

Land Use Mitigation Strategies

2009-2010 Strategy Number	2005 Original Strategy Number	Specific Mitigation Strategy	Applicable Hazards	Priority (CHECK ONLY ONE)							Responsible Agency or Department (Required if Existing Program, Existing Program underfunded, Very High, High, or Under Study)	Ordinance or Resolution # (if existing program), Estimated Cost and Possible Funding Agency (if high priority), Estimated Date of Completion (if study), WHY if not same as regional priority, OR Other Comments	
				Existing Program	Existing Program, underfunded	Unofficial Program - Becomes Official on Plan Adoption, no funding needed	High - Actively Looking for Funding	Moderate	Under Study	Not Applicable, Not Appropriate, or Not Cost Effective			Not Yet Considered
LAND - a - Earthquake Hazard Studies for New Private Developments													
a-1	a-1	Enforce and/or comply with the State-mandated requirement that site-specific geologic reports be prepared for development proposals within Alquist-Priolo Earthquake Fault Zones, and restrict the placement of structures for human occupancy. (This Act is intended to deal with the specific hazard of active faults that extend to the earth's surface, creating a surface rupture hazard.)	EQ	X									Planning Building Dept. PW Dept.
a-2	a-2	Require preparation of site-specific geologic or geotechnical reports for development and redevelopment proposals in areas subject to earthquake-induced landslides or liquefaction as mandated by the State Seismic Hazard Mapping Act in selected portions of the Bay Area where these maps have been completed, and condition project approval on the incorporation of necessary mitigation measures related to site remediation, structure and foundation design, and/or avoidance.	EQ	X									Planning Building Dept. PW Dept.
a-3	a-3	Recognizing that some faults may be a hazard for surface rupture, even though they do not meet the strict criteria imposed by the Alquist-Priolo Earthquake Fault Zoning Act, identify and require geologic reports in areas adjacent to locally-significant faults.	EQ	X									Planning Building Dept. PW Dept.
a-4	new	Ensure that development proposed near faults with a history of complex surface rupture (multiple traces, warping, thrusting, etc.) has larger setbacks than the minimum fifty feet.	EQ						X				Planning Building Dept. PW Dept.
a-5	new	Consider imposing requirements similar to the Alquist-Priolo Earthquake Fault Zoning Act for structures without human occupancy if these buildings are still essential for the economic recovery of the community or region.	EQ						X				Planning Building Dept. PW Dept.
a-6	a-4	Recognizing that the California Geological Survey has not completed earthquake-induced landslide and liquefaction mapping for much of the Bay Area, identify and require geologic reports in areas mapped by others as having significant liquefaction or landslide hazards.	EQ	X									Planning Building Dept. PW Dept.
a-7	a-5	Support and/or facilitate efforts by the California Geological Survey to complete the earthquake-induced landslide and liquefaction mapping for the Bay Area.	EQ	X									Planning Building Dept. PW Dept.

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a-8	a-6	Require that local government reviews of geologic and engineering studies are conducted by appropriately trained and credentialed personnel.	EQ	X									Planning Building Dept. PW Dept.
LAND - b - Wildland and Structural Fires													
b-1	b-1	Review new development proposals to ensure that they incorporate required and appropriate fire-mitigation measures, including adequate provisions for occupant evacuation and access by emergency response personnel and equipment.	WF	X									Fire Dept.
b-2	b-2	Develop a clear legislative and regulatory framework at both the state and local levels to manage the wildland-urban-interface consistent with <i>Fire Wise</i> and sustainable community principles.	WF	X									Fire Dept.
LAND - c - Flooding													
c-1	c-1	Establish and enforce requirements for new development so that site-specific designs and source-control techniques are used to manage peak stormwater runoff flows and impacts from increased runoff volumes.	FL	X									Planning Building Dept. PW Dept.
c-2	c-2	Incorporate FEMA guidelines and suggested activities into local government plans and procedures for managing flood hazards.	FL	X									Planning Building Dept. PW Dept.
c-3	c-3	Provide an institutional mechanism to ensure that development proposals adjacent to floodways and in floodplains are referred to flood control districts and wastewater agencies for review and comment (consistent with the NPDES program).	FL	X									Planning Building Dept. PW Dept.
c-4	c-4	Establish and enforce regulations concerning new construction (and major improvements to existing structures) within flood zones in order to be in compliance with federal requirements and, thus, be a participant in the Community Rating System of the <i>National Flood Insurance Program</i> .	FL	X									Planning Building Dept. PW Dept.
c-5	new	Encourage new development near floodways to incorporate a buffer zone or setback from that floodway to allow for changes in stormwater flows in the watershed over time.	FL			X							Planning Building Dept. PW Dept.
c-6	new	For purposes of creating an improved hazard mitigation plan for the region as a whole, ABAG, and Bay Area cities and counties, jointly request geographically defined repetitive flooding loss data from FEMA for their own jurisdictions.	FL			X							Planning Building Dept. PW Dept.

