comprehensive plan, as well as other adopted city plans and codes

See Item "d" above.

Written response to the initiation criteria of GHMC 19.09.130

Before rendering a decision whether the individual comprehensive plan amendment proposal may be processed during any year, the city council shall consider all relevant facts, including the application materials, as well as the following items:

A. Whether circumstances related to the proposed amendment and/or the area in which it is located have substantially changed since the adoption of the comprehensive plan.

This would be an area-wide text amendment to include clarifying language around the amendment processes.

B. Whether the assumptions upon which the comprehensive plan is based are no longer valid, or whether new information is available which was not considered during the initial comprehensive plan adoption process or during previous annual amendments.

No known invalid assumptions or new information is available at this time.

C. For amendments that have been considered within the last three years, whether there has been a change in circumstances that makes reconsideration of the proposed amendment now appropriate.

Not applicable.

Written response to the criteria for approval per GHMC 19.09.170

The city's comprehensive plan was developed and adopted after significant study and public participation. The goals and policies contained therein shall therefore be granted substantial weight when considering a proposed amendment. The city council shall make written findings regarding each application's consistency or inconsistency with the following criteria:

A. The proposed amendment will further and be consistent with the goals, policies and objectives of the comprehensive plan; and

B. The proposed amendment is consistent with the Growth Management Act, Puget Sound Regional Council multicounty planning policies, the countywide planning policies and other applicable interjurisdictional policies and agreements, and/or other state or local laws; and

PL-COMP-22-0002

C. The proposed amendment will not adversely impact the city's ability to provide sewer and water, and will not adversely affect transportation facilities and other public facilities and services such as parks, police, fire, emergency medical services and governmental services; and

D. The proposed amendment advances the public interest.

E. For text amendments which propose to increase density or intensity of permitted development and all land use map amendments, the following approval criteria also apply:

1. Adequate infrastructure, facilities and services are available to serve the proposed or potential development expected as a result of this amendment, according to one of the following provisions:

a. The city has adequate funds for needed infrastructure, facilities and services to support new development associated with the proposed amendments; or

b. The city's projected revenues are sufficient to fund needed infrastructure, facilities and services, and such infrastructure, facilities and services are included in the schedule of capital improvements in the city's capital facilities plan; or

c. Needed infrastructure, facilities and services will be funded by the developer under the terms of a development agreement associated with the comprehensive plan amendment; or

d. Adequate infrastructure, facilities and services are currently in place to serve expected development as a result of this comprehensive plan amendment based upon an assessment of land use assumptions; or

e. Land use assumptions have been reassessed, and required amendments to other sections of the comprehensive plan are being processed in conjunction with this amendment in order to ensure that adopted level of service standards will be met; and

2. For a land use map amendment, the subject parcels being redesignated are physically suitable for the allowed land uses in the designation being requested, including compatibility with existing and planned surrounding land uses; and

3. The proposed amendment will not create a demand to change land use designations of other properties, unless the change in land use designation for other properties is in the long-term interest of the community in general.

As the amendment language has not yet been developed, if the amendment is approved for further processing, answers to these criteria will be produced during the Planning Commission process and presented to the City Council as part of the recommendation.

OFFICE USE ONLY



SUBMITTED:

CASE NO.:

PL-COMP-22-0003

MASTER PLANNING PERMIT APPLICATION

Check all permits you are applying for in the boxes provided. Submit this application form, the applicable materials listed in the corresponding checklist and fee.

☐ Major Site Plan Review ☐ Minor Site Plan Review ☐ Administrative Design Review ☐ Alternative Design Review ☐ Alternative Landscape Plan ☐ Binding Site Plan ☐ Variance ☐ Conditional Use Permit ☐ SEPA ☐ Tree Removal	☐ Preliminary Short Plat ☐ Final Short Plat ☐ Preliminary Plat ☐ Preliminary Plat Revision ☐ Final Plat ☐ Plat Alterations/Vacation ☐ Preliminary PRD/PUD ☐ Final PRD/PUD ☐ Final PRD/PUD Amendment ☐ Boundary Line Adjustment	☐ Shoreline Substantial Development Permit ☐ Shoreline Variance ☐ Shoreline Conditional Use Permit ☐ Shoreline Exemption ☐ Shoreline Revision ☐ Flood Hazard ☐ Critical Area Variance ☐ Reasonable Use Exception ☐ Critical Area Review ☐ Master Sign Plan	☐ Land Clearing ☐ Nonconforming Review ☐ Perf. Based Height Exception ☐ Temporary Trailer ☐ Administrative Interpretation ☐ Rezone ☐ Height Restriction Area Amendment ☒ Comp. Plan Amendment ☐ Zoning Text Amendment ☐ Zoning Verification Letter
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Project Name:	PL-COMP-22-0003 Climate Change
Project Address:	N/A
Tax Assessor Parcel Number(s): Attach full legal description	N/A

APPLICANT/AGENT ☒ Primary Contact for Application			
Name:	City of Gig Harbor	Phone:	253-851-6170
Street:	3510 Grandview Street	Fax:	
City/State/Zip:	Gig Harbor, WA 98335	Email:	cdesimas@gigharborwa.gov

PROPERTY OWNER(S) ☐ Applicant ☐ Primary Contract for Application			
Name:		Phone:	
Street:		Fax:	
City/State/Zip:		Email:	

Property Owner(s)

I do hereby affirm and certify, under penalty of perjury, that I am one (or more) of the owners or owner under contract of the herein described property and that the foregoing statements and answers are in all respects true and correct on my information and belief as to those matters, I believe it to be true.

