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Anacortes Planning Commission
Municipal Building - Council Chambers
904 6th Street

April 9, 2025
6:00 PM

PRELIMINARY AGENDA
[Packet Materials](#) / [Watch Meeting](#)

1. **Roll Call**
2. **Pledge of Allegiance**
3. **Minutes**
 - a. Minutes of 10/30/2024 were submitted for approval.
4. **Public Comment**
5. **Public Hearings**
6. **Other Business**
 - a. 2025 Comprehensive Plan Update - New Draft Climate Element Goals & Policies
 - b. 2025 Comprehensive Plan Update - Draft Amendments to the Environment & Conservation Element Goals & Policies
7. **Planning Department Update**
8. **Adjournment**

**Citizens wishing to comment on items not on the agenda may do so under Public Comment. Citizens wishing to comment during a public hearing may do so as those items are considered by the Planning Commission during the course of the meeting.*

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Anacortes Planning Commission Minutes - October 30, 2024

Roll Call

Chairperson Linda Martin called to order the Anacortes Planning Commission meeting of October 30, 2024 at 6:00 p.m. Commissioners Jim Stoneman, Frank Jeretzky, Paul Ryan, Luke Carrier, and Mike Mills were present. Commissioner William McCombs was absent.

Minutes

Minutes of 08/14/2024 were submitted for approval.

Jim Stoneman moved to approve the minutes of August 14th as submitted. Paul Ryan seconded. All Ayes.

Public Comment

No public comment received.

Public Hearings

SDP-2024-0002: Bottner - Shoreline substantial development permit application for a new float - Open record public hearing and decision

Grace Pollard reviewed the proposal for a residential float in Boundary Bay / Skyline. The subject property is within the shoreline jurisdiction which requires Planning Commission review and recommendation. The proposal is to remove 2 in-water piles and a concrete pier and ramp that is affixed to the shoreline. It is believed that the current pier and ramp are original to development and as such are not in compliance with current code. The proposal is to remove the concrete pier and replace it with an aluminum pier of similar size and remove the ramp and replace it with a fully grated ramp of similar size. The float is not considered just a replacement, as part of the pier has been missing for years. There are micro-algae and eel grass that need to be protected during low tide and that is a part of their proposal. She reviewed the permit process and what had already transpired. The Shoreline Master Program (SMP) outlines goals and policies for maintenance, protection and restoration of all things along the shoreline jurisdiction. The SMP promotes the general welfare of the shoreline for all residents. It looks at the impacts and effect on the ecological functioning along the shoreline. The proposal is a permitted use both in the upland area and the aquatic area. Part of the application requirement is to conduct a critical area review. The applicant submitted a report showing the impacts of this proposal. There are unique requirements in the SMP for reporting. The Department of Ecology recommends we measure no net loss of ecologic functioning, which is done through mitigation sequencing. The applicant has noted the sequencing and applied aspects of their design to meet the mitigation sequencing. For example, the new ramp is fully grated. This is important to reduce shadowing to the critical environment below water. The applicant has also chosen to exceed some of the mitigated impacts. She reviewed the proposed location and the onsite mitigation planting plan. There is also an in-lieu fee that can be paid that applies to conservation credits for projects in the area. This portion of their proposal does not meet our local SMP so staff has some conditions for approval which are listed in the staff report. Staff recommends an updated mitigation plan and a detailed monitoring plan for 5 years after construction. The overall goal is to ensure no net loss.

Paul Ryan asked if all the recommendations have been met.

Grace Pollard clarified that's part of this process. She pointed out the Commissioners can approve the permit with the conditions listed in the staff report. Those will be assured at the construction phase.

Frank Jeretzky asked if the Planning Commission will review this project again.

Ms. Pollard said it will not. There will be a second review by staff and our 3rd party consultant to confirm that their proposal is in line with the SMP and the conditions. When this goes to the state-level review, it's not anticipated that the proposal would deviate much from this.

The Bottner's pointed out that they have 95% of the state stuff completed and just need this part from the

City of Anacortes. They anticipate starting construction in Spring. They received the staff report Friday evening, so they were not aware that the planting plan was not accurate. They are working to address that. There are some limitations on planting due to the existing impervious surfaces. They asked for clarification on item #4 regarding the notice on title. They pointed out that less than 10 years ago, the float was there. They just want to repair it.

Public hearing opened - no comment received.

Public hearing closed.

Paul Ryan asked if the applicants have been willing to work on these conditions.

Ms. Pollard said she's been working with the applicants' consultant and working on options such as continuing the public hearing, reworking the plans, etc. The consultant did not voice concerns about meeting the conditions if approved. They discussed the notice on title, which is a requirement from the SMP, and there were no concerns raised.

Linda Martin asked the Bottner's if they wanted the hearing extended.

Carrie Bottner asked that it be closed.

Mike Mills asked if they need approval from the HOA. He also wondered if the conditions are disagreeable by the HOA, which authority reigns.

Grace Pollard clarified that the City does. The HOA does not trump our code. There are ways to meet the planting requirements and stay within the HOA height guidelines.

Paul Ryan moved to approve the proposal as presented in the staff report with the 11 recommended conditions. Jim Stoneman seconded. All Ayes.

Other Business

2025 Comprehensive Plan Update - Potential Future Land Use Map amendments - applicant presentations

Libby Grage presented the potential Future Land Use Map (FLUM) amendments slideshow. The public comment period for these will end on November 13, 2024 at the Planning Commission public hearing. She reviewed the FLUM stating it designates the proposed general distribution, location, and extent of uses of land for housing, commerce, recreation, public utilities, open spaces and more. She explained the difference between the future land use map (included in the Comprehensive Plan) versus the zoning and development regulation map. The FLUM talks about the purpose of each land use designation and intended population density, along with the implementing zoning for each designation. The zoning map determines what can be done on a specific property. When someone wants to change the zoning for their property, we need to look at the FLUM to see if it's consistent with their proposed change. If it's not consistent, they have to apply for a FLUM amendment. We received 7 petitions from property owners and the City Council docketed those for consideration. There are also some staff recommended changes. We are starting with the proposal from Fidalgo Pool.

Rob Peterson, Fidalgo Pool Director, said they are looking to convert several parcels, which have all historically been used for public use. Others have been acquired to provide for future improvements to the pool. He reviewed how their proposal meets the goals and policies in the Comprehensive Plan. He reviewed the tax implications stating that the property owned by Fidalgo Pool is tax-exempt and the donor property would become exempt if/when it becomes part of their property. He reviewed a conceptual drawing of the pool if redesigned.

Ms. Grage moved on to the Skillings request to change from industrial to residential.

Tom Skillings, 3506 Fidalgo Bay Rd, said they propose to change the zoning to R3 which is similar to the adjacent property.

Libby Grage said the next applicant is the Port of Anacortes with 3 requests for different properties.

Kevin Anderson, Port of Anacortes, said the first proposal is for the Marine Terminal. Most of this is zoned

manufacturing/shipping with one exception that is LM. The Port wants it changed to MS because it is currently used as marine laydown. The second is the Cap Sante Marina which has 3 different zoning designations currently. POA prefers CM as it provides for marine-oriented uses and commercial and industrial enterprises. Changing this makes the zoning more in line with the actual use that is currently occurring. The last is the Airport & Rockwell parcel that is currently zoned AZ. The request is to change a small portion of that parcel to LM. Changing this zoning allows for more flexibility in developing the Rockwell property. If this area is changed, it can help us to avoid impacts to wetlands on that adjacent property.

Rob Peterson referenced the MMU area. He wondered if the proposal is to rezone the entire area, including the park.

Mr. Anderson said the proposal does not include the park. This is just the gravel lot south of Seafarer's between Q & R.

Ms. Grage moved on to the next proposal, Signal Hill, which is a request to add parcels to the UGA in the Sharpe's Corner area.

Ian Falls, Core Design on behalf of the owners. We are assuming these 3 properties would end up R4 if included based on the surrounding properties. The proposal is adjacent to COA limits. We originally wanted the entire (blue) area included, but City Council only docketed the 3 parcels in red. This area could allow up to 200+ units based on existing zoning and site restrictions. The goal of the property owner is approximately 80 homes with "stepped" development including cottages, townhomes and new single-family homes. He reviewed how this meets the goals and policies of the Comprehensive Plan. There is potential to provide connection and open space to Whistle Lake, but work would need to be done by the owners, the City of Anacortes and Skagit County. There are utilities in this area.

Mike Mills asked if there are any structures on these properties.

Ian Falls pointed out that the current structures would likely be removed. They currently have access to SR20.

David Strich, WSDOT, reminded everyone that State Route 20 is class 2, so there would need to be coordination throughout the process. We would encourage using the existing infrastructure instead of creating new access points to SR20.

Ian Falls said there is potential for access from South Fidalgo Bay Rd. We are aware of the restrictions regarding SR20.

Frank Jeretzky commented that the state is concerned because the proposal is for a significant increase in vehicle traffic.

Chris Colins said he's been a manager for 16 years in that area. He pointed out that the other access is an easement to Miller Rd.

Libby Grage moved on to the UGA expansion proposal. Keep in mind, Skagit County will need to approve all of these.

John Coleman clarified that UGA expansions are not approved by the city. The City will make a recommendation to the County and they will make the determination whether to include them or not. This is based on the ability of the City to accommodate growth within the city limits. Our request is for properties that the City acquired around the Anacortes Community Forest Lands (ACFL). The parcel in the north-east section (P32547) is not adjacent to the ACFL. We are not proposing adding these lands for growth or development; rather to expand the ACFL and protect these areas in perpetuity. P32547 is a former gravel pit that was given to the City. It has a trail that connects Heart Lake forestland area to Little Cranberry. P32547 is zoned natural resource lands, which requires us to show a reason to change the zoning. It will remain city used and will not convert to residential use. It is no longer usable as a natural resource land as it is fully mined. He moved on to the Signal Hill proposal stating that if it moves forward, we understand and have communicated to the County that more studies will be needed. We previously showed that we can accommodate the GMA proposed growth in our current city limits based on the land capacity analysis. Libby Grage clarified that staff will be providing additional information prior to the public hearing on November 13th. She moved on to FLUM #1 which proposes to change from residential low density 2 to

residential medium density. The idea is to provide more housing close to a neighborhood store. FLUM #2 suggests areas that could allow for more neighborhood commercial uses. She reviewed the 2 options: (1) neighborhood commercial overlay zones or (2) updating the permitted uses chart to allow more commercial uses.

John Coleman said the intent is to provide more neighborhood commercial uses, such as the Store, in these areas.

Libby Grage pointed out that the overlay goes "on top of the existing zoning". All the uses under the zoning are allowed and would apply along with the uses allowed under the overlay. We looked at access availability and existing commercial uses in the area. She reviewed the possible overlay areas and what that could look like. The intent is to provide services where there currently is nothing. If we decide not to use the overlay, we could decide to update the allowed uses chart in the zoning code to allow for more neighborhood-scale commercial uses. That could include a definition and standards.

Jim Stoneman asked for pros & cons of the options.

Ms. Grage said a pro of the overlay is everyone knows what to expect and where. A con is this could raise concerns with the neighbors next door. For option 2, specific standards would need to be developed.

John Coleman stated that if we can identify the concerns, we should be able to address those by setting parameters.

Mike Mills commented that he likes the concept, but the real life application is unknown. We may only be accomplishing looking good on paper.

Linda Martin said she prefers the overlay to changing the zoning chart. She expressed concern about having four different trial areas, especially since the community is not asking for these.

Libby Grage asked if the Commissioners need anything else from staff.

Paul Ryan suggested providing more feedback from the affected homeowners and residents in those areas. Parking could be an issue.

Luke Currier asked staff to provide examples from other cities that have used one or the other option.

Linda Martin expressed concern that this could impact traffic, especially the area proposed on 12th Street.

Libby Grage said some of that could be dependent on the allowed uses. The infrastructure may be missing in some areas.

Frank Jeretzky asked if the overlay areas could be reworked to be more inline with commercial streets and higher-use areas, instead of spilling into the residential area.

Countywide Planning Policies (CPPs) - 2025 Comprehensive Plan Update

John Coleman pointed out the agenda bill has the process that Skagit County uses to make decisions on long-range planning. We updated this to make sure it meets all the GMA requirements. Also included are the allocations for population, housing and employment growth. We added the housing table as that did not exist during the last comprehensive plan update. Staff wants the Planning Commission to review this, then make a recommendation that staff will take to City Council.

Mike Mills referenced page 288, wondering if there should be a comma. Then, in appendix b, paragraph 1, he suggests replacing "planners committee" with the new name. On page 310 of the packet, paragraph 14, he recommends replacing "adapt to and mitigate" with "seek to". He wants to avoid total mitigation.

John Coleman clarified that is state law, so we cannot change that.

Mike Mills said, also in appendix b, consider adding in paragraph 1 a step in the process for Planning Commission and City Council review prior to the steering committee review.

John Coleman stated this is based on the countywide framework agreement, so we may not be able to change this.

Mike Mills commented he wants to make the process consistent. We should be involved in the review of the actions resulting in those procedures. His concern is that during this process, the population and employment allocations were decided on. The Planning Commission was not given the opportunity to review them prior to them being decided on and handed down to all the cities.

Linda Martin referenced page 289, sections 1.8 and 1.9, she recommends ending the first sentence after "housing". Then in 1.9, end the first sentence after "produced". For appendix b, section 3c, she asked if the

last phrase can be deleted; ending the sentence with "adopted population and employment allocations". Jim Stoneman moved to submit the document to City Council with the proposed changes from Commissioners. Paul Ryan seconded. All ayes.

Planning Department Update

John Coleman thanked everyone that came out for the second Comprehensive Plan open house. It was well attended. We currently have a survey on the website for economic development to assist with the update of the strategic plan. He recommended citizens take the survey, especially business owners.

Adjournment

Chairperson Martin adjourned the meeting at 8:47 p.m.



Planning Commission Agenda Bill

Meeting Date: April 9, 2025

Agenda Item: 6.a.

Subject: 2025 Comprehensive Plan Update - New Draft Climate Element Goals & Policies

Staff Contact: John Coleman, Libby Grage

Approved for Submittal to Commission by

Libby Grage
John Coleman

Action Type

Discussion

Summary Statement: The consultant for the City's new Climate Element of the Comprehensive Plan will present draft goals and policies for this element.

Background:

See attached memo from MAKERS, dated 4/3/25

Additional info about Climate Element requirements & guidance:

- [Washington Department of Commerce Climate Planning webpage](#)
- [Intermediate Climate Element Planning Guidance \(pdf\)](#)

Previous Action: Past Planning Commission meetings related to the 2025 Comprehensive Plan Update are listed on the project webpage (www.planacortes.org), under the "Meeting & Event Info" tab, with hyperlinks to meeting agendas, packets, and video.

Competing Viewpoints Considered: Written comments regarding the draft Climate Element goals and policies may be submitted to compplan@anacorteswa.gov. A Planning Commission public hearing is scheduled for April 23, 2025 at 6:00pm.

Recommended Motion: None. Presentation and discussion only.

Alternative Actions: N/A

Attachments (listed in order presented):

1. Memo from MAKERS re: Climate Goals & Policies Background , 4/3/25
2. Draft Climate Goals & Policies - Clean List
3. Draft Climate Goals & Policies - Update Tracker

Anacortes Comprehensive Plan Update

Climate Element – Draft Goals & Policies

TO: John Coleman, City of Anacortes
Libby Grage, City of Anacortes

FROM: Makers Architecture and Urban Design
Katy Saunders
Markus Johnson

CC: Parametrix
John Philips
Beth Miller

DATE: April 3, 2025

Overview

Enclosed with this memo are the draft Goals and Policies for the City's new Climate Element. This draft list was developed in close coordination with City staff and the Climate Team, responds to the findings from City's GHG inventory and Climate Vulnerability and Risk Assessment, and was informed by public engagement meetings throughout the process. To develop this list, the consultant team evaluated and refined the City's existing applicable policies and identified several new policies using resources developed by the Washington State Department of Commerce (Commerce). The team has also incorporated suggestions sent to the City by Puget Sound Energy and the Washington State Department of Fish and Wildlife.

