LAND USE AND ECONOMIC ELEMENT POLICIES

Rural Residential

Intent: Low density housing, open space, and resource land uses will be the prominent development pattern in the area.

Objective 1. Establish rural residential land use designations that maintain a low density rural land use pattern, preserve the rural character, protect environmentally sensitive features, and encourage agricultural and forestry activities within the plan area.

Principle 1. The majority of the plan area should be designated Rural Residential.

Principle 2. The Rural Ten (R10) zone should provide for a variety of rural residential lot sizes.

Standards

1.2.1 Residential densities in the R10 zone shall be one dwelling unit on ten acres.

1.2.2 On Ketron Island, residential density may be increased in the R10 zone to two dwelling units on ten acres when 50% of the parcel is designated as open space.

1.2.3 On Anderson Island, increased densities associated with designating a portion of a parcel as open space shall not be allowed.

1.2.4 The minimum lot size in the R10 zone shall be ten acres except:
   a. On Ketron Island the minimum lot size may be reduced to one acre when 50% of the parcel is designated as open space and residential densities are increased as described in standard 1.2.2;
   b. On Anderson Island the minimum lot size shall be two acres.

Principle 3. Allow a variety of rural residential land uses in the R10 zone that are consistent with a rural lifestyle.

Standards

1.3.1 The dominant land use shall be detached single-family residential.

1.3.2 Civic uses such as churches, educational facilities, and public safety services that can be supported by rural infrastructure shall be permitted.

1.3.3 On Ketron Island, allow tourism facilities such as bed and breakfast houses with up to 5 guest rooms in locations throughout the Island. Where new lodging facilities are developed on shoreline locations, provisions for public access to the shoreline should be encouraged. Such public access should be limited to the lodging facilities’ property.
1.3.4 Recognize that community and cultural services that serve the neighborhood in which they are located and are open to the general public shall include facilities such as an Anderson Island historical museum or a library serving the Island community.

Resource Lands

Intent: Agricultural, forest, and mineral resource lands are an asset for Island residents. These lands provide many benefits including employment opportunities, wildlife habitat, and a scenic landscape enjoyed by all. Utilize resource lands at sustainable levels to provide raw materials, value-added products, and jobs necessary for future generations.

Objective 2. Promote agriculture activities throughout the community plan area. LU-77

Principle 1. Designate properties with the potential for long-term commercial agricultural significance as Agriculture Resource Lands (ARL), and other agricultural lands as Rural Farm (RF).

Standards

2.1.1 Properties that meet the criteria in Section 19A.30.070 B. of the Pierce County Comprehensive Plan shall be designated ARL.

2.1.2 Lands that have been designated ARL, but do not meet the ARL criteria in Section 19A.30.070 B., shall be designated RF; however, landowners may request their property be removed from the RF designation during a subsequent Comprehensive Plan amendment cycle.

Principle 2. Encourage a variety of uses in the ARL and RF designations that are consistent with and support the long-term viability of farming. LU-77.2, LU 62

Standards

2.2.1 Permitted uses in the ARL and RF zones include all agricultural uses and the buildings necessary to conduct the farm uses. These uses include but are not limited to orchards, processing and sales of products produced on the farm, and wineries. Farm uses shall be permitted outright and are not subject to special use permit requirements.

2.2.2 Direct marketing of agricultural products shall be encouraged from ARL and RF properties. Farm stands and associated parking areas shall maintain a minimum setback of 25 feet from roads, and 10 feet from other property lines. Farm stands and associated parking shall maintain a 50-foot minimum separation from residences on adjacent properties.
2.2.3 Allow custom milling and forest products sales, accessory to a single-family home, provided these activities are consistent with criteria for home occupations.

2.2.4 Residential density shall not exceed a maximum of one dwelling on ten acres. Clustering of lots is permitted provided that the parent parcel is 20 acres or larger and the clustering results in no more than 10 lots per cluster, and no individual lot is smaller than two acres.

**Principle 3.** Allow a variety of aquaculture activities including shellfish farming and fish hatcheries in appropriate locations throughout the community.

**Standards**

2.3.1 Aquaculture activities should be mitigated to reduce visual and noise impacts to nearby residences.

2.3.2 Best Management Practices shall be implemented for all aquaculture activities.

2.3.3 Amend Pierce County Code, Title 18E Critical Areas to require a fish and wildlife assessment for aquaculture activities in locations designated as “Marine Shoreline Critical Salmon Habitat” areas. **DELETE**

2.3.4 Do not allow commercial processing of aquacultural goods, either associated with an aquacultural farming operation or as a use not directly associated with an aquacultural farming operation.

**Objective 3.** Recognize forestry uses as a historical and desirable land use within the plan area.

**Principle 1.** Encourage a variety of uses in the Rural Residential designations that are consistent with and support the long-term viability of timber management.

**Standards**

3.1.1 Allow Christmas tree farms and the direct marketing of forest products associated with the holiday season. **LU 89.5**

3.1.2 Allow custom milling and forest product sales on sites that engage in forest practice operations. **LU 89.6**

**Principle 2.** Ensure that forestry use activities are conducted in a manner that is compatible with the rural residential character of the Islands.

**Standards**

3.2.1 Coordinate with the Tacoma-Pierce County Health Department and timber harvest operators to ensure wood chipping activities are consistent with applicable provisions in Pierce County Code Chapter 8.76 Noise Pollution Control. **LU 89.7, 18F**
3.2.2 Wood chipping activities, including stump grinding, may occur on-site only during forest practices activities that occur on the site. Chipping needs to occur coincident with land clearing or logging on the site. If not ground on site, stumps must be hauled to an authorized site. Disposal of wood chips must not increase fuel loads. LU 89.7, 18F

Rural Centers

Intent: Compact and attractive rural neighborhood centers serve as focal points for business and community activities. Plan these commercial centers in defined locations or in areas that have historically provided commercial services to the community. Encourage pedestrian features that present opportunities for citizens to walk between businesses. Commercial activities in rural centers should provide the basic goods, services, and employment needed by local residents.

Objective 4. Designate rural commercial centers as limited areas of more intense rural development (LAMIRD).

Principle 1. Recognize sites that are appropriate to designate as LAMIRDS.

Standards

4.1.1 Prohibit rural commercial areas from sprawling along Eckenstam-Johnson Road.

4.1.2 Encourage infill development within the logical outer boundary of Rural Neighborhood Centers.

4.1.3 Establish a Rural Neighborhood Center designation in the vicinity of the marina on the east shore of Ketron Island.

4.1.4 Recognize the existing Rural Neighborhood Center on Anderson Island at the intersection of Eckenstam-Johnson Road, Camus Road, and Lake Josephine Boulevard.

Overlays

Open Space Overlay

Objective 5. Adjust the open space map to reflect sensitive environmental features and promote open space protection measures within these open space corridors. LU 108 +

Principle 1. Utilize the Comprehensive Plan Open Space/Greenbelt map as the basis for establishing open space overlay corridors within the plan area.

Principle 2. Amend the County’s current, officially adopted Open Space/Greenbelt map to better reflect on-the-ground physical conditions and community characteristics and values as follows. LU 108 +
5.2.1 Expand the open space corridors to include the following areas as noted on the revised Open Space Corridors Map:
   a. Anderson Island Parks and Recreation properties.
   b. County owned properties.

5.2.2 Revise the current, officially adopted Open Space/Greenbelt map with the Proposed Open Space Corridors map (see Proposed Open Space Corridors map).  LU 108 +

Principle 3. Open space corridors should be used to connect wetlands and areas with hydric soils that serve to recharge streams and groundwater.

