



Washington County Limited Goal 5 Program Update



A FOCUSED LOOK at Fish and Wildlife Habitat

Technical Advisory Committee
Meeting 2 -- August 21, 2023

Land Use & Transportation

www.washingtoncountyor.gov



Agenda



I. Welcome (5 min)

- Introductions
- TAC Meeting #1 Meeting Summary (attached)

II. Goal 5 Inventory – Draft Report (60 min)

- Draft inventory report (attached)
- Examples and questions
- Next Steps

III. ESEE Analysis/Title 13 Approach (40 min)

- Review memo and discussion questions (attached)

IV. Public Comment (10 min)

V. Closing and wrap up (5 min)

- Including discussion of next TAC meeting date in October 2023



Introductions – Project Team



Washington County

Land Use & Transportation

- Michelle Miller, Senior Planner (Project Manager)
- Theresa Cherniak, Principal Planner
- Suzanne Savin, Senior Planner
- Emily Brown, Planning Assistant

Consultant Team

- MIG | APG:
 - Cathy Corliss, Principal (Project Manager)
 - Kate Rogers, Senior Planner
 - Brandon Crawford, Planner
- David Evans & Associates
 - Ethan Rosenthal, Ecologist
 - Sara Gilbert, GIS



Introductions – TAC Members



Oregon Department of Fish and Wildlife	Joy Vaughan Ariana R Scipioni
Oregon Department of Forestry	Tim Moss
Department of Land Conservation and Development	Amanda Punton Laura Kelly
Metro	Glen Hamburg
Clean Water Services	Damon Reische Lindsay Obermiller
Tualatin Hills Park & Recreation District	Bruce Barbarasch Gery Keck
City of Hillsboro	Rachel Marble
City of Beaverton	Rob Zoeller

Washington County LUT - Current Planning	Stephen Shane
Tualatin Soil and Water	Lacey Townsend
Local community engagement & environmental advocate	Fran Warren
Planning Commissioners	Deborah Lockwood Morgan Will
Home Building Association	Matt Wellner
Urban Greenspace Institute	Ted Labbe



Schedule

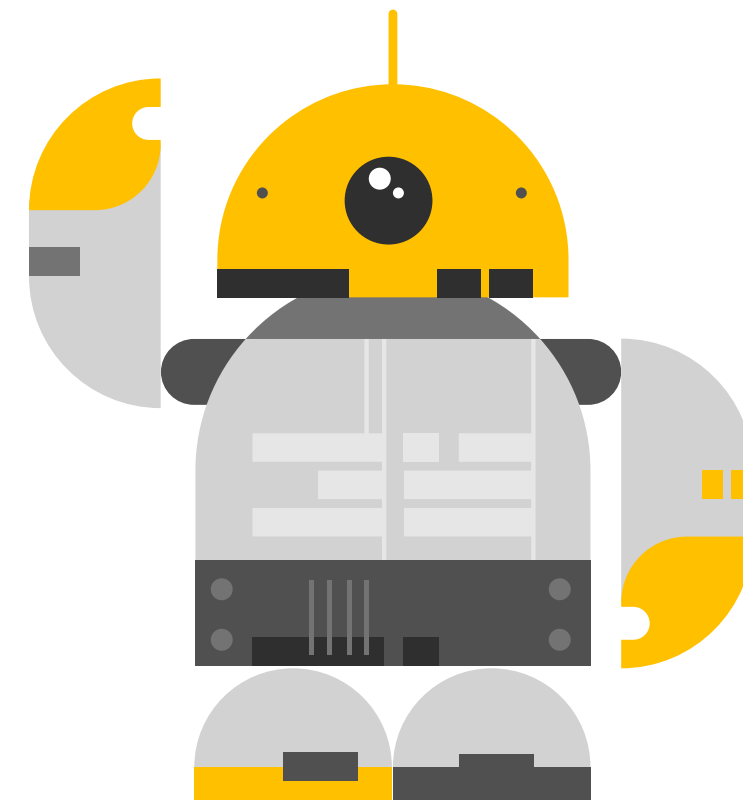




Questions



We'll take a quick pause for questions...please raise your hand if you have any questions





Agenda



- Welcome
- **Goal 5 Inventory Report**
- ESEE Analysis/Title 13 Approach
- Public Comment
- Closing and wrap up



Phase II- Inventory update details



Inventory Update Overview

- Quick recap of Inventory Approach
- Status update
- Review small Upland Habitat patch analysis procedure
- Review typical manual edits
- TAC Feedback



Inventory approach recap



Inventory Starting Point

- County Inventory: Significant Natural Resources
 - Water Areas and Wetlands
 - Water Areas and Wetlands and Fish and Wildlife Habitat
 - Wildlife Habitat
- Metro Inventory: Regionally Significant Fish and Wildlife Habitat
 - Riparian Habitat Class I (high value)
 - Riparian Habitat Class II (medium value)
 - Upland Habitat Class A (high value)
 - Upland Habitat Class B (medium value)



