

## TABLE OF CONTENTS

<b>FACT SHEET</b> .....	
<b>CHAPTER 1: INTRODUCTION</b> .....	<b>1-1</b>
1.1 PROJECT AND PROPONENTS .....	1-1
1.2 LOCATION .....	1-2
1.2.1. Land Area .....	1-3
1.2.2. City and UGA Planning Areas .....	1-3
1.3 THE POLICY FRAMEWORK .....	1-4
1.3.1 The Washington State Growth Management Act (GMA).....	1-4
1.3.2. County-wide Planning Policies .....	1-5
1.3.3. The 1995 Bellingham Comprehensive Plan.....	1-5
1.3.4. The Whatcom County Comprehensive Plan.....	1-5
1.3.5. Urban Fringe Subarea Plan.....	1-6
1.4 POPULATION GROWTH.....	1-6
1.5 PROJECT OBJECTIVES .....	1-7
1.6 DECISION PROCESS .....	1-8
1.7 APPEALS .....	1-9
1.8 SUMMARY OF THE PROPOSAL AND THE ALTERNATIVES CONSIDERED .....	1-9
<b>CHAPTER 2: SUMMARY OF IMPACTS EXPECTED</b> .....	<b>2-1</b>
2.1 EARTH.....	2-2
2.2 AGRICULTURAL CROPS .....	2-3
2.3 AIR QUALITY .....	2-3
2.4 WATER RESOURCES.....	2-4
2.5 PLANTS AND ANIMALS .....	2-5
2.6 NATURAL RESOURCES .....	2-6
2.7 SCENIC RESOURCES .....	2-6
2.8 ENVIRONMENTAL HEALTH .....	2-7
2.8.1. Noise.....	2-7
2.8.2. Risk of Explosion.....	2-7
2.8.3. Hazardous Materials .....	2-7
2.9 POPULATION AND LAND SUPPLY AND DEMAND.....	2-8
2.10 HOUSING .....	2-9
2.11 LIGHT AND GLARE .....	2-10
2.12 AESTHETICS AND URBAN DESIGN .....	2-11
2.13 HISTORIC AND ARCHAEOLOGICAL RESOURCES .....	2-12
2.14 TRANSPORTATION AND CIRCULATION.....	2-12
2.15 PUBLIC SERVICES AND FACILITIES.....	2-13
2.15.1. Fire Protection and Emergency Medical Service (EMS) .....	2-13
2.15.2. Law Enforcement .....	2-14

2.15.3.	Parks, Recreation, and Open Space Facilities.....	2-15
2.15.4.	Public Schools.....	2-16
2.15.5.	Public Libraries.....	2-17
2.15.6.	Water Supply.....	2-18
2.15.7.	Stormwater.....	2-19
2.15.8.	Sanitary Sewer.....	2-20
2.15.9.	Solid Waste and Recycling.....	2-21
2.15.10.	Communication Services.....	2-22
2.15.11.	Electricity and Natural Gas.....	2-22

**CHAPTER 3: NATURAL SYSTEMS - EXISTING CONDITIONS,  
ENVIRONMENTAL IMPACTS AND MITIGATING MEASURES..... 3-1**

3.1	EARTH.....	3-1
3.1.1.	Earth – Existing conditions .....	3-1
3.1.1.1.	Geology.....	3-1
3.1.1.2.	Topography and Slopes .....	3-2
3.1.1.3.	Soils .....	3-2
3.1.1.4.	Marine Nearshore Shoreforms .....	3-3
3.1.1.5.	Unique Physical Features.....	3-3
3.1.1.6.	Erosion/Accretion .....	3-4
3.1.2.	Earth – Impacts .....	3-4
3.1.3.	Earth – Mitigating Measures.....	3-6
3.1.3.1.	Zoning Mechanisms .....	3-6
3.1.3.2.	Environmental Ordinances .....	3-6
3.1.3.3.	Development Regulations .....	3-7
3.1.3.4.	Best Management Practices.....	3-7
3.1.3.5.	Low Impact Development.....	3-7
3.1.3.6.	Site Characterization .....	3-8
3.1.3.7.	Preservation Strategies .....	3-8
3.1.3.8.	Redevelopment of Existing Buildings and Infrastructure.....	3-8
3.2	AGRICULTURAL CROPS.....	3-8
3.2.1.	Agricultural Crops – Existing Conditions.....	3-8
3.2.2.	Agricultural Crops - Impacts .....	3-10
3.2.3.	Agricultural Crops – Mitigating Measures .....	3-11
3.3	AIR QUALITY.....	3-12
3.3.1.	Air Quality – Existing Conditions.....	3-12
3.3.1.1.	Climate.....	3-12
3.3.1.2.	Air Quality.....	3-12
3.3.1.3.	Local Industries .....	3-13
3.3.1.4.	Wood Smoke.....	3-13
3.3.1.5.	Motor Vehicles .....	3-13