Principle 4. Limit densities within the Open Space corridor to minimize impacts and enhance high priority resources.

Standards

5.4.1 Bonus densities shall not be permitted in Open Space Corridors.

ECONOMIC POLICIES

Intent: Encourage economic development that is responsive to the needs of the community.

General

Objective 6. Encourage commercial development that will protect the Islands’ rural character and environmental values.

Principle 1. Encourage designs in commercial development that reflect the Islands’ rural character and environmental values in its architecture, site design, landscaping, buffers, open space, tree cover, and similar features.

Principle 2. Support businesses in appropriate commercial areas that support the needs of residents.  LU 64

Principle 3. Evaluate historically industrial areas as limited areas of more intense development (LAMIRDs)

Standards

6.3.1 Ensure that rural industrial areas are consistent with LAMIRD provisions as described in the Growth Management Act. DELETE

Home Occupations and Cottage Industries
Objective 7. Ensure businesses and commercial development located outside of designated commercial areas adheres to established home-based business (home occupation and cottage industry) development standards. LU 99.6

Principle 1. Review current development standards for home-based/cottage industries and reconcile contradictions (such as parking requirements that make a property assume a commercial character as opposed to a residential character).

Principle 2. Enforce current regulations and standards. LU 99.6

Standards

7.2.1 Address illegal contractor’s yards by pursuing opportunities to support limited contractor activities.

Principle 3. Educate residents on the opportunities, resources, and requirements for carrying out a home-based or cottage industry business.

Contractors’ Yards

Objective 8. Ensure that contractors’ yards are compatible with the rural area. LU 60

Principle 1. Review and, as appropriate, adjust standards for contractors’ yards to ensure operations are consistent with the rural Island character.

Standards

8.1.1 Limit hours of operation to 8 a.m. to 8 p.m.

8.1.2 Allow new contractors’ yards or expansion of existing yards subject to obtaining a conditional use permit.

Natural Resource Industries

Objective 9. Encourage agricultural and forestry industries within the community.

Principle 1. Encourage retention of properties of sufficient size to make agriculture/forestry economically feasible.

Principle 2. Ensure agricultural uses are allowed broadly within the plan area.

Principle 3. Educate residents on uses and limitations of the County’s Current Use Assessment (tax incentive) program. LU 97.2
COMMUNITY CHARACTER AND DESIGN POLICIES

Historic and Cultural Resources

Intent: Recognize and preserve existing places and structures of historic and cultural significance within the plan area, thereby strengthening the area’s character and sense of place.

Objective 10. Preserve and enhance existing historical and cultural resources, maintaining the rural identity of the plan area.

Principle 1. Protect the historic rural feel of the plan area. DELETE (same as Objective 10)

Standards

10.1.1 Discourage themed communities on Ketron Island.

10.1.2 Protect sacred sites to preserve people’s cultural roots and connections to the past. CR 3.3

Principle 2. Designate sites, buildings, and places that the community values and considers unique to the community or are significant and worthy of preservation or protection through the community planning process. CR 3.9

Standards

10.2.1 Develop an inventory of cultural and historic resources, in order to protect and integrate these resources within the development of the plan area. CR 3.10

10.2.2 Promote the enhancement and maintenance of the historical resources on Anderson Island, including but not limited to:

- Old School House
- Museum
- Historic farms and associated farming events including Johnson Farm
- Community Clubhouse
- Cemetery
- Carlson Store
- Community Church

DESIGN

Intent: To guide development in a manner that will further enhance the existing rural character and identity of the plan area. Design of proposed development should
be compatible within the visual context of the surrounding area and be sensitive to existing uses and site conditions.

Design Standards and Guidelines

Objective 11. Design and site buildings and other structures to fit with the rural island character.

Principle 1. For Ketron Island, establish bulk standards and guidelines that respond to the existing conditions and rural character of the island.

Standards

11.1.1 Establish a maximum height for buildings. **DELETE, 18A**

11.1.2 In addition to the maximum height limitation, further limit building heights on specified properties to minimize view obstructions on other properties.

11.1.3 Require a minimum a 10-foot building setback from road rights-of-way. **DELETE, 18A**

11.1.4 Allow all types of fences subject to a maximum height of six feet within any building setback. **DELETE, 18A**

Principle 2. For Ketron Island, establish design requirements for residential construction.

Standards

11.2.1 Prohibit mobile homes on Ketron Island.

Site Design

Objective 12. Encourage site design that responds to the existing character and conditions of the site and maintains the rural character. D 10

Principle 1. Preserve natural character, functions and values during the development process, through techniques such as low impact design. D 13 +

Residential Design

Objective 13. Encourage residential design that responds to the existing character and conditions of the site and that evoke a rural character. D 13 +

Principle 1. Where territorial views exist, developments should minimize obstruction of views from nearby properties through appropriate landscape design, building placement, height, and setbacks. **DELETE**
Principle 2. Encourage site designs which contribute to the aesthetic value of the area, by retaining resources such as clusters of trees and historic features.


Standards

13.3.1 Encourage dwelling units that utilize architectural features typical of a rural setting, including porches and verandas which contribute to the country feeling of the plan area.

Principle 4. Avoid development in wildfire-prone areas.

Standards

13.4.1 Site homes and arrange landscaping to maximize protection from wildfire.

13.4.2 Recognizing that all of Ketron Island may be considered prone to wildfire, all new developments on Ketron Island should enact measures to minimize danger of wildfire to the development and surrounding properties.

Home Occupations and Cottage Industries

Objective 14. Harmoniously integrate home occupations and cottage industries within the existing residential surroundings utilizing landscaping and screening to blend uses. LU 99.5, D 14

Principle 1. Review standards for small commercial, including home occupations, to determine if existing standards are adequate to protect the rural residential character. Revise insufficient standards as necessary. DELETE

Principle 2. Provide landscaping buffers between cottage industries and neighboring residential dwellings. D 14.1

Principle 3. Provide incentives for new and existing structures to conform to the community’s design guidelines as appropriate to the character of the plan area. DELETE

Viewsheds and Aesthetics

Intent: Protect the visual qualities and resources on Ketron Island as a vital component of that which comprises the area’s special character and identity.

Objective 15. Protect and enhance the character and visual aesthetics on Ketron Island.

Principle 1. Encourage developments to maintain existing view corridors and territorial views. D 13.2

Standards
15.1.1 Preserve and protect existing views of mountain ranges and other scenic vistas as an integral part of the plan area’s character. D 13.2

15.1.2 Minimize tree removal to accommodate view creation, and instead encourage selective tree-liming as necessary. In instances where blow-down or fire hazard places structures at risk, allow for tree removal as necessary to adequately address the risk. 18F

15.1.3 Work with public and private landowners to limit the visual impact of development on territorial views. D 13.2

Principle 2. Ensure that visual nuisances are adequately screened or removed from view. D 13.5

Principle 3. Harvest and conserve water through simple and ingenious methods and incorporate this water into special features as part of the site and/or building design. U 17.2, U 46

Principle 4. Preserve and protect significant foreground views along “viewing platforms or passageways” such as public gathering spaces and major roadways. D 13.3

Principle 5. Restrict or shield lighting so as to restrict horizontal and vertical light trespass, thereby preserving the dark rural night sky. ENV 12.1, ENV 12.2

NATURAL ENVIRONMENT ELEMENT POLICIES

Air Resources

Air Quality

Objective 16. Improve localized air quality by controlling the release of particulate matter and harmful emissions. ENV 3 +

Principle 1. Reduce burning activities that may negatively impact air quality. ENV 3.2

Standards

16.1.1 Provide education and alternatives to burning garbage. ENV 3.8

   16.1.1.1 Provide notification to property owners that the use of backyard burn barrels is an illegal activity and enforce burning regulations.