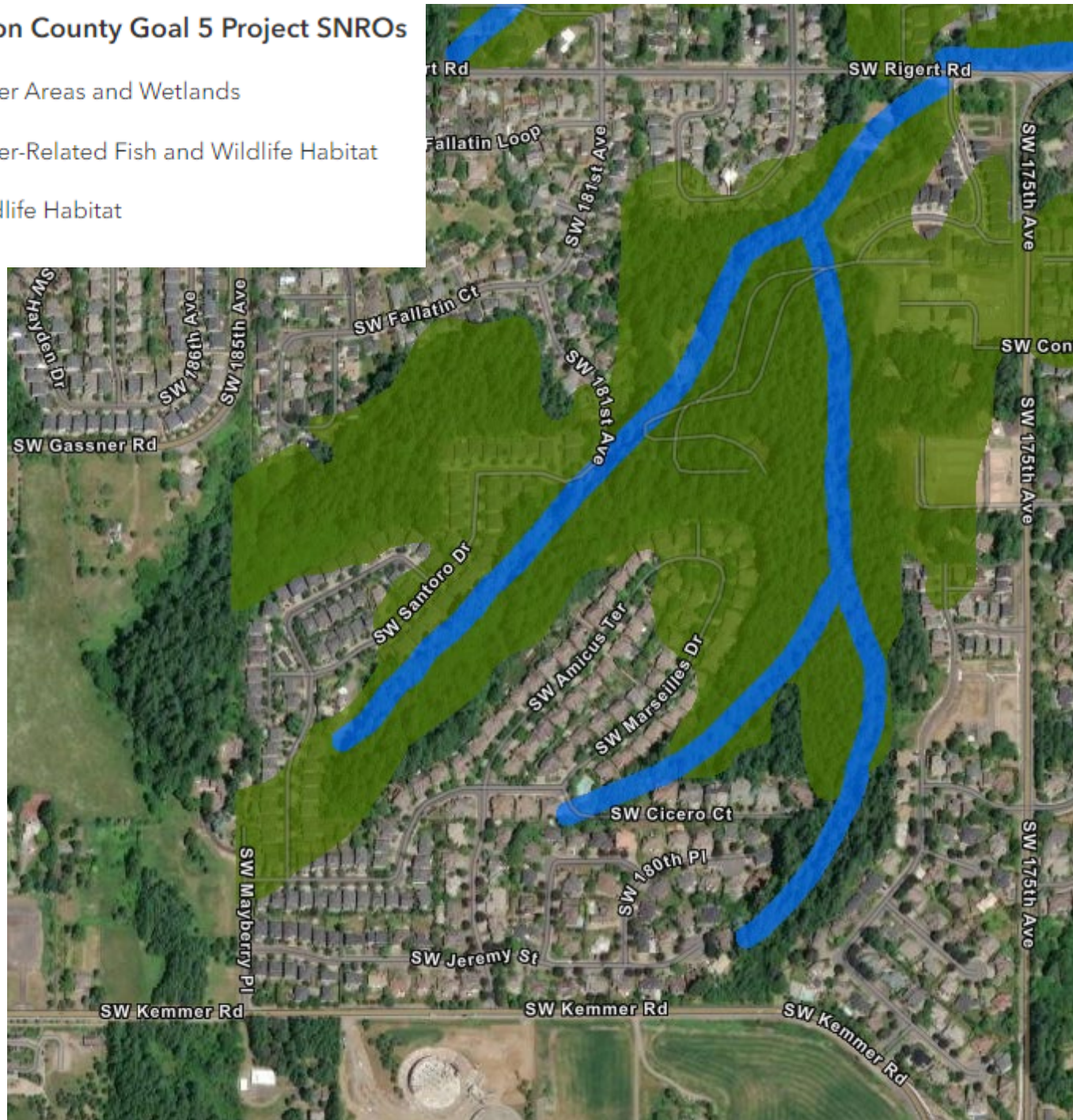
Inventory update recap



County Mapping

Washington County Goal 5 Project SNROs

- Water Areas and Wetlands
- Water-Related Fish and Wildlife Habitat
- Wildlife Habitat



Metro Mapping

Title 13 - Upland and Riparian Habitat

- Upland Class A
- Upland Class B
- Riparian Class I
- Riparian Class II



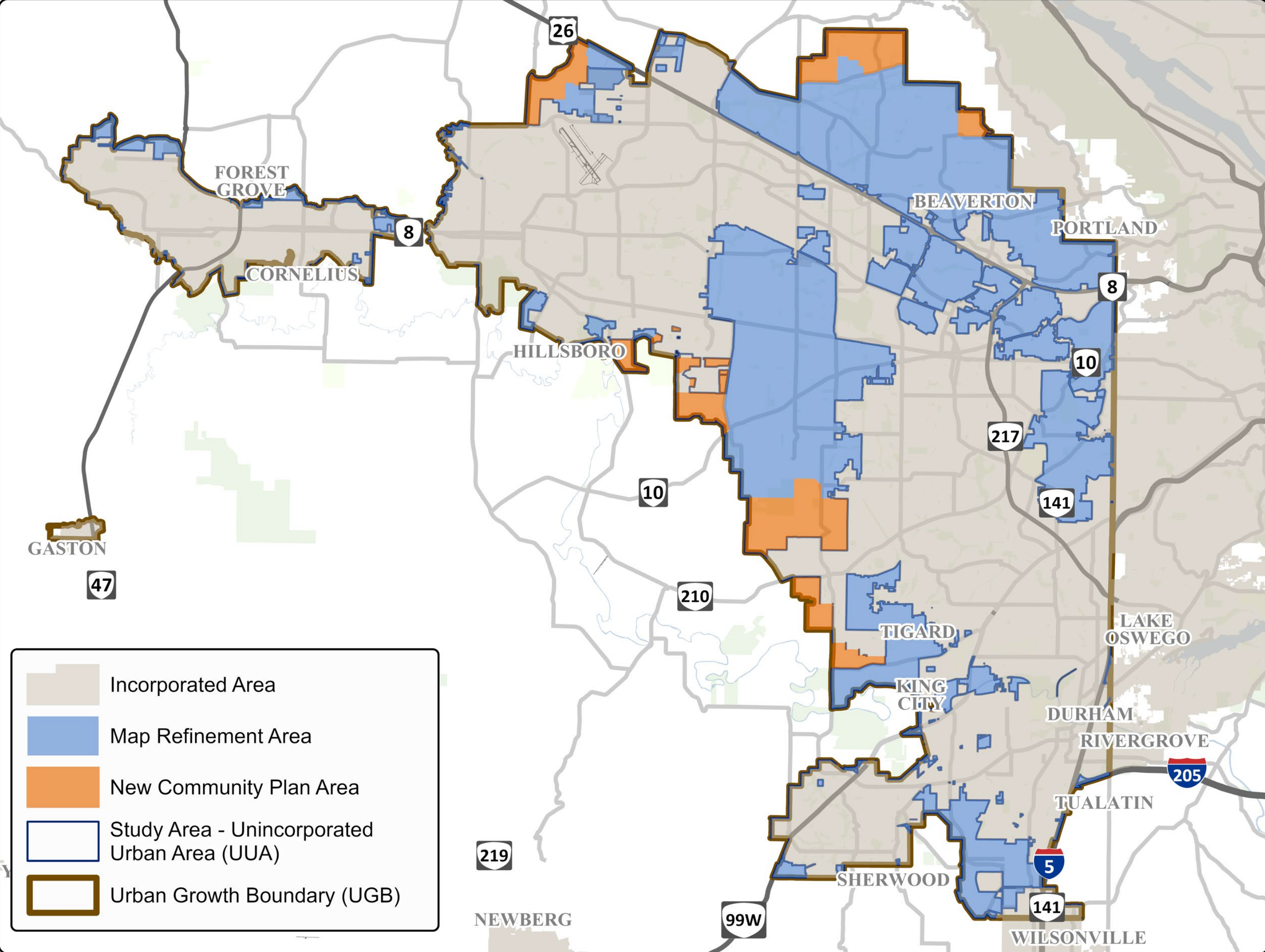


Inventory update recap



Inventory Steps

1. Define Map Refinement Area
2. Consolidate County and Metro mapping
3. Remove developed areas
4. Test for significance
5. Incorporate city Community Plan data (if available)



	Incorporated Area
	Map Refinement Area
	New Community Plan Area
	Study Area - Unincorporated Urban Area (UUA)
	Urban Growth Boundary (UGB)

Map Refinement Area and Overall Study Area



Draft Inventory Report



Status Update

Incorporated Oak patch (Intertwine) and habitat connectivity models (ODFW and Intertwine) into analysis of small isolated upland habitat patches (i.e., patches less than 2 acres)

Map Refinement Area edits are approximately 95% complete

- Considerably more manual editing than anticipated
- Minor manual editing/clean up remains

Currently developing map and acreage tables for new Community Plan areas (i.e., Urban Unincorporated Area outside Map Refinement Area)



Small Upland Habitat patch test



If small isolated upland habitat patch overlaps with any of the following layers, they will be retained in the Goal 5 mapping:

- Parks and open spaces
- Protected tracts (e.g., Homeowner Association (HOA) tracts)
- ODFW Habitat Connectivity Model
- Intertwine Habitat Connectivity Model
- Intertwine Oak Patch mapping

