

**Land Use Workgroup Call  
January 3, 2018**

**Peter Claggett, Coordinator  
CBP Land Use Workgroup**

# PSC Requested Policy Decisions

Approval of the Water Quality Goal Implementation Team's recommended use of 2025 projected conditions (based on the current zoning scenario) to account for growth in the development and implementation of the jurisdictions' Phase III WIPs

# PSC Requested Policy Decisions

Approval of the Water Quality Goal Implementation Team's proposed approach to continued Partnership accounting for growth into the future by:

- Updating the Partnership's projection of future growth every two years
- Factoring these updated future projections into next round of the jurisdictions' two-year milestones
- Factoring in future (every 4 years) updates to the Partnership's high resolution land use/cover data across the entire watershed
- Ensuring local partner review of the future growth forecasts with each 2-year update

## **“Conservation Plus” Family of Scenarios: 2025**

The “Conservation Plus” family of scenarios represents a variety of land conservation, land use planning, and policy actions that will directly or indirectly affect future patterns of development.

Three themes emerged from the list of plausible actions that are of interest to CBP jurisdictions and can be simulated consistently throughout the Chesapeake Bay watershed:

1. Forest Conservation
2. Growth Management
3. Agriculture and Soil Conservation

# “Conservation Plus” Scenario Narratives

## **Forest Conservation:**

Organizations and governments will proactively pursue a variety of actions to conserve forests and wetlands which provide the greatest benefits to society including nutrient uptake, bank stabilization, stream temperature moderation, flood hazard avoidance and minimization, and wildlife habitat. Examples priority areas include high-priority conservation areas, riparian zones, shorelines, large contiguous forest tracts, and lands adjacent to protected areas.

## **Growth Management:**

Organizations and governments will proactively pursue a variety of actions to encourage growth in areas with supporting infrastructure. Example priority areas include undeveloped or under-developed areas with adequate existing roads, sewer, water, and internet.

## **Agriculture and Soil Conservation:**

Organizations and governments will proactively pursue a variety of actions to conserve farmland and productive soils. Example priority areas include agricultural districts, prime farmland, farmland of state importance, and floodplains.

# Scenario Specifications

## 1. Forest Conservation (FC) scenario (1<sup>st</sup> Priority)

- Conserve riparian zones (100-ft)
- Conserve wetlands (NWI, State Designated Wetlands, and Potential Conservable Wetlands(PA only))
- Conserve areas subject to a 1m-rise in sea levels by 2100 and within 1-mile of National Wildlife Refuges
- Conserve large forest tracts (250+ acres)
- Conserve shoreline forests (all contiguous tracts within 1000-ft of the shoreline)
- Conserve all high-priority conservation areas identified by the Chesapeake Conservation Partnership

## 2. Growth Management (GM) scenario (2<sup>nd</sup> Priority)

- Increase percent of infill/redevelopment by 10% per decade
- Increase urban densities by 10% per decade
- Increase proportion of urban vs rural growth by 10% per decade
- Expand sewer service areas by 1-mile per decade
- Avoid growth on soils unsuitable for septic systems