   16.1.1.2 Explore mandatory or regular garbage service on Ketron Island to provide a convenient alternative to burning garbage and yard waste. ENV 3.8

   16.1.1.3 Explore other cost effective means to eliminate tree debris (e.g., chippers). DELETE

16.1.2 Provide an education and outreach program on cleaner heating alternatives such as use of seasoned wood and conversion from uncertified wood stoves to certified stoves, masonry heaters or gas alternatives. ENV 3.3

16.1.3 Impose conditions on new development activities to limit burn and slash activities and encourage alternative methods. DELETE, 18 E, 18F

Earth Resources

Soils

Objective 17. Maintain soil resources and minimize impacts of soil disturbance on natural systems.

Principle 1. Encourage the use of low impact development techniques, as outlined in the Pierce County Stormwater Management Regulations, as a method for preserving native soils. U 38

Principle 2. Limit the amount of impervious surface areas resulting from development activity within the plan area. LU 79.4, ENV 5.14.2

Standards

17.2.1 Develop incentive programs for the use of innovative design techniques that reduce impacts from impervious surface areas associated with specific development projects. LU 79.4, ENV 5.14.2, U 38
Seismic, Landslide and Erosion Hazard Areas

Objective 18. Evaluate areas where soils are prone to landslide, erosion or seismic settlement. ENV 10, ENV 10.1

Vegetation

Objective 19. Retain natural and native vegetation on Anderson and Ketron Islands in a manner that supports the functions of ecosystem processes and considers the safety of people and structures. ENV 2

Principle 1. Limit the removal of native vegetation and trees within the plan area.

Standards

19.1.1 During the next substantive update of the County’s Shoreline Master Program, Shoreline Management Regulations, and Critical Area Regulations, consider requiring native vegetation buffers along Puget Sound marine shorelines that include a minimum percentage of tree retention with exceptions for limbing for view preservation and for removal of trees that impose a safety hazard.

19.1.2 Encourage and support cooperation between citizens of the plan area and the State Department of Natural Resources or Pierce County in the review process of Forest Practice Applications to use best management forestry practices and require mitigation of impacts and enforcement of the replanting of logged areas.

Principle 2. Encourage the establishment of greenbelts throughout the plan area.

Principle 3. Manage stands of trees to prevent hazard situations.

Standards

19.3.1 Allow the removal of trees that are diseased or that have a potential to fall on roads and other improvements. DELETE, 18F

19.3.2 Develop incentives that encourage cleared areas around structures to prevent the spread of fire from the trees to the structures. DELETE, 18F

19.3.3 Provide education to property owners with guidance for best management practices for forested areas and standards for tree removal.

19.3.4 Develop incentives that encourage the retention of large, mature stands of trees that will resist wind throw from high wind events, provided hazards to people, buildings, and utilities are considered. DELETE, 18F
19.3.5 Develop a list of native vegetation types that are fire and pest resistant for planting around structures. Provide these lists to project applicants and make available online.

**Principle 4.** Utilize native plants to preserve the integrity of the local ecosystem. ENV 2

**Standards**

19.4.1 Native plants should be locally grown, acclimated to local growing conditions and appropriate to underlying soils.

19.4.2 Identify locations in development proposals where installation of native plants is appropriate or required.

19.4.3 Develop incentives for project applicants to encourage restoration of historic plant communities. DELETE

**Principle 5.** Encourage a mixture of forested areas and open fields and meadows.

**Principle 6.** Remove invasive, exotic plant species (e.g., Scot’s broom, tansy ragwort, and reed canary grass) and when possible, restore to the historic, indigenous plant community type.

**Standards**

19.6.1 Enforce current regulations for tansy removal. DELETE

19.6.2 Educate homeowners on which plants are considered invasive plant species and best management practices for removal.

19.6.2.1 Create a welcome handbook for new property owners and include this information.

19.6.3 Coordinate with the County for removal of invasive and toxic plant species along County roads. DELETE

**Principle 7.** Ensure that replanting efforts are successful.

**Standards**

19.7.1 Develop planting and maintenance standards for development activities.

19.7.1.1 New vegetation should be monitored for at least a three-year time period and any vegetation that is unhealthy or dies during this time period should be replaced.

19.7.1.2 Monitoring and maintenance plans should be submitted for any required revegetation areas.
19.7.2 Assemble and distribute educational materials and resources on Best Management Practices for effective site revegetation.

**Water Resources**

**Surface Waters and Wetlands**

**Objective 20.** Maintain the quality and quantity of surface water bodies within the plan area. **ENV 5**

**Principle 1.** Improve and then maintain the quality of the surface water bodies on Anderson Island. **ENV 5**

**Standards**

20.1.1 Support non-chemical methods to control milfoil, noxious weeds, or other types of algae blooms in the lakes.

20.1.2 Provide public education and outreach information on stewardship of surface water bodies including elimination of nutrient loading as caused by the use of nitrogen fertilizer; removal of noxious, non-native or invasive plant species (e.g., collect yellow flag iris seed pods); and maintenance of appropriate lakefront vegetation that serves to filter pollutants.

20.1.3 Control leaking septic systems around the lakes. **ENV 5.9**

**Principle 2.** Retain water quantity within the lakes on Anderson Island.

**Standards**

20.2.1 Restrict the additional pumping of water from the lakes, while recognizing any existing water rights granted by the state to draw water from the lakes.

20.2.2 Protect the springs around the lakes that recharge the lake levels.

**Water Quality**

**Objective 21.** Implement strategies to improve water quality within the plan area. **ENV 5**

**Principle 1.** Reduce sources of pollution in aquifer recharge areas and other sensitive water resources such as wetlands, rivers, streams, and lakes. **ENV 5.3, ENV 5.13**

**Standards**

21.1.1 Provide public education on appropriate use of pesticides (type, amount, appropriate time and location for application). **ENV 1.5**

21.1.2 Establish a cost free program to accept and dispose of banned pesticides/fertilizers.
21.1.3 Provide public education and outreach on the appropriate maintenance and operation of septic systems.

21.1.4 Provide public education on controlling pet wastes near water courses and water bodies such as lakes, streams, and wetlands.

21.1.5 Encourage public and private golf courses maintain their facilities in an environmentally sensitive manner. Chemicals, such as pesticides, herbicides, and fertilizers, etc., should be applied in such a manner that they do not adversely impact the biological functioning of adjacent lakes and streams.

21.1.6 Work with the Pierce County Road Department and local utility providers to implement the use of non-toxic chemicals or other alternative practices for road maintenance and brush and noxious weed removal. DELETE

21.1.7 Encourage education about the alternatives to spraying chemicals to control the spread of noxious weeds within the plan area. ENV 1.5

Principle 2. Conduct agricultural uses on Anderson Island in a manner that maintains and protects water resources.