Two documents related to this list accompany this memo:

- A simplified word document of the draft Climate Element goals and policies
- A detailed Goal and Policy tracker, which provides background on:
 - the original source(s) information for the goals and policies;
 - how the policies meet the minimum requirements for each of the sub-elements, and;
 - opportunities for cross-references to related policies in other Comprehensive Plan elements, particularly Land Use, Transportation, and Environment and Conservation.

Draft Goals and Policies

As we highlighted in the March 26th presentation, Commerce's guidance highlights how Climate Change policies are related to many different sectors, and thus related to many different Comprehensive Plan elements. Commerce allowed communities to choose whether to develop a stand-alone element, or fully integrate the climate goals and policies into other elements of the comprehensive plan. Through discussions with staff, we have developed goals and policies for a stand-alone element, to provide greater visibility and flexibility on developing this first element. We have, however, identified opportunities for cross-referencing goals and policies in other elements that align with and support the Climate Element policies.

The draft list that the team is discussing with the Planning Commission includes:

- 15 Goals and 59 policies that collectively meet the minimum requirements for both sub-elements, and align with Commerce Guidance to consider all climate planning sectors.
- The goal and policy tracker also identifies several goal and policy updates for other elements, to foster stronger alignment of the overall comprehensive plan, and meet state requirements.

Prioritization

The consultant team met with staff and the Climate Team over several meetings in the fall and winter to discuss commerce measures, and identify priorities for the draft list of goals and policies. These discussions were grounded in findings from earlier data gathering and analysis steps, including:

- The **plan review**, which identified areas where the City had done previous work, and areas where there were gaps or opportunities for further focus. Key opportunities to emerge from this included a focus on human health and well-being, cultural resources, and planning related to wildfire.
- The **GHG Inventory**, which provided critical data related to local GHG emissions.
- The **Climate Vulnerability Index** tool and maps, which clarified local exposure to climate change impacts, and combined that with local assets, demographics, and public health information to better understand vulnerable and overburdened communities and risks to local assets.

After discussing this work with the Climate Team and making refinements, the consultants reviewed Commerce's Climate Policy Explorer Tool and held discussions with the Climate Team to identify priorities for the GHG Emissions and the Resilience sub-elements. This allowed the team to build on the research and prioritization developed by Commerce, particularly related to effectiveness, equity and environmental justice.

In selecting measures to discuss with the Climate Team, the consultants also tracked:

- Measures that would allow the City to cover all the minimum requirements;
- Including measures from all climate planning sectors, as Commerce recommended in the guidance, and;
- Reviewing and including High Priority measures identified by Commerce.
- Alignment with the Climate Element Guiding Principles.

The draft list of goals and policies includes 35 high-priority measures identified by Commerce. The consultant team will continue to track minimum requirements, equity and environmental justice considerations and co-benefits as the goals and policies are finalized.

Anacortes Comprehensive Plan Update

Climate Goals and Policies List

DRAFT April 3, 2025

CE # and Sub-element	Working Draft Proposed Policy Revision or New Policy
CE-1 Resilience and GHG	<u>Climate Change Leadership</u> - Build city and community capacity to become a regional leader in mitigating and adapting to climate change.
CE-1.1 Resilience and GHG	Develop and maintain local technical expertise and skills related to climate change and environmental justice to support communitywide policy implementation. a) Continue to align with the Guiding Principles of the Climate Element; b) Maintain and grow City staff and/or resources to support implementation of climate policies. c) Recognize the important contributions of community-members and support local efforts to raise awareness, research and monitor, address the impacts of, and develop solutions to the challenges of climate change. d) Seek outside funding and/or partnerships to provide emissions-reduction educational workshops, activities, and engagement opportunities for the Anacortes community, especially those that prioritize vulnerable populations.
CE-1.2 Resilience and GHG	Coordinate with local, regional, and state entities to develop and implement plans related to climate change mitigation and adaptation. a) Coordinate with local jurisdictions, Tribal governments, Ports, state and regional agencies, and departments to share information, and build partnerships where there are shared opportunities for reducing GHG emission and/or increasing resilience. b) Coordinate with PSE and other utility companies and/or regional partners to accelerate regional clean energy projects that benefit Anacortes.
CE-2 Resilience	<u>Promote Climate Awareness and Community Well-being</u> - Raise awareness about climate change and protect community health and well-being from the impacts of climate-exacerbated hazards so that the vulnerable populations do not bear disproportionate health impacts.

CE # and Sub-element	Working Draft Proposed Policy Revision or New Policy
CE-2.1 Resilience	Raise awareness about potential community and health impacts from wildfire smoke and extreme heat. a) Coordinate with local and regional partners to develop and implement a wildfire smoke resilience strategy. b) Raise community awareness and highlight protective strategies for outdoor workers and others exposed to extreme heat and other climate-exacerbated hazards by providing information on the City’s website, issuing notices, and/or developing other communication strategies.
CE-2.2 Resilience	Prioritize at-risk community members for actions that mitigate wildfire smoke and extreme heat by: a) Increasing access to personal protective equipment and filter fans b) Incentivizing infrastructure updates (e.g., HVAC updates and MERV 13 filters for air intake) for facilities that serve high-risk populations c) Partnering with local and/or regional agencies to promote efficient home cooling and air-filtration strategies for lower-income residents.
CE-2.3 Resilience and GHG	Foster community-building activities that promote sustainability and resilience by strengthening social networks, reducing isolation, and promoting mental health and wellbeing.
CE-2.4 Resilience and GHG	Engage vulnerable communities, including seniors, lower-income residents, to raise awareness and deepen the local understanding of climate change by: a) engaging with local community service organizations to understand how climate change is impacting local food distribution systems that serve lower-income and other vulnerable or overburdened communities; b) seeking or expanding partnerships with local businesses, non-profits, and other entities with close ties to these communities; and c) creating and implementing culturally contextualized outreach and education initiatives and materials.
CE-3 Resilience	<u>Resilient Cultural Resources</u> - Ensure that cultural resources and practices – including historic sites and culturally important traditional foods and natural resources – are resilient to the impacts of extreme weather and natural hazards worsened by climate change.
CE-3.1 Resilience	Protect, enhance, and restore local ecosystems to meet tribal treaty rights and conserve culturally important resources, including foods, medicinal plants, materials, and wildlife.

CE # and Sub-element	Working Draft Proposed Policy Revision or New Policy
CE-3.2 Resilience	Establish and maintain government-to-government relations with local Native American tribes for the preservation of archaeological sites and traditional cultural properties that are vulnerable to climate impacts.
CE-3.3 Resilience	Consider potential for impacts to historic and culturally relevant sites and/or buildings when developing resilience plans and improvement projects (i.e. infrastructure, parks, trails, etc.) and identify strategies to reduce or mitigate impacts.
CE-4	<u>Support Ecosystem Adaptation:</u> Protect and restore coastal ecosystems, streams, riparian zones, and wetlands to increase the resilience of species, habitats, and communities to climate change and achieve a healthy watershed.
CE-4.1 Resilience	Consider future impacts from sea level rise and climate change when implementing shoreline restoration and open space projects.
CE-4.2 Resilience	Conduct a sea level rise vulnerability assessment with future updates to the Critical Areas Ordinance (CAO) and/or the Shoreline Management Program (SMP) to: a) update sea level rise assumptions for future planning; b) assess the vulnerability of natural and developed shorelines from the combined effects of sea level rise, storm surge, coastal erosion and landslides, and groundwater changes; and c) collaborate with landowners and partners to support adaptation and contingency plans.
CE-4.3 Resilience	Develop and implement actions identified in city restoration plans to improve the climate resilience of streams and watersheds.
CE-4.4 Resilience	Protect and restore riparian vegetation to reduce erosion, provide shade, provide habitat connectivity, and support other functions that improve the climate resilience of streams, while balancing the need to protect structures adjacent to forested areas from wildfire danger, as required by the state wildland urban interface regulations.
CE-5	<u>Resilient Urban Forests:</u> Enhance and maintain urban tree canopy for community health and climate resilience, and develop plans to reduce wildfire risks around the ACFL.
CE-5.1 Resilience	Adopt and maintain an urban forest master plan and implementing ordinances, including a tree canopy assessment of all areas of the City (greenbelts, parks, street trees, forests), that establishes goals to:

CE # and Sub-element	Working Draft Proposed Policy Revision or New Policy
	a) maintain and expand tree canopy cover and improve tree and watershed health; b) prioritize carbon sequestration; c) monitor wildfire risks; and d) build climate resilience by reducing heat island effects, enhancing air quality, improving stormwater filtration, and supporting biodiversity.
CE-5.2 Resilience	Prioritize urban forestry planning resources and funding for vulnerable and overburdened communities, including, but not limited to: a) increasing street trees and canopy cover in and around affordable housing communities that lack shade and are more vulnerable to extreme heat.
CE-5.3 Resilience	Ensure that tree species selection and planting guidance used for projects are updated to be resilient to climate change and share information with local community members.
CE-5.4 Resilience	Increase community awareness of local wildfire risks and collaborate with property-owners in high-risk areas when developing a community wildfire protection plan.
CE-6 Resilience and GHG	<u>Promote Energy Resilience:</u> Coordinate with regional utilities and jurisdictions on increasing energy infrastructure resilience – including generation, transmission, and storage – to accommodate renewable energy opportunities, meet increased demand, and withstand and recover from extreme weather and natural hazards worsened by climate change.
CE-6.1 Resilience and GHG	Coordinate regularly with Puget Sound Energy (PSE) to share information, monitor local grid capacity, and increase awareness of upcoming projects and emerging opportunities that support the City’s efforts to reduce GHG emissions. Related actions include: a) City staff to highlight for developers, property owners, or others proposing projects the importance of early engagement with PSE. b) Coordinate with PSE to promote energy efficiency programs and initiatives and to promote local investments and customer enrollment in clean energy projects and programs. c) Coordinate with PSE to promote financial assistance and discounted billing programs for income qualified residents to ensure that the most vulnerable are not disproportionately impacted by the State's clean energy transition.
CE-6.2 Resilience	Coordinate with PSE’s vegetation management and/or wildfire mitigation efforts including electric system upgrades, year-round vegetation management, and fire weather operational procedures. Work closely with utilities and local fire departments to lessen the risk and impact of wildfires.

CE # and Sub-element	Working Draft Proposed Policy Revision or New Policy
CE -6.3 GHG	Coordinate with PSE to promote and support programs designed to decrease load on the grid during times of peak use.
CE -6.4 GHG and Resilience	Coordinate with PSE to effectively meet rapidly increasing electrical demand as the city and region work to achieve a Clean Energy Transition by adopting codes that support siting existing and new technologies.
CE-7 GHG	<u>Energy Efficient Buildings: Promote renewable energy, encourage conservation and efficiency technologies, and support energy system transitions to reduce GHG emissions from buildings.</u>
	<i>Reducing Emissions from New Buildings</i>
CE -7.1 GHG and Resilience	Offer incentives to promote new buildings to include energy efficiency and renewable energy features beyond minimum code requirements.
CE -7.2 GHG	Promote the use of environmentally friendly construction practices in City buildings, such as those specified under certification systems such as Leadership in Energy and Environmental Design (LEED).
CE -7.3 GHG and Resilience	Adjust single-family home impact fees and system development charges so those homes with larger impacts on utilities pay more.
	<i>Reducing Emissions from Existing Buildings</i>
CE -7.4 GHG and Resilience	Prioritize the weatherization, and conversion to the most energy efficient water and space heating of housing to reduce emissions and increase resilience. a) Coordinate with regional jurisdictions and/or state agencies to encourage the creation of an energy conservation microloan, rebate, or other program in partnership with other agencies, particularly for lower-income communities.
CE -7.5 GHG and Resilience	Retrofit City-owned buildings for energy efficiency by updating building materials, transitioning heating in City buildings to energy efficient heat pump technologies, updating mechanical systems and lighting, replacing back-up generators and/or adding onsite solar and battery storage systems, where feasible.
CE -7.6 GHG and Resilience	Where consistent with the desired character and intensity of the zone, encourage renovation and adaptive re-use of existing buildings as a strategy to reduce waste and the need to expend energy in producing new materials.

CE # and Sub-element	Working Draft Proposed Policy Revision or New Policy
CE -7.7 GHG and Resilience	Promote sustainable building and site management and maintenance practices, and promote energy conservation in site and street lighting by replacing existing building, site, and streetlights with low-energy use LED fixtures.
CE- 8	<u>Support Energy Resilience: Support overall energy resilience by promoting local solar energy production as well as other small-scale renewable energy (i.e. geothermal) and battery storage.</u>
CE -8.1 GHG and Resilience	Encourage building and site designs that consider solar access of adjacent properties and promote maximum use of southern exposures and the use of natural climate conditions
CE -8.2 GHG and Resilience	Install distributed renewable energy generation and battery infrastructure at City facilities to store renewable electricity generated on site and provide emergency power that ensures continuity of operations.
CE -8.3 GHG and Resilience	Encourage local microgrid solar, battery storage facilities, and/or other small-scale renewable energy generation projects on low-impact sites (i.e., large roof-tops, and/or over parking lots, etc.) to support electrification by providing locally-generated power.
CE-9 GHG and Resilience	<u>Resilient Development: Promote land use patterns that increase the resilience of the built environment, ecosystems, and communities to climate change, and ensure development is resilient to climate impacts.</u>
CE-9.1 Resilience	Direct new development, utility and transportation infrastructure, and capital facilities into areas where exposure to climate hazards is low, and/or where climate mitigation strategies can be effective at reducing risks.
CE-9.2 Resilience	Identify and implement strategies to increase the resilience of the shoreline environment to sea-level rise and other climate hazards, while also protecting shoreline ecological functions, allowing water-dependent uses, and providing public access.
CE-9.3 Resilience	Establish or maintain development regulations that incorporate best practices for reducing the risk of wildfire, extreme heat, flooding, and other climate-exacerbated hazards.
CE-9.4 Resilience	When feasible, consider acquiring properties or easements on properties that are vulnerable to climate-exacerbated hazards and are or will become unsuitable for development.
CE-10	<u>Reduce Vehicle Miles Traveled (VMT): Reduce GHG emissions from transportation by reducing VMT, fostering efficient land uses and promoting active transportation and transit.</u>

CE # and Sub-element	Working Draft Proposed Policy Revision or New Policy
CE-10.1 GHG	Foster more efficient land uses to reduce vehicle miles traveled, including, but not limited to: a) Encouraging density in urban areas of the city. b) Implementing complimentary, mixed land uses to promote cycling and walking and reduce driving. c) Prioritizing infill development through zoning and permitting processes. d) Maintain and update form-based codes to better integrate higher-density development and support climate resilience by promoting sustainable design strategies.
CE-10.2 GHG	Diversify housing options and promote housing affordability by: a) Expanding middle housing types, such as duplexes, triplexes, and ADUs, in residential areas. b) Encouraging co-living units in areas where multifamily housing is allowed c) Developing and implementing programs to support housing for a greater range of income levels.
CE-10.3 GHG	Implement multimodal transportation plans (i.e. modal plans, complete streets policies, TDM programs, bike parking, etc.), particularly in coordination with higher-density housing and commercial centers.
CE-10.4 GHG	Work with Skagit Transit to prioritize and promote public transit use and expansion by: a) coordinating on land use and transportation planning, and b) identifying how the City can better support Skagit Transit in meeting goals to improve transit speed, frequency, coverage, and reliability.
CE-10.5	Promote use of existing transit resources (i.e. school bus, transit routes) to reduce car trips to public destinations in the community.
CE-11 GHG	Promote Electrification and Alternative Fuels: Reduce GHG emissions from transportation by supporting the transition to electric vehicles, and encouraging the use of cleaner fuels in marine transportation.
CE-11.1 GHG	Develop an EV transition plan to convert public fleets to zero-emission vehicles and identify EV charging needs and opportunities in the City.
CE-11.2 GHG	Expand electric vehicle infrastructure in key destinations and public buildings, and encourage the installation of EV charging retrofits for multifamily housing.
CE-11.3 GHG	Reduce GHG emissions from waste management transportation as service needs evolve.
CE-11.4 GHG	Coordinate with the Port of Anacortes and WA State Ferries to identify how the city can best support them in their ongoing electrification projects.