Exceptions noted in following slides



Small patch test – ODFW Connectivity






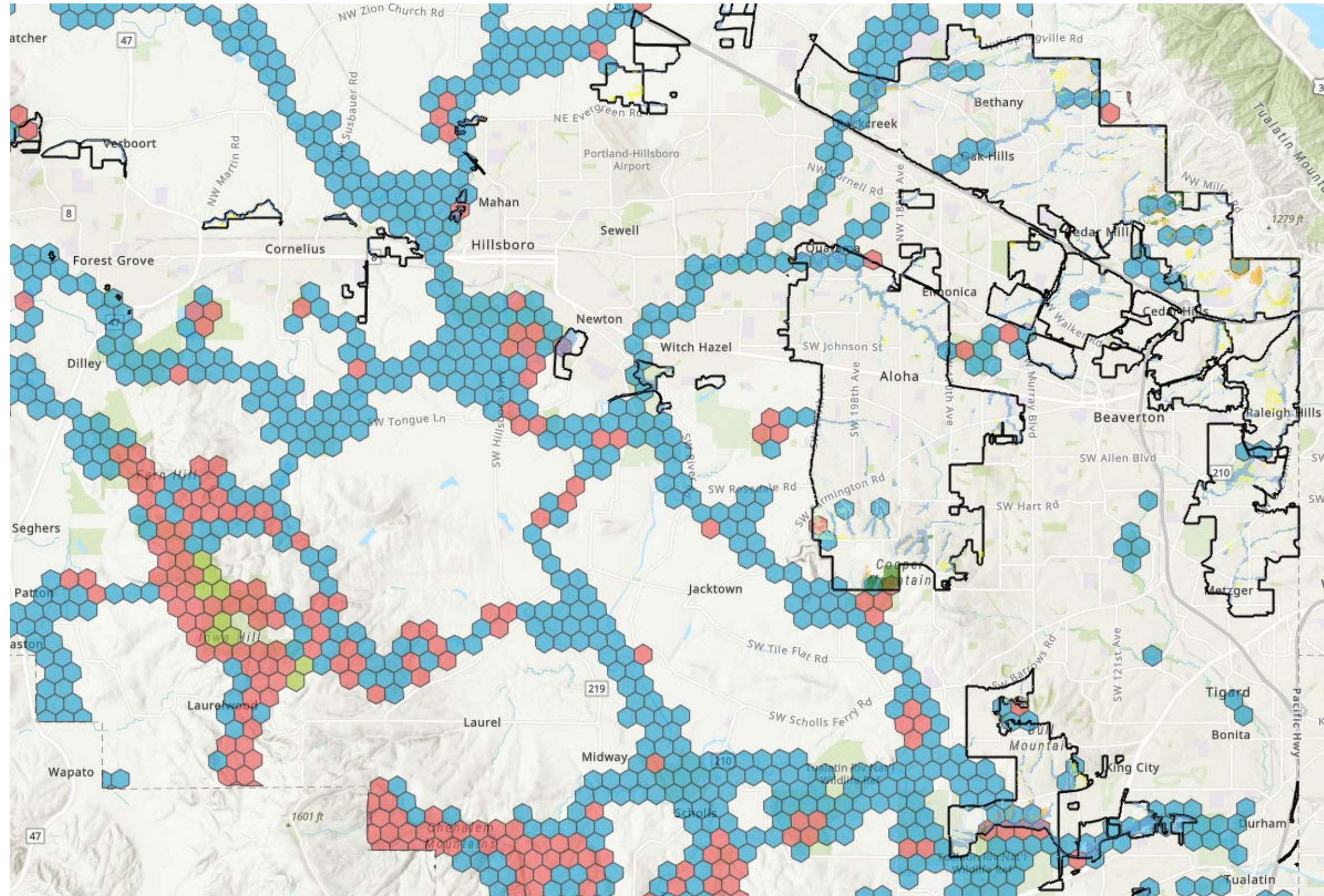
- Statewide model
- Coarse detail for level of analysis
- Hexagon = approx. 40 acres

Test: if patch overlaps with any ODFW hexagon, then retain. But can be removed based on BPJ analysis during manual review due to coarseness of the data.

