



Thurston County Government

Shoreline Master Program

Review of Select Proposed Shoreline Environment Designations (SEDs)

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Overview

- County received requests to review select proposed SED during public hearing comment period
 - PC previously provided links to all comments
 - PC may revise proposed SEDs consistent with designation criteria
- Staff report distributed April 13 for five citizen requests
- Tonight: Eld Inlet, Pattison Lake, Lake St. Clair, Deschutes River



Shoreline Environment Designations Background



- All jurisdictions must assign SEDs to shoreline; process is informed by Inventory & Characterization
- SEDs control allowed uses, permit and development standards
- SED report created earlier in SMP update process
 - Natural SED proposed for more intact shorelines
 - Shoreline Residential SED proposed for more impacted shorelines
 - Rural Conservancy/Urban Conservancy SED proposed for other shorelines
 - Aquatic SED used below the Ordinary High Water Mark (OHWM)





Please keep in mind...

- Analyses are based on criteria in SED report
- Reaches may not fit neatly in one SED box; may meet criteria of more than one SED
- Approach is consistent with past project phase, but resources are limited
- SEDs are one component to ensure no net loss of ecological function
- SMP jurisdiction is confirmed in the field
- Other factors besides SED will affect shoreline development





Eld Inlet (MEL-09—MEL-10)

- Current SED: Rural
- Proposed SED: Rural Conservancy
- Citizen Request: Shoreline Residential (Comment Letter 54)



Staff Findings & Recommendation (MEL-09—MEL-10)

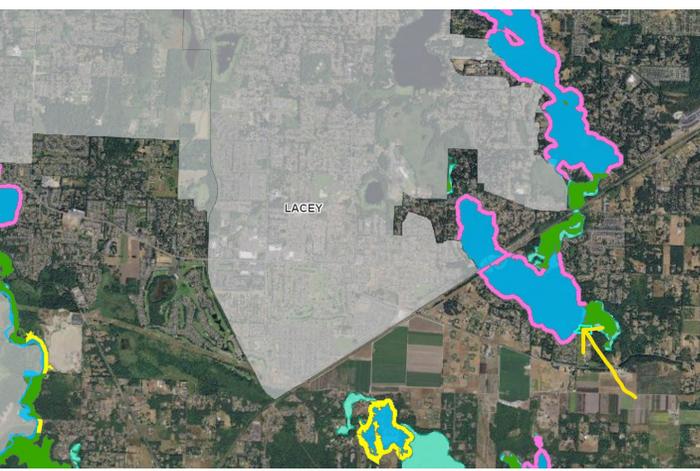


- Single family residences prevailing development in reach
- Reach is mapped with environmental limitations
- Significant amounts of vegetation remain along reach despite development
- Staff concur with original recommendation of Rural Conservancy
 - Shoreline Residential SED would allow additional development of vegetated areas
 - Rural Conservancy SED best choice to prevent loss of ecological function





Pattison Lake (LPA-7—LPA-8)



- Current SED: Conservancy (small piece in southwest corner is rural)
- Proposed SED: Natural
- Citizen Request: Shoreline Residential (Comment Letters 82, 201, 270)



Pattison Lake (LPA-7—LPA-8) Staff Findings/Recommendations

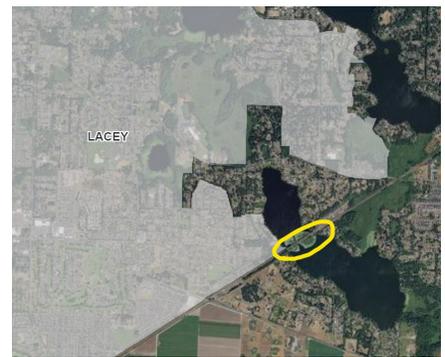


- Majority of subject parcel appears to reflect conditions of Reach LPA-7—LPA-8 (w/proposed Natural SED)
- Some modifications have occurred but overall parcel appears largely undisturbed
- Shoreline Residential SED reserved for residential shorelines with highest degree of impact
- Staff recommend avoiding sub-parcel reach breaks or multiple SEDs where possible
- Staff concur with original proposed Natural SED for this parcel

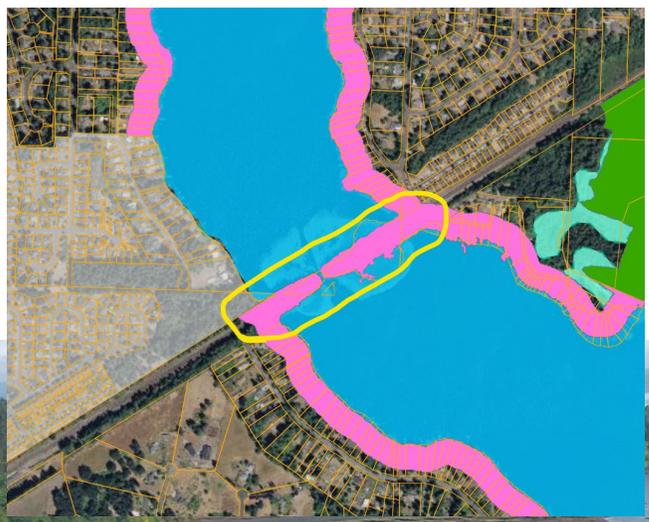




Pattison Lake (LPA-8—LPA-1 & LPA-2—LPA-3)