Signature by Property Owner:

Date:

2/17/2022

PROJECT DESCRIPTION (PROVIDE DETAILED SUMMARY)		
As part of the 2018 update of the Comprehensive Plan, the City Council chose to remove any reference to "Climate Change" from the various Plan elements. As the topic of climate change and sustainability have received more and more emphasis at the State and County level, and because the current City Council has noted these topics as a priority, this amendment seeks to reinstate and enhance this language within the relevant and pertinent chapters of the Comprehensive Plan. The amendment will include goals, policies, and objectives in support of advancement of climate sustainability.		
UTILITIES		
Water Supply (name of utility provider):	Sewage Disposal (name of utility provider):	
N/A	N/A	
Access (Name of road or street from which access is or will be gained):		
N/A		
CRITICAL AREA INFORMATION		
Wetlands on site ☐ Yes ☒ No	Slopes exceeding 15% ☐ Yes ☒ No	Streams ☐ Yes ☒ No
Existing Land Use: Describe (or illustrate separately) all existing use structures and all critical areas within 300 feet of property lines.		
N/A. Non-project action		
Fee Deposits: "I acknowledge that I have applied for a permit which requires a deposit for future services to be rendered, as required by section F of the City's adopted Fee Schedule. I understand that, as the applicant, I (we) shall bear all of the costs of these services and will be billed the act costs in excess of the deposit. If the actual costs are below the deposit, I will be refunded the difference." _____ (Initials)		
Consolidated Permit Processing: "As the applicant, I (we) elect to have all planning permits submitted concurrently and associated with our project processed collectively under the highest numbered permit procedure per GHMC 19.01.002(B) ." _____ (Initials)		

PL-COMP-22-0003

PL-COMP-22-0003 Climate Change

Written Statement per GHMC 19.09.080(A)(5)

a. The purpose of the proposed amendment.

As part of the 2018 update of the Comprehensive Plan, the City Council chose to remove any reference to “Climate Change” from the various Plan elements. As the topic of climate change and sustainability have received more and more emphasis at the State and County level, and because the current City Council has noted these topics as a priority, this amendment seeks to reinstate and enhance this language within the relevant and pertinent chapters of the Comprehensive Plan. The amendment will include goals, policies, and objectives in support of advancement of climate sustainability.

b. How the amendment is consistent with the Washington State Growth Management Act.

The GMA does not currently address climate change specifically, but it does include several requirements and strategies around land-use and transportation that directly influence a reduction in greenhouse gas emissions. These, in turn, have an effect on climate change. Including policy language around climate change through this amendment would therefore be consistent with the intent of GMA.

c. How the amendment is consistent with the adopted countywide planning policies.

The County-wide Planning Policies (CPP) a section under the Natural Resources, Open Space, Protection of Environmentally-sensitive Lands, and the Environment Chapter entitled, “Climate Change.” Subsection Env-31.2, specifically, states: “Jurisdictions should address adaptation and mitigation strategies from the effects of climate change in long range plans such as shoreline master programs and comprehensive plans.”

d. How the amendment furthers the purpose of the city’s comprehensive plan.

The City’s Comprehensive Plan, Chapter 5, Environment Element, contains several goals related to the protection of valuable natural areas such as streams, floodplains, wetlands, shorelines, and habitats. As well, the element speaks to the protection of critical resource lands such as timber, the Harbor, open space, wetland and woodland wildlife habitats. The element also provides goals around protection of the environment through consideration of the effect of land uses on air quality, groundwater, noise, pollution and an increase in the use of renewable energy resources. All of these items would support this amendment’s goal to include policies and goals around climate change within the Comprehensive Plan.

PL-COMP-22-0003

e. How the amendment is internally consistent with the city's comprehensive plan, as well as other adopted city plans and codes

See Item "d" above.

Written response to the initiation criteria of GHMC 19.09.130

Before rendering a decision whether the individual comprehensive plan amendment proposal may be processed during any year, the city council shall consider all relevant facts, including the application materials, as well as the following items:

A. Whether circumstances related to the proposed amendment and/or the area in which it is located have substantially changed since the adoption of the comprehensive plan.

This would be an area-wide text amendment to include language specific to climate change within the City's Comprehensive Plan.

B. Whether the assumptions upon which the comprehensive plan is based are no longer valid, or whether new information is available which was not considered during the initial comprehensive plan adoption process or during previous annual amendments.

No known invalid assumptions are available at this time. There is an abundance of new information available with regards to climate science. This information will be researched and reviewed as part of the Planning Commission review process if Council chooses to continue processing this amendment.

C. For amendments that have been considered within the last three years, whether there has been a change in circumstances that makes reconsideration of the proposed amendment now appropriate.

Not applicable.

Written response to the criteria for approval per GHMC 19.09.170

The city's comprehensive plan was developed and adopted after significant study and public participation. The goals and policies contained therein shall therefore be granted substantial weight when considering a proposed amendment. The city council shall make written findings regarding each application's consistency or inconsistency with the following criteria:

A. The proposed amendment will further and be consistent with the goals, policies and objectives of the comprehensive plan; and

B. The proposed amendment is consistent with the Growth Management Act, Puget Sound Regional Council multicounty planning policies, the countywide planning policies and other applicable interjurisdictional policies and agreements, and/or other state or local laws; and

PL-COMP-22-0003

C. The proposed amendment will not adversely impact the city's ability to provide sewer and water, and will not adversely affect transportation facilities and other public facilities and services such as parks, police, fire, emergency medical services and governmental services; and

D. The proposed amendment advances the public interest.

E. For text amendments which propose to increase density or intensity of permitted development and all land use map amendments, the following approval criteria also apply:

