

**Seawall Park Ad Hoc Committee  
November 1, 2016**

***Building on the Planning Work Already Done***

**City of Langley Goals and Policies Relate to Seawall Park**

**From the CURRENT Comprehensive Plan (2013):**

Economic Development Goal 6 – Develop the eastern waterfront with multiple uses that provide broad public benefit and enhance overall community quality of life. Do so in balance with other aspects of the community and in ways that are consistent with the scale and character of Langley.”

“Preserve, protect and expand, when possible, opportunities for the public to have access to and enjoyment of the waterfront area of the city.”

“The seawall north of First Street at Seawall Park was built in 1976...There is deterioration of the wooden posts and the concrete is starting to deteriorate.” Pg CF-4

Re. Seawall Park - Survey respondents said that they primarily valued the park’s proximity and access to the water and the scenic views from the park; a number of respondents also said that they enjoyed the peaceful nature of the area, its benches, its walkability, and the park’s proximity to downtown. Pg OS-10

Re. Thomas Hladkey Memorial Park - Survey respondents said the views from the park and the access at the park provides to Seawall Park were the primary reasons that they used the area. OS-10

Reorientation of the city to its historical waterfront character, including expansion of marina services and improved access to and along the waterfront and beach in conjunction with the Port of South Whidbey. LU-3

LU - 3.7 Encourage a more active waterfront including expanded marina facilities and increased access to the shorelines via pathways and stairways.

LU - 4.2 Encourage further development of the marina and waterfront area.

LU - Goal 8: - Health, Education and Recreation Encourage opportunities for recreational and cultural activities for all age groups and for a planned open space system within and around the UGA.

LU - 8.5 Develop a pathway/walkway plan that allows residents and visitors to walk safely along principal streets and to major attractions such as downtown, the middle school, and the waterfront.

LU - 8.6 Concentrate open space preservation efforts in those parts of the Urban Growth Area that are most prized for their undeveloped character (see Parks, Open Space, and Waterfront Element).

POS Goal 1: Provide and maintain a safe, attractive, enjoyable and diverse park system that meets the needs of city residents, businesses, and visitors.

POS 1.5 “Each park has safe access for pedestrians to visit the area...”

1.1 Develop a plan to make sure that each park meets the needs of residents, businesses and visitors and work to implement those plans.

1.2 Provide a balance of active and passive open space and parks that are well integrated throughout the city.

1.3 Identify potential parks or open space in areas that are not currently served by the five minute, quarter mile walking radius and work to achieve public access on those properties.

1.4 Require larger developments to establish or contribute to the establishment of an accessible park or open space amenity in areas not meeting the five minute or quarter mile walking radius.

1.5 Ensure that each park has a safe access for pedestrians to visit the area.

1.6 Provide a mixture of amenities including: viewpoints, beach access, passive use features, community agricultural land, cultural features, and structures and features for children, youth, families, the elderly, and people with disabilities. Ensure that each of the amenities provided is suited to the specific location and environmental conditions of the park.

POS - 5.2 Enhance circulation between the varied parks and open space features and strengthen connections to neighborhoods through the use of the following features:

1. Pedestrian Paths and Bikeways. Develop a multi-use pathway or trail system that connects points in the city and areas in the county.

2. Shared Use Streets. View the street as a social space and an extension of the park, open space and trail system. Design and use streets and alleys for several modes of travel, not just the automobile.

3. Scenic Roads. Enhance the open space role that scenic corridors play for motorists, bicyclists and pedestrians.

4. Marine Recreation and Water Access. Increase opportunities for public access to the water and create additional connections between access points along the water. Utilize stream corridors/ ravines as opportunities for developing further access to the water

POS Goal 6: Create a signage system for the parks and open space system.

6.1 Develop entrance signage or other methods to identify parks, open space, or trails where public access is allowed.

6.2 Develop a consistent signage and wayfinding system that can be used to guide individuals to parks, open space, and trails throughout the City.

POS Goal 7: Utilize a variety of methods to create, preserve and protect parks, open space, and trails.

POS- 7.6 Maximize the potential of the street system for public use through the use of public rights-of-way, where appropriate, for open space, waterfront access, tree planting, landscaping, pedestrian amenities, recreation space, and view corridors.

POS Goal 8: Ensure that parks, natural areas and trails are well-cared for and maintained to preserve the natural beauty and ecological integrity of the area.

8.3 Ensure that each park, open space, and trail acquisition and/ or design is based on realistic maintenance capabilities.

8.5 Control and/ or eradicate invasive or exotic plant species in City-owned parks, open space and trails.

POS Goal 9: Maximize partnerships to: develop a cooperative, coordinated, and community - based park and open space system; and retain natural amenities essential to the character of Langley.

POS Goal 10: Preserve, protect and expand, when possible, opportunities for the public to have access to and enjoyment of the waterfront area of the city.