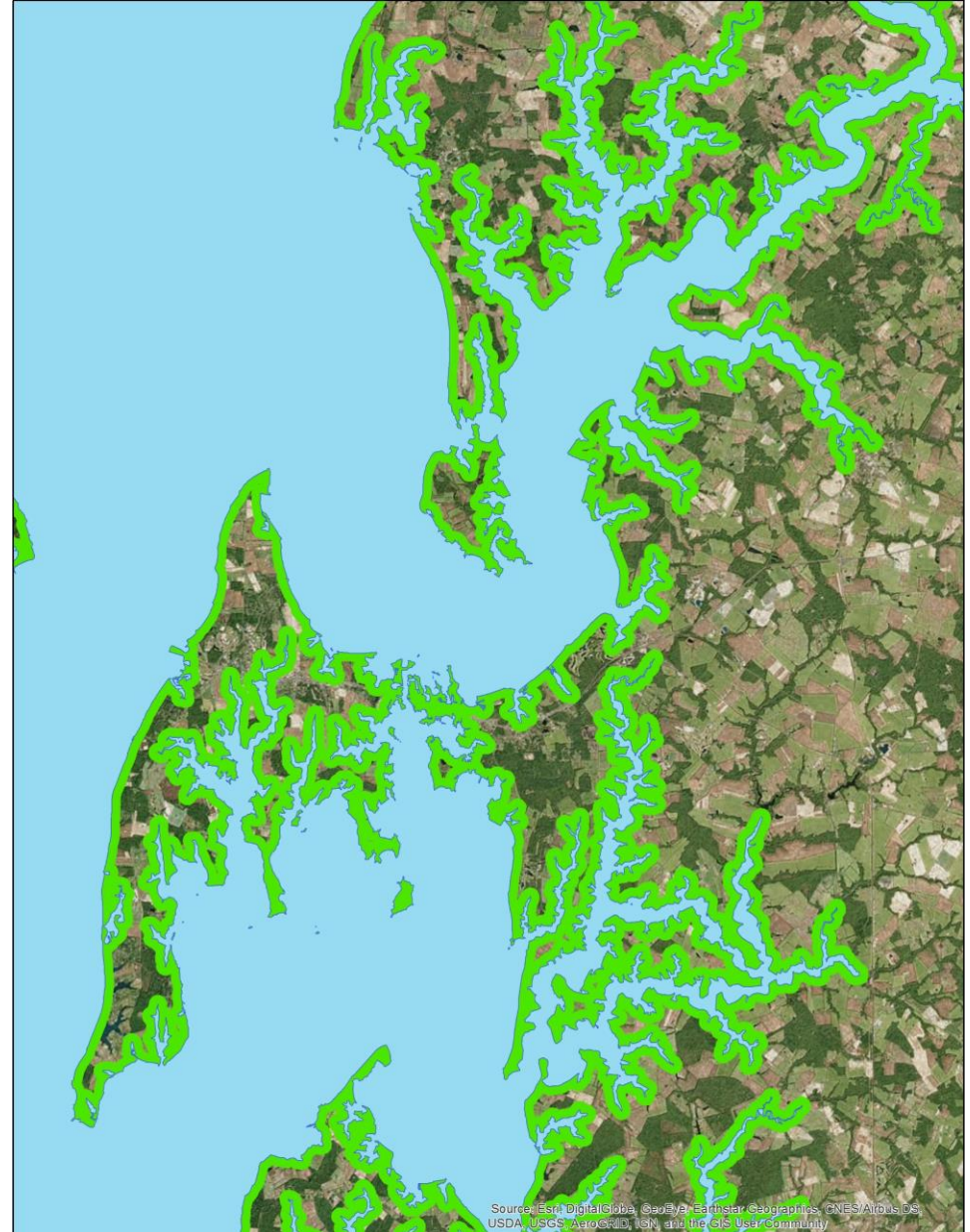
## 3. Agriculture and Soil Conservation (ASC) scenario (3<sup>rd</sup> Priority)

- Conserve all designated Agricultural Districts and areas zoned rural agricultural
- Conserve 100-year floodplain and frequently-flooded soils
- Conserve prime farmlands and farmland of state importance
- Conserve potential restorable wetlands (PA only)