Standards

21.2.1 Retain vegetated buffer areas around watercourses and water bodies. ENV 2.2

21.2.2 Fence domesticated livestock away from watercourses and water bodies and their buffer areas to prevent contamination of water resources (e.g., animal excrement). ENV 5.8

21.2.3 Promote organic farming practices that do not use toxic chemicals.

21.2.4 Encourage property owners with animal containment areas to develop a farm management plan. LU 77.10

21.2.4.1 Farm management plans may be prepared by the Pierce County Conservation District or a private water quality consultant. LU 77.10.1

21.2.4.2 Farm management plans should address: routing rainwater away from barns, sheds or other heavily used buildings; animal confinement areas to be utilized when pastures are saturated, frozen or recovering from grazing; waste storage; fencing to keep animals and animal waste out of surface waters; and fencing to promote rotational grazing. LU 77.10
21.2.5 Provide incentives for land owners to implement farm management plans. LU 85

**Principle 3.** Provide adequate vegetative cover to maintain appropriate water temperatures and serve as a filtration screen along rivers, streams, lakes, etc. ENV 2, ENV 2.2

**Standards**

21.3.1 Promote public education and outreach regarding the benefits of native vegetation buffers and the replanting and maintenance of appropriate native vegetation within the buffer areas of any lake, stream, or wetland within the plan area. ENV 2.3

**Principle 4.** Promote the use of low impact development techniques such as bioswales and settling ponds to address water quality issues. U 38

**Principle 5.** Coordinate water quality monitoring efforts within the plan area. ENV 5

**Standards**

21.5.1 Instigate a water quality study of the watercourses within the plan area utilizing benthic invertebrates as a monitoring tool.

21.5.2 Establish one source location, such as the TPCHD, to serve as a repository for all water quality monitoring data that is collected.

21.5.3 Develop and maintain lake management plans that address water quality and quantity issues for Lake Florence and Lake Josephine on Anderson Island.

21.5.4 Establish adequately trained volunteer groups to help conduct water quality programs and monitoring. DELETE

21.5.4.1 Recruit volunteers by contacting community organizations that are interested in water quality programs. DELETE

21.5.4.2 Volunteers would monitor streams, lakes, and wells for compliance with water quality standards. DELETE

21.5.4.3 Volunteers would be trained to recognize sources of pollution as well as potential violations and would contact the appropriate agencies to report the complaint. DELETE

**Principle 6.** Explore partnership opportunities with Washington State University Pierce County Extension Office (WSU Extension) and Pierce
Conservation District (PCD) to conduct additional public education and outreach efforts within the plan area that are geared toward reducing the impacts to water quality associated with household activities or property management. ENV 5.15, ENV 5.17

Standards

21.6.1 Request WSU Extension Master Gardener Program and Master Watershed Stewards to conduct training sessions with local horticultural nurseries for educating homeowners on appropriate pesticide/fertilizer application methods. ENV 5.15, ENV 5.17

21.6.2 Schedule PCD staff to conduct workshops on Anderson Island to educate property owners on farm management techniques such as fencing livestock and redirecting livestock waste out of riparian areas. ENV 5.8, ENV 5.15

Principle 7.
Establish “shellfish protection districts” in areas that are affected by a shellfish downgrade. The establishment of such a district indicates a commitment to restore shellfish harvesting within the area.

Principle 8.
Support and enhance hazardous spill response coordination in environmentally sensitive areas and wellhead protection areas.

Groundwater Resources, Aquifer Recharge and Wellhead Protection Areas

Objective 22. Protect and conserve groundwater supplies and subsurface flows within the plan area. U 22

Principle 1.
Update the source data to ensure that lands surrounding all applicable wells are designated as wellhead protection areas. U 24.2

Standards

22.1.1 Review wells on Anderson Island for designation as a wellhead protection area (e.g., Riviera).

22.1.2 Review the main well on Ketron Island for designation as a wellhead protection area.

Principle 2.
Identify and protect any additional aquifer recharge areas within the plan area. ENV 5.3

Standards

22.2.2 Map aquifer recharge areas identified through watershed planning processes (i.e., Kitsap Water Resource Inventory Plan for WRIA #15, Key Peninsula, Gig Harbor, Islands Watershed Action Plan, and Department of Ecology Publication “Investigation of Water Resources, Water Quality, and Seawater Intrusion Anderson Island, Pierce County, Washington”). ENV 5.2
22.2.3 Add any new identified aquifer recharge areas to the Critical Area Atlas - Aquifer Recharge & Wellhead Protection Areas Map. ENV 5.3, U 24.2

**Principle 3.** Work with the Washington State Department of Ecology to consider allowing the withdrawal of groundwater in a manner that does not diminish water quality or quantity. U 22, U 22.1, U 23

**Standards**

22.3.1 Evaluate uses that have intensive groundwater withdrawal (e.g., gravel pits). U 22.1

22.3.2 Pursue opportunities to conduct a detailed hydrogeologic study that evaluates the long-term availability of groundwater resources to serve existing residents and future population growth. U 26.1

22.3.2.1 Consider full build-out of existing platted lots as well as future growth scenarios in this evaluation. DELETE, Storm Water Manual (SWM)

22.3.2.2 Consider wells that are not currently being used, wells that are going dry, and wells that are experiencing seawater intrusion. DELETE, Storm Water Manual (SWM)

22.3.2.3 Consider surface water recharge needs and fish and wildlife habitat needs in this evaluation. DELETE, Storm Water Manual (SWM)

22.3.2.4 Utilize this information for decision-making when issuing new groundwater withdrawal permits. DELETE, Storm Water Manual (SWM)

22.3.2.5 Implement adaptive management strategies based upon the information received from hydrogeologic studies. DELETE, Storm Water Manual (SWM)

22.3.3 Pierce County, TPCHD, and State agencies should work together to limit new wells and development activities that require water withdrawals in those areas within the plan area that have been identified as being at risk for seawater intrusion. U 27

**Principle 4.** Maintain groundwater recharge into aquifers, wetlands, and streams. ENV 5.3

**Standards**

22.4.1 Consider other effective tools or options for managing stormwater during extreme flooding events. U 34
22.4.2 Utilize low impact development (LID) techniques to facilitate water recharge into aquifers, streams, and wetlands.

22.4.3 Reduce the conversion of ditches to culverts, which can cause negative impacts on aquifer recharge and subsurface flow/base stream flows.

**Principle 5.** Work with appropriate agencies to develop methods that reduce the potential for seawater intrusion in local aquifers and well water.

**Standards**

22.5.1 Provide property owners with information regarding seawater intrusion and techniques for prevention.

22.5.2 Encourage low impact development techniques along marine shorelines.

22.5.3 Maximize on-site infiltration of stormwater in areas that are susceptible to seawater intrusion unless such infiltration could result in the reduction of slope stability along marine bluffs.

22.5.4 Encourage voluntary water quality monitoring along marine shorelines to detect changes in chloride levels which may indicate seawater intrusion.

22.5.5 Promote the reuse and use of reclaimed water for non-drinking purposes.

**Shorelines**

**Objective 23.** Provide for the protection and enjoyment of shorelines within the plan area.

**Principle 1.** During the next comprehensive update of the Shoreline Master Program conduct an analysis of shorelines along the lakes, rivers and streams, and marine waters within the plan area to determine the appropriate shoreline environment.

**Standards**

23.1.1 Consider changing the Shoreline Environment along the north side of Lake Florence on Anderson Island that is currently in a larger lot pattern to a Shoreline Environment that is more conservative such as Conservancy.

23.1.2 Consider changing the Shoreline Environment along the undeveloped portions of Jacobs Point, Oro Bay, and East Oro Bay on Anderson Island to a Conservancy or Natural Shoreline Environment.

23.1.3 Identify especially sensitive or unique shoreline areas for application of the Natural Shoreline Environment. These may include such features as
feeder bluffs, pocket estuaries, pigeon guillemot habitat, Schoolhouse Creek, eelgrass beds, and sugar kelp.