1. Adequate infrastructure, facilities and services are available to serve the proposed or potential development expected as a result of this amendment, according to one of the following provisions:

a. The city has adequate funds for needed infrastructure, facilities and services to support new development associated with the proposed amendments; or

b. The city's projected revenues are sufficient to fund needed infrastructure, facilities and services, and such infrastructure, facilities and services are included in the schedule of capital improvements in the city's capital facilities plan; or

c. Needed infrastructure, facilities and services will be funded by the developer under the terms of a development agreement associated with the comprehensive plan amendment; or

d. Adequate infrastructure, facilities and services are currently in place to serve expected development as a result of this comprehensive plan amendment based upon an assessment of land use assumptions; or

e. Land use assumptions have been reassessed, and required amendments to other sections of the comprehensive plan are being processed in conjunction with this amendment in order to ensure that adopted level of service standards will be met; and

2. For a land use map amendment, the subject parcels being redesignated are physically suitable for the allowed land uses in the designation being requested, including compatibility with existing and planned surrounding land uses; and

3. The proposed amendment will not create a demand to change land use designations of other properties, unless the change in land use designation for other properties is in the long-term interest of the community in general.

As the amendment language has not yet been developed, if the amendment is approved for further processing, answers to these criteria will be produced during the Planning Commission process and presented to the City Council as part of the recommendation.

OFFICE USE ONLY



SUBMITTED: _____

CASE NO.: PL-COMP-22-0004

MASTER PLANNING PERMIT APPLICATION

Check all permits you are applying for in the boxes provided. Submit this application form, the applicable materials listed in the corresponding checklist and fee.

☐ Major Site Plan Review ☐ Minor Site Plan Review ☐ Administrative Design Review ☐ Alternative Design Review ☐ Alternative Landscape Plan ☐ Binding Site Plan ☐ Variance ☐ Conditional Use Permit ☐ SEPA ☐ Tree Removal	☐ Preliminary Short Plat ☐ Final Short Plat ☐ Preliminary Plat ☐ Preliminary Plat Revision ☐ Final Plat ☐ Plat Alterations/Vacation ☐ Preliminary PRD/PUD ☐ Final PRD/PUD ☐ Final PRD/PUD Amendment ☐ Boundary Line Adjustment	☐ Shoreline Substantial Development Permit ☐ Shoreline Variance ☐ Shoreline Conditional Use Permit ☐ Shoreline Exemption ☐ Shoreline Revision ☐ Flood Hazard ☐ Critical Area Variance ☐ Reasonable Use Exception ☐ Critical Area Review ☐ Master Sign Plan	☐ Land Clearing ☐ Nonconforming Review ☐ Perf. Based Height Exception ☐ Temporary Trailer ☐ Administrative Interpretation ☐ Rezone ☐ Height Restriction Area Amendment ☒ Comp. Plan Amendment ☐ Zoning Text Amendment ☐ Zoning Verification Letter
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Project Name:	PL-COMP-22-0004 Stormwater Management Update
Project Address:	N/A
Tax Assessor Parcel Number(s): Attach full legal description	N/A

APPLICANT/AGENT ☒ Primary Contact for Application			
Name:	City of Gig Harbor	Phone:	253-851-6170
Street:	3510 Grandview Street	Fax:	
City/State/Zip:	Gig Harbor, WA 98335	Email:	cdesimas@gigharborwa.gov

PROPERTY OWNER(S) ☐ Applicant ☐ Primary Contract for Application			
Name:		Phone:	
Street:		Fax:	
City/State/Zip:		Email:	

Property Owner(s)

I do hereby affirm and certify, under penalty of perjury, that I am one (or more) of the owners or owner under contract of the herein described property and that the foregoing statements and answers are in all respects true and correct on my information and belief as to those matters, I believe it to be true.

Signature by Property Owner: _____

Date: _____

2/17/2022

PROJECT DESCRIPTION (PROVIDE DETAILED SUMMARY)		
The City of Gig Harbor is a permittee of the Western Washington Phase II Municipal Stormwater Permit ("Permit") issued by the Department of Ecology. The newest version of the Permit, effective August 1, 2019, requires permittees to implement a Stormwater Planning Program to inform and assist the development of policies and strategies as water quality management tools to protect receiving waters. One of those planning actions include the preparation of a Stormwater Management Action Plan (SMAP). The SMAP will provide guidance on comprehensive watershed planning and focuses on addressing impacts from the cumulative development in a watershed. The SMAP addresses how existing stormwater problems will be most strategically addressed and how water quality goals will be accomplished while meeting future population and density targets. Because the Stormwater Comprehensive Plan is adopted by reference in the Capital Facilities and Utilities Elements of the City's Comprehensive Plan, this proposal requires a Comprehensive Plan Amendment.		
UTILITIES		
Water Supply (name of utility provider):	Sewage Disposal (name of utility provider):	
N/A	N/A	
Access (Name of road or street from which access is or will be gained): N/A		
CRITICAL AREA INFORMATION		
Wetlands on site ☐ Yes ☒ No	Slopes exceeding 15% ☐ Yes ☒ No	Streams ☐ Yes ☒ No
Existing Land Use: Describe (or illustrate separately) all existing use structures and all critical areas within 300 feet of property lines. N/A. Non-project action		
Fee Deposits: "I acknowledge that I have applied for a permit which requires a deposit for future services to be rendered, as required by section F of the City's adopted Fee Schedule. I understand that, as the applicant, I (we) shall bear all of the costs of these services and will be billed the act costs in excess of the deposit. If the actual costs are below the deposit, I will be refunded the difference." _____(Initials)		
Consolidated Permit Processing: "As the applicant, I (we) elect to have all planning permits submitted concurrently and associated with our project processed collectively under the highest numbered permit procedure per GHMC 19.01.002(B) ." _____(Initials)		



PUBLIC WORKS DEPARTMENT

MEMORANDUM

TO: Planning Department

FROM: Brienn Ellis, Stormwater Engineering Technician

DATE: October 4, 2021

SUBJECT: Comprehensive Plan Amendment Application, Stormwater Management Action Plan

The City of Gig Harbor is a Permittee of the Western Washington Phase II Municipal Stormwater Permit, issued by Department of Ecology. The newest version of the Permit, effective August 1, 2019, requires Permittees to implement a Stormwater Planning program to inform and assist the development of policies and strategies as water quality management tools to protect receiving waters. One of those planning actions include the preparation of a Stormwater Management Action Plan (SMAP).