# 250+ acre Forest/Wetland Patches

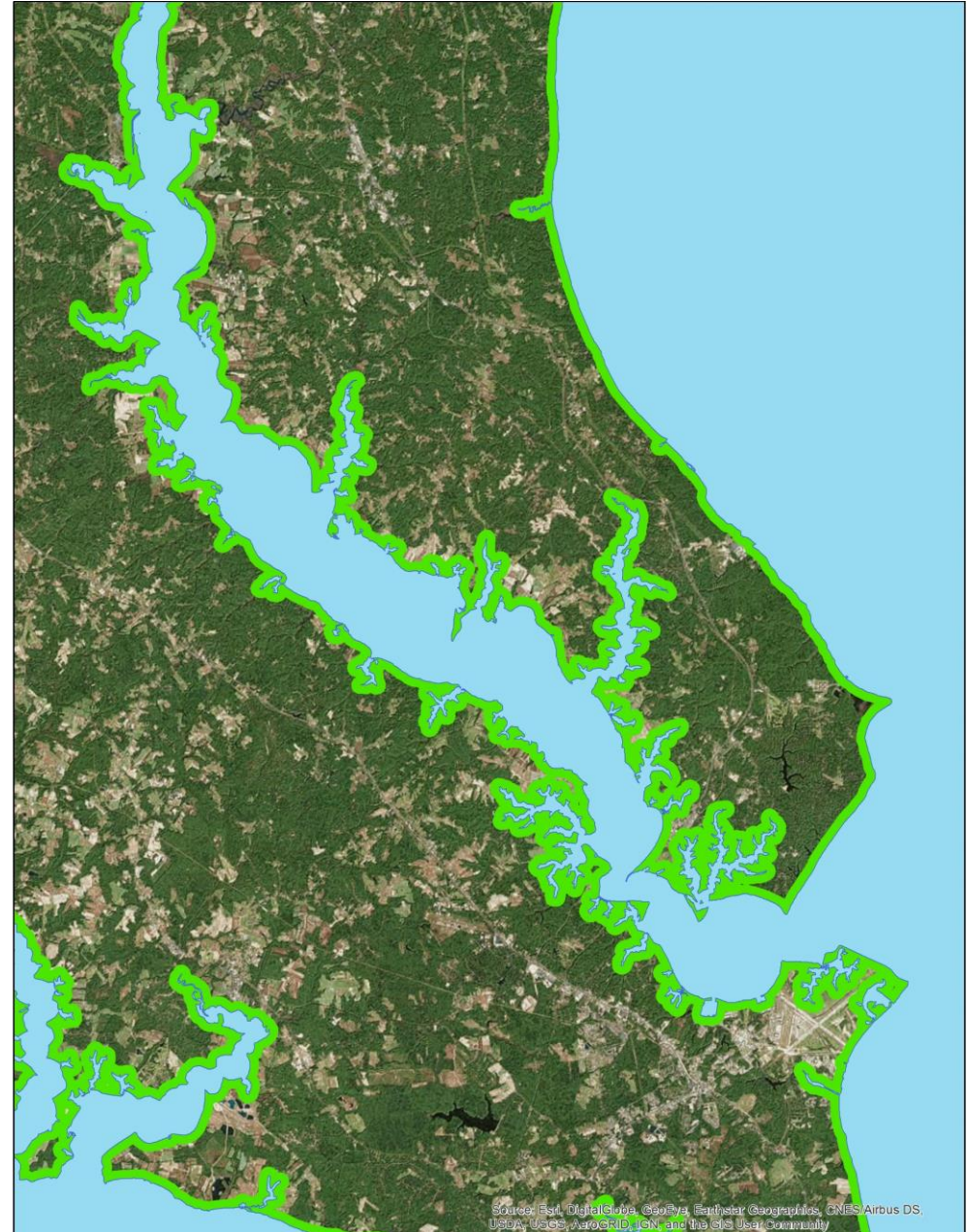