**Principle 2.** Encourage replacement of bulkheads constructed with hard materials, such as a concrete sea wall, with more environmentally sound soft armoring shoreline protection methods.

**Standards**

23.2.1 Seek funding opportunities to replace the failing bulkhead at the Ketron Island marina with a soft armoring system, as feasible to maintain the marina facility.

23.2.2 Work with the South Puget Sound Salmon Enhancement group to identify bulkhead restoration projects and obtain potential funding to complete these projects.

**Principle 3.** During the next comprehensive update of the Shoreline Master Program identify options to restrict shellfish (e.g., geoduck, oysters, etc.) farming in the marine shoreline areas of Anderson and Ketron Islands. Possible options are listed in the standards below.

**Standards**

23.3.1 Prohibit the use of netting and tubes to cover the shellfish areas as they may cause injury or mortality to other marine wildlife.

23.3.2 Separate shellfish harvesting uses from shellfish farming uses and prohibiting shellfish farming in the more environmentally sensitive Shoreline Environments.

23.3.3 Restrict shellfish farming to private tidelands and not allow these activities on state-owned or other public tidelands.

23.3.4 Limit shellfish farming in areas adjacent to tribal treaty lands where shellfish harvesting has occurred in the past.

23.3.5 Limit shellfish farming to lots larger than a specified acreage or frontage length, and requiring a portion of all lots to be excluded from shellfish farming activities.

23.3.6 Prohibit shellfish farming in the Natural Environment shoreline designation.

23.3.7 Notification of all proposed commercial aquacultural permit applications on Anderson Island shall be provided to the members of the Anderson Island Citizens Advisory Board (AICAB). The application notification is intended to give the AICAB membership an adequate opportunity to provide comments to the Planning Department and Hearing Examiner early in the permit process.
Principle 4. During the next comprehensive update of the Shoreline Master Program or Critical Area Regulations develop and apply standards for marine shoreline areas to ensure the nearshore habitat is protected.

Standards

23.4.1 Allow hard shoreline armoring structures only when it is demonstrated that beach nourishment or other soft armoring techniques would likely be ineffective.

23.4.2 Construction of non-water dependant structures along the shoreline shall be placed at a sufficient distance from the ordinary high water mark to ensure that bulkheads are not necessary for the lifetime of the structure.

23.4.3 Discourage construction of overwater structures such as docks and piers and encourage overwater structure designs that utilize grated surfaces which allow light to pass though the structure instead of traditional construction methods.

23.4.4 Prohibit dredging, damming, and diking activities.

23.4.5 Consider adoption of shoreline native vegetation requirements such as:

23.4.5.1 Require a minimum amount of native vegetation retention along marine shorelines.

23.4.5.2 Allow tree and brush thinning for view enhancement and trails within the shoreline area of waterfront properties. Tree branch pruning should be utilized in preference to removing the entire tree. Tree stumps should not be removed from shoreline areas subject to erosion.

23.4.5.3 Large, woody debris that has fallen in and along marine shorelines should be retained to provide for fish and wildlife habitat.

Principle 5. Restore the natural shoreline process where degradation has occurred.

Standards

23.5.1 Provide public education and outreach to shoreline property owners on the benefits of natural shoreline processes including:

23.5.1.1 Beneficial shoreline habitat features.

23.5.1.2 Human activities and construction that is stressful for the shoreline habitat.

23.5.1.3 Alternative design options for shoreline armoring systems rather than the traditional concrete, rock, or timber bulkheads that cause negative impacts to natural shoreline processes.
23.5.2 Require a habitat restoration plan for any shoreline development proposal on a site that has an existing shoreline violation.

23.5.3 Establish an incentive-based process to encourage the removal of bulkheads and other hard armoring along marine waters.

**Principle 6.** Implement the recommendations for shoreline restoration outlined in the Key Peninsula, Gig Harbor, and Islands Watershed Nearshore Salmon Habitat Assessment, Final Report, July 2003. **DELETE**

**Principle 7.** Promote the voluntary retention and replanting of native vegetation along marine shorelines.

**Principle 8.** Encourage the maintenance of beach areas on both Anderson and Ketron Islands.

**Principle 9.** Encourage public access points along marine shoreline areas on Anderson Island.

**Principle 10.** Do not promote public access on Ketron Island shorelines due to potential hazards from abandoned campfires and vandalism.

**Aquatic, Fish and Wildlife Resources**

**Aquatic and Fish Species and Habitat**

**Objective 24.** Preserve aquatic and fish species and their habitats. **ENV 7**

**Principle 1.** Implement the recommendations for shoreline restoration on Anderson Island as outlined in the Key Peninsula, Gig Harbor, and Islands Watershed Nearshore Salmon Habitat Assessment, Final Report, July 2003 and pursue a Nearshore Salmon Habitat Assessment for the Ketron Island shorelines. **DELETE**

**Standards**

24.1.1 Work with the South Puget Sound Salmon Enhancement group to identify shoreline and habitat restoration projects and obtain potential funding to complete these projects.

24.1.2 Work with local residents on Ketron Island to identify possible projects or fish habitat areas.

**Principle 2.** Explore special habitat restoration projects for Oro Bay estuary including:

**Standards**

24.2.1 Eliminate input of excessive sediments in eelgrass areas within Oro Bay estuary.
24.2.2 Evaluate the potential to place large, woody debris in the Oro Bay estuary.

24.2.3 Promote herring and smelt habitat within the Oro Bay estuary.

Principle 3. Pursue the removal of the dam that blocks the East Oro Bay estuary.

Principle 4. Pursue re-introduction of silver salmon in Schoolhouse Creek on Anderson Island.

Principle 5. Preserve important aquatic and fish habitat areas including: ENV 7

Standards

24.5.1 Small “pocket” estuaries of small creeks, where freshwater enters the salt water. These areas are often highly productive and provide excellent feeding, resting, and hiding areas for salmon and other species. DELETE

24.5.2 Eelgrass beds that create refuge and feeding habitats for many species, including juvenile salmon. DELETE

24.5.3 Erosive “feeder” bluffs that provide an important source of sediment to replenish eelgrass beds and spawning beaches for the small forage fish that are prey for juvenile salmon. DELETE

24.5.4 Tidal marshes and mud flats which provide a high level of nutrients to the food web for salmon, shellfish, and many other species. DELETE

24.5.5 Riparian vegetation and large woody debris that decay along the shoreline provides nutrients to the food web, refuge for juvenile salmon, and erosion protection. DELETE

24.5.6 Forage fish spawning habitat which is critical for maintaining the prey populations of juvenile and adult salmon. Several species of forage fish use sandy or gravelly beaches to spawn, and the sediments of these beaches are replenished by erosion from feeder bluffs. DELETE

Principle 6. Implement programs that reduce pollution on shellfish beds. ENV 5.10

Standards

24.6.1 Identify point and non-point sources of pollution that affect shellfish beds. ENV 5.13, ENV 5.13.1

24.6.2 Encourage BMPs for agricultural activities. Reduce fecal coliform bacteria contamination by restricting livestock access to lakes, streams and wetlands. ENV 5.8

24.6.3 Promote the services provided by the Pierce Conservation District such as farm management plans.
24.6.4 Septic systems along shorelines should be maintained and pumped consistent with the Tacoma Pierce County Health Department’s operation and maintenance program. U 17.2 Encourage the use of low-flow plumbing fixtures and appliances to reduce the possible acceleration of slope failures by saturating on-site septic system drainfields.