The SMAP will provide guidance on comprehensive watershed planning and focuses on addressing impacts from the cumulative development in a watershed. The SMAP addresses how existing stormwater problems will be most strategically addressed and how water quality goals will be accomplished while meeting future population and density targets.

The City plans to add the SMAP as an appendix to the Stormwater Comprehensive Plan.



OFFICE USE ONLY

SUBMITTED: 10 04 2021

CASE NO.: PL-COMP-21-0005

MASTER PLANNING PERMIT APPLICATION

Check all permits you are applying for in the boxes provided. Submit this application form, the applicable materials listed in the corresponding checklist and fee.

☐ Major Site Plan Review ☐ Minor Site Plan Review ☐ Administrative Design Review ☐ Alternative Design Review ☐ Alternative Landscape Plan ☐ Binding Site Plan ☐ Variance ☐ Conditional Use Permit ☒ SEPA ☐ Tree Removal	☐ Preliminary Short Plat ☐ Final Short Plat ☐ Preliminary Plat ☐ Preliminary Plat Revision ☐ Final Plat ☐ Plat Alterations/Vacation ☐ Preliminary PRD/PUD ☐ Final PRD/PUD ☐ Final PRD/PUD Amendment ☐ Boundary Line Adjustment	☐ Shoreline Substantial Development Permit ☐ Shoreline Variance ☐ Shoreline Conditional Use Permit ☐ Shoreline Exemption ☐ Shoreline Revision ☐ Flood Hazard ☐ Critical Area Variance ☐ Reasonable Use Exception ☐ Critical Area Review ☐ Master Plan	☐ Land Clearing ☐ Nonconforming Review ☐ Perf. Based Height Exception ☐ Temporary Trailer ☐ Administrative Interpretation ☐ Rezone ☐ Height Restriction Area Amendment ☒ Comp. Plan Amendment ☐ Zoning Text Amendment ☐ Zoning Verification Letter
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Project Name:	Stormwater Management Action Plan (SMAP)
Project Address:	3510 Grandview St. Gig Harbor, WA 98335
Tax Assessor Parcel Number(s): <i>Attach full legal description</i>	

APPLICANT/AGENT ☒ Primary Contact for Application			
Name:	City of Gig Harbor, Brienn Ellis	Phone:	253-358-5635
Street:	3510 Grandview St	Fax:	
City/State/Zip:	Gig Harbor, WA 98335	Email:	bellis@gigharborwa.gov

PROPERTY OWNER(S) ☒ Applicant ☐ Primary Contract for Application			
Name:	City of Gig Harbor, Brienn Ellis	Phone:	253-358-5635
Street:	3510 Grandview St	Fax:	
City/State/Zip	Gig Harbor, WA 98335	Email:	bellis@gigharborwa.gov

Property Owner(s)

I do hereby affirm and certify, under penalty of perjury, that I am one (or more) of the owners or owner under contract of the herein described property and that the foregoing statements and answers are in all respects true and correct on my information and belief as to those matters, I believe it to be true.

Signature by Property Owner: Bellis Date: 10/4/2021

PROJECT DESCRIPTION (PROVIDE DETAILED SUMMARY)

The City of Gig Harbor is a Permittee of the Western Washington Phase II Municipal Stormwater Permit, Issued by Department of Ecology. The newest version of the Permit, effective August 1, 2019, requires Permittees to implement a Stormwater Planning program to inform and assist the development of policies and strategies as water quality management tools to protect receiving waters. One of those planning actions include the preparation of a Stormwater Management Action Plan (SMAP).

The SMAP will provide guidance on comprehensive watershed planning and focuses on addressing impacts from the cumulative development in a watershed. The SMAP will address how existing stormwater problems will be most strategically addressed and how water quality goals will be accomplished while meeting future population and density targets.

The City plans to add the SMAP as an appendix to the Stormwater Comprehensive Plan.

UTILITIES

Water Supply (name of utility provider):

Sewage Disposal (name of utility provider):

Access (Name of road or street from which access is or will be gained):

CRITICAL AREA INFORMATION

Wetlands on site ☐ Yes ☐ No

Slopes exceeding 15% ☐ Yes ☐ No

Streams ☐ Yes ☐ No

Existing Land Use: Describe (or illustrate separately) all existing use structures and all critical areas within 300 feet of property lines.

Fee Deposits:

"I acknowledge that I have applied for a permit which requires a deposit for future services to be rendered, as required by section F of the City's adopted Fee Schedule. I understand that, as the applicant, I (we) shall bear all of the costs of these services and will be billed the act costs in excess of the deposit. If the actual costs are below the deposit, I will be refunded the difference." BE (Initials)

Consolidated Permit Processing:

"As the applicant, I (we) elect to have all planning permits submitted concurrently and associated with our project processed collectively under the highest numbered permit procedure per GPMC 19.01.002(B)." BE (Initials)



PLANNING DIVISION CHECKLIST FOR ALL PROJECTS

CHECKLIST FOR ALL PROJECTS | [GHMC 19.02.002](#)

- ☒ A completed Master Planning Permit Application.
- ☐ A verified statement by the applicant that the property affected by the application is in the exclusive ownership of the applicant, or that the applicant has submitted the application with the consent of all owners of the affected property.
- ☐ A property and/or legal description of the site for all applications, as required by the applicable development regulations.
- ☐ The applicable fee.
- ☐ Evidence of adequate water supply as required by [RCW 19.27.097](#) or a copy of an application for City of Gig Harbor water concurrency determination; and
- ☐ Evidence of sewer availability or an application for a city of Gig Harbor sewer concurrency determination.