ODFW PWCA Priority Habitat Connectivity Areas

Primary Goal

-  Protect
-  Restore
-  Enhance/Maintain
-  Transportation Mitigation



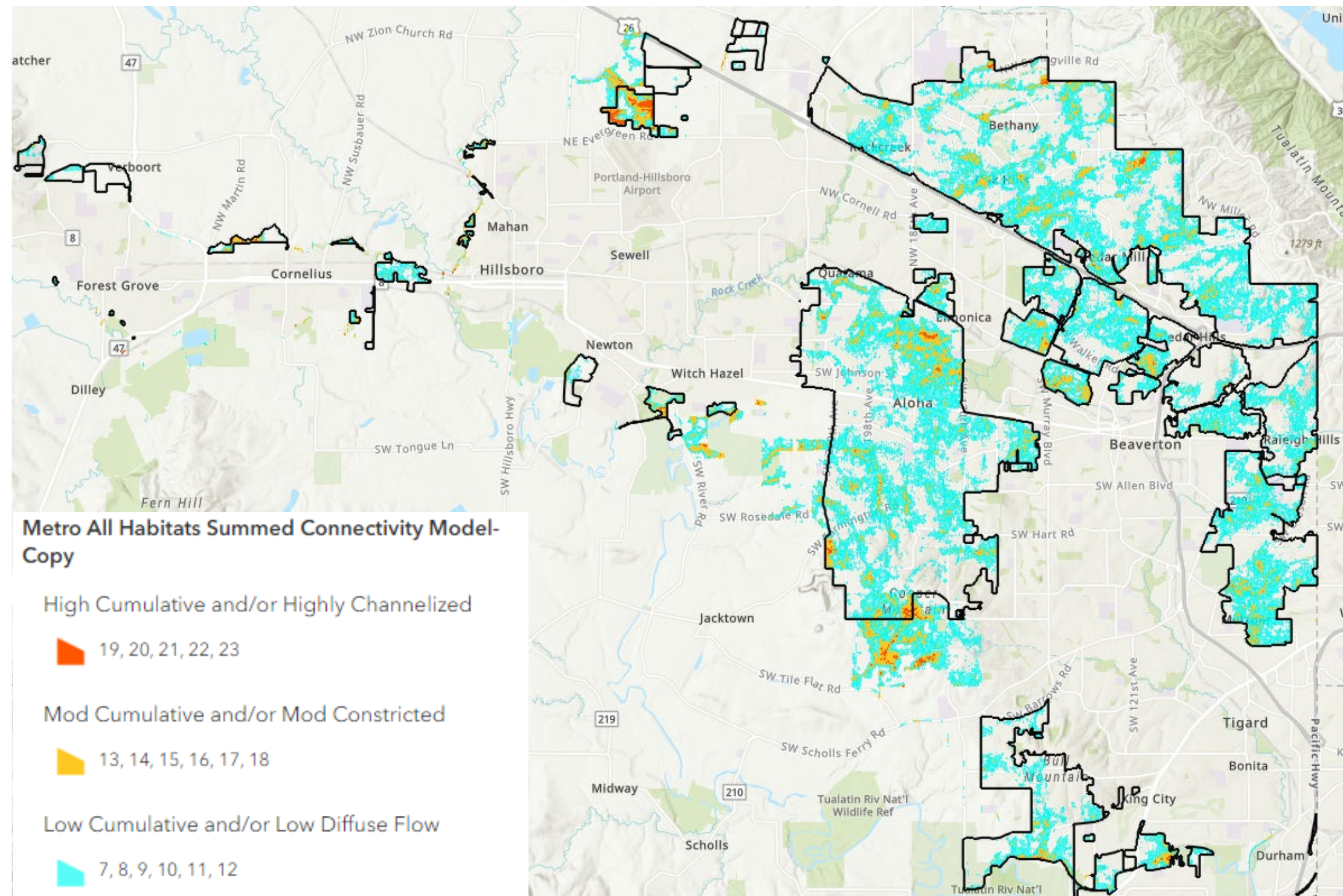


Small patch test - Intertwine connectivity



- Metro area regional model
- Highly detailed with multiple results layers
- Covered representative aquatic, terrestrial, and Oak specific wildlife species
- All Habitats Sum Connectivity Results Layer was used to capture all species

Test: if patch overlaps with any connectivity pixel that scored as moderate... or high..., then retain. But can be removed based on BPJ analysis during manual review due to potential noise in the model results.



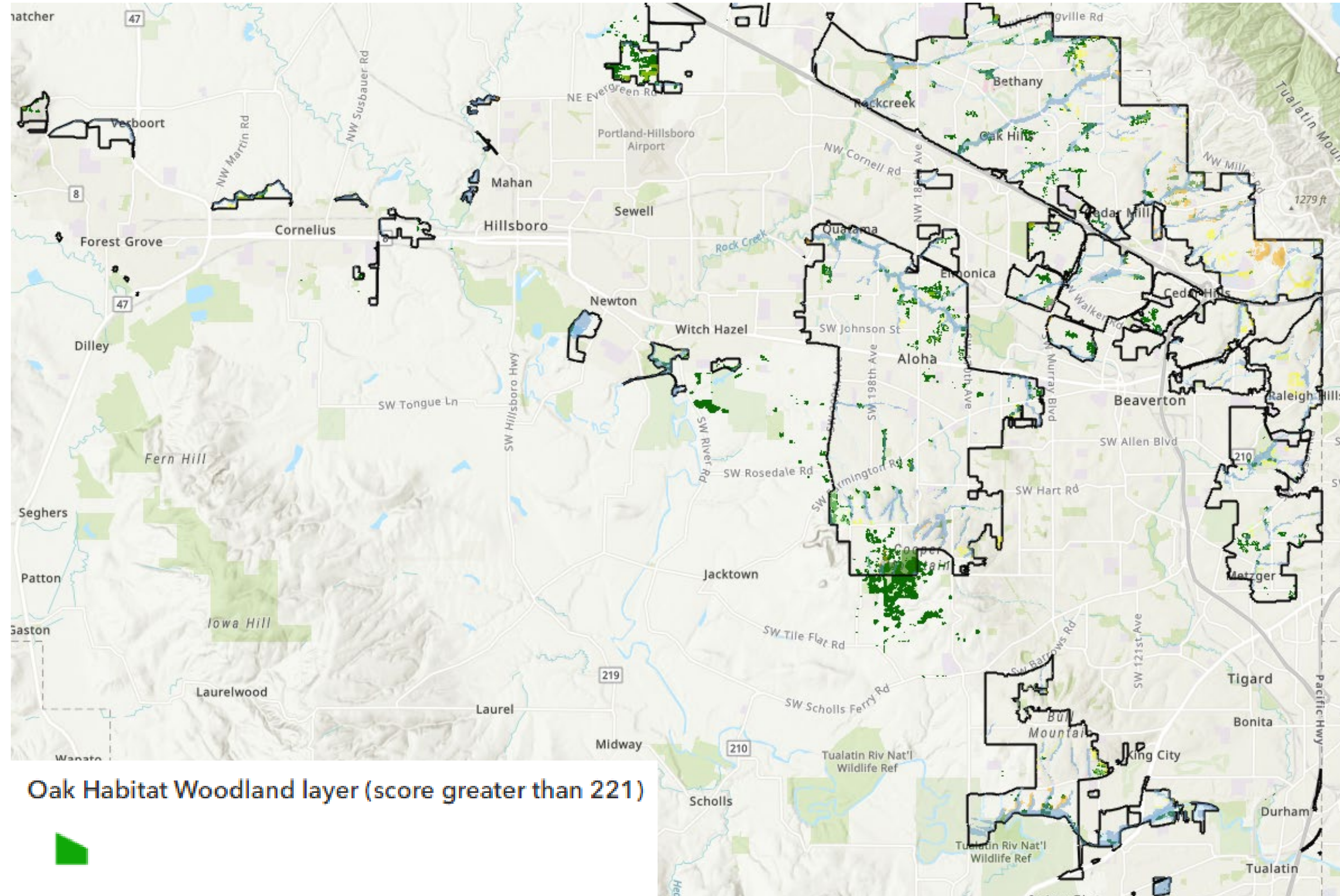


Small patch test - Oak patches



- Metro area model based on detailed Oregon oak tree mapping.
- Model assigned each patch a score (higher = better)
- Within the Goal 5 update map refinement area, the average rating was 221

Test: If patch overlaps with an oak patch that rated average or better (i.e., 221 or greater), then retain. But can be removed based on BPJ analysis during manual review if aerial photography shows that trees have been substantially removed.





Manual edits



Reviewed 481 PDF maps at 1" = 200' scale

- Redlined maps showing areas of proposed removal and rationale
- County review of proposed markups
- GIS Analyst applied edits