- Current SED: Rural
- Proposed SED: Shoreline Residential
- Citizen Request: Urban or Rural Conservancy (Comment Letter 270)



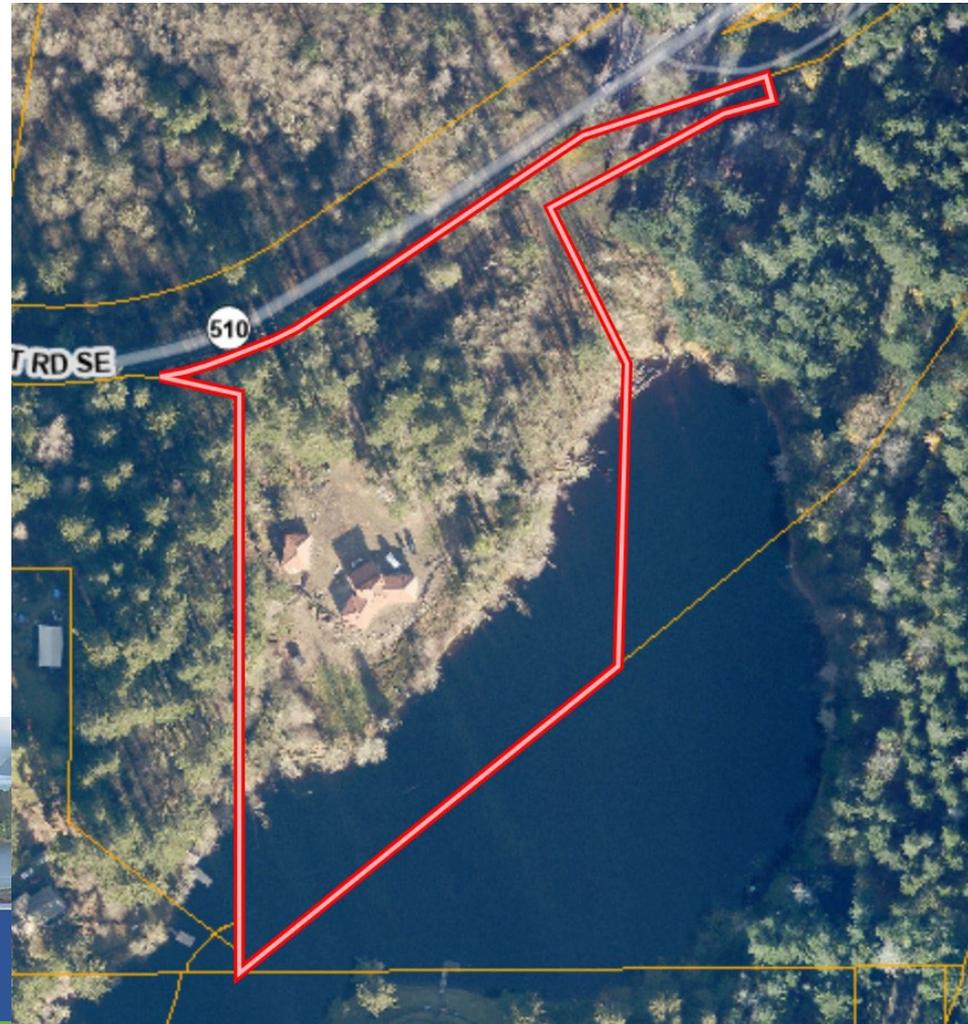
Pattison Lake (LPA-8—LPA-1 & LPA-2—LPA-3 Recommendation



- Area in question does not appear to fit Shoreline Residential criteria
- Area is unlikely to be developed residentially
- Other railroad ROWs in SMP jurisdiction are designated same as surrounding area
- Staff supports two options:
 - Provide Urban Conservancy SED (matches criteria)
 - Leave as Shoreline Residential (matches approach taken for other RRs)



Lake St. Clair (LSC-1—LSC-2) – APN 21829330300



- Current SED: Rural
- Proposed SED: Natural
- Citizen Request: Shoreline Residential (Comment Letters 61, 63, 65)