SUBMITTAL OPTIONS:

PAPER COPY OPTION:

- ☐ 1 complete sets of submittal materials including wetland reports and traffic reports. Plan sets are to be the same size sheets collated and bound, (preferred size of 24"x36").

ELECTRONIC PLAN REVIEW OPTION:

The City of Gig Harbor is pleased to offer electronic plan review. Please read this [Client Assistance Memo](#) and email a complete [Intake Request Form](#) to: planningintake@cityofgigharbor.net

This checklist is intended as a guide for applicants and is not a substitute for the applicable code sections.

PL-COMP-22-0004

Written Statement per GHMC 19.09.080(A)(5)

a. The purpose of the proposed amendment.

The City of Gig Harbor is a permittee of the Western Washington Phase II Municipal Stormwater Permit ("Permit") issued by the Department of Ecology. The newest version of the Permit, effective August 1, 2019, requires permittees to implement a Stormwater Planning Program to inform and assist the development of policies and strategies as water quality management tools to protect receiving waters. One of those planning actions include the preparation of a Stormwater Management Action Plan (SMAP). The SMAP will provide guidance on comprehensive watershed planning and focuses on addressing impacts from the cumulative development in a watershed. The SMAP addresses how existing stormwater problems will be most strategically addressed and how water quality goals will be accomplished while meeting future population and density targets. Because the Stormwater Comprehensive Plan is adopted by reference in the Capital Facilities and Utilities Elements of the City's Comprehensive Plan, this proposal requires a Comprehensive Plan Amendment.

b. How the amendment is consistent with the Washington State Growth Management Act.

The proposed amendments further the Washington State Growth Management Act by furthering the primary goals of Capital Facility and Utility concurrency and management. This action will further adopted policies within the Capital Facilities and Utilities Chapter, as well as enhance the existing Stormwater Manual.

c. How the amendment is consistent with the adopted countywide planning policies.

The proposed amendments do not directly correlate to the Countywide Planning Policies and are not inconsistent thereto.

d. How the amendment furthers the purpose of the city's comprehensive plan.

Please see answer to "A" above.

e. How the amendment is internally consistent with the city's comprehensive plan, as well as other adopted city plans and codes

Please see response to answer "A" above.

PL-COMP-22-0004

Written response to the initiation criteria of GHMC 19.09.130

Before rendering a decision whether the individual comprehensive plan amendment proposal may be processed during any year, the city council shall consider all relevant facts, including the application materials, as well as the following items:

A. Whether circumstances related to the proposed amendment and/or the area in which it is located have substantially changed since the adoption of the comprehensive plan.

The City has invested in stormwater expertise in an effort to further its stormwater management goals. This action does not serve to amend language due to changed circumstances, however it will enhance the existing policy language.

B. Whether the assumptions upon which the comprehensive plan is based are no longer valid, or whether new information is available which was not considered during the initial comprehensive plan adoption process or during previous annual amendments.

No known invalid assumptions or new information is available at this time.

C. For amendments that have been considered within the last three years, whether there has been a change in circumstances that makes reconsideration of the proposed amendment now appropriate.

Not applicable.

Written response to the criteria for approval per GHMC 19.09.170

The city's comprehensive plan was developed and adopted after significant study and public participation. The goals and policies contained therein shall therefore be granted substantial weight when considering a proposed amendment. The city council shall make written findings regarding each application's consistency or inconsistency with the following criteria:

A. The proposed amendment will further and be consistent with the goals, policies and objectives of the comprehensive plan; and

B. The proposed amendment is consistent with the Growth Management Act, Puget Sound Regional Council multicounty planning policies, the countywide planning policies and other applicable interjurisdictional policies and agreements, and/or other state or local laws; and

C. The proposed amendment will not adversely impact the city's ability to provide sewer and water, and will not adversely affect transportation facilities and other public facilities and services such as parks, police, fire, emergency medical services and governmental services; and

D. The proposed amendment advances the public interest; and

E. For text amendments which propose to increase density or intensity of permitted development and all land use map amendments, the following approval criteria also apply:

1. Adequate infrastructure, facilities and services are available to serve the proposed or potential development expected as a result of this amendment, according to one of the following provisions:

a. The city has adequate funds for needed infrastructure, facilities and services to support new development associated with the proposed amendments; or

b. The city's projected revenues are sufficient to fund needed infrastructure, facilities and services, and such infrastructure, facilities and services are included in the schedule of capital improvements in the city's capital facilities plan; or

c. Needed infrastructure, facilities and services will be funded by the developer under the terms of a development agreement associated with the comprehensive plan amendment; or

d. Adequate infrastructure, facilities and services are currently in place to serve expected development as a result of this comprehensive plan amendment based upon an assessment of land use assumptions; or

e. Land use assumptions have been reassessed, and required amendments to other sections of the comprehensive plan are being processed in conjunction with this amendment in order to ensure that adopted level of service standards will be met; and

2. For a land use map amendment, the subject parcels being redesignated are physically suitable for the allowed land uses in the designation being requested, including compatibility with existing and planned surrounding land uses; and

3. The proposed amendment will not create a demand to change land use designations of other properties, unless the change in land use designation for other properties is in the long-term interest of the community in general.