Manual edit examples





Manual edit examples





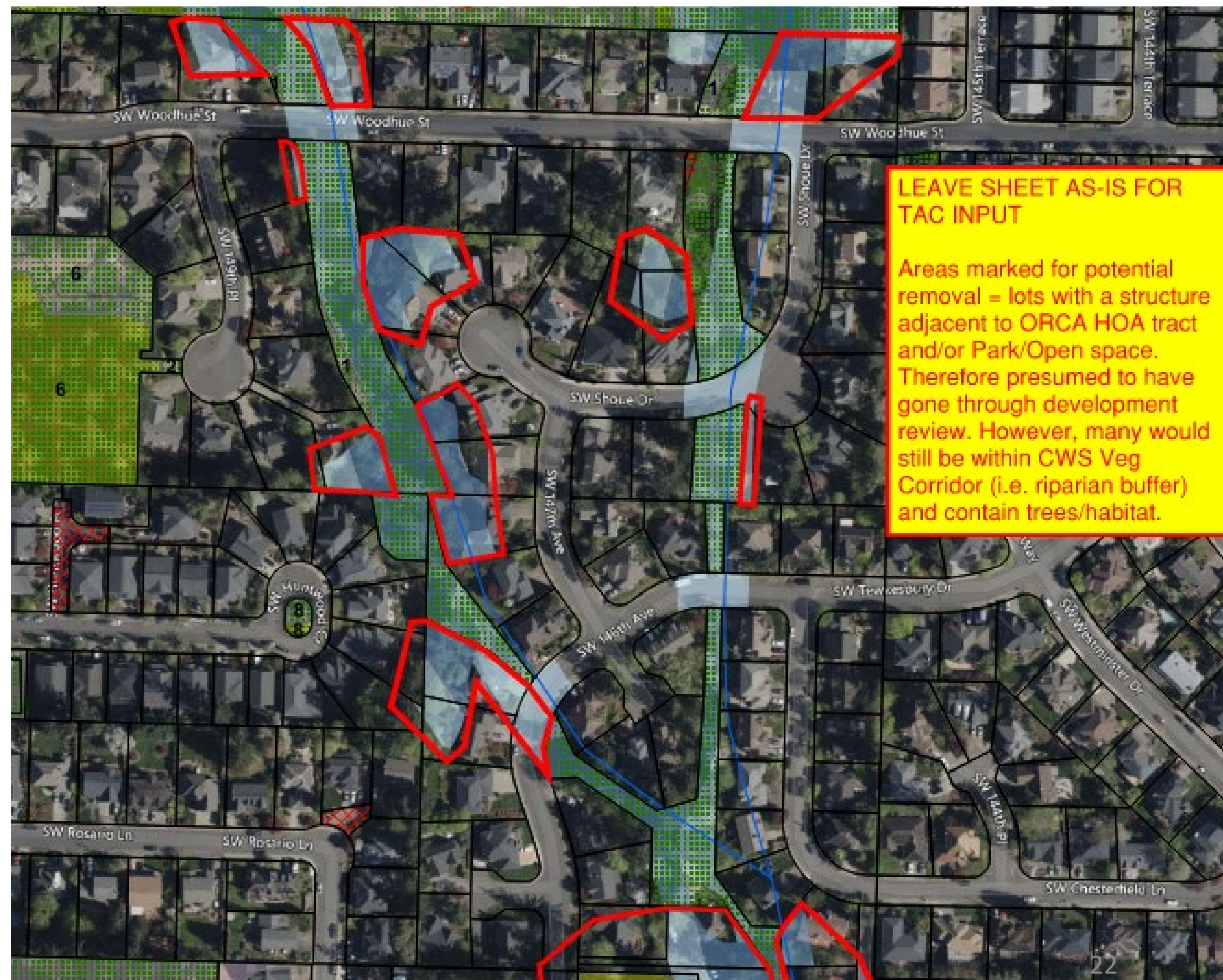
Remaining types of edits

Issue:

Small areas of Metro Riparian habitat on single family lots where tree cover is still notably present

Presumed to have gone through development review, but does not occur in CWS post-1995 records

Retain or remove?





Remaining types of edits

Issue:

Upland habitat mosaics in largely developed areas with tenuous connection to riparian habitat

Doesn't meet oak patch or connectivity screening tests

Additional development still needs to be removed

Retain or remove remaining bits?

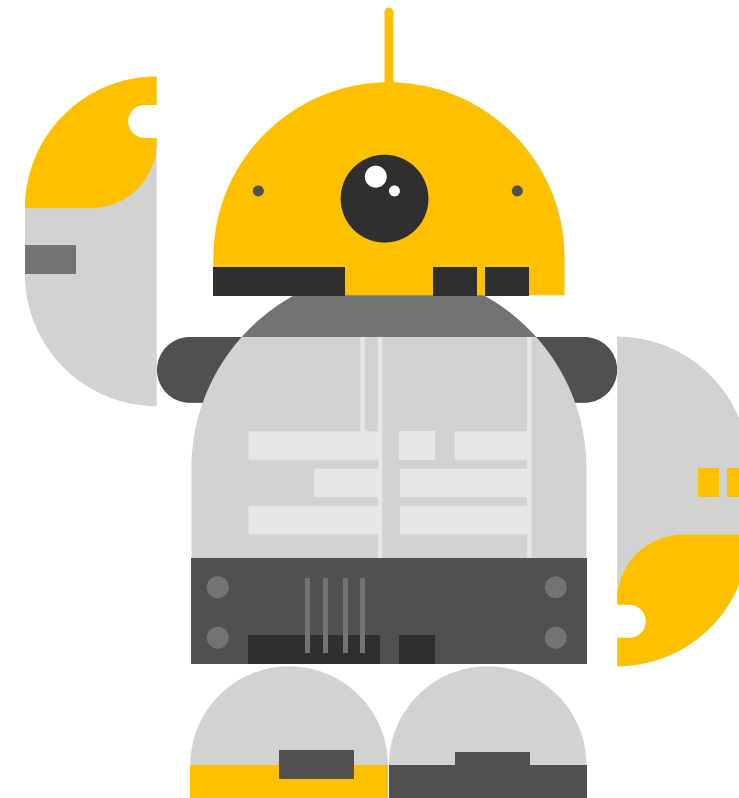
-  Metro Upland Wildlife Habitat Class B
-  County Upland Wildlife Habitat (UWH)
-  Riparian Wildlife Habitat Class I
-  Riparian Wildlife Habitat Class II





Questions

We'll take a quick pause for questions...please raise your hand if you have any questions