3.3.1.6.	Construction .....	3-13
3.3.2.	Air Quality - Impacts .....	3-14
3.3.3.	Air Quality – Mitigating Measures .....	3-14
3.4	WATER RESOURCES.....	3-15
3.4.1.	Water Resources – Existing Conditions.....	3-15
3.4.1.1.	Watersheds and Drainage.....	3-15
3.4.1.2.	Groundwater – Existing Conditions .....	3-32
3.4.2.	Water Resources - Impacts .....	3-33
3.4.2.1.	Surface Water and Stormwater - Impacts.....	3-33
3.4.2.2.	Wetlands .....	3-35
3.4.2.3.	Groundwater .....	3-35
3.4.3.	Water Resources-Mitigating Measures.....	3-35
3.4.3.1.	General .....	3-35
3.4.3.2.	Specific Watersheds and Drainages.....	3-36
3.5	PLANTS AND ANIMALS .....	3-37
3.5.1	Plants and Animals – Existing Conditions.....	3-37
3.5.1.1.	Wildlife Habitat And Diversity.....	3-38
3.5.1.1.1.	Forest.....	3-38
3.5.1.1.2.	Field and Thicket.....	3-39
3.5.1.1.3.	Disturbed Land.....	3-39
3.5.1.1.4.	Edge Habitat .....	3-39
3.5.1.1.5.	Wetlands .....	3-40
3.5.1.1.6.	Riparian Woodland.....	3-40
3.5.1.1.7.	Saltwater Shoreline .....	3-40
3.5.1.1.8.	Deltaic.....	3-41
3.5.1.1.9.	Freshwater Aquatic .....	3-41
3.5.1.1.10.	Migration Routes and Wildlife Corridors .....	3-42
3.5.1.2.	Priority, Threatened and Endangered Species and Habitats .....	3-42
3.5.1.2.1.	Endangered Species .....	3-42
3.5.1.2.2.	Threatened Species .....	3-43
3.5.1.2.3.	Priority and Sensitive Species .....	3-43
3.5.1.3.	Plants .....	3-44
3.5.1.3.1.	Priority Habitats.....	3-44
3.5.1.4.	Fisheries .....	3-45
3.5.1.4.1.	Existing Fish Species .....	3-45
3.5.1.5.	Fish Habitat.....	3-49
3.5.2.	Plants and Animals - Impacts .....	3-50
3.5.3.	Plants and Animals- Mitigating Measures.....	3-52
3.6	NATURAL RESOURCES.....	3-53
3.6.1.	Mineral Resources .....	3-53
3.6.1.1.	Mineral Resources - Existing Conditions .....	3-53

3.6.1.2.	Mineral Resources -Impacts .....	3-53
3.6.1.3.	Mineral Resources - Mitigating Measures.....	3-53
3.6.2.	Forest Resources .....	3-53
3.6.2.1.	Forest Resources-Existing Conditions.....	3-53
3.6.2.2.	Forest Resources-Impacts .....	3-54
3.6.2.3.	Forest Resources-Mitigating Measures .....	3-55
3.7	SCENIC RESOURCES .....	3-56
3.7.1.	Scenic Resources – Existing Conditions .....	3-56
3.7.2.	Scenic Resources – Impacts .....	3-57
3.7.3.	Scenic Resources – Mitigating Measures .....	3-58

**CHAPTER 4. ELEMENTS OF THE BUILT ENVIRONMENT – EXISTING CONDITIONS, ENVIRONMENTAL IMPACTS AND MITIGATING MEASURES..... 4-1**