CE # and Sub-element	Working Draft Proposed Policy Revision or New Policy
CE-11.5 GHG	Support port and marinas in transition to renewable diesel and increase community awareness as lower-emissions fuels (i.e. R99 diesel) become more locally available.
CE-12 Resilience	<u>Resilient Transportation System:</u> Ensure that the local transportation system – including infrastructure, routes, and travel modes – can withstand and recover quickly from the impacts of extreme weather events and other hazards exacerbated by climate change.
CE-12.1 Resilience	Coordinate with WSDOT to identify plans to increase resilience of SR-20, a critical access and evacuation route for Anacortes, to high-tide flooding, future sea level rise, and landslides.
CE-12.2 Resilience	Continue to expand recreational trail systems in Anacortes that are resilient to coastal flood impacts and sea level rise and explore how trail design and maintenance can support adaptation while also providing positive benefits to the environment.
CE-12.3 Resilience	Reduce stormwater impacts from transportation and development through watershed planning, redevelopment and retrofit projects, and low-impact development. a) Coordinate with State, regional, and local agencies to plan and prioritize culvert upgrades that consider climate impacts to ensure fish passage barrier removal and stormwater management needs.
CE-13 Resilience	<u>Preparation and Emergency Response:</u> Enhance emergency preparedness, response, and recovery efforts to mitigate risks and impacts associated with extreme weather and other hazards worsened by climate change.
CE-13.1 Resilience	Monitor evacuation plans and outreach materials and update as needed to consider natural hazards and climate impacts, to help residents plan and practice actions that make evacuation quicker and safer. a) Map transportation infrastructure that is vulnerable to repeated floods, and other natural hazards, and designate alternative travel routes for critical transportation corridors when roads must be closed.
CE -13.2 GHG and Resilience	Continue to operate cooling centers at the Anacortes Senior Activity Center and the Anacortes Library and expand access to resilience hubs - safe gathering spaces during extreme weather events - by updating and/or maintaining HVAC, air filtration, and back-up power systems in select publicly-oriented City facilities.
CE-13.3 Resilience	Develop and implement a strategy to expedite management of debris (e.g., downed tree limbs and buildings blocking roads and streams) after a disaster incident to reduce the risks of subsequent fire, flood, injury, and disease vectors.
CE-14 GHG and Resilience	<u>Resilient Economy:</u> Ensure that the local economy is resilient to climate disruptions and fosters business opportunities associated with climate mitigation and adaptation.

CE # and Sub-element	Working Draft Proposed Policy Revision or New Policy
CE-14.1 Resilience	Ensure that the jurisdiction's Comprehensive Emergency Management Plan responds to the impacts of climate change and identifies roles and responsibilities to support a sustainable economic recovery after a disaster.
CE-14.2 GHG and Resilience	Continue to engage with local businesses to understand local need and priorities and how the City can support climate preparedness. a) Consider local business perspectives when identifying opportunities to reduce GHG emissions from consumption and align with the City's goals to reduce overall waste.
CE-14.3 GHG and Resilience	Recognize the value of Anacortes' existing skilled labor (industry and working waterfront, etc.) and coordinate with local and regional partners to maintain and grow local labor resources while supporting the transition to electrification and reducing GHG emissions.
CE-15 GHG and Resilience	<u>Protecting Water Infrastructure:</u> Protect and preserve water quality and quantity from drought, extreme heat, and other hazards exacerbated by climate change.
CE-15.1 GHG and Resilience	Continue to develop Surface and Stormwater, Wastewater, and Drinking Water system plans and facility improvements that incorporate climate change mitigation and resilience.
CE-15.2 GHG and Resilience	Consider overall energy use, resilience needs, and opportunities for innovative design approaches when developing plans to replace the City's Wastewater Treatment Plant.
CE-15.3 Resilience	Promote use of Green Stormwater Infrastructure (GSI) strategies whenever feasible to help manage stormwater, improve water quality, reduce impervious surfaces, and promote shade to lower temperatures.
CE-15.4 GHG and Resilience	Manage water resources sustainably in the face of climate change through smart irrigation, stormwater management, preventative maintenance, water conservation and wastewater reuse, plant selection, and landscape management.
CE-15.5 Resilience	Continue to coordinate with local fire officials during periodic updates to the Water System Plans.

Anacortes Comprehensive Plan Update

Climate Goals and Policies Tracker

DRAFT April 3, 2025

Introduction

This goal and policy tracker reviews the 2016 Anacortes Comprehensive Plan in support of the 2025 periodic update. MAKERS and Parametrix, through on-going work with the Climate Team, developed recommendations for the new Anacortes Climate Element, which includes both new goals, and some updates to existing goals and policies. Some frequent abbreviations used in this audit:

ACFL: Anacortes Community Forest Land	GHG: Greenhouse Gas	RCW: Revised Code of Washington
AMC: Anacortes Municipal Code	GMA: Growth Management Act	SLR: Sea level rise
CE: Climate Element	EC: Environment and Conservation Element	SMP: Shoreline Management Program
CF: Capital Facilities Element	LU: Land Use Element	VMT: Vehicle Miles Traveled

Guiding Principles

- **Leadership and Collaboration:** Be a regional leader by taking local action to anticipate, mitigate and adapt to climate change, and work collaboratively with local municipalities, regional and state agencies, and tribal communities whenever feasible to achieve shared climate adaptation goals.
- **Multi-benefit Strategies:** Seek multi-benefit strategies to climate change adaptation and mitigation that also address community needs and priorities.
- **Economic Sustainability:** Identify potential impacts to local economy and businesses and seek mitigation strategies that will foster economic development as the City adapts to climate change.
- **Broad Community Engagement:** Engage with all sectors of the community and ensure voices of vulnerable and overburdened communities are heard. Work to minimize and mitigate impacts to these groups to support equitable adaptation to climate change.
- **Evidence-based and Adaptive:** Use best available science to identify impacts and build on the success of others when developing strategies. Monitor change and track progress over time, so that goals and policies can adapt as new information becomes available.
- **Feasible and Action-oriented:** Assess feasibility of strategies and prioritize them based on the overall economic and environmental costs and benefits to balance near-term results with planning for and investing in long-term solutions.

How the Policy Tracker is Organized

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
Source of the goal/policy (i.e. current comp. plan, commerce, PSE, team suggestion...)	This is the original text of the source, either existing goal/policy or Commerce measure. High Priority indicates measure Commerce’s guidance identified as priorities for communities to consider for Climate Elements.	Notes from team on proposed change.	Goal/policy number and Resilience or GHG Emissions Reduction (GHG) sub-element E.g. CE–2 Resilience	Commerce guidance on how measures meet minimum requirements for Resilience (R) or GHG Emissions (E). Highlight indicates how non-Commerce measures meet minimum requirements.	This is the proposed draft goal and policy language – track changes highlight revisions on the existing policy and/or Commerce measure language.	Notes and suggestions on how goals/policies can cross-referenced in other elements. A separate chart at the end of the document highlights policies we have proposed moving to other elements.

Climate Element

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element*	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
Goal EC-13	Climate Change - Anacortes should be a regional leader in mitigating and adapting to climate change.	<i>Suggested revisions to existing EC goal. Adds focus on need to build capacity to implement changes and work to become a regional leader on Climate Change.</i>	CE-1 Resilience and GHG		Climate Change Leadership - Build city and community capacity to become a regional leader in mitigating and adapting to climate change.	Remove existing goal from Conservation and Environment (CE) Element and revise in the Climate Element. Cross-reference EC-1
C ID: M, AA.05 And Policy EC-13.1. Team, EC 8.12, and EC 13.4	Develop and maintain local government staff members' technical expertise and skills related to climate change and environmental justice so as to improve communitywide policy implementation, equity, and resilience. (M) And Provide emissions-reduction educational workshops, activities, and engagement opportunities, especially those that prioritize equity and underrepresented communities. (AA.05) And <i>Support local community and multi-jurisdictional efforts to raise awareness, address the impacts of, and develop solutions to the challenges of climate change. (EC-13.1) And</i> <i>Consider developing a sustainable energy task force to develop a strategy plan to assist the City in meeting City energy reduction goals. (EC 8-12) And</i> <i>Initiate efforts to identify potential local climate change impacts on built, natural and human systems and conduct a vulnerability assessment. (EC-13.4)</i>	<i>New proposed policy, from Commerce measure and combined with updated existing policy, based on Climate Team input.</i> <i>Updates existing policy EC8.12 with Climate Element priorities/process.</i> <i>Existing policy EC13.4 is broad, and climate element has started some of this. Revisions provide more specific measure.</i>	CE-1.1 Resilience and GHG	R-Min. Req. 3 (EJ) E-Min. Req. 3 (EJ)	Develop and maintain local technical expertise and skills related to climate change and environmental justice to support communitywide policy implementation. a) Continue to align with the Guiding Principles of the Climate Element; b) Maintain and grow City staff and/or resources to support implementation of climate policies. c) Recognize the important contributions of community-members and support local efforts to raise awareness, research and monitor, address the impacts of, and develop solutions to the challenges of climate change. d) Seek outside funding and/or partnerships to provide emissions-reduction educational workshops, activities, and engagement opportunities for the Anacortes community, especially those that prioritize vulnerable populations.	
Team and PSE	PSE: Pursue public-private partnership to seek funding sources to accelerate clean energy projects.	<i>New proposed based on team and PSE.</i> <i>Also relates to existing policy EC 13.1 – suggest broadening language to identify needs and opportunities for coordination and partnerships.</i>	CE-1.2 Resilience and GHG	E-Min Req – 1 R-Min. Req. 3 (EJ)	Coordinate with local, regional, and state entities to develop and implement plans related to climate change mitigation and adaptation. a) Coordinate with local jurisdictions, Tribal governments, Ports, state and regional agencies, and departments to share information, and build partnerships where there are shared opportunities for reducing GHG emission and/or increasing resilience. b) Coordinate with PSE and other utility companies and/or regional partners to accelerate regional clean energy projects that benefit Anacortes.	

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element*	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
C ID: T and AA	Protect community health and well-being from the impacts of climate-exacerbated hazards — prioritizing focus on overburdened communities — and ensure that the most vulnerable residents do not bear disproportionate health impacts. (T) And Ensure environmental justice by providing all residents an equitable opportunity to learn about climate impacts, influence policy decisions, and take actions to enhance community resilience. (AA)	<i>New proposed goal, combined and revised from Commerce measure.</i>	CE-2 Resilience	R-Min. Req. 3 (EJ)	Promote Climate Awareness and Community Well-being - Raise awareness about climate change and protect community health and well-being from the impacts of climate-exacerbated hazards so that the vulnerable populations do not bear disproportionate health impacts.	
C ID: T.07 and T.15	Develop and implement a wildfire smoke resilience strategy in partnership with local residents, emergency management officials, regional clean air agency officials, and other stakeholders. (T.07) And Protect the health and well-being of outdoor workers exposed to extreme heat and other climate-exacerbated hazards. (T.15)	<i>New proposed policy, revised from Commerce measure.</i>	CE-2.1 Resilience	R-Min. Req. 1 (Drought, Ex. Heat, Wildfire); R-Min. Req. 3 (EJ)	Raise awareness about potential community and health impacts from wildfire smoke and extreme heat. a) Coordinate with local and regional partners to develop and implement a wildfire smoke resilience strategy. b) Raise community awareness and highlight protective strategies for outdoor workers and others exposed to extreme heat and other climate-exacerbated hazards by providing information on the City’s website, issuing notices, and/or developing other communication strategies.	
C ID: T.04	Prioritize at-risk community members for actions that mitigate wildfire smoke, including providing personal protective equipment and filter fans or incentivizing infrastructure updates (e.g., HVAC updates and MERV 13 filters for air intake) for facilities that serve high-risk populations.	<i>New proposed policy from Commerce measure.</i>	CE-2.2 Resilience	R-Min. Req. 1 (Drought, Ex. Heat, Wildfire); R-Min. Req. 3 (EJ)	Prioritize at-risk community members for actions that mitigate wildfire smoke and extreme heat by: a) Increasing access to personal protective equipment and filter fans b) Incentivizing infrastructure updates (e.g., HVAC updates and MERV 13 filters for air intake) for facilities that serve high-risk populations c) Partnering with local and/or regional agencies to promote efficient home cooling and air-filtration strategies for lower-income residents.	
Team		<i>New proposed policy, based on Climate Team feedback.</i>	CE-2.3 Resilience and GHG	R-Min. Req. 3 (EJ)	Foster community-building activities that promote sustainability and resilience by strengthening social networks, reducing isolation, and promoting mental health and wellbeing.	

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element*	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
C ID: AA.01	Create and implement culturally contextualized outreach and education initiatives and materials that will inform the community about near-term and longer-term climate change threats and build resilience.	<i>New proposed policy, revised from Commerce measure based on Climate Team input.</i>	CE-2.4 Resilience and GHG	R-Min. Req. 3 (EJ)	Engage vulnerable communities, including seniors, lower-income residents, to raise awareness and deepen the local understanding of climate change by: a) engaging with local community service organizations to understand how climate change is impacting local food distribution systems that serve lower-income and other vulnerable or overburdened communities; b) seeking or expanding partnerships with local businesses, non-profits, and other entities with close ties to these communities; and c) creating and implementing culturally contextualized outreach and education initiatives and materials.	
C ID: Q	Ensure that cultural resources and practices – including significant historic sites and culturally important traditional foods and natural resources – are resilient to the impacts of extreme weather and other natural hazards worsened by climate change.	<i>New proposed goal, from Commerce measure.</i>	CE-3 Resilience	R-Min. Req. 1 (Ex. Heat, Ex. Precip., Flooding, Landslide, SLR, Wildfire); R-Min. Req. 3 (EJ)	Resilient Cultural Resources - Ensure that cultural resources and practices – including historic sites and culturally important traditional foods and natural resources – are resilient to the impacts of extreme weather and natural hazards worsened by climate change.	
C ID: Q.01	Protect, enhance, and restore ecosystems in order to meet tribal treaty rights and conserve culturally important consumptive and non-consumptive resources including foods, medicinal plants, and materials that could be adversely impacted by climate change. (High Priority)	<i>New proposed policy, from Commerce measure.</i>	CE-3.1 Resilience	R-Min. Req. 3 (EJ)	Protect, enhance, and restore local ecosystems to meet tribal treaty rights and conserve culturally important resources, including foods, medicinal plants, materials, and wildlife.	
C ID: Q.03	Establish and maintain government-to-government relations with Native American tribes for the preservation of archaeological sites and traditional cultural properties that are vulnerable to climate impacts.	<i>New proposed policy, from Commerce measure.</i>	CE-3.2 Resilience	R-Min. Req. 1 (Ex. Heat, Ex. Precip., Flooding, Landslide, SLR, Wildfire); R-Min. Req. 3 (EJ)	Establish and maintain government-to-government relations with local Native American tribes for the preservation of archaeological sites and traditional cultural properties that are vulnerable to climate impacts.	
Team		<i>New proposed policy from team, based on staff feedback.</i>	CE-3.3 Resilience	E-Min Req – 1? R-Min. Req. 3 (EJ)	Consider potential for impacts to historic and culturally relevant sites and/or buildings when developing resilience plans and improvement projects (i.e. infrastructure, parks, trails, etc.) and identify strategies to reduce or mitigate impacts.	
C ID: AF and L	Protect and restore coastal ecosystems to increase the resilience of species, habitats, and communities to climate change. (High Priority) And Ensure the protection and restoration of streams, riparian zones, estuaries, wetlands, and floodplains to	New goal, which combines two similar commerce measures.	CE-4	R-Min. Req 1 (Ex Precip, Flooding, SLR) Min. Req 2 R-Min. Req. 3 (EJ)	Support Ecosystem Adaptation: Protect and restore coastal ecosystems, streams, riparian zones, and wetlands to increase the resilience of species, habitats, and communities to climate change and achieve a healthy watershed.	