# 1000-ft Shoreline Buffer

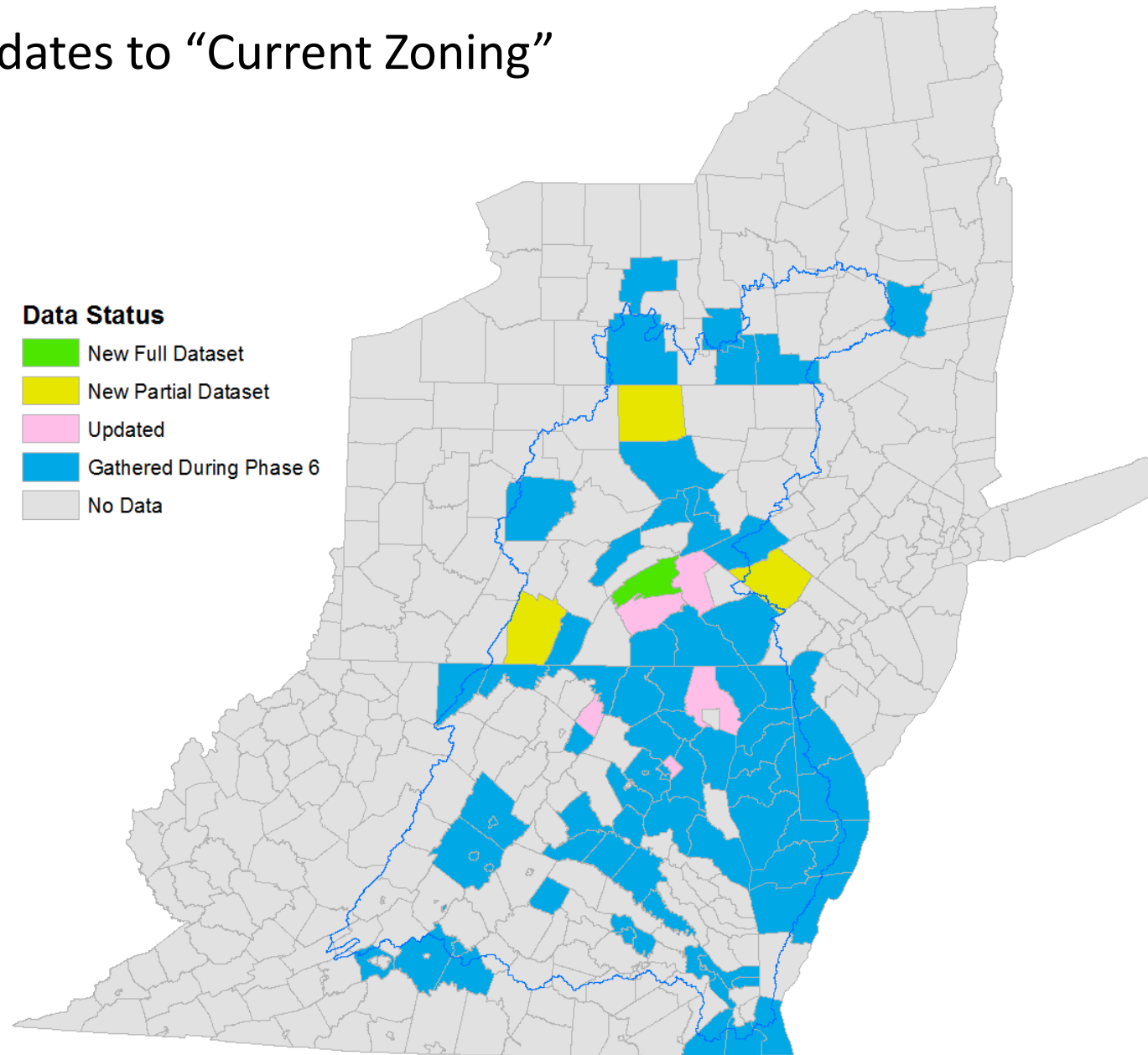




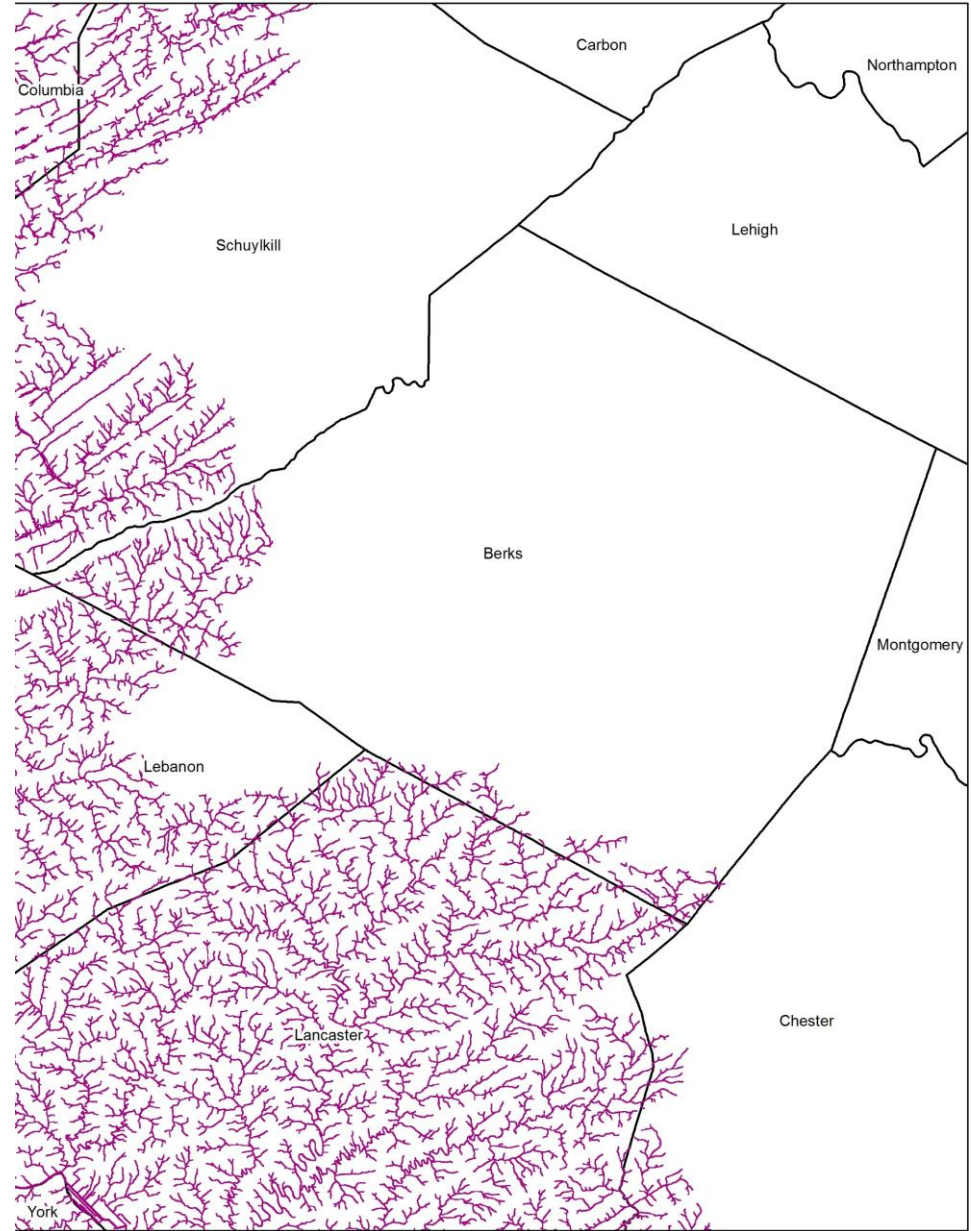