As the amendment language has not yet been developed, if the amendment is approved for further processing, answers to these criteria will be produced during the Planning Commission process and presented to the City Council as part of the recommendation.

From: [Carl de Simas](#)
To: [Kriss Kevorkian](#)
Cc: [Michelle Thomas](#)
Subject: RE: PL-COMP-22-0003 comments
Date: Wednesday, February 23, 2022 1:43:54 PM

Hello Kriss,

Thank you very much for your comments. They have been added to the public record and your contact information will be added to the Interested Parties List for future notices and information on the topic.

Thank you,

Carl

--

Carl de Simas | Principal Planner
Community Development | 3510 Grandview Street | Gig Harbor, WA 98335
P (253) 853-7628 | F (253) 858-6408 | www.cityofgigharbor.net

From: Kriss Kevorkian <agrievingworld@gmail.com>
Sent: Wednesday, February 23, 2022 1:33 PM
To: Carl de Simas <cDesimas@gigharborwa.gov>
Subject: PL-COMP-22-0003 comments

To Whom It May Concern,

I appreciate that our elected officials are considering climate change in the comprehensive plan. I'd like to ask that you do more though.

The comp plan appears to place a value on what parts of Nature are important to humans, but what about non-humans? I understand you're going to cut down more trees for a sports center so people can play soccer. Aren't there already football fields on school grounds that people can use? If they aren't acceptable for the needs, why not make them so instead of destroying more trees and homes to non-humans? After all, if we're talking about climate change, we know the most important thing we can do to prevent it from getting worse is to STOP CUTTING DOWN TREES!

It's inconvenient isn't it to have to think about something that is destroying our planet, and us along with it? Other inconvenient things we have to deal with are traffic, air/noise/plastic pollution, drought, wildfires, and covid. What a mess Covid has made in our lives. Wearing a mask is so inconvenient, but so is dying!

As long as we continue to keep climate change on the back burner, we're going to see more deaths not only to humans, but to non-humans. Please consider climate change as the MOST urgent issue

you have to address b/c it truly is.

Sincerely,
Kriss

*Kriss Kevorkian, PhD, MSW
Pronouns she/her
Founder, and CEO, of [A Grieving World](#)
Founder of [Legal Rights for the Salish Sea](#)*

Please sign and share this [Declaration](#) giving rights of Nature to the Southern Resident Orcas who reside in the Salish Sea. Rights of Nature recognizes that Nature, including seas, mountains, ecosystems and animals, should have rights just as people do. Thank you!

To: Gig Harbor City Council

Subject: Topics for the FY 2002 Comprehensive Plan Updates

3. PL-COMP-22-0003

: Update the Comprehensive Plan, generally, to include language pertaining to **climate change and sustainability**.

I strongly endorse updating the Gig Harbor Comprehensive Plan to more clearly and thoroughly address climate change and sustainability. Other cities across the state have already taken this step by adding a separate element to their Comprehensive Plans that address Energy, Climate Change and Sustainability and/or created complimentary Climate Action Plans. Gig Harbor should undertake these efforts too.

The climate crisis is upon us, and the effects upon our region and our city will be significant. Sea level rise, ocean acidification, snow pack loss, increased glacial runoff, species migration and extreme weather events are being driven by many factors generally far beyond the control of our small City on the Harbor. But there are smart and sensible steps the City of Gig Harbor can take that will have a bearing on all of the above problems. Any actions we as a City can take to increase energy efficiency, reduce carbon emissions, and protect and enhance forests will help in the effort to slow the warming of the Earth. Many cities, counties, states, and entire countries are already developing plans and taking strong actions to reduce carbon emissions. Gig Harbor should also do its share to solve the larger crisis. Modifying and updating the Comprehensive Plan to address climate change and sustainability would be an important early step to finally engaging on this critical subject. We owe this to our children and future generations. Let's get started.

Robert Soltess

4819 Old Stump Drive NW



CLIMATE CHANGE COMPREHENSIVE PLAN AMENDMENT COMMITTEE (CCCPAC)

Initial Meeting Summary & Findings

Project Overview

The Climate Change Comprehensive Plan Amendment Committee (CCCPAC) was convened in May 2022 to act on the Gig Harbor City Council's Two-Year Strategic Plan 2022-2023 (Strategic Plan). At the January 2022 retreat, the City Council decided to prioritize environmental sustainability and the preservation of Gig Harbor's natural beauty. Within this priority, the Council set a goal to address climate change with project actions including the incorporation of climate change into the City's Comprehensive Plan and adopting a climate and sustainability action plan.

City staff recruited representatives from City staff, City boards and commissions, and several external stakeholders to participate in educational sessions held in June and July 2022. This group received informative presentations from statewide and regional subject matter experts working in fields related to climate change mitigation and adaptation. The project timeline with topics and presenters is outlined in the *Education Sessions* section of this report.

Meetings were held in a virtual webinar format and were open to the public through the City's meetings calendar. Meeting materials including recordings, agendas, notes, and presentations were made available on the project [website](#).

CCCPAC participants were asked to develop two goals and associated policies related to each education session and to submit them to staff to inform the Comprehensive Plan amendment. Staff has compiled and organized the responses by Comprehensive Plan elements, which is outlined in the *Participant Responses* section of this report. These goals will inform the development of a Comprehensive Plan amendment, as well as the future climate action and sustainability plan. CCCPAC participants were also asked to submit helpful resources to a shared file, which is also being utilized as a reference in the Comprehensive Plan amendment and climate action plan processes.

Participants

CCCPAC participants are involved in a wide range of disciplines and regional climate-related advocacy work. A list of participants and their respective organizations and roles is included as Table 1 below.