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element*	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
	achieve healthy watersheds that are resilient to climate change. (High Priority)					
Team and AF.01	Consider sea-level rise in coastal and nearshore habitat restoration projects.	<i>New proposed policy, suggested by team.</i> <i>Including SLR in future SMP updates is a requirement of HB1181. Ecology will be releasing guidance in 2026.</i>	CE-4.1 Resilience	R- Min. Req 1 (Ex Precip, Flooding, SLR) R- Min. Req 2	Consider future impacts from sea level rise and climate change when implementing shoreline restoration and open space projects.	Cross reference EC-1.8
C ID: A.04	Assess the sea level rise vulnerability of wetlands, aquatic vegetation, beaches and dunes, and other valuable natural assets and collaborate with landowners and partners to support adaptation.	<i>New proposed policy, revised from Commerce measure to broaden scope beyond natural areas. Commerce measure text added to EC element.</i>	CE-4.2 Resilience	R- Min. Req 1 (Flooding, SLR, Landslide?) R- Min. Req 2	Conduct a sea level rise vulnerability assessment with future updates to the Critical Areas Ordinance (CAO) and/or the Shoreline Management Program (SMP) to: a) update sea level rise assumptions for future planning; b) assess the vulnerability of natural and developed shorelines from the combined effects of sea level rise, storm surge, coastal erosion and landslides, and groundwater changes; and c) collaborate with landowners and partners to support adaptation and contingency plans.	Cross reference EC-2 and new groundwater flooding content under EC-3 (see chart below)
C ID: L.01	Implement actions identified in restoration and salmon recovery plans to improve the climate resilience of streams and watersheds. (High Priority)	<i>New proposed policy, revised from Commerce measure.</i>	CE-4.3 Resilience	R- Min. Req 1 (Drought, Ex. Heat, Ex. Precip.) R- Min. Req. 2	Develop and implement actions identified in city restoration plans to improve the climate resilience of streams and watersheds.	Cross reference EC- 6 watershed goal and T-4.1
C ID L.03	Protect and restore riparian vegetation to reduce erosion, provide shade, and support other functions that improve the climate resilience of streams. (High Priority)	<i>New proposed policy, revised from Commerce measure based on staff input.</i>	CE-4.4 Resilience	R- Min. Req 1 (Drought, Ex. Heat, Ex. Precip., Flooding, Wildfire?) R- Min. Req. 2	Protect and restore riparian vegetation to reduce erosion, provide shade, provide habitat connectivity, and support other functions that improve the climate resilience of streams, while balancing the need to protect structures adjacent to forested areas from wildfire danger, as required by the state wildland urban interface regulations.	Cross-reference updated policy EC 5.1 and EC-6.
WDFW suggestion and C ID: AE	<i>WDFW: Enhance and Maintain Urban Tree Canopy for Climate Resilience and Community Health. And</i> Protect and enhance the climate resilience of urban forests by implementing climate-smart forest management. (AE, High Priority)	<i>New proposed goal, revised from Commerce measure and WDFW suggestions.</i>	CE-5	R- Min. Req 1 (Drought, Ex. Heat? Wildfire) R- Min. Req. 2	Resilient Urban Forests: Enhance and maintain urban tree canopy for community health and climate resilience, and develop plans to reduce wildfire risks around the ACFL.	

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element*	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
C ID: AE.02	Adopt a forest master plan and implementing ordinances to maintain and expand tree canopy cover, improve tree and watershed health, prioritize carbon sequestration, and build climate resilience. (High Priority)	<i>New proposed policy, revised from Commerce measure and WDFW suggestions.</i>	CE-5.1 Resilience	R- Min. Req 1 (Drought, Ex. Heat? Wildfire) R- Min. Req. 2	Adopt and maintain an urban forest master plan and implementing ordinances, including a tree canopy assessment of all areas of the City (greenbelts, parks, street trees, forests), that establishes goals to: a) maintain and expand tree canopy cover and improve tree and watershed health; b) prioritize carbon sequestration; c) monitor wildfire risks; and d) build climate resilience by reducing heat island effects, enhancing air quality, improving stormwater filtration, and supporting biodiversity.	Cross reference T-4.3
C ID: AE.08	Prioritize urban forestry planning resources and funding for frontline communities that are hurt first and worst by climate change.	<i>New proposed policy, revised from Commerce measure.</i>	CE-5.2 Resilience	R- Min. Req 1 (Drought, Ex. Heat? Wildfire) R- Min. Req. 2 R-Min Req 3 (EJ)	Prioritize urban forestry planning resources and funding for vulnerable and overburdened communities, including, but not limited to: a) increasing street trees and canopy cover in and around affordable housing communities that lack shade and are more vulnerable to extreme heat.	
C ID: AE.06	Ensure that tree species selection and planting guidance are updated to be resilient to climate change.	<i>New proposed policy, revised from Commerce measure.</i>	CE-5.3 Resilience	R- Min. Req 1 (Drought, Ex. Heat? Wildfire) R- Min. Req. 2	Ensure that tree species selection and planting guidance used for projects are updated to be resilient to climate change and share information with local community members.	
C ID: S.04	Support the development of community wildfire protection plans.	<i>New proposed policy, revised from Commerce measure</i>	CE-5.4 Resilience	R- Min. Req 1 (Ex. Heat, Landslide, Wildfire) R-Min Req 3 (EJ)	Increase community awareness of local wildfire risks and collaborate with property-owners in high-risk areas when developing a community wildfire protection plan.	Reference new land use policies (see chart below)
C ID: O	Ensure that energy infrastructure – including generation and transmission – is able to accommodate renewable energy opportunities and to withstand and recover quickly from the impacts of extreme weather and other natural hazards worsened by climate change.	<i>New proposed goal, revised from Commerce measure.</i>	CE-6 Resilience and GHG	R- Min. Req 1 R-Min Req 3 (EJ)	Promote Energy Resilience: Coordinate with regional utilities and jurisdictions on increasing energy infrastructure resilience – including generation, transmission, and storage – to accommodate renewable energy opportunities, meet increased demand, and withstand and recover from extreme weather and natural hazards worsened by climate change.	

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element*	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
Team and PSE	Partner with PSE to promote energy efficiency programs and initiatives. And Partner with PSE to promote local investments and customer enrollment in clean energy projects and programs in order to achieve clean energy goals.	<i>New proposed policy from team, based on meeting with from PSE and related actions.</i>	CE-6.1 Resilience and GHG	R- Min. Req 1 R-Min Req 3 (EJ)	Coordinate regularly with Puget Sound Energy (PSE) to share information, monitor local grid capacity, and increase awareness of upcoming projects and emerging opportunities that support the City's efforts to reduce GHG emissions. Related actions include: a) City staff to highlight for developers, property owners, or others proposing projects the importance of early engagement with PSE. b) Coordinate with PSE to promote energy efficiency programs and initiatives and to promote local investments and customer enrollment in clean energy projects and programs. c) Coordinate with PSE to promote financial assistance and discounted billing programs for income qualified residents to ensure that the most vulnerable are not disproportionately impacted by the State's clean energy transition.	
PSE	Support PSE's wildfire mitigation efforts including electric system upgrades, year-round vegetation management, and fire weather operational procedures. Work closely with utilities and local fire departments to lessen the risk and impact of wildfires. And Support ongoing vegetation management in order to maintain system reliability.	<i>New proposed policy, revised from PSE suggestion.</i>	CE-6.2 Resilience	R- Min. Req 1 (Wildfire)	Coordinate with PSE's vegetation management and/or wildfire mitigation efforts including electric system upgrades, year-round vegetation management, and fire weather operational procedures. Work closely with utilities and local fire departments to lessen the risk and impact of wildfires.	
PSE	Partner with PSE to promote and support programs designed to decrease load on the grid during times of peak use.	<i>New proposed policy, from PSE suggestion.</i>	CE -6.3 GHG	R- Min. Req 1	Coordinate with PSE to promote and support programs designed to decrease load on the grid during times of peak use.	
PSE	Partner with PSE to effectively meet rapidly increasing electrical demand as the City and region work to achieve a Clean Energy Transition by adopting codes that support siting existing and new technologies.	<i>New proposed policy, revised from PSE suggestion.</i>	CE -6.4 GHG and Resilience	R- Min. Req 1	Coordinate with PSE to effectively meet rapidly increasing electrical demand as the city and region work to achieve a Clean Energy Transition by adopting codes that support siting existing and new technologies.	
Policy EC-8.1. and Team	<i>Energy conservation shall be a goal in the design or remodeling of commercial, public and residential buildings</i>	<i>Suggests rephrasing existing policy to highlight GHG emissions reduction, and making it a goal.</i>	CE-7 GHG	R- Min. Req 1 E- Min. Req. 1(GHG)	Energy Efficient Buildings: Promote renewable energy, encourage conservation and efficiency technologies, and support energy system transitions to reduce GHG emissions from buildings.	Cross reference LU-4

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element*	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
					Reducing Emissions from New Buildings	
Policy EC-8.4.	Develop incentives for construction or remodeling of structures to utilize state of the art energy conservation techniques (including, but not limited to, insulation, passive energy design, co-generation).	Suggest revising existing policy. Incentives should promote features that surpass recent updates to WA State Building/Energy Codes.	CE -7.1 GHG and Resilience	R- Min. Req 1 E- Min. Req. 1(GHG)	Offer incentives to promote new buildings to include energy efficiency and renewable energy features beyond minimum code requirements.	Cross reference LU-4-2. Consider revising list to include energy efficiency and GHG emissions reductions, in addition to green building ratings programs, etc. (see chart below)
Policy EC-8.3.	Promote the use of environmentally friendly construction practices, such as those specified under certification systems such as Leadership in Energy and Environmental Design (LEED).	Suggest revising existing policy to focus on City buildings.	CE -7.2 GHG	E-Min. Req. 1, (GHG)	Promote the use of environmentally friendly construction practices in City buildings, such as those specified under certification systems such as Leadership in Energy and Environmental Design (LEED).	Cross reference LU-4, CF-7.3, and CF-7.3
C ID: C.04	Adjust single-family home impact fees and system development charges so those homes with larger impacts on utilities pay more. (High Priority)	New proposed policy, revised from Commerce measure. Relates to City-services (water, etc.). Fees to reduce GHG emissions may need further study, given PSE is the utility provider.	CE -7.3 GHG and Resilience	E-Min. Req. 1, (GHG) E-Min. Req. 2 (VMT), E-Min. Req. 3 (Equity)	Adjust single-family home impact fees and system development charges so those homes with larger impacts on utilities pay more.	
					Reducing Emissions from Existing Buildings	
Policy EC-8.7, 8.8, and C ID: F.02	Encourage conversion of existing low-efficiency building stock to cost-effective and environmentally sensitive alternative technologies and energy sources. (EC-8.7.) And Encourage the creation of an energy conservation microloan program in partnership with other agencies. (EC-8.8.) And Prioritize the preservation and weatherization of housing in overburdened communities, particularly at higher densities, to reduce emissions and increase resilience. (C ID: F.02) - (High Priority)	Suggest revising existing policy to align with Commerce measure. Updated EC 8.8 policy language to provide more specifics on potential to coordinate with regional approaches.	CE -7.4 GHG and Resilience	E-Min. Req. 1, (GHG) E-Min. Req. 3 (Equity)	Prioritize the weatherization, and conversion to the most energy efficient water and space heating of housing to reduce emissions and increase resilience. a) Coordinate with regional jurisdictions and/or state agencies to encourage the creation of an energy conservation microloan, rebate, or other program in partnership with other agencies, particularly for lower-income communities.	Cross reference LU-4.3
C ID: E.03	Retrofit buildings for energy efficiency. (High Priority)	New proposed policy, revised from Commerce measure. Updated commerce text to focus on public buildings, which are completely within the City's control.	CE -7.5 GHG and Resilience	E-Min. Req. 1, (GHG)	Retrofit City-owned buildings for energy efficiency by updating building materials, transitioning heating in City buildings to energy efficient heat pump technologies, updating mechanical systems and lighting, replacing back-up generators and/or adding onsite solar and battery storage systems, where feasible.	Cross reference LU2.2.D, U-6, and CF-7.3 Parks TBD

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element*	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
Policy EC-8.11. and C ID: F	Where consistent with the desired character and intensity of the zone, encourage renovation and adaptive re-use of existing buildings as a strategy to reduce waste and the need to expend energy in producing new materials. (EC-8.11) and Prioritize the adaptive reuse of buildings, recognizing the emission-reduction benefits of retaining existing buildings. (High Priority)	Keep existing policy, aligns with Commerce measure.	CE -7.6 GHG and Resilience	E-Min. Req. 1, (GHG) E-Min. Req. 3 (Equity)	Where consistent with the desired character and intensity of the zone, encourage renovation and adaptive re-use of existing buildings as a strategy to reduce waste and the need to expend energy in producing new materials.	Cross reference LU-7.1.E?
Policy EC-8.6 and Policy EC-8.9.	Promote sustainable building and site management and maintenance practices. And (excerpt) ... encourage conservation in street lighting....	Suggest revising existing policy. Addresses the street lighting policy that was embedded in EC-8.9	CE -7.7 GHG and Resilience	E-Min. Req. 1, (GHG)	Promote sustainable building and site management and maintenance practices, and promote energy conservation in site and street lighting by replacing existing building, site, and streetlights with low-energy use LED fixtures.	Cross reference LU-4.3
Team		New proposed goal	CE- 8	R- Min. Req 1? E- Min. Req. 1(GHG)	Support Energy Resilience: Support overall energy resilience by promoting local solar energy production as well as other small-scale renewable energy (i.e. geothermal) and battery storage.	
Policy EC-8.2. And C ID: G:	Encourage building and site designs that consider solar access of adjacent properties and that best offer opportunities for maximum use of southern exposures and the use of natural climate conditions And C ID: G: Maximize solar access of site design, where practicable, for new solar-ready residential and commercial buildings.	Keep existing policy, minor text edits. Similar to Commerce Measure.	CE -8.1 GHG and Resilience	E-Min. Req. 1, (GHG) E-Min. Req. 3 (Equity)	Encourage building and site designs that consider solar access of adjacent properties and promote maximum use of southern exposures and the use of natural climate conditions	Cross reference LU-4.2
C ID: O.2	Install distributed renewable energy generation and battery infrastructure at public facilities to store renewable electricity generated on site and provide emergency power that ensures continuity of operations.	New proposed policy, from Commerce measure.	CE -8.2 GHG and Resilience	E-Min. Req. 1, (GHG) E-Min. Req. 3 (Equity)	Install distributed renewable energy generation and battery infrastructure at City facilities to store renewable electricity generated on site and provide emergency power that ensures continuity of operations.	Cross reference LU2.2.D, and CF-7.4 Parks TBD
Policy EC-8.9. and C ID: E.04, and PSE	Work with Puget Sound Energy to encourage conservation in street lighting and other public and private uses and support programs that encourage renewable energy production. (EC-8.9) And Develop local microgrid solar and battery storage facilities in low-impact sites. (E.04) And Promote and support the growth of customer owned distributed energy resources. (PSE)	Suggest revising existing policy. Similar to Commerce Measure. Combining with PSE suggestion	CE -8.3 GHG and Resilience	E-Min. Req. 1, (GHG) E-Min. Req. 3 (Equity)	Encourage local microgrid solar, battery storage facilities, and/or other small-scale renewable energy generation projects on low-impact sites (i.e., large roof-tops, and/or over parking lots, etc.) to support electrification by providing locally-generated power.	Cross reference LU-4.2