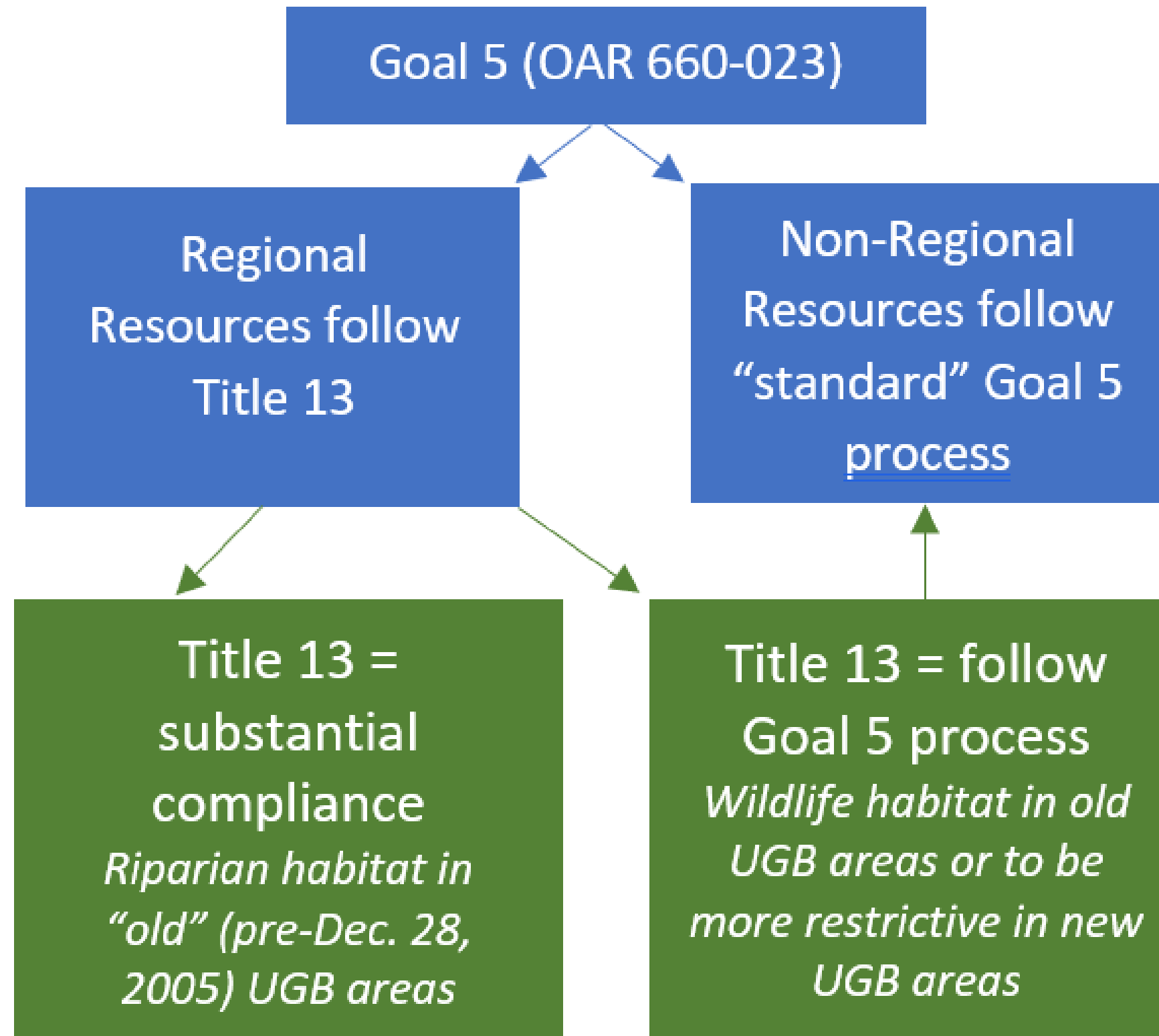
Agenda



- Welcome
- Goal 5 Inventory Report
- **Economic, Social, Environmental and Energy (ESEE) Analysis/Title 13 Approach**
- Public Comment
- Closing and wrap up



ESEE proposed approach





ESEE proposed approach



Goal 5 (OAR 660-023)



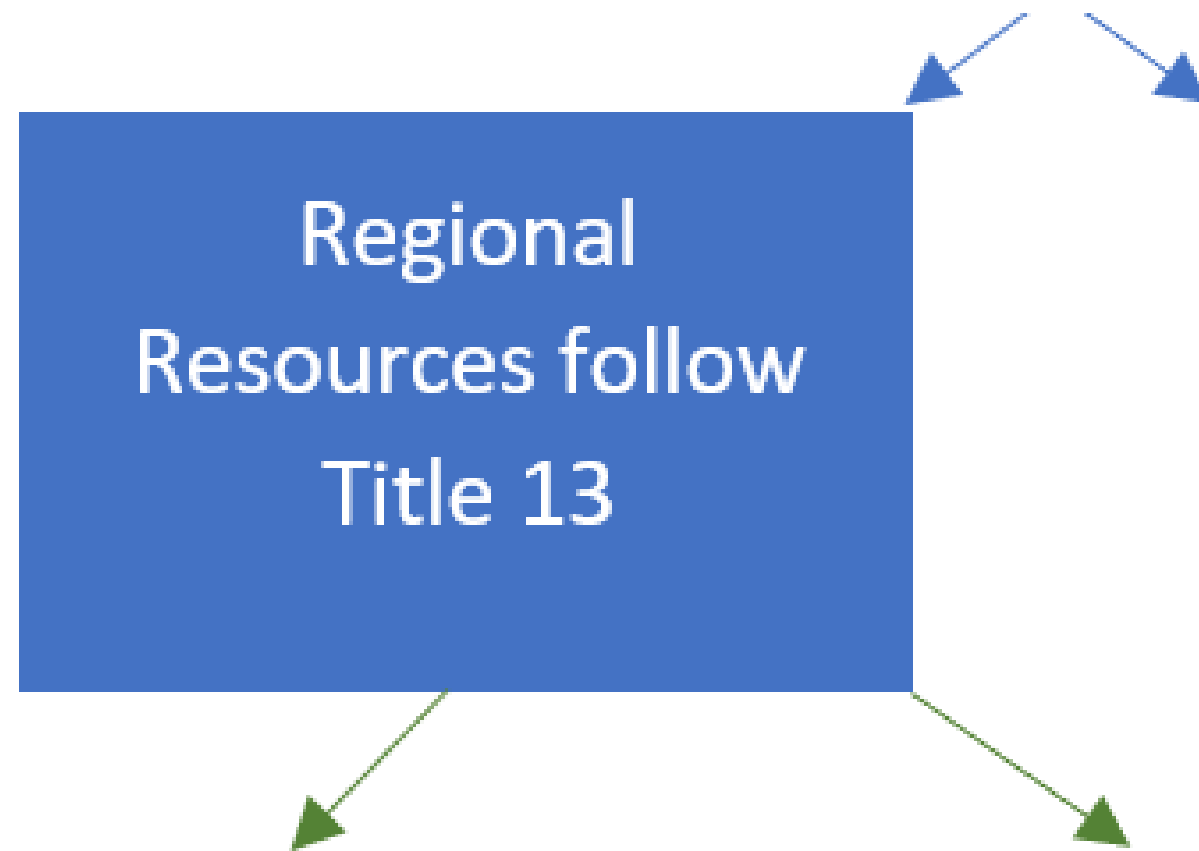
Oregon Administrative Rules (OAR) 660, Division 23 (the “Goal 5 rule”) establishes procedures and requirements for complying with Goal 5

660-023-0250 Applicability

- 3) *Local governments are not required to apply Goal 5 in consideration of a PAPA unless the PAPA affects a Goal 5 resource. For purposes of this section, a PAPA would affect a Goal 5 resource only if:*
- (a) The PAPA creates or amends a resource list or a portion of an acknowledged plan or land use regulation adopted in order to protect a significant Goal 5 resource or to address specific requirements of Goal 5;*
 - (b) The PAPA allows new uses that could be conflicting uses with a particular significant Goal 5 resource site on an acknowledged resource list; or*
 - (c) The PAPA amends an acknowledged UGB and factual information is submitted demonstrating that a resource site, or the impact areas of such a site, is included in the amended UGB area.*



ESEE proposed approach



660-023-0080 Metro Regional Resources
(3) ... Upon acknowledgment of Metro's regional resource functional plan, local governments within Metro's jurisdiction shall apply the requirements of the functional plan for regional resources rather than the requirements of this division.

Metro conducted an inventory, prepared an ESEE analysis and established program requirements for regionally significant resources:

- Riparian Habitat - Class I and II [Riparian Corridors (OAR 660-023-0090)]
- Upland Wildlife Habitat – Class A and B [Wildlife Habitat (OAR 660-023-0110)]



ESEE proposed approach



Metro Title 13 specifies requirements for regionally significant resources but requires that local governments do their own Goal 5 process in certain circumstances:

- Adopting new regulations for Class A and B wildlife habitat other than in "new" UGB areas
- Adopting new regulations that are stricter than Title 13



ESEE proposed approach



Resource Type	“Old” UGB (Pre-Dec. 28, 2005)	“New” UGB (Post-Dec. 28, 2005)
Regionally Significant Riparian Areas (including both Class I & II)	Demonstrate continued compliance with Title 13 (Tualatin Basin Approach)	Demonstrate compliance with Title 13. Plus, prepare <u>supplemental</u> ESEE to evaluate whether level of protection should exceed Title 13.
Regionally Significant Upland Habitat (including both Class A & B)	Follow “standard” Goal 5 process including preparation of an ESEE analysis	
Locally significant resources (e.g., County wildlife habitat areas)		Follow “standard” Goal 5 process including preparation of an ESEE analysis

Do you foresee any problems with this proposed approach to Goal 5 and Title 13 compliance?