10.1 Work cooperatively with the Port District of South Whidbey with the objective of expanding boat moorage, improving the boat ramp and the associated Phil Simon Park, and facilitating public access to the waterfront area.

10.2 Work cooperatively with private property owners as they seek to expand business opportunities in the waterfront area, recognizing the need to do so in an environmentally responsible manner and through means that are consistent with local, State and Federal regulations.

Priority 2: Enhance existing parks and open space amenities

T - 3.2 Provide a safe system of pedestrian facilities tying together neighborhoods and downtown, waterfront, and the school/fairgrounds/Arts Center area, and connecting to the county trail system.

T-3.4 Provide convenient and secure bicycle parking facilities downtown, on the waterfront, and at other major activity centers.

Transportation Circulation Plan includes reference to pedestrian connections and waterfront boardwalk. (pg T-32)

## **From the Shoreline Master Program (2013):**

The Shoreline Management Act has three broad policies:

1. Encourage water-dependent and water-oriented uses: "uses shall be preferred which are consistent with control of pollution and prevention of damage to the natural environment, or are unique to or dependent upon use of the states' shorelines...."
2. Promote public access: "the public's opportunity to enjoy the physical and aesthetic qualities of natural shorelines of the state shall be preserved to the greatest extent feasible consistent with the overall best interest of the state and the people generally."
3. Protect shoreline natural resources, including "...the land and its vegetation and wildlife, and the water of the state and their aquatic life...."

Pg 7 To realize Langley's vision for the central waterfront many different actions within the central waterfront should be undertaken to improve physical and visual access to the shorelines including: Public improvements projects that enhance physical connections to and within the central waterfront area (for example) Pedestrian Tramway, Stairs

Goal 1. Establish and implement policies and regulations for land uses that are consistent with the requirements of the Act, the Shoreline Guidelines, and the GMA, and which promote a mixture of reasonable and appropriate shoreline uses that enhance the City's character, emphasize its connection with marine trades, foster its historic and cultural identity, protect environmental resources and achieve a net ecosystem improvement over time.

Section 2.3.2 Goal 4 "Consider the construction of a recreational pier extending from the terminus of Anthes Avenue to recreate the historic overwater pier."

Section 2.3.2 Goal – 5 Make improvements to Seawall Park that enhance the recreational opportunities available and promote adjacent economic development.

Section 4.5.1 policy 5. Along the Urban environments, seek a public pedestrian walkway system (dubbed urban water walk) utilizing a combination of natural beaches, pathways, piers, wharves, street-ends, sidewalks, stairways, or other improvements. Although it may not be feasible for the walkway system to be continuous along the water's edge throughout the entire area, it should promote quality pedestrian access to and along major portions of the waterfront. The public's ability to physically walk along the beach is a priority and thus extending boardwalks over the beach should be limited.

Section 6.7.1 Policy 3. Linkages between shoreline parks, recreation areas and public access points with linear systems (e.g., water trails, hiking paths, bicycle paths, easements and/or scenic drives) should be provided where feasible.

Section 6.7.2 Policy 5. Recreation facilities should incorporate adequate orientation information and public education regarding shoreline ecological functions and processes, the effect of human actions on the environment and the importance of public involvement in shoreline management. Opportunities to incorporate educational and interpretive information should be pursued in design and operation of recreation facilities and other amenities such as nature trails

Section 6.7.2 Regulation 8. When a public recreation site abuts private property or tidelands, signs and other similar markers shall indicate geographic limits of public access to minimize conflicts with adjacent use and development and to ensure continued public control of the site.

definition. Public Access. Public access means the public's ability to view, get to and/or use the State's public waters, the water/land interface and associated public shoreline area. It includes physical access that is either lateral (areas paralleling the shore) or perpendicular (an easement or public corridor to the shore), and/or visual access facilitated by scenic roads and overlooks, viewing towers and other public sites or facilities.

Section 2.3 Goal 1 Expand and enhance the development of safe, convenient and diversified public access to the shorelines and public tidelands in the City of Langley. Public access may take the form of actual physical access to the shoreline; scenic overlooks and visual access from Public ways between structures.

Section 2.3 Goal 2. Plan, provide and maintain a comprehensive system of public access. Such a system should be designed to provide safe and abundant access to water and shoreline recreational areas while discouraging trespass onto private properties. Water oriented uses and activities are encouraged that provide an opportunity for substantial numbers of the public to enjoy the local shoreline.

Section 2.3.5 Goal 1. To achieve No Net Loss and strive to improve impaired shoreline ecological functions with the goal of achieving improvement over time, when compared to the status at the time of adoption of the Master Program.

Section 2.3.6 Goal 2 Protect, preserve and restore historical, cultural, educational and scientific sites with the shorelines of the City

Section 2.3.6 Goal 3 Foster greater appreciation for the importance of shoreline management, environmental conservation, and maritime history and activities by encouraging educational projects and programs.