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element*	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
C ID: V, P and A	Establish land use patterns that increase the resilience of the built environment, ecosystems, and communities to climate change. (V, High Priority) And Ensure that buildings are designed and built sustainably to reduce environmental impacts and remain resilient to extreme weather and other hazards worsened by climate change. (P) And Ensure that development and redevelopment projects are resilient to the impacts of climate change. (A)	<i>New proposed goal</i>	CE-9 GHG and Resilience	R- Min. Req 1 (Drought, Ex. Heat, Ex. Precip., Flooding, Landslide, SLR Wildfire) R- Min. Req. 2 R-Min Req 3 (EJ)	Resilient Development: Promote land use patterns that increase the resilience of the built environment, ecosystems, and communities to climate change, and ensure development is resilient to climate impacts.	
C ID: V.05	Direct new development into areas where exposure to climate hazards is low.	<i>New proposed policy, revised from Commerce measure.</i> <i>Aligns with LU and Utility, and Capital Facilities policies.</i>	CE-9.1 Resilience	R-Min Req 3 (EJ)	Direct new development, utility and transportation infrastructure, and capital facilities into areas where exposure to climate hazards is low, and/or where climate mitigation strategies can be effective at reducing risks.	Cross reference LU-4.1, LU4.6, and T-4.3, U-5.1, and CF7.9.
C ID: V.08	Identify and implement strategies to increase the resilience of the shoreline environment to sea-level rise and other climate hazards, while also protecting shoreline ecological functions, allowing water-dependent uses, and providing public access.	<i>New proposed policy, from Commerce measure.</i> <i>Aligns with EC, LU, and Transportation policies.</i>	CE-9.2 Resilience	R- Min. Req 1 (Ex. Heat, Ex. Precip., Flooding, Landslide, SLR) R-Min Req 3 (EJ)	Identify and implement strategies to increase the resilience of the shoreline environment to sea-level rise and other climate hazards, while also protecting shoreline ecological functions, allowing water-dependent uses, and providing public access.	Cross reference EC-2, (and new EC policies related to monitoring regulations – see chart below), LU- LU-4.1, LU-5.1, LU8.1, T-3.22, and T-4.9.
C ID: A.01	Establish development regulations that incorporate best practices for reducing the risk of wildfire, extreme heat, flooding, and other climate-exacerbated hazards.	<i>New proposed policy, revised from Commerce measure.</i>	CE-9.3 Resilience	R- Min. Req 1 (Drought, Ex. Heat, Ex. Precip., Flooding, Landslide, SLR, Wildfire) R-Min Req 3 (EJ)	Establish or maintain development regulations that incorporate best practices for reducing the risk of wildfire, extreme heat, flooding, and other climate-exacerbated hazards.	Cross reference to new or revised LU policy for resilient development and design standards (see chart below)
C ID: A.05	Acquire properties or easements on properties that are vulnerable to climate-exacerbated hazards and are or will become unsuitable for development.	<i>New proposed policy, revised from Commerce measure.</i>	CE-9.4 Resilience	R- Min. Req 1 (Drought, Ex. Heat, Ex. Precip., Flooding, Landslide, SLR, Wildfire) R-Min Req 3 (EJ)	When feasible, consider acquiring properties or easements on properties that are vulnerable to climate-exacerbated hazards and are or will become unsuitable for development.	Cross reference LU-4.6 (potential)
C ID I and K	Reduce vehicle miles traveled to achieve greenhouse gas reduction goals. (I, High Priority) And		CE-10	E-Min. Req. 1, (GHG)	Reduce Vehicle Miles Traveled (VMT): Reduce GHG emissions from transportation by reducing VMT, fostering efficient land uses and promoting active transportation and transit.	

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element*	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
	Increase housing diversity and supply within urban growth areas to reduce greenhouse gas emissions and support environmental justice. (K, High Priority)			E-Min. Req. 2 (VMT)		
C ID C, I, K.04, V.11, C.06, C.07	Reduce vehicle miles traveled to achieve greenhouse gas reduction goals. (I, High Priority) And Foster higher-intensity land uses in mixed-use urban villages and transit corridors. (C, High Priority) And Establish minimum residential densities within urban growth areas. (K.04) And Implement complimentary, mixed land uses versus traditional zoning, such as locating business districts, parks and schools in neighborhoods to promote cycling and walking and reduce driving. (V.11, High Priority) And Prioritize infill development through zoning and permitting process. (C.06, High Priority) And Establish form-based codes where appropriate to better integrate higher-density development. (C.07, High Priority)	<i>New proposed policy, combining multiple Commerce measures.</i> <i>Aligns with LU and Transportation policies.</i>	CE-10.1 GHG	E-Min. Req. 1, (GHG) E-Min. Req. 2 (VMT)	Foster more efficient land uses to reduce vehicle miles traveled, including, but not limited to: a) Encouraging density in urban areas of the city. b) Implementing complimentary, mixed land uses to promote cycling and walking and reduce driving. c) Prioritizing infill development through zoning and permitting processes. d) Maintain and update form-based codes to better integrate higher-density development and support climate resilience by promoting sustainable design strategies.	Cross reference LU-6.1.H, LU-6.4, LU-7.1, LU-7.2, and LU-8.4, and T-4.5
C ID: K.02 and C ID: K.05 And K.06	Allow middle housing types, such as duplexes, triplexes, and ADUs, on all residential lots. (K.02, High Priority) and Allow or encourage micro-housing units (K.05, High Priority) and Develop and implement inclusionary zoning to support greater income diversity in housing types. (K.06, High Priority)	<i>New proposed policy, combining multiple Commerce measures.</i> <i>Aligns with LU and Housing policies.</i>	CE-10.2 GHG	E-Min. Req. 1, (GHG) E-Min. Req. 2 (VMT) E-Min. Req. 3 (Equity)	Diversify housing options and promote housing affordability by: a) Expanding middle housing types, such as duplexes, triplexes, and ADUs, in residential areas. b) Encouraging co-living units in areas where multifamily housing is allowed c) Developing and implementing programs to support housing for a greater range of income levels.	Cross reference LU-6.1, H-1.9, and H-3.
C ID: I.04, I.18	Increase multimodal capacity in coordination with the location of higher-density housing and commercial centers. (I.04, High Priority) And Integrate "Complete Streets" principles into the roadway designs of residential developments. (I.18)	<i>New proposed policy, revised from two Commerce measures.</i> <i>Aligns with Transportation policies.</i>	CE-10.3 GHG	E-Min. Req. 1, (GHG) E-Min. Req. 2 (VMT)	Implement multimodal transportation plans (i.e. modal plans, complete streets policies, TDM programs, bike parking, etc.), particularly in coordination with higher-density housing and commercial centers.	Cross reference T-2.7, Policy T-2.18, T-2.21, T-2.23 21 T-2.29, and T-4.5

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element*	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
C ID: H.01 And C ID: AI.03	Prioritize and promote public transit expansion and use through coordination of land use and transportation planning. (H.01, High Priority) and Improve transit speed, frequency, coverage, and reliability. (AI.03, High Priority)	<i>New proposed policy, revised and combined from Commerce measures.</i> <i>Aligns with Transportation policies.</i>	CE-10.4 GHG	E-Min. Req. 1, (GHG) E-Min. Req. 2 (VMT)	Work with Skagit Transit to prioritize and promote public transit use and expansion by: a) coordinating on land use and transportation planning, and b) identifying how the City can better support Skagit Transit in meeting goals to improve transit speed, frequency, coverage, and reliability.	Cross reference T-2.29 and T-2.30, and T-2.32
Climate Team		<i>New proposed policy from Climate Team related to school buses</i>	CE-10.5	E-Min. Req. 1, (GHG)	Promote use of existing transit resources (i.e. school bus, transit routes) to reduce car trips to public destinations in the community.	
			CE-11 GHG		Promote Electrification and Alternative Fuels: Reduce GHG emissions from transportation by supporting the transition to electric vehicles, and encouraging the use of cleaner fuels in marine transportation.	
C ID: H	Convert public fleets to zero-emission vehicles by [insert target date] and develop supporting infrastructure and programs (e.g., charging stations and dedicated lanes for electric cars and buses).	<i>New proposed policy, drawing aspects of Commerce measure.</i>	CE-11.1 GHG	E-Min. Req. 1, (GHG) E-Min. Req. 3 (Equity)	Develop an EV transition plan to convert public fleets to zero-emission vehicles and identify EV charging needs and opportunities in the City.	Cross reference T-4.4, and 4.10.
C ID: AD.01	Require electric vehicle charging infrastructure in all new and retrofitted buildings.	<i>New proposed policy, drawing aspects of Commerce measure.</i>	CE-11.2 GHG	E-Min. Req. 1, (GHG)	Expand electric vehicle infrastructure in key destinations and public buildings, and encourage the installation of EV charging retrofits for multifamily housing.	Cross reference T-4.10
Team		<i>New policy to align with new Utilities goal.</i>	CE-11.3 GHG	E-Min. Req. 1, (GHG)	Reduce GHG emissions from waste management transportation as service needs evolve.	Cross reference U-9.5
Team		<i>New proposed policy.</i>	CE-11.4 GHG	E-Min. Req. 1, (GHG)	Coordinate with the Port of Anacortes and WA State Ferries to identify how the city can best support them in their ongoing electrification projects.	Cross reference T-1.7
Team		<i>New proposed policy</i>	CE-11.5 GHG	E-Min. Req. 1, (GHG)	Support port and marinas in transition to renewable diesel and increase community awareness as lower-emissions fuels (i.e. R99 diesel) become more locally available.	
C ID: W	Ensure that the local transportation system – including infrastructure, routes, and travel modes – is able to withstand and recover quickly from the impacts of extreme weather events and other hazards exacerbated by climate change.	<i>New proposed goal, from commerce measure</i>	CE-12 Resilience	R- Min. Req 1 (Ex. Precip., Flooding, Landslide, SLR, Wildfire) R-Min Req 3 (EJ)	Resilient Transportation System: Ensure that the local transportation system – including infrastructure, routes, and travel modes – can withstand and recover quickly from the impacts of extreme weather events and other hazards exacerbated by climate change.	
Team		<i>New proposed policy</i>	CE-12.1 Resilience	R- Min. Req 1 (Ex. Precip., Flooding,	Coordinate with WSDOT to identify plans to increase resilience of SR-20, a critical access and evacuation route for Anacortes, to high-tide flooding, future sea level rise, and landslides.	Cross reference T-1.9,

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				Landslide, SLR, Wildfire) R-Min Req 3 (EJ)		Add bullet in this policy to coordinate with WSDOT on SLR and flood vulnerability. (see chart below)
Team and C ID: W.05	Enhance the resilience of parks and recreational trails by assessing and addressing climate hazards and impacts.	<i>New proposed goal, revised from commerce measure.</i> <i>Aligns with Transportation policies.</i>	CE-12.2 Resilience	R- Min. Req 1 (Drought, Ex. Precip., Flooding, Landslide, SLR, Wildfire) R-Min Req 3 (EJ)	Continue to expand recreational trail systems in Anacortes that are resilient to coastal flood impacts and sea level rise and explore how trail design and maintenance can support adaptation while also providing positive benefits to the environment.	Cross reference T-2.7 and T-4.9
C ID: W.04 and W.03	Reduce stormwater impacts from transportation and development through watershed planning, redevelopment and retrofit projects, and low-impact development. (W.04) And Incorporate hydrologic climate impacts into the design of water-crossing structures (i.e., climate-smart culverts and bridges) for fish passage and habitat quality. (W.03, High Priority)	<i>New proposed policy, from commerce measure and WDFW comments.</i> <i>Aligns with Transportation policies.</i>	CE-12.3 Resilience	R- Min. Req 1 (Ex. Precip., Flooding, SLR?) R-Min Req 3 (EJ)	Reduce stormwater impacts from transportation and development through watershed planning, redevelopment and retrofit projects, and low-impact development. a) Coordinate with State, regional, and local agencies to plan and prioritize culvert upgrades that consider climate impacts to ensure fish passage barrier removal and stormwater management needs.	Cross reference T-4.1 and T-4.3
C ID: S	Enhance emergency preparedness, response, and recovery efforts to mitigate risks and impacts associated with extreme weather and other hazards worsened by climate change. (High Priority)	<i>New proposed policy, from commerce measure</i>	CE-13 Resilience	R- Min. Req 1 (Ex. Heat, Ex. Precip., Flooding, Landslide, Wildfire) R-Min Req 3 (EJ)	Preparation and Emergency Response: Enhance emergency preparedness, response, and recovery efforts to mitigate risks and impacts associated with extreme weather and other hazards worsened by climate change.	Cross reference EC-3, and EC 3.8
C ID: M.01 and S.01	Create evacuation plans and outreach materials to help residents plan and practice actions that make evacuation quicker and safer. (M.01) Map transportation infrastructure that is vulnerable to repeated floods, landslides, and other natural hazards, and designate alternative travel routes for critical transportation corridors when roads must be closed. (S.01)	<i>New proposed policy, from commerce measure.</i> <i>Aligns with EC and Transportation policies.</i>	CE-13.1 Resilience	R- Min. Req 1 (Ex. Precip., Flooding, Landslide, Wildfire) R-Min Req 3 (EJ)	Monitor evacuation plans and outreach materials and update as needed to consider natural hazards and climate impacts, to help residents plan and practice actions that make evacuation quicker and safer. a) Map transportation infrastructure that is vulnerable to repeated floods, and other natural hazards, and designate alternative travel routes for critical transportation corridors when roads must be closed.	Cross reference EC 3.8, EC 3.14, T-1.9,
C ID: S.07	Develop resilience hubs – community-serving facilities that are designed to support residents, coordinate communication, distribute resources, and reduce carbon pollution while enhancing quality of life.	<i>New proposed policy, revised from Commerce measure based on staff input.</i>	CE -13.2 GHG and Resilience	R- Min. Req 1 (Ex. Heat, Ex. Precip., Flooding, Landslide, Wildfire) R-Min Req 3 (EJ)	Continue to operate cooling centers at the Anacortes Senior Activity Center and the Anacortes Library and expand access to resilience hubs - safe gathering spaces during extreme weather events - by updating and/or maintaining HVAC, air filtration, and back-up power systems in select publicly-oriented City facilities.	Cross reference CF-7.8. Considering adding resilience hub function to CF policies. (see chart below)
C ID: X.01	Develop and implement a strategy to expedite management of debris (e.g., downed tree limbs and buildings blocking roads and streams) after a disaster	<i>New proposed policy, from commerce measure</i>	CE-13.3 Resilience	R- Min. Req 1 (Ex. Precip., Flooding,	Develop and implement a strategy to expedite management of debris (e.g., downed tree limbs and buildings blocking roads and	