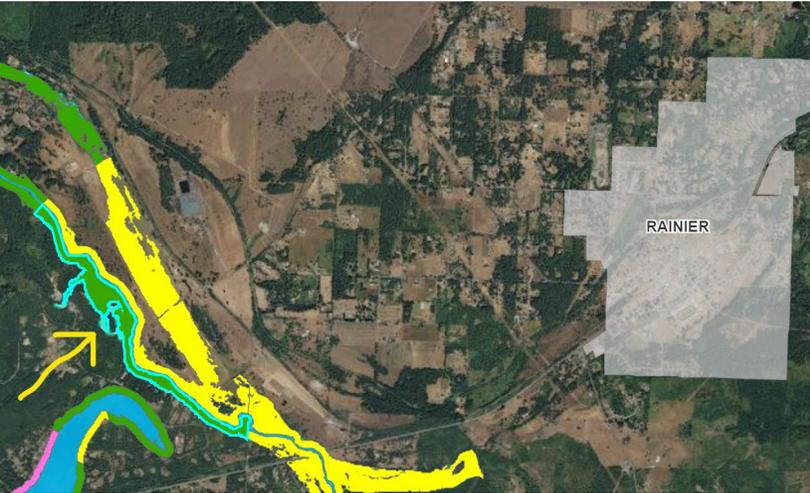
Lake St. Clair (LSC-1—LSC-2) Conclusions/Recommendations

- Parcel does not appear to meet Natural criteria
- Parcel is developed but retains ecological function, mapped with steep slopes
- Staff recommends Rural Conservancy SED for parcel, given existing condition
 - May change SED within existing reach, or create new reach



Deschutes River (DE-17—DE-18)

APN 09560002000



- Current SED: Conservancy
- Proposed SED: Natural
- Citizen Request: Shoreline Residential (Comment Letters 142,161,170)



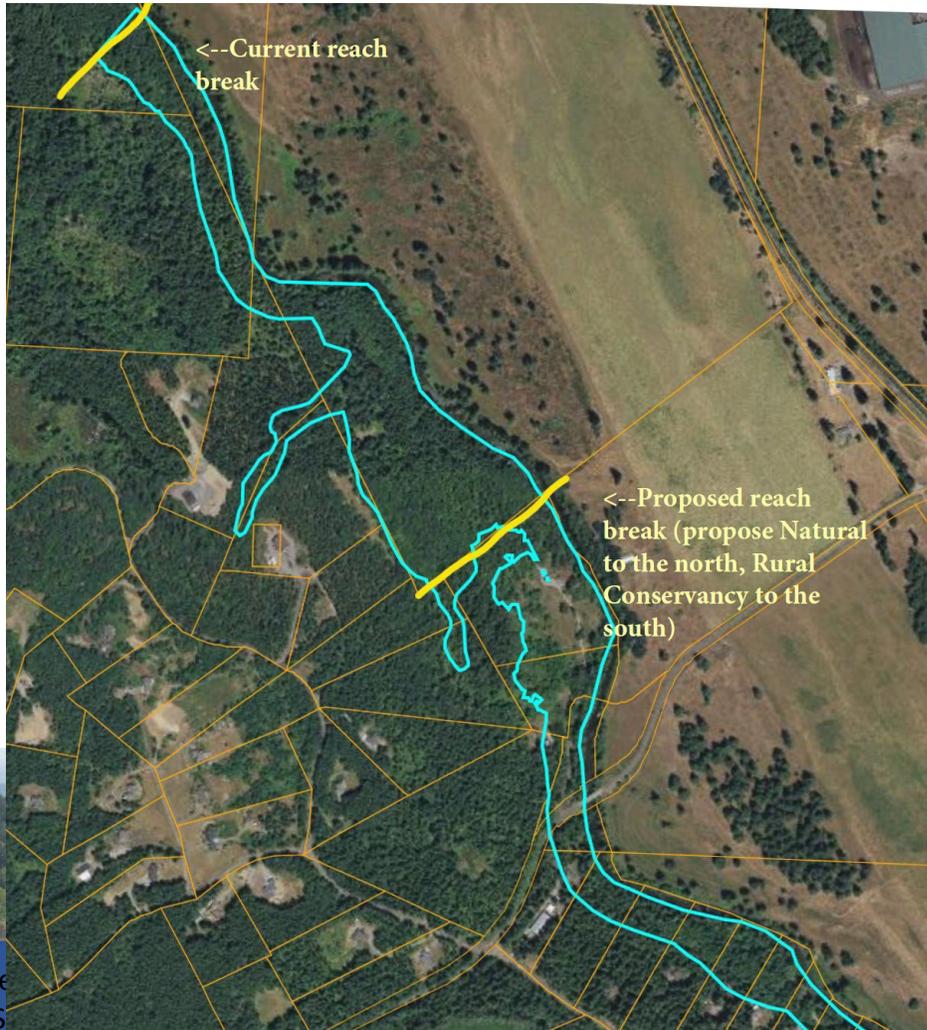


Deschutes River (DE-17—DE-18) Conclusions

- Reach contains two land uses – residential and timber land
- Timber land appears to reflect criteria of Natural SED
- Residential parcels appear to meet Rural Conservancy SED criteria (several have residences in SMP jurisdiction but are significantly vegetated, have environmental limitations)



Deschutes River (DE-17—DE-18) Staff Recommendation



- Staff recommends moving the northern reach break south to place timber land in Reach DE-16—DE-17 (w/Natural SED)
 - Propose a Rural Conservancy SED for remainder of reach DE-17—DE-18, including subject parcel





Planning Commission Discussion

Next Steps: Wrap up any remaining items
 Prepare SMP Recommendation to BOCC