24.6.5 Assist homeowners in repairing failed septic systems. ENV 5.9

Wildlife Species and Habitat

Objective 25. Preserve wildlife species and their habitats. ENV 8


Standards

25.1.1 Review open space and other wildlife habitat areas on both Islands to determine suitability as a wildlife sanctuary and prioritize these areas in terms of acquisition or application of conservation easements.

25.1.2 Install appropriate signage (informational and interpretative) around designated wildlife sanctuary areas. Signage should also recognize that Ketron Island is a designated biodiversity area.

25.1.3 The pigeon guillemot colony areas with nesting cavities in the bluffs on the south end of Ketron Island should be protected as a wildlife sanctuary. This may be accomplished through a conservation easement or purchase for permanent open space.

25.1.4 Establish standards for the limits of human activity within wildlife sanctuary areas on Ketron Island such as:

25.1.4.1 Limit the times of human presence so as not to impact special life-cycle functions (e.g., nesting, birthing, and rearing times).

25.1.4.2 Set aside defined limits (such as walking trails where humans may go but other areas that “remain wild”).

25.1.5 Promote backyard wildlife sanctuary programs.

25.1.5.1 Provide public education and outreach on the WDFW Backyard Wildlife Sanctuary Program and the National Wildlife Federation Community Habitat Program.

25.1.5.2 Encourage the use of native vegetation and other habitat features in residential landscaping. ENV 2

Principle 2. Work with the WDFW to manage wildlife populations on Ketron Island to avoid overpopulation and to minimize damage to property.
Standards

25.2.1 Conduct a detailed study of the deer populations on Ketron Island to determine if deer levels are above an acceptable ratio for the land area.

25.2.1.1 Coordinate a study with WDFW staff biologist.

25.2.1.2 Explore opportunities to utilize one of the universities for graduate or doctorate level students to conduct a study.

25.2.2 If there is a verified deer overpopulation problem then work with WDFW biologist to develop strategies to correct this problem. Such actions may include fertility treatments and trap and release.

Principle 3. Work with WDFW to develop management recommendations that control nuisance animals such as raccoons and coyotes.

Principle 4. Ensure that non-native wild animals are not brought onto the Islands or introduced to the Islands.

Principle 5. Control wildlife hunting within the plan area.

Standards

25.5.1 Work with WDFW enforcement staff to establish strategies to deal with illegal hunting on Anderson and Ketron Islands and off the shorelines (e.g., seals and sea lions).

25.5.2 Explore the possibility of designating Anderson and Ketron Islands as “no shooting” areas.

25.5.2.1 Document shooting incidences when public safety has been compromised. DELETE

25.5.2.2 Petition the Pierce County Firearms Commission to consider the Islands as “no shooting” areas. DELETE

Principle 6. Work with WDFW to officially designate known wildlife habitat areas within the plan area.

Standards

25.6.1 Contact the WDFW staff biologist with potential wildlife habitat areas (i.e., nesting and breeding areas, caves, etc) so that these areas may be confirmed and added to the official Priority Habitats and Species and/or Wildlife Heritage Maps.

25.6.2 Special areas of interest include:
25.6.2.1 A pigeon guillemot colony with nesting cavities in the bluffs on the south end of Ketron Island, and a possible nesting site on the west side of Ketron Island.

25.6.2.2 Heron rookery(ies) on Anderson Island.

**Principle 7.** Explore long-term wildlife monitoring strategies. ENV 8.10.1

**Standards**

25.7.1 Participate in NatureMapping Program training to collect wildlife data for long-term monitoring.

25.7.2 Request WDFW to conduct a rapid species inventory “bioblitz” within the Ketron Island Biodiversity Management Area.

**Principle 8.** Support the implementation of the management recommendations from the Ketron Island Biodiversity Management Area as described in the Pierce County Biodiversity Network Assessment (August 2004).

**Principle 9.** Encourage fencing methods that allow for wildlife movement across large areas. ENV 8.3

**Open Space**

**Conservation, Restoration and Maintenance of Open Space**

**Objective 26.** Introduce a variety of strategies to encourage public and private organizations and private property owners to conserve, maintain, and restore open space areas. OS 2, PR 21+, LU 108-112

**Principle 1.** Encourage public education and outreach efforts on the conservation and restoration of open space areas.

**Standards**

26.1.1 Support the Pierce Conservation District (Stream Team and Farm Management), Pierce County WSU Extension Office, and other agencies in their efforts to educate property owners within the open space network on best management practices, native vegetation planting, and habitat restoration. OS 2, PR 21+

26.1.2 Develop and make available a brochure on the techniques and strategies available for maintaining open space. DELETE

**Principle 2.** Stewardship and management plans should be promoted for any publicly-owned or publicly-purchased open space parcel. LU 108-112

**Standards**
26.2.1 A stewardship and management plan may include multiple parcels in a geographic area. LU 108-112

26.2.2 At a minimum, stewardship and management plans should address long-term maintenance, public access, restoration, and permitted uses within the open space site. LU 108-112

Open Space Acquisition and Retention

Objective 27. Encourage acquisition and retention of open space within the plan area through the use of a variety of strategies. LU 108-112, OS 1, OS 1.3

Principle 1. Coordinate with local land trusts and public agencies to promote acquisition of high priority parcels on Anderson Island. LU 108-112, OS 2.2

Principle 2. County-owned properties, which serve as good fish and wildlife habitat, should be protected from conversion to other uses and integrated into the open space system. LU 108-112

Standards

27.2.1 Conduct an inventory of all public properties on Anderson Island, which may be utilized as open space and incorporated into a greenbelt park trail system. LU 108-112

Principle 3. Utilize the County’s Conservation Futures Program to purchase open space within the plan area.

Principle 4. Promote the Current Use Assessment (CUA) Program Public Benefit Rating System (PBRS) within the plan area. LU 97

Standards

27.4.1 Concentrate outreach efforts to those properties located within open space areas depicted in the County’s adopted open space/greenbelt map.

27.4.2 Encourage participation within the program by conducting workshops within the plan area.
FACILITIES AND SERVICES ELEMENT POLICIES

Law Enforcement, Fire Protection, and Emergency Management

Objective 28. Provide effective law enforcement to address community concerns for life safety, vandalism, and personal property protection. CF 16

Principle 1. Provide for reliable access to the Islands to help to ensure prompt emergency and police response when services are needed.

Standards

28.1.1 Pursue opportunities to establish a dock to provide prompt emergency and law enforcement access to Anderson Island.

28.1.2 Coordinate with the Pierce County Sheriff to add patrols and improve response times to the Islands.

Objective 29. Provide effective fire protection and emergency services to the Islands.

Principle 1. Coordinate with Fire District #27 on Anderson Island to provide effective fire and emergency services to the Island. Pursue opportunities to improve fire and emergency services to Ketron Island.

Principle 2. Negotiate fees for emergency services to Ketron Island.

Standards

29.2.1 Disseminate information to residents and property owners that addresses forestry stewardship to minimize forest fire hazards, proper maintenance of chimneys, and other ways to minimize fire hazards. DELETE

Objective 30. Increase preparedness in responding to possible disaster events affecting the Islands. CF 12

Principle 1. Pursue grant funding to develop emergency plans and provide information to the public to prepare for earthquakes, tsunamis, storms, and other disaster events that could affect the Islands. CF 10

Solid Waste

Objective 31. Provide adequate solid waste facilities, services, and programs to Ketron Island residents and property owners to discourage illegal dumping, storage of junk and burning.