Table 1. CCCPAC participants

Name	Organization	Role
Barbara Ann Smolko	Pierce County Planning and Public Works	Senior Planner
Bri Ellis	City of Gig Harbor Public Works	Stormwater Engineering Technician
Britni Wickens	Peninsula Light	Public Relations Manager

Name	Organization	Role
Carl de Simas	City of Gig Harbor Community Development	Principal Planner
Georgina Armstrong	City of Gig Harbor	Parks Commissioner
Jason Gano	Pierce County Master Builders Association	Director of Government Affairs
Jason Jordan	Port of Tacoma	Director of Environmental and Planning Services
Jeff Langhelm	City of Gig Harbor Public Works	Director of Public Works
Jeni Woock	City of Gig Harbor	City Council Position 1
Jon Ashlock	City of Gig Harbor	Design Review Board
Krystal Kyer	Pierce County Planning and Public Works	Floodplain Management Planner
Kyla Wilson	Pierce County Planning and Public Works	Sustainability Coordinator
Matthew Keough	City of Gig Harbor Public Works	Parks Manager
Mike Simmons	City of Gig Harbor Public Works	GIS Manager
Paul Rice	City of Gig Harbor Community Development	Building Official & Fire Marshal
Robert Soltess	City of Gig Harbor	Planning Commissioner
Roger Henderson	City of Gig Harbor	City Council Position 2
Roxanne Robles	City of Gig Harbor Community Development	Senior Planner
Ryan Redmond	Peninsula Light	Chief Resource Officer
Seth Storset	City of Gig Harbor	City Council Position 7
Stena Troyer	Harbor WildWatch	Science Specialist

Education Sessions

City staff recruited several subject matter experts to present to the CCCPAC throughout June and July 2022. Education sessions included time for questions with subject matter

experts and general discussion within the group. The presenters and topics covered are outlined in further detail below.

May 18, 2022 | What is climate change and why address it?

Roxanne Robles, City of Gig Harbor Senior Planner

The first CCCPAC meeting served as an introduction to the CCCPAC process and goals. The presentation described the project purpose, topics to be covered in subsequent education sessions, and an overview of potential future projects including a climate action plan and Comprehensive Plan update. Staff defined concepts and terms related to climate change, as well as the City's role in climate change policy, mitigation, and adaptation. The discussion question was *what is important for your role or organization?* Many participants cited land use, transportation, and buildings as high priorities for greenhouse gas emissions reductions. Energy efficiency in public facilities and the public fleet including the availability of electric vehicle (EV) charging stations was also a popular topic.

June 8, 2022 | Regional approaches

Kelly McGourty, Puget Sound Regional Council (PSRC) Senior Transportation Planner

In this session the CCCPAC received a presentation from Kelly McGourty, Director of Transportation Planning for the Puget Sound Regional Council. McGourty provided several different resources for regional collaboration including the Vision 2050 plan which includes strategies and goals for communities in the Puget Sound to reduce greenhouse gas emissions and adapt to a changing climate. The discussion portion of the session had many participants thinking through how to best utilize and share data, strategies, and policies from neighboring jurisdictions so as not to duplicate information and data collection.

June 22, 2022 | Buildings & energy

Beth Doglio, Climate Solutions

Kathleen Petrie, King County Green Building Community-Wide Program Manager

The CCCPAC received presentations from Beth Doglio and Kathleen Petrie. Doglio impressed upon the group the importance of building performance in greenhouse gas reduction, as buildings are the biggest emitter due to the energy required for heating, cooling, cooking, and materials. Utilizing fossil fuels for heating and cooking emits pollutants and is a health risk and installing gas appliances requires infrastructure that is difficult and expensive to remove and retrofit. City policy can go a long way to keeping this infrastructure from being built, reducing the environmental footprint of future structures. Petrie provided an overview of regional green building code resources and educational opportunities. Residential code amendments are being considered at a state level with proposals and final testimony in September, so there is potential for change shortly. The square footage threshold for building retrofits is decreasing every year!

July 13, 2022 | Transportation & land use

Tim Trohimovich, Futurewise Director of Planning & Law

Leah Missik, Climate Solutions WA Transportation Policy Manager

Leah Missik and Tim Trohimovich provided presentations about the future of transportation and sustainable land use, respectively. Trohimovich emphasized that, especially in the Pacific Northwest, stormwater is an important land use concern. Strategic land use and partnerships can help keep stormwater from wreaking havoc and polluting waterways. As a shoreline community, it is also important that Gig Harbor utilize soft shorelines, when possible, to keep from degrading shoreline ecosystems. Missik regaled the group with a discussion of the benefits of smart land use and transportation planning in tandem with the electrification of different transportation modes. There are several state policies that already regulate the push toward electrified transport and reduced emissions however, there are number of ways that cities can fill the gap: Safe ways to live car-free, convenient EV charging, government and utility support for electrification, and pilot projects and demonstrations.

July 27, 2022 | Statewide approaches, waste & community engagement

Sarah Fox, WA Department of Commerce Climate Program Manager

Kyla Wilson, Pierce county Planning & Public Works Sustainability Coordinator

Roxanne Robles, City of Gig Harbor Senior Planner

City staff delivered the news that the City had been awarded an Early Implementation Climate Planning Grant from Growth Management Services at the WA Department of Commerce. The City was awarded \$76,410.46 to reimburse for staff time utilized for climate change-related actions and to hire a consultant to complete a climate action plan. Further information about the grant is included in the subsequent section *Department of Commerce Early Implementation Climate Planning Grant*.