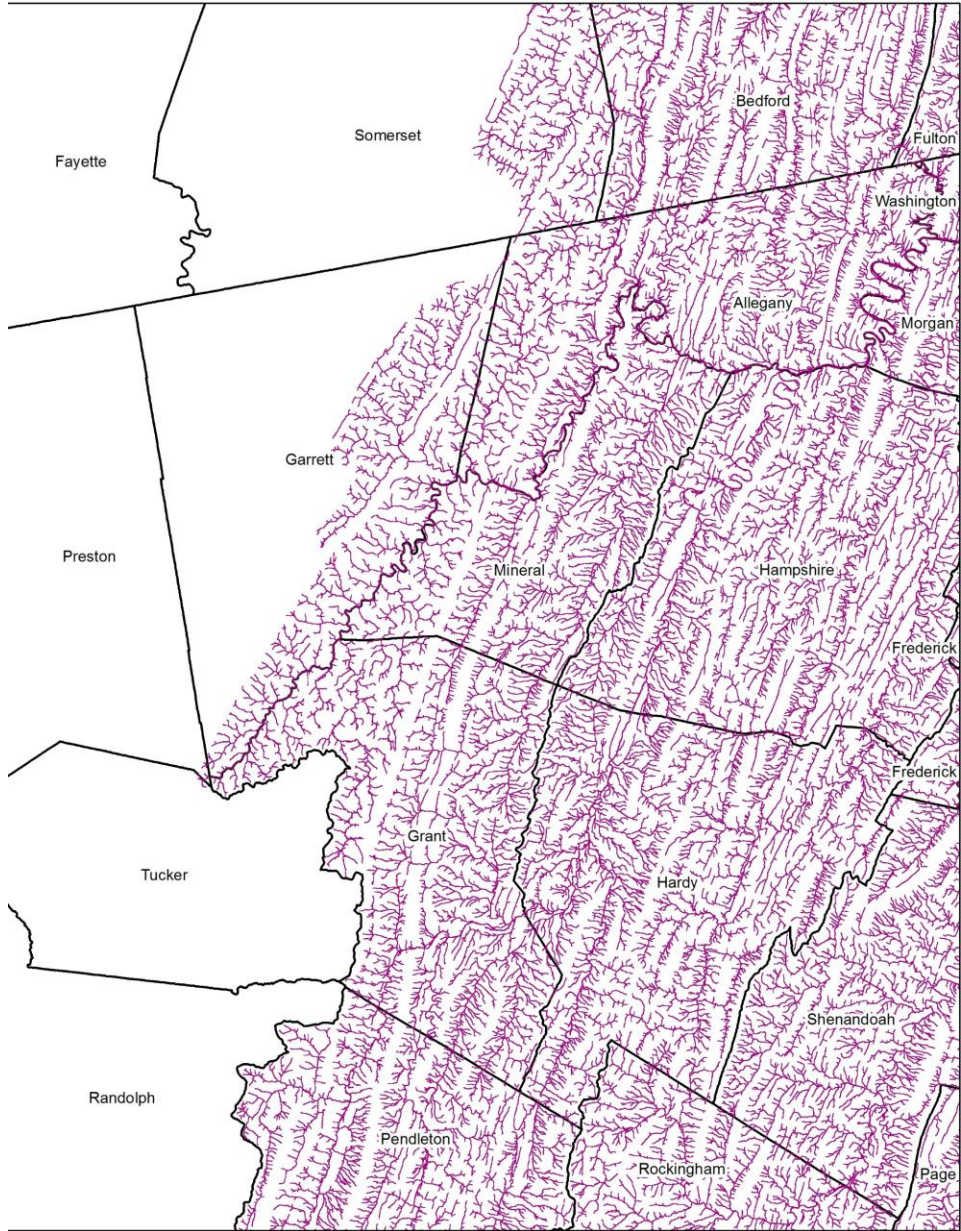
# 1000-ft Shoreline Buffer