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	incident to reduce the risks of subsequent fire, flood, injury, and disease vectors.			Landslide, Wildfire) R-Min Req 3 (EJ)	streams) after a disaster incident to reduce the risks of subsequent fire, flood, injury, and disease vectors.	
C ID: R	Ensure that the local economy is resilient to climate disruptions and fosters business opportunities associated with climate mitigation and adaptation.	New proposed goal, from Commerce measure.	CE-14 GHG and Resilience	R-Min Req 3 (EJ)	Resilient Economy: Ensure that the local economy is resilient to climate disruptions and fosters business opportunities associated with climate mitigation and adaptation.	
C ID: R.01	Ensure that the jurisdiction's Comprehensive Emergency Management Plan responds to the impacts of climate change and identifies roles and responsibilities to support a sustainable economic recovery after a disaster.	<i>New proposed policy, from Commerce measure.</i>	CE-14.1 Resilience	R-Min Req 3 (EJ)	Ensure that the jurisdiction's Comprehensive Emergency Management Plan responds to the impacts of climate change and identifies roles and responsibilities to support a sustainable economic recovery after a disaster.	Cross reference new CF policy (see chart below) and others as needed.
C ID: R.02	Support local businesses' efforts to bolster climate preparedness and continuity of operations.	<i>New proposed policy, revised from Commerce measure and team.</i>	CE-14.2 GHG and Resilience	R-Min Req 3 (EJ)	Continue to engage with local businesses to understand local need and priorities and how the City can support climate preparedness. a) Consider local business perspectives when identifying opportunities to reduce GHG emissions from consumption and align with the City's goals to reduce overall waste.	Cross reference new ED policies related to climate (see chart below) Cross reference 14.2.a to U-9 Towards Zero Waste goal
Team		<i>New proposed policy, based on feedback from business community meeting.</i>	CE-14.3 GHG and Resilience	R-Min Req 3 (EJ)	Recognize the value of Anacortes' existing skilled labor (industry and working waterfront, etc.) and coordinate with local and regional partners to maintain and grow local labor resources while supporting the transition to electrification and reducing GHG emissions.	Cross reference new ED policies related to green jobs pipeline (see chart below)
C ID: Y.	Protect and preserve water quality and quantity from drought, extreme heat, and other hazards exacerbated by climate change. (High Priority)	<i>New proposed policy, from commerce measure</i>	CE-15 GHG and Resilience	R- Min. Req 1 (Drought, Ex. Heat, Reduced Snowpack) R- Min. Req. 2? R-Min Req 3 (EJ)	Protecting Water Infrastructure: Protect and preserve water quality and quantity from drought, extreme heat, and other hazards exacerbated by climate change.	
Team		<i>New proposed policy</i>	CE-15.1 GHG and Resilience	R- Min. Req 1 (Drought, Ex. Heat, Reduced Snowpack) R-Min Req 3 (EJ)	Continue to develop Surface and Stormwater, Wastewater, and Drinking Water system plans and facility improvements that incorporate climate change mitigation and resilience.	Cross reference U-8.3, U-8.4
Team		<i>New proposed policy</i>	CE-15.2 GHG and Resilience	R- Min. Req 1 (Drought, Ex. Heat, Reduced Snowpack) R-Min Req 3 (EJ) E-Min. Req. 1, (GHG)	Consider overall energy use, resilience needs, and opportunities for innovative design approaches when developing plans to replace the City's Wastewater Treatment Plant.	Cross reference U-5.1 and U-6 and Table CF-1 - Wastewater
C ID: Y.03	Require the use of green infrastructure and low-impact development to address increased storm intensities and stormwater runoff. (High Priority)	<i>New proposed policy, revised from commerce measure</i>	CE-15.3 Resilience	R- Min. Req 1 (Ex. Precip., flooding) R-Min Req 3 (EJ)	Promote use of Green Stormwater Infrastructure (GSI) strategies whenever feasible to help manage stormwater, improve water quality, reduce impervious surfaces, and promote shade to lower temperatures.	Cross reference T-4.1 and T-4.3

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C ID: Y.04	Manage water resources sustainably in the face of climate change through smart irrigation, stormwater management, preventative maintenance, water conservation and wastewater reuse, plant selection, and landscape management. (High Priority)	<i>New proposed policy, from commerce measure</i>	CE-15.4 GHG and Resilience	R- Min. Req 1 (Drought, Ex. Heat, Reduced Snowpack) R-Min Req 3 (EJ)	Manage water resources sustainably in the face of climate change through smart irrigation, stormwater management, preventative maintenance, water conservation and wastewater reuse, plant selection, and landscape management.	Cross reference CF-7.4 and Parks TBD
C ID: S.05	Analyze how the municipal water system maintains adequate pressure during a major wildfire event (e.g., multiple structures burning) and how it will look under current and projected drought conditions.	<i>New proposed policy, revised from Commerce measure, based on staff input.</i>	CE-15.5 Resilience	R- Min. Req 1 (Drought, Wildfire) R-Min Req 3 (EJ)	Continue to coordinate with local fire officials during periodic updates to the Water System Plans.	Cross reference U-8

Climate Goals Moved to Other Sections

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
C ID: A.08	Develop regulations for elevating or setting back new and substantially improved structures to reduce the risk of damage caused by sea level rise.	<i>New proposed policy for EC element, revised from Commerce measure and staff input.</i>	EC#	R- Min. Req 1 (Flooding, SLR) R-Min. Req. 2 R-Min. Req. 3	Monitor existing regulations for elevating or setting back new and substantially improved structures to reduce the risk of damage caused by sea level rise, and to protect coastal ecosystems.	Recommend adding policy under to EC-3 (with flood-related policies.) Cross reference CE-9.2
C ID: A.04	Assess the sea level rise vulnerability of wetlands, aquatic vegetation, beaches and dunes, and other valuable natural assets and collaborate with landowners and partners to support adaptation.	<i>New proposed policy for EC element.</i> <i>Suggest cross-refencing back to CE 4.2 to align two elements.</i>	EC#	R- Min. Req 1 (Flooding, SLR) R-Min. Req. 2 R-Min. Req. 3	Assess the sea level rise vulnerability of wetlands, aquatic vegetation, beaches and dunes, and other valuable natural assets and collaborate with landowners and partners to support adaptation.	Recommend adding policy under to EC-2 Cross reference CE-4.2
C ID: A.14	Consider climate change, including sea-level rise, extreme precipitation, increased winter streamflow, and other impacts, in floodplain management planning. (High Priority)	<i>New proposed policy for EC element, from Commerce measure.</i>	EC#	R- Min. Req 1 (Flooding, Ex. Precip, SLR) R-Min. Req. 2 R-Min. Req. 3	Consider climate change, including sea-level rise, extreme precipitation, increased winter streamflow, and other impacts, in floodplain management planning.	Move to EC - 3
Team		<i>New proposed policy for EC element, suggested by team.</i> <i>Emerging vulnerability that needs further study.</i>	EC#	R- Min. Req 1 (Flooding, SLR) R- Min. Req 2	Identify areas vulnerable to groundwater flooding and review and update regulations to reduce impacts.	Move to reference EC-3 (with flood-related policies.) Cross reference CE-4.2
C ID: V.06	Maintain and update a critical areas ordinance that incorporates climate change considerations. (High Priority)	<i>New proposed policy for EC element, from Commerce measure.</i> <i>Ensure that policies related to Critical Areas consider climate change.</i>	EC#	R- Min. Req 1 (Drought, Ex. Heat, Ex. Precip., Flooding, Landslide, SLR Wildfire) R-Min Req 3 (EJ)	Maintain and update a critical areas ordinance that incorporates climate change considerations.	New EC policy

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
C ID: A.10	Review required buffers and setbacks for steep slopes and shorelines vulnerable to erosion exacerbated by climate change, and establish new minimums, if necessary, so that improvements are not required to protect structures during their expected life.	<i>New proposed policy for EC element, from Commerce measure.</i>	EC#	R- Min. Req 1 (Drought, Ex. Heat, Ex. Precip., Flooding, Landslide, SLR, Wildfire) R-Min Req 3 (EJ)	Review required buffers and setbacks for steep slopes and shorelines vulnerable to erosion, and establish new minimums, if necessary, so that improvements are not required to protect structures during their expected life.	Update EC-3 and critical area regulations for landslide hazards.
C ID: S.09	Integrate a climate impacts risk assessment and policies into the local hazard mitigation plan.	<i>New proposed policy for EC element, from Commerce measure.</i>	EC#	Emergency Management	Coordinate with Skagit County and other partners on how to incorporate climate impacts into the next Hazard Mitigation Plan update.	Update EC 3-8
EC 8.4 and Team	<i>Develop incentives for construction or remodeling of structures to utilize state of the art energy conservation techniques (including, but not limited to, insulation, passive energy design, co-generation).</i>	<i>New proposed LU policy, based on similar existing policies, to align with team comments.</i> <i>Suggestion to expand on incentives in existing policy EC 8.4 to encourage new development to help deliver climate resilience goals.</i>	LU#	R- Min. Req 1 (Drought, Ex. Heat, Ex. Precip., Flooding, SLR) R-Min Req 3 (EJ) (GHG co-benefits)	Consider incentives for development projects to encourage innovative approaches that promote climate resilience. Strategies may include, but are not limited to: a) Site and building designs to reduce urban heat effects, including but not limited to trees and vegetation, reduction in impervious surface coverage, sidewalk shade strategies, and green roofs; and b) Green stormwater management and water quality strategies that surpass minimum requirements and help the city meet stormwater management goals.	Update and expand LU-4.2 to integrate items listed in proposed policy?
C ID: P.06	Develop or modify design standards to integrate exterior building features that reduce the impacts of climate change and increase resilience. (High Priority)	<i>New proposed policy for LU element, revised from Commerce measure.</i> <i>Revising commerce measure to be more specific on needs for Anacortes.</i>	LU#	R- Min. Req 1 (Drought, Ex. Heat, Ex. Precip., Flooding, SLR) R-Min Req 3 (EJ)(GHG co-benefits)	Update design standards to integrate exterior building features that reduce the impacts of climate change and increase resilience by: a) moderating interior building temperatures; b) promoting shade; c) reducing the urban heat island effect while also providing co-benefits for urban design and/or public space; and d) Increasing wildfire resilience.	Update and expand LU-4.2 to integrate items listed in proposed policy?
Team/staff and C ID: P.03	Adopt fire-resilience standards for new and redeveloped sites in high-risk wildfire areas.	<i>New proposed policy for LU element, revised from commerce measure, based on staff input</i>	LU#	R- Min. Req 1 (Wildfire) R-Min Req 3 (EJ)	Develop local codes to reduce risk in Wildland-Urban Interface (WUI) areas, and coordinate with Washington State Department of Natural Resources on risk areas.	New Land Use Element policy under LU-4? (Could also consider under LU-10)
Team	Adopt fire-resilience standards for new and redeveloped sites in high-risk wildfire areas.	<i>New proposed policy for LU element, from team. Also related to Commerce measure (P.03)</i>	LU#	R- Min. Req 1 (Wildfire) R-Min Req 3 (EJ)	Coordinate with property-owners when updating Critical Area regulations and/or City policies around the Anacortes Community Forest to identify how best to implement wildfire mitigation strategies.	New Land Use Element policy under LU-4? (Could also consider under LU-10)
CID: S.08	Factor climate impacts into the planning of operations and coordination of preparedness, response, and recovery activities among first-responders and partners, including public health, law enforcement, fire, school, and emergency medical services (EMS) personnel.	<i>New proposed policy for Capital Facilities element, from commerce measure</i>	CF#	R- Min. Req 1 (Ex. Heat, Ex. Precip., Flooding, Landslide, Wildfire) R-Min Req 3 (EJ)	Factor climate impacts into the planning of operations and coordination of preparedness, response, and recovery activities among first-responders and partners, including public health, law enforcement, fire, school, and emergency medical services (EMS) personnel.	New Capital Facilities Element policy to consider climate change in emergency services, as well as facilities.

Goal or Policy Source	Referenced Commerce Measure or Existing Goal/Policy Text	Reasoning for Proposed Policy Change	CE #, Relevant Sub-element	Minimum Requirement	Working Draft Proposed Policy Revision or New Policy	Cross Reference/ Integration Notes
		<i>Suggested update to existing CF policy.</i>	CF-7.8.		Considering adding resilience hub function to existing policy, or adding a new policy to address emergency functions of capital facilities.	
C ID: R.04	Facilitate a green jobs pipeline for frontline communities. (High Priority)	<i>New proposed policy for Economic Development, revised from Commerce measure, based on Climate Team feedback for this to be broad.</i>	ED#	R-Min Req 3 (EJ)	Coordinate with Skagit Valley College or other local and regional partners to promote awareness, education, and training for green job opportunities, particularly for lower-income, underemployed, and/or frontline communities.	New Economic Development Element policy? Aligns with a recommended by Western WA for Economic Development Element.
C ID: R.06	Promote purchasing from local businesses to support economic development and reduce emissions associated with the transportation, production, and distribution of goods. (High Priority)	<i>New proposed policy for Economic Development element, revised from Commerce measure</i>	ED#	E-Min Req 2 (VMT)	Promote local businesses by raising awareness of investments that are being made towards reducing emissions, increasing resilience and sustainability, and how supporting local business can help reduce impacts of climate change.	New Economic Development Element policy?
			T-1.9	R-Min Req 1	Add new bullet in this policy to coordinate with WSDOT on SLR and flood vulnerability.	Adding new bullet to Transportation Element policy



Planning Commission Agenda Bill

Meeting Date: April 9, 2025

Agenda Item: 6.b.

Subject: 2025 Comprehensive Plan Update - Draft Amendments to the Environment & Conservation Element Goals & Policies

Staff Contact: John Coleman, Libby Grage

Approved for Submittal to Commission by

Libby Grage
John Coleman

Action Type

Discussion

Summary Statement: City staff will present proposed amendments to the goals and policies of the Comprehensive Plan's Environment and Conservation Element.

Background: See attached staff memo.

Previous Action: None

Competing Viewpoints Considered: Written comments regarding the draft amendments to Environment & Conservation Element goals and policies may be submitted to compplan@anacorteswa.gov. A Planning Commission public hearing is scheduled for April 23, 2025 at 6:00pm.

Recommended Motion: None - presentation and discussion only.

Alternative Actions: N/A

Attachments (listed in order presented):

1. Staff Memo, 4/3/25
2. Draft Environment & Conservation Element Goals & Policies Revision Tracker



Date: April 4, 2025

To: Planning Commission

From: Planning, Community & Economic Development Department (PCED)

Re: Staff Memo - 2025 Comprehensive Plan & Development Regulations Update
Environment & Conservation Element Goals and Policies
Preliminary amendment proposals

Introduction

At the April 9, 2025 meeting, the Planning Commission will begin reviewing proposed amendments to the goals and policies of the Comprehensive Plan's Environment and Conservation Element. This memo was prepared in advance of the meeting to provide background information meant to aid the Planning Commission and community members in reviewing and commenting on the proposed revisions. The city will continue to collect public comments throughout the review and update process.

Background

Comprehensive Plan Update Overview

The City of Anacortes is currently engaged in a 10-year periodic review and update of its Comprehensive Plan and development regulations, as required under the Washington State Growth Management Act (GMA). The City's update process began in January 2024 and must be completed by December 31, 2025.

The periodic review and update includes, but is not limited to, the following:

- Incorporation of updated 20-year growth projections and review of the urban growth area
- Updates to comply with recent changes in state law, including:
 - HB 1220 (2021) related to planning for and accommodating housing needs by income level and addressing racially disparate impacts; and
 - HB 1181 (2023) related to climate planning and environmental justice
- Consideration of the proposals docketed by City Council in Resolution 3161.

- Actions to implement the 2023 Anacortes Housing Action Plan
- Updates to development regulations, including critical areas regulations

Public Review Process

The City is using a 2-phase public review process:

1. **Phase 1:** Preliminary draft amendment proposals for each Comprehensive Plan Element are being released as they become available. Staff will introduce each draft element at a Planning Commission meeting and publish notices advertising written public comment periods and public hearing(s). The feedback gathered over this time will inform the development of a cohesive draft updated Comprehensive Plan that includes required updates to all elements, integration of climate element goals and policies, and associated supporting background and environmental information (“2nd Draft”).