The CCCPAC then heard from Sarah Fox and Kyla Wilson. Fox discussed statewide approaches to climate change adaptation and mitigation, primarily the creation of a model climate element with two sub-elements: mitigation and resilience. Six state agencies, tribes, the Federal Emergency Management Administration, and several test communities have been involved in the model climate element development. A primary objective is to provide a *menu* of strategies for communities to plan for climate change. Wilson discussed how to reduce waste in a municipal context. Waste is not usually a large part of municipal greenhouse gas emissions however, there are regional strategies and community outreach and education that can be implemented to better reduce the amount of waste, especially waste in the landfill. City staff also presented principles of effective community engagement gleaned from the Municipal Research and Services Center (MRSC).

CCCPAC Participant Responses

The current (2016) Gig Harbor Comprehensive Plan is comprised of thirteen elements with goals and policies directing the City's long-term planning. CCCPAC participants developed goals and policies related to the education session topics after the respective meetings. City staff was impressed with the depth of interest and priorities that are evident in the responses. A summary of feedback received is included below, organized by Comprehensive Plan element:

Land Use Element

- Establish policies & zoning that promotes smaller residential uses.

The Harbor

- Consider kelp forest preservation & restoration outside the mouth of Gig Harbor.

Community Design

- Promote available incentives for energy efficiency such as rebates, solar programs, etc. and provide technical interpretation for residents.
- Require solar and EV charging preparedness for all new construction.
- Require roof design to be optimized for solar.
- Develop landscape requirements for residential lots to encourage significant tree retention.
- Require solar on commercial buildings.
- Reduce dependence on natural gas usage in residential areas through municipal code updates to building requirements.
- Electrify Gig Harbor buildings by 2045.
- Promote municipal, commercial, and community EV use.
- Prioritize green building projects for development review through reduced permitting fees, fast-tracked permitting, or additional building height.
- Incentivize green building in tandem with affordable housing as well as mixed-use density in already-urbanized areas.

Environment

- Collaborate with homeowners associations (HOAs) to promote natural yard care, reduce water/pesticide/fertilizer use and promote native plants.
- Collaborate with developers to reduce clear cutting and save more vegetation during development planning.
- Develop an urban forest management plan that includes a hazards mitigation strategy.
- Coordinate with local, state, federal, tribal, and education institutions to access the current and best available science on project and real climate impacts to Gig Harbor communities.
- Reduce harmful runoff through smart material choices and design.

- Establish a demonstration solar project at a public site and include interpretive/educational information.

Housing

- Establish a building incentives program for medium and low-income residents to weatherize and retrofit with more energy efficient appliances.

Essential Public Facilities

- Utilize compost bins in offices, and air driers instead of paper towels in restrooms.
- Coordinate with local jurisdictions, nonprofit organizations and community-based organizations to plan for anticipated climate change-related emergencies.
- Conduct an energy audit of municipal buildings and develop a decarbonization plan to set an example for other businesses and organizations in Gig Harbor.
- Reduce energy and natural gas usage in City-owned buildings through retrofits with current and low-emission technologies.

Utilities

- Discourage new fossil fuel infrastructure.
- Restrict fossil fuel infrastructure in liquefaction or landslide hazard areas.
- Partner with Peninsula Light to offer a heat pump rebate program and a list of qualified contractors.
- Develop a plan for citywide placement of EV charging infrastructure by December 2024.

Transportation

- Allow more telework options to reduce emissions from commuting.
- Coordinate with regional agencies and local jurisdictions on new and improved transit, active transportation programs; share information on air quality and transportation-driven pollution.
- Integrate land use and transportation policies to improve air and water quality and reduce climate impacts.
- Zero car-bike collisions with increased and improved bike lanes; making the waterfront more bikeable with bike lanes and bike racks.
- Electrify the public transportation fleet.
- Create more public transportation access to beaches.
- Connect all development to the regional trail system.
- Increase infrastructure capacity for remote work and school.
- Consider a water taxi to Seattle and Tacoma.

Capital Facilities

- Include flood storage, groundwater recharge areas, and other environmental resources in capital facilities planning.
- Gig Harbor will survey existing infrastructure and assess risk for climate change impacts, developing retrofit plans.

The concepts above are not currently binding or implemented in any way but represent a set of priorities and interests developed by CCCPAC participants. Not every Comprehensive Plan element is captured – responses related to Economic Development, Shoreline Management, Parks, Recreation, and Open Space, and Arts and Culture are notably absent from this list but does not mean these concepts are not important. Staff intends to utilize the information received to inform the upcoming climate action and sustainability plan and the 2024 Comprehensive Plan periodic update.

Next Steps

- 1. Amend the comprehensive plan to include climate change goals:** It is important that the Comprehensive Plan includes a goal to develop and adopt a climate action plan *prior* to the development and adoption of a climate action plan. Furthermore, consistent with Vision 2050, the County-wide Planning Policies, and Washington State guidelines, the City will need to incorporate goals around climate change into the Comprehensive Plan. Therefore, staff will work to include this goal, as well as a limited suite of climate-related policies, as part of the 2022 Comprehensive Plan amendment process.
- 2. Develop and adopt a climate action plan:** The City has been awarded a grant by the WA Department of Commerce to support climate change mitigation actions. The grant application included reimbursement for work starting July 1, 2022 related to the CCCPAC, amending the Comprehensive Plan with a climate action plan goal, and hiring a consultant to develop the climate action plan.
- 3. Use the climate action plan to inform the 2024 comprehensive plan periodic update:** City staff are currently preparing for the 2024 Comprehensive Plan periodic update process, which will begin in Fall 2022. As noted in item 1, it is important for the City to adopt a climate action plan goal within the 2022 Comprehensive Plan amendment process. Once developed and adopted, the climate action plan will be used to thoughtfully inform goals and policies related to climate change adaptation and mitigation within the 2024 Comprehensive Plan periodic update.