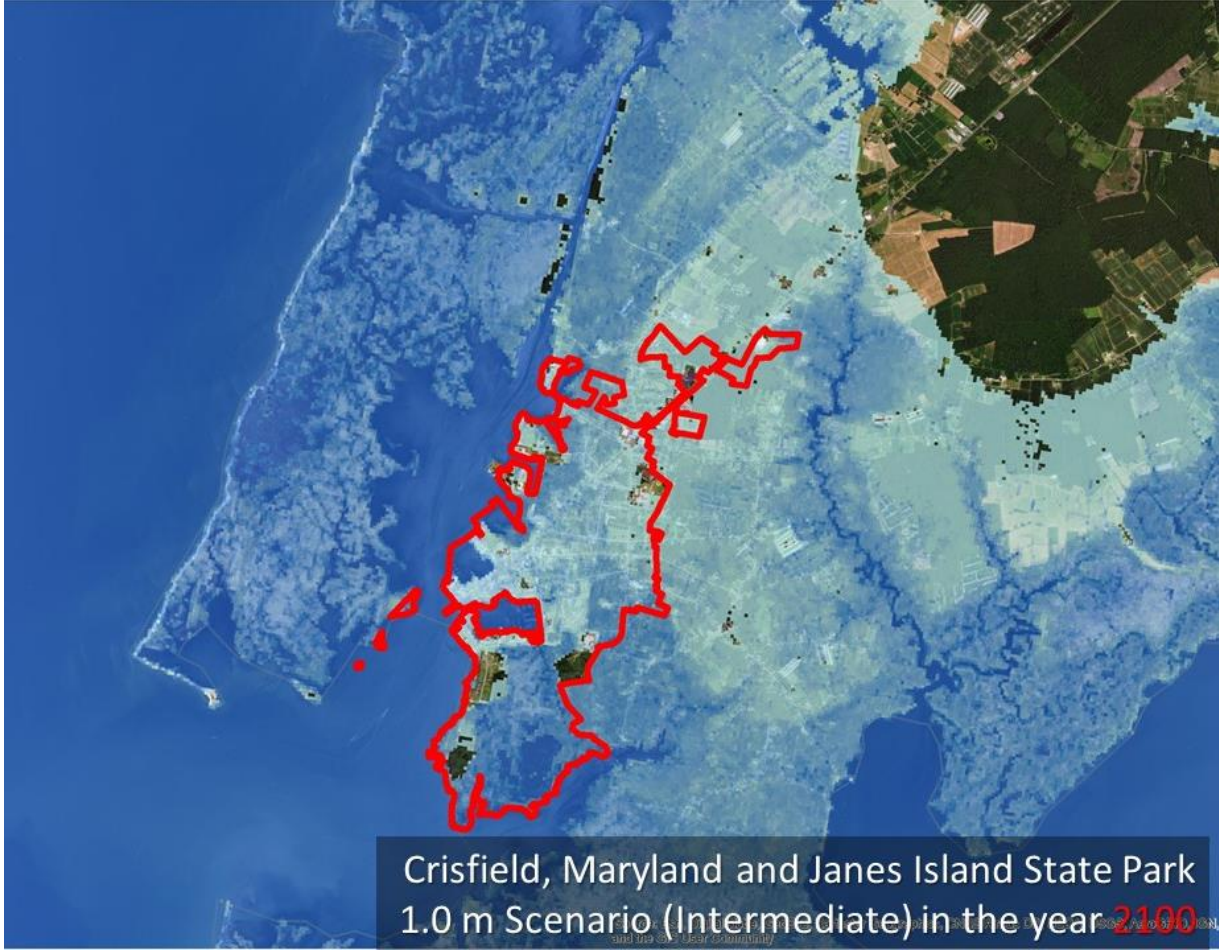