So far, draft goal and policy amendment proposals [have been published](#) for the Land Use, Housing, Transportation, Capital Facilities, and Utilities elements of the Comprehensive Plan.

2. **Phase 2:** Once completed, the 2nd Draft will undergo environmental review and be published for public review and comment. This is estimated to occur around June 2025. The Planning Commission will conduct a public hearing or hearings, deliberations, and make a recommendation to City Council. Then City Council will conduct its review and adoption process.

Development of the Preliminary Amendment Proposals

Starting in early 2024, city staff and consultants began gathering information, analyzing data, and auditing the 2016 Comprehensive Plan to identify changes needed to comply with GMA requirements for periodic updates. Throughout the spring and summer of 2024, city staff conducted outreach and engagement efforts to gather community feedback and raise awareness about the update process.

In late summer 2024, the City Council held a public hearing, docketed multiple amendment requests (Res. 3161), and provided direction on which Housing Action Plan (HAP) recommendations to consider during the 2025 update process.

The following documents and activities have helped to inform the development of the 1st phase preliminary amendment proposals:

- [Periodic Update Checklist for Fully-Planning Cities, WA State Department of Commerce](#)
- [2016 Plan Audit - Land Use, Housing, Economic Development Elements](#)

- [2023 Anacortes Housing Action Plan](#)
- [Resolution 3161 Establishing a Docket for the 2025 Comp Plan and Development Regulations Periodic Update](#)
- [Land Capacity Analysis](#) & Adequate Provisions Analysis
- [Racially Disparate Impacts Analysis](#)
- June 5, 2024 Community Open House #1 ([Summary](#) and [board feedback](#))
- October 23, 2024 Community Open House #2 ([Summary](#) and [board feedback](#))
- March 20, 2024 Community Open House #3
- [Written comments received to date](#)
- Conversations and comments provided during community events
- Public Engagement Summary

Additional information is available on the Comp Plan update webpage:
www.planacortes.org.

Environment & Conservation Element

Overview – Statutory Requirements

The Environment & Conservation Element is not a mandatory element of the Comprehensive Plan; it is optional per RCW 36.70A.080. Therefore, there are no specific statutory requirements for what must be included or addressed within the element. However, the Growth Management Act Planning Goals related to open space and recreation, environment, citizen participation, climate change and resiliency provide guidance.

2016 Environment & Conservation Element

The City's 2016 Comprehensive Plan Environment & Conservation Element comprises the goals and policies (Volume 1) and background information (Volume 2)

The Environment & Conservation Element Volume 1 has 13 goals, each with its own set of supporting policies. For the 2025 update, we intend to amend the policies under each of these goals to address HB 1181 (2023) and make any necessary additions/amendments to the goals as determined through the public process.

These are the existing Environment & Conservation Element goals:

- **Goal EC-1. Environmental Protection.** Serve as a leader in environmental stewardship of the natural environment for current and future generations.
- **Goal EC-2. Marine Waters and Shorelines.** Preserve, protect, enhance and restore shoreline natural resources.

- **Goal EC-3. Natural Hazards.** Reduce exposure to landslides, tsunamis, and earthquakes.
- **Goal EC-4. Water Quality.** Protect and enhance water quality.
- **Goal EC-5. Fish & Wildlife.** Protect and enhance fish and wildlife habitat.
- **Goal EC-6. Surface Water.** Maintain or improve the functional integrity of watercourses, wetlands, bodies of water and their shores.
- **Goal EC-7.** Recognize the importance of mature trees as an integral part of the ecology and heritage of the city.
- **Goal EC-8. Sustainability.** Increase the sustainability and efficiency of building practices in Anacortes.
- **Goal EC-9. Air Quality.**
- **Goal EC-10. Noise.**
- **Goal EC-11. Light Pollution.** Reduce light pollution.
- **Goal EC-12. Food security.** Promote a resilient local food system.
- **Goal EC-13. Climate Change.** Anacortes should be a regional leader in mitigating and adapting to climate change.

The 2016 Environment & Conservation Element Volume 2 contains a summary of the natural systems and environmental setting of Anacortes, including land, water, air, environmentally sensitive areas, and vegetation. The Element also includes discussion of past planning efforts in energy conservation, climate change, and resiliency.

Preliminary Draft Amendment Proposals

The initial draft amendment proposals for the Environment & Conservation Element goals and policies are provided in the Goals & Policies Revision Tracker attachment. The attachment presents the existing goals and policies as currently written, a strike-through/underline version showing proposed changes, and the rationale for the proposed changes.

The following summarizes key elements of the amendment proposals (see **the attached Revision Tracker** for the specific proposed text changes):

- Removal of shoreline-related policies that are duplicated in the Shoreline Master Program
- Relocation of the sustainability and climate change goals and policies to the new Climate Element
- Integration of new climate-related policies and updates to existing policies to address climate planning topics

- Consolidation of overlapping policies and relocation, when applicable, to improve readability and clarity
- Increasing specificity in policies to make them easier to implement
- Changes to reflect the status of policies that have been implemented

Anacortes Comprehensive Plan Update

Environment & Conservation Element Goals and Policies Tracker

DRAFT April 3, 2025

Introduction

This goals and policies tracker reviews the Environment & Conservation element of the 2016 Anacortes Comprehensive Plan in support of the 2025 periodic update.

Environment & Conservation Element

Goals and Policies

Goal or Policy	Existing Goal or Policy Text	First Draft Proposed Policy Revision <i>The policies will undergo at least another round of revisions before their estimated final adoption in 2025</i>	Reasoning for Proposed Policy Change	Planning Commission Meeting Notes and recommended updates to 1 st draft
Goal EC-1	Environmental protection. Serve as a leader in environmental stewardship of the natural environment for current and future generations.			
Policy EC-1.1	Recognize the inter-relationship of natural systems, people and the economy and promote integrated and interdisciplinary approaches for environmental planning and assessment.			
Policy EC-1.2	Work cooperatively with local, state, regional and federal governments and community organizations to protect and enhance the environment.	Work cooperatively with local, state, regional, and federal and tribal governments and community organizations to protect and enhance the environment.	Acknowledging tribal governments.	
Policy EC-1.3	Promote and lead public education and involvement programs to raise public awareness about and involvement in environmental issues, and advocate respect for the environment and demonstrate how individual actions and the cumulative effect of a community’s actions can have significant effects on the environment. A. Establish and promote an ongoing volunteer program in and out of our schools aimed at educating residents and visitors with speakers, programs and written information. This program shall promote stewardship of Fidalgo Island and its surrounding waters. B. Develop and implement a program aimed specifically at reduction of litter and other nuisances. C. Support and encourage city and citizen involvement in local and national organizations and programs such as Tree City USA, Washington Department of Fish & Wildlife’s Backyard Wildlife Sanctuary Program, forest education programs, tree preservation, and shoreline stewardship programs. D. Promote public outreach activities aimed at encouraging water conservation and water recycling. E. Maintain a continually updated list of City, County and State planning, environmental and development documents at City Hall and the Anacortes Public Library for public review. F. Publish and make available information about programs to help private property owners maintain property in its historic or undeveloped state, such as tax benefits, the Nature Conservancy, Skagit Land Trust, City Historic	Promote and lead public education and involvement programs to raise public awareness about and involvement in environmental issues, and advocate respect for the environment and demonstrate how individual actions and the cumulative effect of a community’s actions can have significant effects on the environment. A. Establish and promote-an ongoing volunteer program in and out of our schools aimed at educating residents and visitors with speakers, programs and written information. This program shall should promote stewardship of Fidalgo Island and its surrounding waters. B. Develop and implement a Maintain regulations and programs aimed specifically at reduction of litter and other nuisances. C. Support and encourage city and citizen involvement in local and national organizations and programs such as Tree City USA, Washington Department of Fish & Wildlife’s Backyard Wildlife Sanctuary Habitat at Home Program, forest education programs, tree preservation, and shoreline stewardship programs. D. Promote public outreach activities aimed at encouraging water conservation and water recycling. E. Maintain a continually updated list of Enhance access to City, County and State planning, environmental and development documents. at City Hall and the Anacortes Public Library for public review. F. Publish and make available information about programs to help private property owners maintain property in its historic or undeveloped state, such as tax benefits, the Nature Conservancy, Skagit Land Trust,	Tone consistency. Updated to reflect that municipal code provisions and educational programs currently exist to implement this policy. Updated to current name of the program - “Habitat at Home”. Updated to recognize availability of current documents, codes, and plans via the internet and other electronic means.	

Goal or Policy	Existing Goal or Policy Text	First Draft Proposed Policy Revision <i>The policies will undergo at least another round of revisions before their estimated final adoption in 2025</i>	Reasoning for Proposed Policy Change	Planning Commission Meeting Notes and recommended updates to 1 st draft
	Preservation Board sellback and leaseback, property donation, property exchange, cluster development, and transferrable development rights. G. Implement the educational provisions of the Critical Areas Ordinance.	City Historic Preservation Board sellback and leaseback, property donation, property exchange, cluster development, and transferrable development rights. G. Implement the educational provisions of the Critical Areas Ordinance.	The adopted CAO does not contain specific educational provisions.	
Policy EC-1.4	Actively work with local, regional, and state agencies and private entities, to acquire and preserve larger tracts of key open space lands in the region, including through such programs as transfer of development rights (TDR).			
Policy EC-1.5	Identify and inventory areas of aesthetic, educational, historical, cultural, and/or biological significance, encourage their preservation, and regulate development which could cause significant deterioration of these qualities.			
Policy EC-1.6	Provide opportunities for residents to have access to undeveloped natural areas where appropriate.	<u>Continue to provide recreational access opportunities for residents to undeveloped natural areas, where appropriate, when feasible, via parks, trails, and access points. Consider impacts on public access when developing climate adaptation plans and implementing strategies.</u>	Updates for clarity and to integrate climate measure.	
Policy EC-1.7	Work cooperatively with Skagit County in development of land use plans and review of development proposals to identify and protect habitat networks and critical areas on an interjurisdictional basis.			
Policy EC-1.8	Use the best available science to preserve or enhance the function and values of critical areas through regulations, programs, and incentives.	Use the best available science, <u>and consider future climate impacts</u> , to preserve or enhance the function and values of critical areas through regulations, programs, and incentives.	'Best available' science should include climate change, but this makes it clear.	
Policy EC-1.9	Work with appropriate agencies and property owners to identify and facilitate the clean-up of contaminated sites.			
Goal EC-2.	Marine waters and shorelines. Preserve, protect, enhance and restore shoreline natural resources.	Marine waters and shorelines. <u>Shoreline Resources.</u> Preserve, protect, enhance and restore shoreline natural resources.	More accurate topic heading.	
Policy EC-2.1	Ensure that shoreline uses adhere to the goals and policies outlined in the City of Anacortes Shoreline Master Program (ASMP), including achievement of no net loss of shoreline ecological functions.	Ensure that shoreline uses <u>and modifications</u> adhere to the goals, and policies, <u>and regulations</u> outlined in the City of Anacortes Shoreline Master Program (ASMP), including achievement of no net loss of shoreline ecological functions.	Clarifications. Keep this policy in EC element for cross reference to SMP for shoreline-related policies.	
		<u>New Policy: Assess the sea level rise vulnerability of wetlands, aquatic vegetation, beaches and dunes, and other valuable natural assets and collaborate with landowners and partners to support adaptation.</u>	New climate measure; Cross reference to Climate Element CE-4.2. Consider relocating to Shoreline Element during SMP update.	
Policy EC-2.2	Encourage projects that restore, rehabilitate, and enhance shoreline resources.	Encourage projects that restore, rehabilitate, and enhance shoreline resources.	Recommend removal of policies EC-2.2 through EC-2.6 from EC element. Policies are duplicative of policies within the adopted <u>2010 Anacortes Shoreline</u>	

Goal or Policy	Existing Goal or Policy Text	First Draft Proposed Policy Revision <i>The policies will undergo at least another round of revisions before their estimated final adoption in 2025</i>	Reasoning for Proposed Policy Change	Planning Commission Meeting Notes and recommended updates to 1 st draft
			<u>Master Program</u> , and <u>pending amendments</u> thereto. The goals and policies of the SMP are intended to be migrated to a new Shoreline Element of the Comprehensive Plan, so it is not necessary to repeat them within this Element.	
Policy EC-2.3	Identify unique and sensitive shoreline areas and actively work with partner agencies and private property owners to enhance, restore and achieve permanent protection.	Identify unique and sensitive shoreline areas and actively work with partner agencies and private property owners to enhance, restore and achieve permanent protection.	See note above. Recommend removal of policy from EC element.	
Policy EC-2.4	Develop a recreational and wildlife corridor along the Guemes Channel with links to other natural areas including Anacortes Community Forest Lands (ACFL), Ship Harbor, and Washington Park.	Develop a recreational and wildlife corridor along the Guemes Channel with links to other natural areas including Anacortes Community Forest Lands (ACFL), Ship Harbor, and Washington Park.	See note above. Recommend removal of policy from EC element.	
Policy EC-2.5	Work to preserve and restore forage fish spawning areas as shown in the Fidalgo Bay Sub-Area Plan and its restoration element.	Work to preserve and restore forage fish spawning areas as shown in the Fidalgo Bay Sub-Area Plan and its restoration element.	See note above. Recommend removal of policy from EC element.	
Policy EC-2.6	Soft armoring of shorelines is generally preferred over riprap or hard armoring.	Soft armoring of shorelines is generally preferred over riprap or hard armoring.	See note above. Recommend removal of policy from EC element.	
Goal EC-3.	Natural Hazards. Reduce exposure to landslides, tsunamis and earthquakes.	Natural Hazards. Reduce exposure to <u>the impacts of flooding, erosion, landslides, tsunamis and earthquakes, seismic events.</u>	Update goal to be more specific and include reference to more hazards.	
Policy EC-3.1	Protect, and where feasible, enhance or restore existing shoreline and other flood-prone areas.			
Policy EC-3.2	When development occurs within the 100-year floodplain, seek to minimize risk to people, property and the environment.	When <u>Plan for and regulate</u> development occurs within <u>frequently flooded areas, including</u> the 100-year floodplain <u>and coastal hazard areas, seek</u> to minimize risk to people, property and the environment. <u>Consider climate change, including sea-level rise, extreme precipitation, increased winter streamflow, and other impacts, in frequently flooded areas management planning.</u>	Suggest expanding policy to include Climate planning in floodplain management.	
		<u>New Policy:</u> <u>Identify areas vulnerable to groundwater flooding and review and update regulations to reduce impacts.</u>	Add new climate-related policy. Cross reference to Climate Element.	
Policy EC-3.3	Manage development in erosion hazard areas to minimize erosion.			
Policy EC-3.4	Avoid potential impacts to life and property by strictly limiting land disturbance and development in landslide prone areas.			
Policy EC-3.5	Support and promote seismic hazard preparedness efforts.			
Policy EC-3.6	Integrate regulatory standards such as buffers and setbacks with hazard avoidance measures.	Integrate regulatory standards such as buffers and setbacks with hazard avoidance measures.	Consolidated with EC-3.11, as both involve development regulations.	
Policy EC-3.7	Coordinate hazard vulnerability assessments with programs for purchase or preservation of open space.			

