

## SUPPLEMENTAL FORM B – OPC LCP SLR GRANT PROGRAM

Comment [SN1]: 5 page limit

### Potential Impacts from Sea-Level Rise – Preliminary Assessment

Comment [Diana2]: Preliminary assessment of potential impacts from sea-level rise and climate change using NOAA's [Sea-Level Rise Viewer](#) or other readily available planning tools is required as part of the application. This assessment should be included and referenced in the project description below to explain the purpose, benefit and need for the proposed project.

#### 1. Need

San Francisco's LCP was certified nearly thirty years ago, in 1986, and has not been updated since that time. In the past 28 years, the uses, needs, and challenges of this area have changed significantly. Most importantly, shoreline erosion has resulted in the loss of beach area and public access south of Sloat Boulevard. San Francisco's existing LCP does not address this pressing issue.

Comment [SN3]: Provide sufficient background information for reviewers to independently assess the significance of the proposed project.

Summarize the problem to be addressed and the status of ongoing efforts to address the identified needs.

Based on a preliminary assessment of potential impacts from sea-level rise and climate change using the Our Coast Our Future Project interactive sea-level rise mapping tool, few if any developed areas in San Francisco's Coastal Zone appear to be vulnerable to coastal flooding with sea-level rise as projected through 2100. This is because most developed areas within San Francisco's Coastal Zone are set back from the shoreline and are at elevations that are well above future flood levels. At primary risk however, are San Francisco's beaches and coastal access and recreation facilities. With sea-level rise, the type of shoreline erosion issues that the City experiences south of Sloat Boulevard are likely to threaten other areas of San Francisco's Pacific shoreline.

#### 2. Benefit

The proposed LCP amendment would provide the following public benefits:

Comment [SN4]: Applicants should describe how the projects will maximize public benefits of the coast as articulated in the [Coastal Act](#) and [California Ocean Protection Act](#). These benefits can include preserving and enhancing habitat such as coastal wetlands and natural lands, conserving biodiversity, protecting, providing or enhancing public access, protecting priority land uses such as coastal dependent development and recreational opportunities and protecting visitor serving amenities.

##### Coastal Access and Recreation

- Reestablishment of the sandy beach south of Sloat Boulevard
- Removal of shoreline protection structures that obstruct public access and create a hazard to beach users and surfers
- Increased public access benefits resulting from erosion management strategies

##### Coastal Habitat

- Removal of shoreline armoring and restoration of sandy beach and erodible bluffs would preserve and enhance habitat for cliff swallows and shorebirds

##### Climate Change Adaptation

- Long-term managed retreat of existing infrastructure in response to shoreline erosion, sea-level rise and increased storminess due to climate change
- In addition to implementing the provisions of the Ocean Beach Master Plan that address shoreline erosion and sea-level rise for the area between Sloat and Skyline Boulevards, the proposed LCP amendment would include sea-level rise adaptation policies applicable throughout the affected areas of the City's Coastal Zone.

Through continued outreach and engaging with the public, the proposed LCP amendments will also result in increased awareness and education. They will also help to enhance community resilience by promoting advanced planning for existing and future impacts of sea-level rise. Furthermore, the proposed LCP amendments will enhance San Francisco's adaptation capacity because members of the public will have increased knowledge regarding natural hazards, coastal issues such as coastal erosion, flooding and inundation and how natural systems can protect communities from anticipated climate change impacts.

This is important and much needed work to ensure that our LCP accounts for the significant changes along our coastline related to sea-level rise. An amendment will chart a path forward to the long-term management and protection of San Francisco's coastal resources.

### 3. **Transferability**

As discussed in the Project Description, the proposed LCP amendment would protect and, in some instances, remove public infrastructure and restore previously armored beach and bluff areas in response to shoreline erosion south of Sloat Boulevard. Although highly preferable from the standpoint of preserving coastal resources and public access, this type of managed retreat is rarely implemented on California's coast where shoreline armoring continues to proliferate. As the effects of sea-level rise exacerbate shoreline hazards and accelerate erosion, alternatives to armoring must be pursued to preserve the State's priceless beaches and shorelines. Adoption of a long-term plan to remove armoring, protect/relocate public infrastructure and restore the beach and bluff at San Francisco's Ocean Beach will serve as an important example to other jurisdictions.