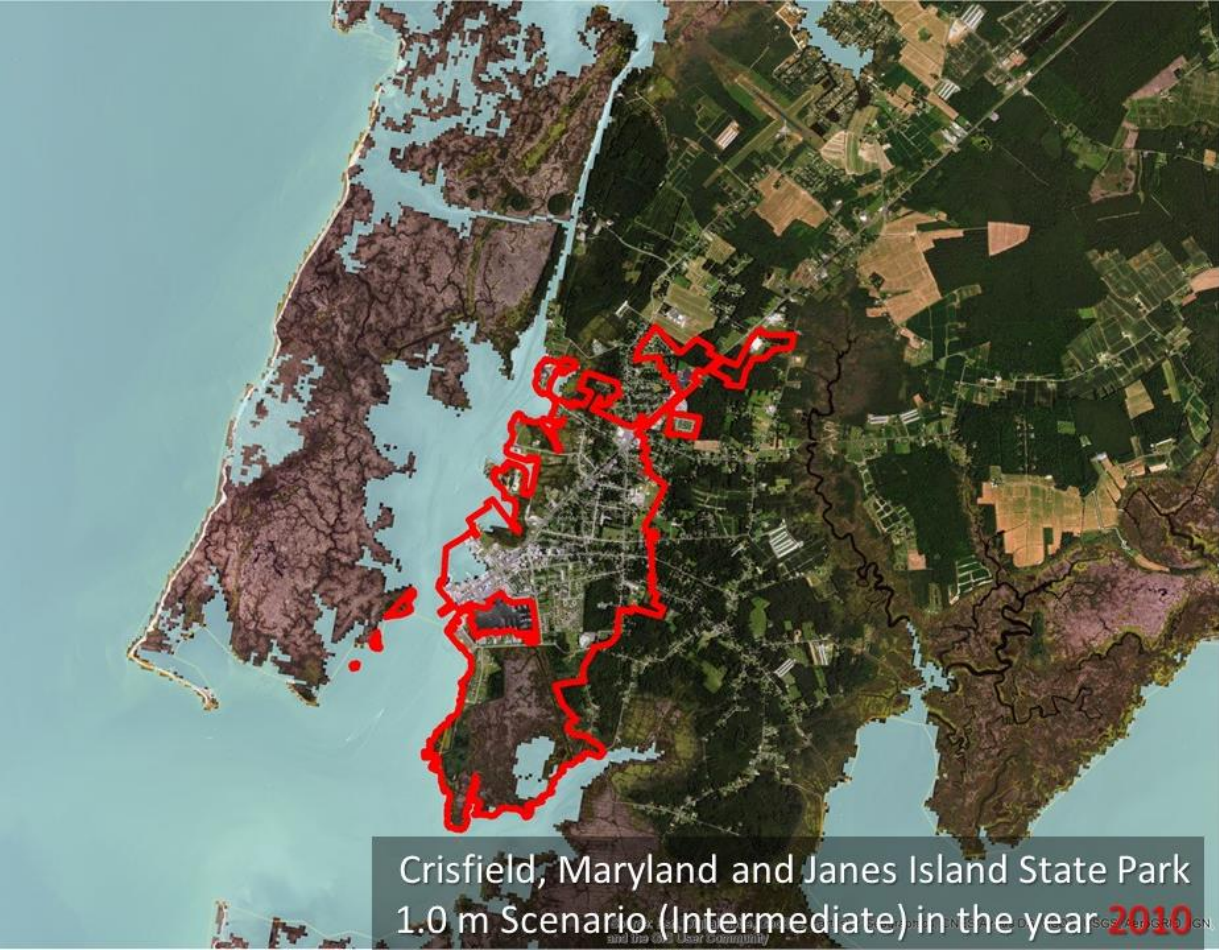
# Zoning Updates to “Current Zoning”