Goal or Policy	Existing Goal or Policy Text	First Draft Proposed Policy Revision <i>The policies will undergo at least another round of revisions before their estimated final adoption in 2025</i>	Reasoning for Proposed Policy Change	Planning Commission Meeting Notes and recommended updates to 1 st draft
Policy EC-3.8	Update hazard mitigation and disaster plans a minimum of every five years as a joint effort with Skagit County in coordination with local agencies.	Update hazard mitigation and disaster plans a minimum of every five years as a joint effort with Skagit County in coordination with local agencies and integrate findings from climate vulnerability and risk assessment .	Suggest expanding policy to include Climate-related work.	
Policy EC-3.9	Coordinate related activities of City departments with the County, State, and Federal agencies.			
Policy EC-3.10	Continue to compile and revise mapping of vulnerable areas by using City, County, State, and Federal databases. As additional surveying and other data collection is produced for infrastructure improvements, integrate this information into the mapping system. Update mapped hazard designation based on “real world” information as it becomes available.	Continue to compile and revise mapping of vulnerable areas by using City, County, State, and Federal databases. As additional surveying and other data collection is produced for infrastructure improvements, integrate this information into the mapping system. Update mapped hazard designation based on “real world” information as it becomes available.	Consolidated with EC-3.12 as both address mapping of assets and hazards.	
Policy EC-3.11	Revise the Zoning, Subdivision, Critical areas regulations and the regulations portion of the Shoreline Master Program to incorporate hazard avoidance provisions and assure consistency of definitions and mapping.	Revise the Zoning, Subdivision, Critical areas Maintain and update development regulations and the regulations portion of the Shoreline Master Program to incorporate hazard avoidance provisions and assure consistency of definitions and mapping including: Review required buffers and setbacks for steep slopes and shorelines vulnerable to erosion, and establish new minimums, if necessary, so improvements are not required to protect structures during their expected life. Monitor existing regulations for elevating or setting back new and substantially improved structures to reduce the risk of damage caused by sea level rise, and to protect coastal ecosystems.	Consolidated with EC-3.6 as both involve maintaining and updating development regulations.	
Policy EC-3.12	Continue to update and maintain the City’s GIS database inventory of city infrastructure.	Continue to update and maintain the City’s GIS mapping and database inventory of with city infrastructure, critical areas, hazards, and other data as new information becomes available .	Consolidated with EC-3.10, as both address mapping.	
Policy EC-3.13	Support public outreach programs to encourage public awareness of potential natural hazards and emergency procedures that are in place, including places of refuge and emergency contact information. Educate people in disaster survival strategies.			
Goal EC-4.	Water Quality. Protect and enhance water quality.			
Policy EC-4.1	Work with neighboring jurisdictions, citizens and other partners to maintain and restore natural hydrological functions on a drainage basin level through providing education on and incorporating requirements that encourage Low Impact Development Techniques to facilitate mimicking the natural site drainage.			
Policy EC-4.2	Promote the sustainable use of water resources, including conservation efforts.			
Policy EC-4.3	Reduce pollution of surface and ground water resources through regulations, programs, and public education.			

Goal or Policy	Existing Goal or Policy Text	First Draft Proposed Policy Revision <i>The policies will undergo at least another round of revisions before their estimated final adoption in 2025</i>	Reasoning for Proposed Policy Change	Planning Commission Meeting Notes and recommended updates to 1 st draft
Policy EC-4.4	Conduct regular inspections and maintenance of City sewer and stormwater infrastructure according to public works policies to minimize negative impacts to surface and groundwater.			
Policy EC-4.5	Review new and redevelopment to utilize stormwater best management practices, such as Low Impact Development and other natural drainage techniques.			
Policy EC-4.6	Strive to minimize impervious surfaces in the City.			
Policy EC-4.7	Require the proper use and maintenance of existing on-site septic systems and require connection to sanitary sewer system whenever possible.			
Policy EC-4.8	Protect and preserve areas that are critical for aquifer recharge, such as wetlands, streams, and water bodies.			
Policy EC-4.9	Strive for “no net loss” of wetland acreage, function and value within each drainage basin over the long term.			
Goal EC-5.	Fish & Wildlife. Protect and enhance fish and wildlife habitat.			
Policy EC-5.1	Identify, plan for and preserve habitat areas, including wildlife corridors and areas with healthy native ecosystems, through development regulations and as part of the Parks and Recreation and ACFL Comprehensive Plans and Open Space Connectivity Map.	Identify, plan for, and preserve habitat areas, including wildlife corridors and areas with healthy native ecosystems, through development regulations and as part of the Parks and Recreation and ACFL Comprehensive Plans and Open Space Connectivity Map. Protect these natural assets in perpetuity to enhance ecological connectivity, support biodiversity, and contribute to community resilience against climate change.	Added section based on WDFW comments.	
Policy EC-5.2	Participate in regional species protection efforts, including salmon habitat protection and restoration.			
Policy EC-5.3	Encourage the removal of invasive species and the replanting of natural vegetation.			
Policy EC-5.4	With the exception of habitat improvements, stream alterations should only occur when absolutely necessary and should minimize adverse impacts to aquatic life.			
Policy EC-5.5	Encourage residents and businesses to install and maintain landscaping that includes native plants and provides year-round habitat for birds and other wildlife.			
Policy EC-5.6	Encourage the use of buffers between new development and the Anacortes Community Forest Lands that reflect the nature of the existing vegetation, sensitivity of the habitat, and the type and intensity of human activity proposed to be conducted nearby.			
Goal EC-6.	Surface water. Maintain or improve the functional integrity of watercourses, wetlands, bodies of water and their shores.			
Policy EC-6.1	Streams and wetlands should be examined in a basin-wide approach before adjustments to the system are considered.			
Policy EC-6.2	Streams and wetlands should be maintained in their existing natural condition, or restored where appropriate.			
Policy EC-6.3	Significant fills and excavations, which by their nature affect both surface and groundwater dynamics and habitat, shall be allowed only by permit process.			

Goal or Policy	Existing Goal or Policy Text	First Draft Proposed Policy Revision <i>The policies will undergo at least another round of revisions before their estimated final adoption in 2025</i>	Reasoning for Proposed Policy Change	Planning Commission Meeting Notes and recommended updates to 1 st draft
Policy EC-6.4	Inventory all significant drainage patterns and make this information available to City planners and residents.			
Policy EC-6.5	Place appropriate restrictions on land surface modifications that would cause unnecessary landscape scarring, hydrology modifications, erosion, or undermining of support of nearby land, including, but not limited to, dredging, filling, clearing, paving, and grading.			
		New Policy: Identify, protect and restore watershed-scale processes to maximize the ecological benefits and climate resilience of riparian ecosystems.	Suggest new climate-related policy.	
Goal EC-7.	Recognize the importance of mature trees as an integral part of the ecology and heritage of the city.	Trees. Recognize the importance of mature trees as an integral part of the ecology and heritage of the city.	Add topic heading for consistency.	
Policy EC-7.1	Retention and protection of mature trees should be an essential consideration in project development and building plans.			
Policy EC-7.2	Develop regulations which encourage tree retention and provide regulatory penalties for unauthorized tree removal.			
Policy EC-7.3	Consider development of a permitting process to consider requests for removal of trees.			
Policy EC-7.4	Educate people in the value of planting and retaining trees.			
Policy EC-7.5	Maintain and enhance a street tree maintenance program on arterial streets and City-owned trees.			
Policy EC-7.6	Where on-site tree retention or planting is not feasible, consider allowing off-site options for planting and restoration in order to meet tree retention requirements and achieve tree canopy coverage.			
Goal EC-8.	Sustainability. Increase the sustainability and efficiency of building practices in Anacortes.	Sustainability. Increase the sustainability and efficiency of building practices in Anacortes.	Remove goal from C&E element and relocate/revise in the Climate element.	
Policy EC-8.1	Energy conservation shall be a goal in the design or remodeling of commercial, public and residential buildings.	Energy conservation shall be a goal in the design or remodeling of commercial, public and residential buildings.	Remove policy from C&E element and relocate/revise in the Climate element.	
Policy EC-8.2	Encourage building and site designs that consider solar access of adjacent properties and that best offer opportunities for maximum use of southern exposures and the use of natural climate conditions.	Encourage building and site designs that consider solar access of adjacent properties and that best offer opportunities for maximum use of southern exposures and the use of natural climate conditions.	Remove policy from C&E element and relocate/revise in the Climate element.	
Policy EC-8.3	Promote the use of environmentally friendly construction practices, such as those specified under certification systems such as Leadership in Energy and Environmental Design (LEED).	Promote the use of environmentally friendly construction practices, such as those specified under certification systems such as Leadership in Energy and Environmental Design (LEED).	Remove policy from C&E element and relocate/revise in the Climate element.	
Policy EC-8.4	Develop incentives for construction or remodeling of structures to utilize state of the art energy conservation techniques (including, but not limited to, insulation, passive energy design, co-generation).	Develop incentives for construction or remodeling of structures to utilize state of the art energy conservation techniques (including, but not limited to, insulation, passive energy design, co-generation).	Remove policy from C&E element and relocate/revise in the Climate element.	
Policy EC-8.5	Encourage projects that utilize green energy strategies and innovative approaches to conserving resources by providing incentives such as flexibility in meeting regulatory requirements.	Encourage projects that utilize green energy strategies and innovative approaches to conserving resources by providing incentives such as flexibility in meeting regulatory requirements.	Remove policy from C&E element and relocate/revise in the Climate element.	
Policy EC-8.6	Promote sustainable building and site management and maintenance practices.	Promote sustainable building and site management and maintenance practices.	Remove policy from C&E element and relocate/revise in the Climate element.	

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Policy EC-8.7	Encourage conversion of existing low-efficiency building stock to cost-effective and environmentally sensitive alternative technologies and energy sources.	Encourage conversion of existing low-efficiency building stock to cost-effective and environmentally sensitive alternative technologies and energy sources.	Remove policy from C&E element and relocate/revise in the Climate element.	
Policy EC-8.8.	Encourage the creation of an energy conservation microloan program in partnership with other agencies.	Encourage the creation of an energy conservation microloan program in partnership with other agencies.	Remove policy from C&E element and relocate/revise in the Climate element.	
Policy EC-8.9	Work with Puget Sound Energy to encourage conservation in street lighting and other public and private uses and support programs that encourage renewable energy production.	Work with Puget Sound Energy to encourage conservation in street lighting and other public and private uses and support programs that encourage renewable energy production.	Remove policy from C&E element and relocate/revise in the Climate element.	
Policy EC-8.10	Become a leader in innovative energy efficiency and reduction strategies through support and implementation of programs such as the City of Anacortes Community Energy Plan.	Become a leader in innovative energy efficiency and reduction strategies through support and implementation of programs such as the City of Anacortes Community Energy Plan.	Remove policy from C&E element and relocate/revise in the Climate element.	
Policy EC-8.11	Where consistent with the desired character and intensity of the zone, encourage renovation and adaptive re-use of existing buildings as a strategy to reduce waste and the need to expend energy in producing new materials.	Where consistent with the desired character and intensity of the zone, encourage renovation and adaptive re-use of existing buildings as a strategy to reduce waste and the need to expend energy in producing new materials.	Remove policy from C&E element and relocate/revise in the Climate element.	
Policy EC-8.12	Consider developing a sustainable energy task force to develop a strategic plan to assist in meeting City energy reduction goals.	Consider developing a sustainable energy task force to develop a strategic plan to assist in meeting City energy reduction goals.	Remove policy from C&E element and relocate/revise in the Climate element.	
Goal EC-9.	Air quality.			
Policy EC-9.1	Promote compliance with federal and state air pollution control laws and improvements to regional air quality in cooperation with the Northwest Clean Air Agency.			
Policy EC-9.2	Maintain high air quality through land use and transportation planning and management.			
Policy EC-9.3	Reduce the amount of airborne particulates through a street sweeping program, dust abatement on construction sites, covered loads of hauled materials, and other methods to reduce dust sources.			
Goal EC-10.	Noise.			
Policy EC-10.1	Maintain noise regulations to limit noise to levels that protect the public health and that allow residential, commercial, industrial and manufacturing areas to be used for their intended purposes.			
Policy EC-10.2	Adopt provisions to help ensure that mixed-use developments are designed and operated to minimize noise impacts. Measures may include provisions controlling uses, design and construction measures, and timing requirements.			
Policy EC-10.3	Require buffering or other noise reduction and mitigation measures to reduce noise impacts from Commercial and Industrial zones on residential zones.			
Goal EC-11.	Light Pollution. Reduce light pollution.			
Policy EC-11.1	Minimize and manage ambient light levels to protect the integrity of ecological systems and public health without compromising safety and cultural expression.			

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Policy EC-11.2	Design and construct night lighting to minimize glare and to avoid light spillover onto nearby properties.			
Policy EC-11.3	Minimize overhead lighting that would shine on the water surface of the City's shorelines or streams. Encourage the use of pedestrian level or shaded lighting when providing lighting along the Tommy Thompson and Guemes Channel trail.			
Policy EC-11.4	Establish design standards and other regulations, where appropriate, that employ "dark skies" approaches.			
Goal EC-12.	Food security. Promote a resilient local food system.			
Policy EC-12.1	Support efforts to identify food vulnerabilities and formulate strategies to increase food resilience.			
Policy EC-12.2	Support community workshops, educational programs, and local farmers markets that encourage local food production.			
Policy EC-12.3	Promote increased access to locally-grown foods by providing space for community gardens, encouraging growing food in backyard gardens, and encouraging the location of fresh food markets and community gardens in close proximity to multifamily uses and transit facilities.			
Policy EC-12.4	Support a local food system that includes a diversity of food sources, encourages consumption of local, healthy foods with a low carbon footprint, minimizes adverse impacts to eco-systems, and minimizes food waste.			
Policy EC-12.5	Support development of infrastructure for processing and storing food.			
Goal EC-13.	Climate Change. Anacortes should be a regional leader in mitigating and adapting to climate change.	Climate Change. Anacortes should be a regional leader in mitigating and adapting to climate change.	Remove goal from C&E element and relocate/revise in the Climate element.	
Policy EC-13.1	Support local community and multi-jurisdictional efforts to raise awareness, address impacts of, and develop solutions to the challenges of climate change.	Support local community and multi-jurisdictional efforts to raise awareness, address impacts of, and develop solutions to the challenges of climate change.	Remove policy from C&E element and relocate/revise in the Climate element.	
Policy EC-13.2	Consider a multi-pronged approach to climate change adaptation and mitigation, including support for energy efficiency (Anacortes Community Energy Plan), promotion of "green energy", vehicle trip reduction, and environmental protection.	Consider a multi-pronged approach to climate change adaptation and mitigation, including support for energy efficiency (Anacortes Community Energy Plan), promotion of "green energy", vehicle trip reduction, and environmental protection.	Remove policy for C&E element and include as Guiding Principle in the Climate element.	
Policy EC-13.3	Advocate for administrative practices, land use patterns, transportation systems, and building practices that will reduce greenhouse gas emissions.	Advocate for administrative practices, land use patterns, transportation systems, and building practices that will reduce greenhouse gas emissions.	Remove policy from the C&E element and replace with more specific policies in the Climate element.	
Policy EC-13.4	Initial efforts to identify potential local climate change impacts on built, natural and human systems and conduct a vulnerability assessment.	Initial efforts to identify potential local climate change impacts on built, natural and human systems and conduct a vulnerability assessment.	Remove policy from C&E element and replace with more specific policies in the Climate element.	
Policy EC-13.5	Recognize that the information surrounding climate change is constantly evolving and track the best available science to use for planning purposes.	Recognize that the information surrounding climate change is constantly evolving and track the best available science to use for planning purposes.	Remove policy from the C&E element and include as Guiding Principle in the climate element, as well as noted above.	

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Policy EC-13.6	Consider climate change impacts, including sea level rise, when conducting review of proposed land use and transportation actions and programs.	Consider climate change impacts, including sea level rise, when conducting review of proposed land use and transportation actions and programs.	Remove policy from C&E element replace with more specific policies in the Climate element.	