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LAND - d - Landslides and Erosion													
d-1	d-1	Establish and enforce provisions (under subdivision ordinances or other means) that geotechnical and soil-hazard investigations be conducted and filed to prevent grading from creating unstable slopes, and that any necessary corrective actions be taken prior to development approval.	LS	X									Planning Building Dept. PW Dept.
d-2	d-2	Require that local government reviews of these investigations are conducted by appropriately trained and credentialed personnel.	LS	X									Planning Building Dept. PW Dept.
d-3	d-3	Establish and enforce grading, erosion, and sedimentation ordinances by requiring, under certain conditions, grading permits and plans to control erosion and sedimentation prior to development approval.	LS	X									Planning Building Dept. PW Dept.
d-4	d-4	Establish and enforce provisions under the creek protection, storm water management, and discharge control ordinances designed to control erosion and sedimentation.	LS	X									Planning Building Dept. PW Dept.
d-5	d-5	Establish requirements in zoning ordinances to address hillside development constraints, especially in areas of existing landslides.	LS	X									Planning Building Dept. PW Dept.
LAND - e - Hillside - Multi-Hazard													
e-1	e-1	For new development, require a buffer zone between residential properties and landslide or wildfire hazard areas.	LS WF	X									Planning Building Dept. PW Dept. Fire Dept.
e-2	e-2	Discourage, add additional mitigation strategies, or prevent new construction or major remodels on slopes greater than a set percentage, such as 15%, due to landslide or wildfire hazard concerns.	LS WF	X									Planning Building Dept. PW Dept. Fire Dept.
LAND - f - Smart Growth to Revitalize Urban Areas and Promote Sustainability													
f-1	f-1	Prioritize retrofit of infrastructure that serves urban areas (or urban services areas) over constructing new infrastructure to serve outlying areas.	EQ LS WF FL DR SEC	X									Planning Building Dept.
f-2	f-2	Work to retrofit homes in older urban neighborhoods to provide safe housing close to job centers.	EQ LS WF FL DR SEC		X								Planning Building Dept.

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f-3	f-3	Work to retrofit older downtown areas and redevelopment districts to protect architectural diversity and promote disaster-resistance.	EQ LS WF FL SEC		X											Planning Building Dept.
f-4	f-4	Work with non-profits and through other mechanisms to protect as open space those areas susceptible to extreme hazards (such as through land acquisition, zoning, and designation as priority conservation areas) .	EQ LS WF FL SEC		X											Planning Building Dept.
f-5	f-5	Strive to preserve existing buffers between development and existing users of large amounts of hazardous materials, such as major industry, due to the potential for catastrophic releases or fires due to an earthquake, accident , or terrorism. (Flooding might also result in release or spread of these materials; however, it is unlikely.) In areas where buffers do not exist or cannot be created, provide alternative mitigation.	EQ LS WF FL SEC	X												Planning Building Dept. PW Dept. Fire Dept.
LAND - g - Hazard Abatement Districts																
g-1	new	Use hazard abatement districts as a funding mechanism to ensure that mitigation strategies are implemented and enforced over time.	EQ LS WF FL										X	N.A.		Not yet considered.