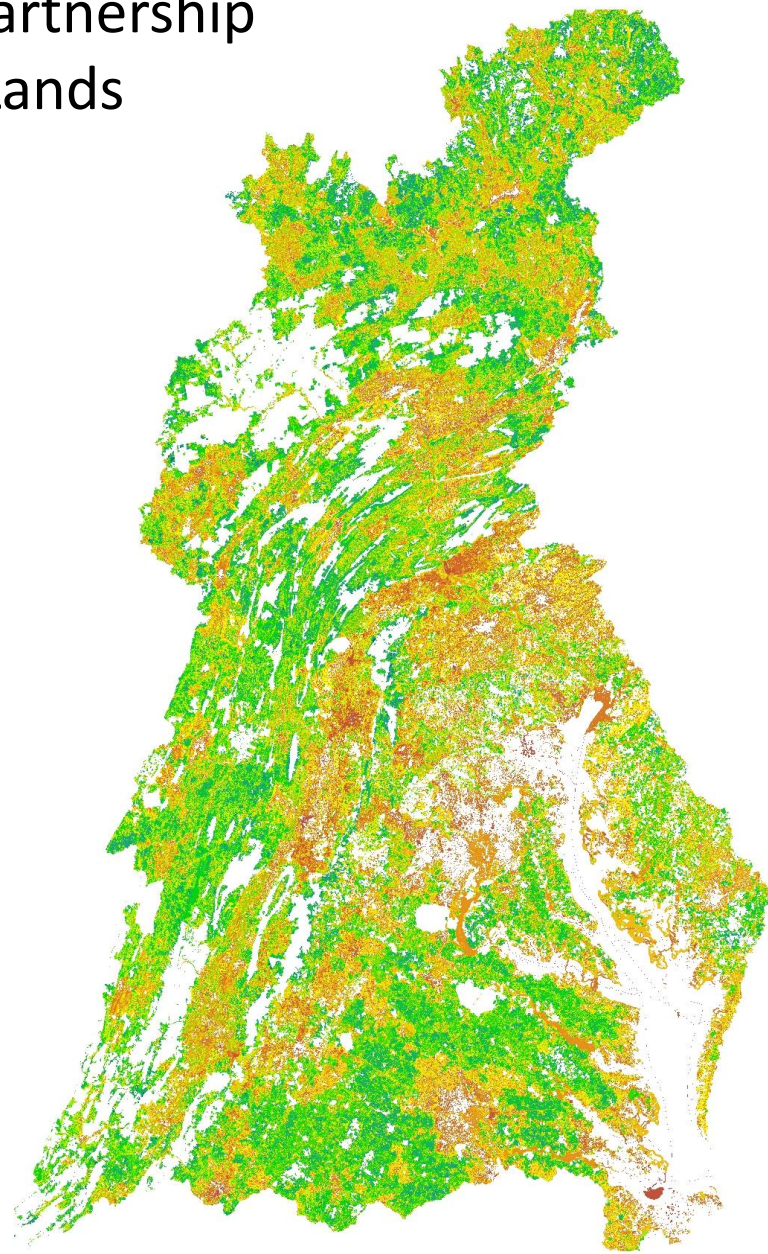
# 30m (98.4-ft) Riparian Buffers



# 1m Sea-Level Rise by 2100



Chesapeake Conservation Partnership  
High-Priority Conservation Lands



# Land Use Scenario Timeline

- Dec. 20<sup>th</sup>:** Complete all edits\* to the “Current Zoning” scenario and begin CBLCM runs.
- Dec. 29<sup>th</sup>:** Complete CBLCM runs and post-processing of “Current Zoning” scenario.
- Jan. 3<sup>rd</sup>:** Land Use Workgroup Call: 10:00am – 12:00pm
- Jan. 5<sup>th</sup>:** Deliver “Current Zoning” scenario to CBP modeling team (into CAST the following week); Complete CBLCM runs of “Forest Conservation” scenario.
- Jan. 15<sup>th</sup>:** Deliver “Forest Conservation” scenario to CBP modeling team (into CAST by March 31<sup>st</sup>)
- Jan. – March:** Produce and deliver “Growth Management”, “Agriculture and Soil Conservation”, and selected additional scenarios to CBP modeling team.
- March 31<sup>st</sup>:** Input all scenarios into CAST.

\* Edits include avoiding growth in the FEMA floodway, zoning and sewer service area edits, refining septic counts and other requested changes.

# Future LUWG Activities

- Develop 2020 High-res land use classification and dataset for Phase 6 (or 7)
- Address 2014 Agreement: “Land Use Methods and Metrics Outcome”
  - Develop a multi-resolution land use monitoring plan
- Develop tailored land use forecasts to support various 2014 Agreement outcomes