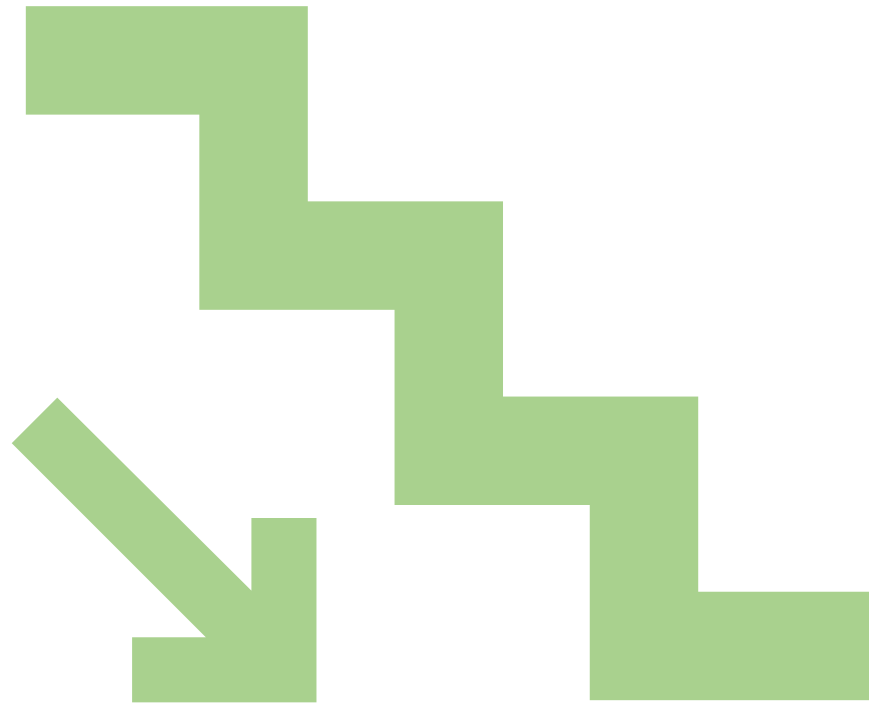


Goal 5 process under Division 23



Steps in the “standard” ESEE process:

- A. Identify conflicting uses
- B. Determine the impact area
- C. Analyze the **Economic, Social, Environmental and Energy (ESEE)** consequences of allowing, limiting or prohibiting conflicting uses within the resource and impact area
- D. Develop a program to achieve Goal 5





Conflicting uses



- A conflicting use is a “land use, or other activity reasonably and customarily subject to land use regulations, that could **adversely affect** a significant Goal 5 resource”
- Identify conflicting uses that “**exist or could occur**” within significant resource areas or impact areas:
 - Examine land uses allowed outright or conditionally within the zones applied to the resource site and in its impact area
 - Can address each of the identified conflicting uses or a group of similar conflicting uses



Conflicting uses



Proposed Conflicting Use Categories	Descriptions
High Intensity Urban (HIU)	Commercial, Industrial, Mixed Use, Regional Centers, Town Centers, Station Areas, Main Streets, Employment Areas, Corridors, and Other (Institutional Facilities, Public Facilities – high intensity)
Other Urban (OU)	Residential (single-detached and multi-family) and Other (Institutional Facilities, Public Facilities - low intensity)
Non/Future Urban (NFU)	Farm/Forest (EFU, AF-20, EFC), Rural Residential (AF, RR), Rural Commercial (R-COM), Future Development (FD-10 and FD-20)
Open Space	Parks and open space
Utilities	Water and sewer pump stations and pipelines; sewage disposal and conveyance systems; electrical substations and power lines; water towers and reservoirs, etc.
Transportation Facilities	Street and rail rights-of-way and bridges

Do you have any suggestions for the proposed approach to conflicting uses?



Conflicting uses

Potential Wildlife Habitat Disturbance Activities

1. Vegetative clearing and removing native soil/grading
2. Placement of impervious surfaces by constructing buildings, sidewalks, driveways, parking areas
3. Erosion, grading, filling, soil compaction, excavation and hauling
4. Creation of barriers by construction of fences, buildings, etc.
5. Introduction of toxins, heavy metals and other pollutants
6. Groundwater draw-down
7. Landscaping with exotic or non-native vegetation (e.g., establishment of lawns, addition of nonnative landscape features)
8. Exterior lighting and glare
9. Keeping of animals (domestic pets and farm)
10. Noise
11. Pesticides, herbicides, and fertilizer use
12. Direct physical impacts to wildlife (e.g., roadkill at street crossings, hunting/trapping)
13. Littering
14. Temporary construction activities

Are there other activities that have the potential to disturb wildlife habitat that should be added to the list above?



Impact area



Two types of Impact Areas are proposed

- Inner Impact Areas
 - The area within 150 feet of a stream, wetland or lake
 - The area within 25 feet of Upland Wildlife Habitat
- Outer Impact Areas
 - All other land within the Tualatin Basin ESEE Study Area (outside of resource areas or the inner impact area)

Do you concur with the proposed approach to the impact area?



ESEE consequences



Based on the ESEE analysis, local governments must determine whether to allow, limit or prohibit identified conflicting uses for significant resource sites

A

Allow conflicting uses – Because the conflicting use is of sufficient importance relative to the resource site, it should be allowed fully, notwithstanding the possible impacts on the resource site

L

Limit conflicting uses - Both the resource site and the conflicting uses are important compared to each other, and the conflicting uses should be allowed in a limited way that protects the resource site to a desired extent (e.g., strictly, moderately, or lightly limit)

P

Prohibit conflicting uses - The significant resource is of such importance compared to the conflicting uses and the consequences of allowing the conflicting uses are so detrimental to the resource, that the conflicting uses should be prohibited



ESEE consequences

ESEE analyses are multi-faceted...