Principle 1. Coordinate with the Solid Waste Division of Pierce County Public Works and Utilities to manage solid waste through reduction, recycling, composting, and other methods. U 18+, U 19+
Ensure island residents are provided up-to-date information and materials on convenient and cost effective ways to dispose and recycle household waste. U 18+, U 19+

Provide training programs and information on home composting yard and food waste. U 18+, U 19+

Utilize the Pierce County Responds Program to assist with cleanup of illegal dump sites, large equipment, and nuisance vehicles. U 18+, U 19+

**Principle 2.** Coordinate with the Solid Waste Division of Pierce County Public Works and Utilities to identify and develop viable opportunities for on-island solid waste disposal services.

**Standards**

31.2.1 Investigate options for providing regular garbage and recycling pickup service on Ketron Island and a drop off location for island residents to bring household and hazardous waste.

31.2.2 Implement on-island solid waste pickup and drop off services when viable options for providing such services become available.

31.2.3 Investigate options for a drop-off facility on Ketron Island for lawn waste and other organic waste that provides transfer to an organic matter waste recycling facility.

31.2.4 Establish an on-island lawn waste and other organic waste drop-off facility when viable options for providing such a facility become available.

**Utilities**

**Objective 32.** Provide needed utility services that are currently unavailable or inadequate to the needs of residents of the Islands. U 1, U 3, U 7, U 9

**Principle 1.** Provide access to public cable channels to all residents.

**Standards**

32.1.1 Work with appropriate public cable providers to provide access to cable channels that air Pierce County government, other local government, and other public agency meetings and other activities.

**Principle 2.** Encourage placing all utilities under ground. U 6.1

**Surface Water Flooding**

**Objective 33.** Control surface water flooding problems within the plan area. U 31, U 33
Principle 1. Utilize collected stormwater management fees to complete projects that improve surface water flooding problems in the plan area.

Standards
33.1.1 Improve surface water flood control improvements that are damaging roads.

Principle 2. Upgrade stormwater facilities (e.g., culverts and ditches) within the plan area that are undersized and causing flooding problems.

Principle 3. Adequately size new culverts so that flooding problems don't result from installation of undersized culverts.

Domestic Water Supply

Objective 34. Encourage the management of groundwater withdrawal rates so as to not exceed recharge rates in order to preserve the high quality and supply of groundwater resources. U 20.1, U 22

Principle 1. Enact measures to improve water conservation. U 28

Standards
34.1.1 Encourage water conservation measures for all land uses.
34.1.2 Encourage water purveyors and homeowners to trace and repair water leaks in existing water systems.
34.1.3 Encourage metering or measure all public water withdrawals or diversions. U 23
34.1.4 Encourage the application and implementation of water conserving landscaping plans. Promote the retention of existing vegetation and the use of drought tolerant native vegetation in landscaping areas.
34.1.5 Develop a pilot project with the Tacoma-Pierce County Health Department to establish a roof water retention system that reduces the need for groundwater withdrawals. DELETE

Principle 2. Pierce County shall work with the TPCHD to limit new wells and development activities that require water withdrawals in any areas that are identified as being at risk for saltwater intrusion. U 26.5, U 27

Standards
34.2.1 Prohibit new wells on sites that are at high risk for saltwater intrusion, unless it can be demonstrated through a hydrogeologic assessment that additional groundwater withdrawal will not worsen the problem in the vicinity. U 26.5, U 27
34.2.2 Promote water conservation measures in the summer months when saltwater intrusion tends to peak as pumping rates are the highest and rainfall (aquifer recharge) is the lowest. U 28.1

Transportation

Intent: Ensure that the transportation system is safe and efficient and serves all segments of the population.

Ferry Service

Objective 35. Provide an appropriate level of ferry services to both Anderson Island and Ketron Island residents and property owners.

Principle 1. Coordinate with other agencies, civic groups, and the public to address ferry issues and concerns.

Standards

35.1.1 Consult with the Town of Steilacoom, the Department of Corrections (DOC), and Pierce Transit on ferry operations, transit service, parking availability and other land use matters that may affect the ferry landing in Steilacoom.

35.1.2 Improve coordination efforts with the adjoining ferry service providers (Washington State Ferries, DOC, etc.) to minimize any adverse impacts to the County ferry service.

35.1.3 The Pierce County Public Works and Utilities Department must continue to coordinate with the Anderson Island Citizens’ Advisory Board (AICAB) on ferry improvements and ferry operational issues (schedule, fares, interagency agreements, etc.).

35.1.4 Work with Ketron Island residents to identify a process (e.g. participation in the AICAB Ferry Committee, participation in the County Ferry Advisory Committee, etc.) for ensuring their input on ferry improvements and ferry operational issues.

35.1.5 Conduct or participate in community outreach efforts to gather input on ferry needs and concerns.

35.1.6 Establish procedures for making County ferry information and documents more readily available for public review. DELETE

Principle 2. Consider changes to the County’s ferry level of service (LOS) policies to focus on ferry peak commuting periods.
**Principle 3.** Explore the feasibility of a dock at the Anderson Island ferry landing to accommodate moorings for Sheriff Department and Fire District emergency vessels.

**Principle 4.** Investigate the feasibility of consolidating ferry service with the Department of Corrections (DOC).

**Principle 5.** Coordinate with the Burlington Northern Santa Fe (BNSF) Railway on potential impacts of future freight services and capital improvements upon the ferry landing.

**Standards**

35.5.1 Ensure that the design for the second ramp at the ferry landing anticipates delays associated with future increases of rail freight traffic. Consider other modifications at the ferry landing (e.g. redesign of the ferry queuing lanes) to improve the efficiency of the ferry loading and unloading operations.

35.5.2 Investigate the need for a grade separation at the railroad line adjacent to the ferry dock in Steilacoom.

**Objective 36.** Focus the ferry service on moving people and not vehicles.

**Principle 1.** Implement ferry improvements and operations to enhance or encourage walk-on passenger ridership.

**Standards**

36.1.1 Consider fare discounts to carpoolers and vanpoolers to reduce the number of vehicles taking the ferry.

36.1.2 Reconstruct the Anderson Island park-and-ride lot and Villa Beach Road AI to accommodate passenger drop-offs and pick-ups. Include a second (upper) driveway access to the park-and-ride lot.

**Principle 2.** Support the establishment of inexpensive parking in Steilacoom reserved for island residents.

**Standards**

36.2.1 Prepare a feasibility study in consultation with the Town of Steilacoom, the Department of Corrections, and Pierce Transit to identify parking areas in or near Steilacoom for island residents. Consider the Burlington Northern Santa Fe (BNSF) Railway property in Steilacoom, Western State Hospital in Lakewood, and the Chambers Creek properties in University Place as candidate locations.

**Transit Service**
Objective 37. Support transit services that meet the travel needs of island residents.

Principle 1. Coordinate with Pierce Transit to improve passenger connections between the County ferry system and the local transit service provided by Pierce Transit.

Standards

37.1.1 Work with Pierce Transit to ensure that the schedules for the ferry service and the local bus service are coordinated to the extent possible. Emphasis should be given to the morning and evening commute periods. DELETE

37.1.2 Establish procedures with Pierce Transit regarding the mutual notification of ferry and bus service changes that may affect island passengers. DELETE

37.1.3 Invite Pierce Transit to participate in the County’s Ferry Advisory Committee. DELETE

37.1.4 Request that Pierce Transit provide regular updates about local transit services to the Anderson Island Citizens’ Advisory Board and the Ketron Island Homeowners Association. DELETE

Principle 2. Coordinate with the Town of Steilacoom, the Department of Corrections (DOC) and Pierce Transit to explore opportunities for sharing bus service and parking areas for passengers and visitors traveling to Anderson, Ketron, and McNeil Islands.

