

# Regional Planning



The Adapting to Rising Tides (ART) program is BCDC's program to increase the resilience of Bay Area communities to sea level rise and storm events. The ART Program works with SF Bay Area agencies and organizations to assess the vulnerability of shoreline and community resources to coastal hazards. The ART Program vulnerability assessments identified a number of governance, functional and physical vulnerabilities that cannot be addressed at a single site or by a single agency, jurisdiction or organization. Additionally, BCDC's regulatory authority does not currently provide the ability to consider the vulnerability of landscapes and neighborhoods, but only of projects that are submitted. What is the best way, prior to developing a regional adaptation plan or framework, to provide consideration of issues beyond project boundaries in order to increase regional resilience and reduce risks to our natural and built environments?

## The ART Planning Process

The ART approach was built on a traditional planning process framework – from scoping to implementation – that ART Program staff tested and refined to address the specific challenges of building climate resilience across different communities, assets and services, and jurisdictions and owners.

- 1. Collaborative by design:** ART emphasizes convening and closely collaborating throughout a planning process with a stakeholder working group representing the diverse values, viewpoints and responsibilities relevant to the project, to build relationships that lead to future collaborations.
- 2. A transparent process:** To build a strong, actionable case for adaptation, the ART approach adheres to transparent decision-making throughout the planning process.
- 3. Sustainability from start to finish:** A core aspect of ART is consideration of the relevance and implications of all aspects of sustainability in each step of the planning process, from who is included in the initial working group list to what evaluation criteria are selected to evaluate adaptation responses.



## Pros/Cons

- Regional planning would provide the opportunity for addressing significant issues at a landscape scale, more effectively and efficiently reducing the risks.
- A regional framework would provide the opportunity to ensure the inclusion of regional values such as ecological health and equitable outcomes.
- Regional planning requires more time and coordination.



## Issues

- BCDC does not have the authority to deny projects that would impact and exacerbate flooding in neighboring areas outside BCDC jurisdiction except for impacts on public access.
- There is support for regional approaches to these issues, but there are no policies that require such an approach to be taken. This lack of policy will result in project by project adaptation to rising sea levels, and make it difficult to address regional vulnerabilities in a way that increases more equitable and ecological outcomes in ways that are more economically efficient.

## Potential Solutions

- Send direction, via guidance, to shoreline landowners and cities encouraging them to engage in regional planning efforts to address issues and expedite the permitting process.
- Consider connections to neighboring properties before bringing standalone projects before the Commission.
- Pre-Application coordination can be used to encourage regional planning.
- Complete a regional adaptation framework that includes adaptation responses to protect local and regional assets in ways that balance equity, environment and ecology and increases the resilience of the region.
- Enact policy that would encourage regional planning over project by project adaptation.

## Discussion Questions

1. Is this a policy issue that BCDC should prioritize in an amendment to the San Francisco Bay Plan?
2. What do you consider to be the best case scenario or best short, mid and long term outcomes related to regional adaptation planning?