3 scenarios (allow, limit, or prohibit)

X

4 types of consequences (E-S-E-E)

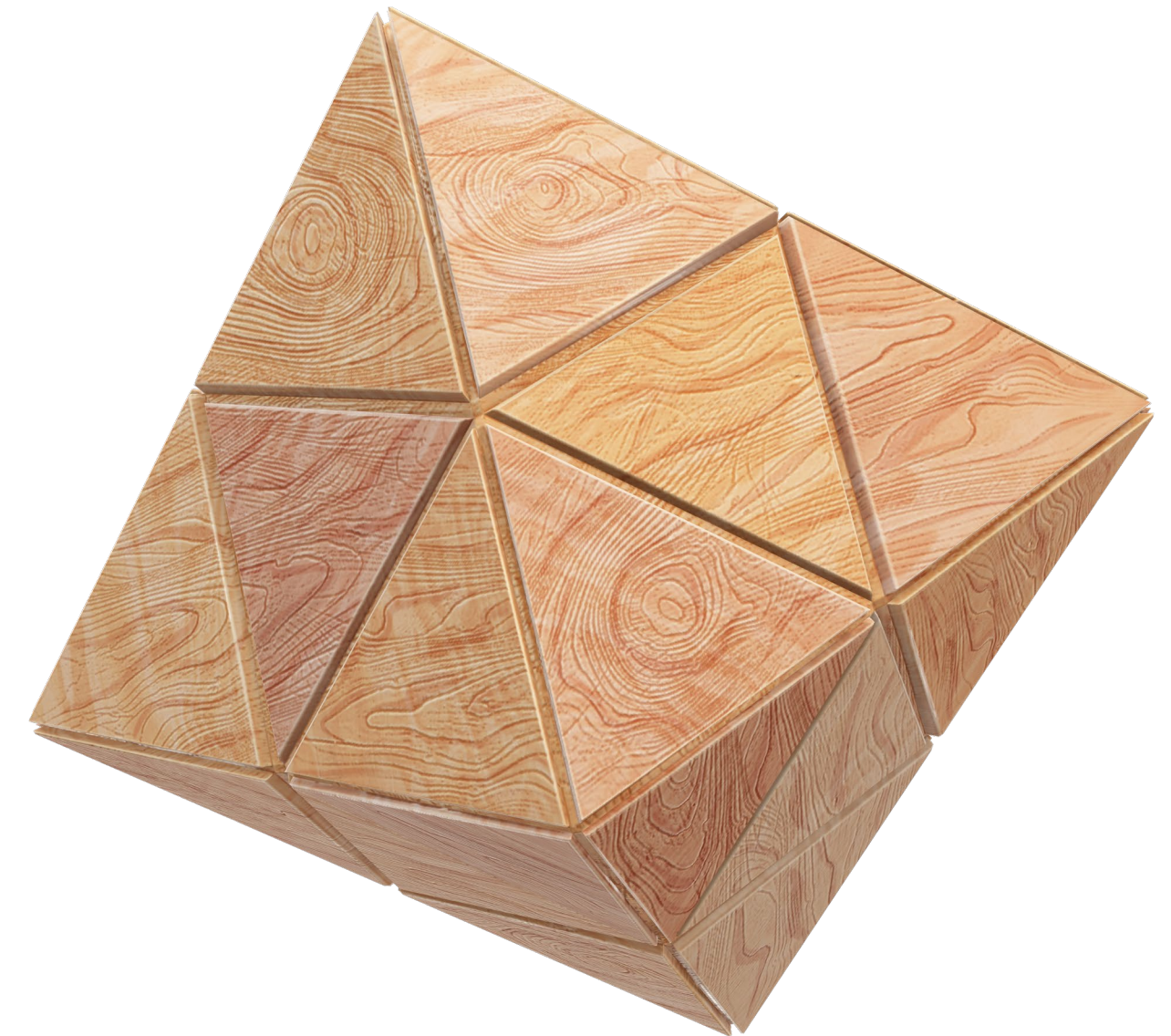
X

6 conflicting use categories

X

3 outcomes (positive/neutral/negative)

A systematic approach is helpful!





ESEE consequences



Proposed approach

Three scenarios - **Allowing, Limiting or Prohibiting** conflicting uses - with five tables each:

- 1) **Economic** Consequences of _____ Conflicting Uses
- 2) **Social** Consequences of _____ Conflicting Uses
- 3) **Environmental** Consequences of _____ Conflicting Uses
- 4) **Energy** Consequences of _____ Conflicting Uses
- 5) **Summary** of Consequences of _____ Conflicting Uses

One final summary table ←

The overall recommendation is based on encouraging the strongest positive outcome



ESEE consequences



Questions for TAC:

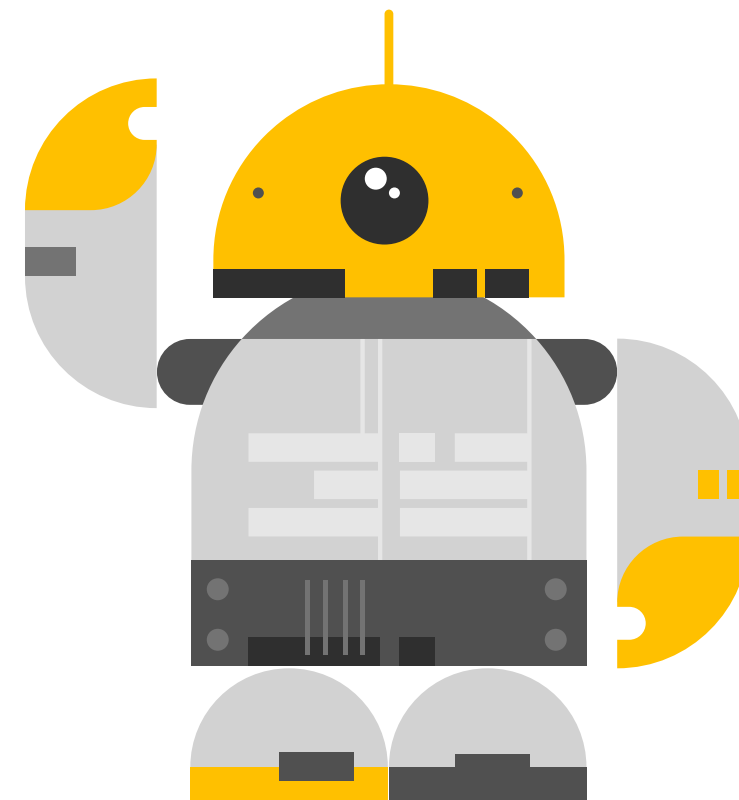
- It can be challenging to quantify the positive economic and energy consequences associated with habitat (Wildlife Habitat). In the past we have used references such as the Millennium Ecosystem Assessment to describe ecosystem services. Do you have any recommendations for additional reference materials?
- Do you foresee any problems with the proposed approach? Do you have any recommendations on how to assess Wildlife Habitat, especially in the urban area?
- Do you have any suggestions for how to engage the community-at-large in the ESEE analysis process?



Questions



We'll take a quick pause for questions...please raise your hand if you have any questions





Agenda



- Welcome and Introductions
- Project Background, Purpose and Overview
- Goal 5 Inventory – Methodology and Preliminary Approach
- **Public Comment**
- Closing and wrap up



Public Comment



- Please raise your hand if you have a question or would like to make a comment
- Please limit your comment to two minutes
- To provide written comments following the meeting, send them to:

Michelle Miller, Senior Planner
michelle_miller@washingtoncountyor.gov



Agenda



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Next steps



Feel free to provide further comments in writing to Michelle Miller, Senior Planner (Project Manager)

michelle_miller@washingtoncountyor.gov

We'll post the meeting summary on our webpage before the next meeting:

<https://www.washingtoncountyor.gov/lut/planning/snr-focused-look>

Property owner notification, Community Forum and online Open House are scheduled for September - more info coming soon

The next TAC meeting will be in October -- expect a scheduling email in the next week

Any last questions?

Thank you!



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