Principle 3. Promote increased transit service for commuters traveling between the islands and destinations within and outside of Pierce County.

Standards

37.3.1 Request that Pierce Transit provide more frequent bus service at the ferry landing in Steilacoom.

37.3.2 Work with Pierce Transit and Sound Transit to facilitate timely connections from the ferry landing in Steilacoom to Pierce College and the Lakewood Transit Center, where passengers can access bus service to Tacoma, Fort Lewis, and the Seattle-Tacoma International Airport.

Principle 4. Investigate the feasibility of providing dial-a-ride transit service (e.g., Bus PLUS service) on Anderson Island in the future as population demand warrants.

Roadway Improvements

Anderson Island

Objective 38. Preserve the rural character of the Anderson Island roadway system.
Principle 1. Minimize the construction of new roads to maintain the rural atmosphere of Anderson Island.

Principle 2. Minimize the widening of roadways in order to reduce traffic volumes and vehicle speeds.

Principle 3. Consider the use of paved shoulders and off-road paths and trails instead of sidewalks in order to preserve the rural character of the community.

Principle 4. Maintain the visual corridors along roadways through the retention of trees which are safe and sound, appropriate greenery, and native vegetation on adjacent properties.

Principle 5. Design and construct roadway improvements in a manner that minimizes changes to existing topography and minimizes impacts to critical areas.

Objective 39. Develop a roadway system on Anderson Island that enhances safety and facilitates access to community facilities.

Principle 1. Pursue strategies to maximize the safety of the roadway system.

Standards

39.1.1 Provide continuous paved shoulders or roadside trails along Eckenstam-Johnson Road AI and Yoman Road AI between the general store and the ferry landing to improve vehicle and pedestrian safety.

39.1.2 Consider the use of roadside paths and trails throughout the Riviera development and in areas leading to community facilities to provide physical and visual separation between automobile traffic, pedestrians, and bicyclists.

39.1.3 Reconstruct the sharp curves and tight turns on Yoman Road AI between the community clubhouse and the ferry landing to reduce the potential for accidents.

39.1.4 Design any new or reconstructed intersections at right angles, wherever feasible. Discourage the use of offsets or sharp angle turns at intersections. DELETE

39.1.5 Consider and maintain street lighting in areas of safety concern, including at intersections and on arterials near community facilities. D 6.3

39.1.6 Consider traffic flow and safety improvements on Villa Beach Road AI and Yoman Road AI since residents use these local roads to access the ferry landing.
39.1.7 Consider traffic flow and safety improvements on Country Club Drive AI and Matthews Way AI since residents use these local roads to cut through the Riviera development and to access the rural neighborhood center.

39.1.8 Design any new or reconstructed roadways to meet current Pierce County standards. **DELETE**

**Principle 2.** Implement roadway improvements leading to places where residents frequently drive.

**Standards**

39.2.1 Give priority to roadway improvements that facilitate safe access to the ferry landing.

39.2.2 Pursue traffic improvements that improve vehicular access to the general store and the other businesses in the rural neighborhood center.

39.2.3 Encourage the use of shared driveways on Eckenstam-Johnson Road AI and Yoman Road AI between Guthrie Road AI and the ferry landing, where appropriate, in order to improve traffic flow and to minimize the number of intersections and ingress/egress points.

**Principle 3.** Coordinate with other agencies, civic groups, and the public on the planning, design, and construction of roadways.

**Standards**

39.3.1 Consult with the Steilacoom School District, the local park district, the local fire district, the Sheriff’s Department, and the Anderson Island Citizens’ Advisory Board on roadway improvements which have the potential to affect schools, parks, and other community facilities. **T 30+**

39.3.2 Collaborate with the Steilacoom School District to identify, prioritize, and implement safety related improvements near the elementary school. Improvements may include but are not limited to signage, crosswalks, and traffic calming measures. **T 30+**

39.3.3 Conduct or participate in community outreach efforts for the purpose of discussing local transportation issues and the study of related programs and projects. **T 30+**

**Principle 4.** Pursue various means of public and private financing of transportation projects. Explore alternative funding mechanisms for transportation improvements. **T 31+**

**Standards**
39.4.1 Explore options for generating revenue for transportation improvements (e.g. grants, road levies, roadway improvement districts, bonds, tax incentives).  T 31+

Objective 40. Make the roadway system on Anderson Island safer and more convenient to pedestrians and other nonmotorized users. T 1, T 12

Principle 1. Implement nonmotorized improvements along roadways leading to places where residents frequently walk or bike. T 12 - 15

Standards

40.1.1 Provide continuous paved shoulders or roadside trails along Eckenstam-Johnson Road AI and Yoman Road AI between the general store and the ferry landing in order to facilitate nonmotorized travel on Anderson Island. These improvements will support nonmotorized access to the ferry landing, the community clubhouse, and the businesses in the rural neighborhood center. Same as 39.1.1, DELETE

40.1.2 Consider nonmotorized connections to the fitness center, the lakes, and other recreational sites.

40.1.3 Integrate the nonmotorized improvements with the off-road trail system, where appropriate. T 12 - 15

Principle 2. Pursue strategies that enhance nonmotorized travel. T 12 - 15

Standards

40.2.1 Consider the provision of roadside paths or trails, which are physically separated from the roadway, throughout the Riviera development and in areas leading to community facilities.

Principle 3. Consider nonmotorized facilities in new development approvals and roadway construction. T 12 - 15

Standards

40.3.1 Encourage developers of residential subdivisions to construct nonmotorized facilities on all County arterials that front their property. T 12 - 15

40.3.2 Include facilities to accommodate pedestrians and bicyclists in new and reconstructed arterials when such facilities are identified as a nonmotorized project recommendation in this Community Plan, unless critical areas or other environmental or physical constraints preclude such improvements. T 12 - 15

Principle 4. Coordinate with other agencies, civic groups, and the public to identify and implement nonmotorized improvements.
Standards

40.4.1 Consult with the Steilacoom School District to identify, prioritize, and implement nonmotorized improvements near schools and bus stops.

40.4.2 Work with the local park district to identify, prioritize, and implement nonmotorized connections with existing and proposed off-road trails.

40.4.3 Conduct or participate in community outreach efforts to gather input on local nonmotorized needs and concerns.

Ketron Island

Objective 41. Develop a roadway system on Ketron Island that accommodates existing and future residents.

Principle 1. Place primary emphasis in funding on the improvement of existing roadways on Ketron Island rather than the construction of new roadways.

Standards

41.1.1 Work with the Ketron Island Water District and other affected property owners in improving Morris Boulevard to facilitate access to the Ketron Island ferry landing.

41.1.2 Consider upgrading Morris Boulevard and other connecting roadways as paved roads over the next twenty years to support future development on Ketron Island.

Principle 2. Investigate alternative funding mechanisms for transportation improvements on Ketron Island. T 31 +

Standards

41.2.1 Explore options for generating revenue for transportation improvements (e.g., grants, road levies, roadway improvement districts, bonds, tax incentives). T 31 +

Objective 42. Make the roadway system on Ketron Island safer and more convenient to pedestrians and other nonmotorized users. T 1, T 12

Principle 1. Include paved or soft shoulders in any new roadway construction on Ketron Island.