**Comment [SN5]:** Projects that address issues in a manner that may be useful as a model for other communities will be given priority. The potential transferability of analysis, strategies, or draft ordinance language will be considered in evaluation of proposals.

In addition, by incorporating the FEMA pilot study, which is analyzing future coastal flood risks accounting for sea-level rise, into our sea-level rise adaptation planning and policies, the City will demonstrate the benefits of this project for local government hazard planning and reinforce the importance of acknowledging sea-level rise in floodplain management policies in all coastal flood hazard areas.

Finally, the SFPUC's sea-level rise study under the Sewer System Improvement Program, which the LCP amendment will rely on as a primary data source for sea-level rise adaptation planning and policy development, will serve as a useful example to other jurisdictions of a state-of-the-art sea-level rise mapping and modelling tool.

### 4. **Implementation**

The San Francisco Planning Department will lead the effort to amend our LCP and, working closely with stakeholders, build off of the investment SPUR and the City and County of San Francisco made during the development of the 2012 Ocean Beach Master Plan, and from the FEMA and SFPUC sea-level rise studies. The overall intent of the project is to improve local coastal planning and response to climate change impacts by leveraging existing planning efforts and policy frameworks, including the decision-making structure and consensus reached as part of the Ocean Beach Master Plan effort. We want to improve on the network established during the Ocean Beach Master Plan process to bolster public support for appropriate policies to address sea-level rise.

**Comment [SN6]:** Identify, with a high degree of specificity, how the work funded by the grant will help the community to update its LCP.

Applicants should describe the complete planning process and identify how the work funded by this grant advances that process.

Applicants should identify the specific elements of their LCP that they expect to update through this work.

We expect the planning process to commence in early 2015. The first year of the project will be dedicated to public engagement, with numerous public workshops and one-on-one meetings with stakeholders. The second year will focus on shepherding the draft amendments through the approvals process, which includes the San Francisco Planning Commission, the San Francisco Board of Supervisors, and the California Coastal Commission. A detailed timeline and list of benchmarks with deliverables is included in this application's Project Description section.

We recognize that successful management and planning for San Francisco's western shoreline requires even greater strategic communications and engagement of our coastal stakeholders. There is a complex array of federal, state and local agencies that oversee the western shoreline, each with different responsibilities and priorities. Therefore, the first year of the amendment process will be dedicated to public and agency engagement, with numerous public workshops and one-on-one meetings with stakeholders. The grant will in part support an outreach facilitator, who can act as a neutral voice in the public engagement process. This consultant will help staff develop a detailed public and agency engagement plan to ensure the appropriate level of public and agency involvement, focus the discussions, and help reach consensus. Lastly, the grant would support our work with existing partners, like SPUR, to use consensus-driven strategies to inform our policy language.

To complement this engagement effort, we will hold regular meetings with an Interagency Advisory Committee, which will represent local, state and federal agencies, as well as regular meetings with the Ocean Beach Planning Advisory Committee, which will represent key community stakeholders. We also recognize the importance of frequent communication with California Coastal Commission (CCC) staff and will meet regularly with CCC staff throughout the process to provide plenty of opportunity for preliminary review and ensure that we are headed down the right track. We will also regularly engage decision-makers along the way. The grant will support these efforts through the hire of an experienced outreach consultant.

In regards to specific elements of the LCP that will be amended through this process, we propose to add overarching sea-level rise policies that would be applicable to the entire coastal zone. Currently, San Francisco's certified LCP consists of overarching transportation policies for the entire coastal zone and specific policies relating to the ten geographic subareas. It includes 11 objectives, many of which are still relevant, while others are outdated. The proposed amendment would add overarching sea-level rise policies as well as update the policies in the applicable geographic subareas, including the Ocean Beach and The Great Highway geographic subareas. A wholesale update is not recommended at this time but will be proposed once this time-critical amendment is approved by the CCC.