4.1.	ENVIRONMENTAL HEALTH .....	4-1
4.1.1.	Noise - Existing Conditions.....	4-1
4.1.1.1.	Noise Standards, Guidelines and Regulations.....	4-2
4.1.1.2	Sources of noise in the City, UGA, and Urban Fringe Subarea.....	4-3
4.1.2.	Noise - Environmental Impacts.....	4-5
4.1.3.	Noise - Mitigating Measures .....	4-5
4.1.4	Risk Of Explosion .....	4-6
4.1.4.1	Existing Conditions.....	4-6
4.1.4.2.	Risk of Explosion - Impacts .....	4-7
4.1.4.3.	Risk of Explosion - Mitigating Measures .....	4-8
4.1.5.	Hazardous Materials .....	4-9
4.1.5.1.	Existing Conditions.....	4-9
4.1.5.2.	Hazardous Materials – Impacts .....	4-11
4.1.5.3.	Hazardous Materials – Mitigating Measures .....	4-11
4.2.	LAND USE; POPULATION, HOUSING AND EMPLOYMENT GROWTH FORECASTS; AND LAND SUPPLY ANALYSIS .....	4-12
4.2.1.	Existing Conditions.....	4-12
4.2.1.1.	Land Use.....	4-12
4.2.1.1.1.	City of Bellingham Land Use .....	4-12
4.2.1.1.2.	Bellingham Urban Growth Area Land Use.....	4-16
4.2.1.1.3.	Urban Fringe Subarea Land Use.....	4-19
4.2.1.2.	Population .....	4-22
4.2.1.2.1.	Whatcom County Population Forecast, 2002 - 2022.....	4-22
4.2.1.3.	Employment Projections 2002 – 2022 .....	4-26
4.2.1.4.	Greater Bellingham Area Commercial/Industrial Land Demand.....	4-26
4.2.1.5.	Greater Bellingham Area Commercial and Industrial Land Supply ...	4-26
4.2.1.6.	Residential Land Requirements 2002 - 2022.....	4-27
4.2.1.7.	Residential Land Supply.....	4-28

4.2.2.	Population Growth and Land Demand – Impacts of the Alternatives .....	4-33
4.2.2.1.	Alternative 1 – No Action .....	4-33
4.2.2.2.	Alternative 2 – Infill .....	4-36
4.2.2.3.	Alternative 3 – Expanded UGA.....	4-43
4.2.2.3.1.	Five-Year Review Area A1: “Bear Creek” .....	4-43
4.2.2.3.2.	Five-Year Review Area A2: “Cordata North/Caitac”.....	4-45
4.2.2.3.3.	Five Year Review Area A3: “Stuart-Smith” .....	4-47
4.2.2.3.4.	Five-Year Review Area A4: “Queen Mountain”.....	4-48
4.2.2.3.5.	Five-Year Review A5: “Toad Lake”.....	4-49
4.2.2.4.	Alternative 4 – Infill and Expanded UGA.....	4-52
4.2.3.	Population Growth and Land Supply – Mitigating Measures.....	4-56
4.3.	HOUSING .....	4-57
4.3.1.	Housing - Existing Conditions.....	4-57
4.3.1.1.	Demographic Trends.....	4-57
4.3.1.2.	Employment/Income Trends, 1990 - 2000.....	4-58
4.3.1.3.	Housing Stock.....	4-60
4.3.1.4.	Housing Cost and Affordability.....	4-63
4.3.1.5.	Housing Need and Assisted Housing.....	4-64
4.3.2.	Housing - Impacts .....	4-66
4.3.3.	Housing – Mitigating Measures.....	4-69
4.4.	LIGHT AND GLARE .....	4-69
4.4.1.	Light and Glare- Existing Conditions.....	4-69
4.4.2.	Light and Glare-Impacts .....	4-70
4.4.3.	Light and Glare- Mitigating Measures .....	4-70
4.5.	AESTHETICS AND URBAN DESIGN .....	4-71
4.5.1.	Aesthetics and Urban Design – Existing Conditions .....	4-71
4.5.2.	Aesthetics and Urban Design - Impacts.....	4-72
4.5.3.	Aesthetics and Urban Design – Mitigating Measures.....	4-73
4.6.	HISTORIC AND ARCHAEOLOGICAL RESOURCES .....	4-74
4.6.1.	Historic and Archaeological Resources - Existing Conditions .....	4-74
4.6.2.	Historic and Archeological Resources - Impacts.....	4-76
4.6.3.	Historic and Archeological Resources - Mitigating Measures .....	4-76
4.7.	TRANSPORTATION AND CIRCULATION.....	4-77
4.7.1.	Transportation and Circulation - Existing Conditions .....	4-79
4.7.1.1.	City of Bellingham .....	4-79
4.7.1.1.1.	Street Network .....	4-79
4.7.1.1.2.	Bicycle and Pedestrian Facilities .....	4-80
4.7.1.1.3.	Transportation Improvement Program .....	4-81
4.7.1.2.	Whatcom County.....	4-81
4.7.1.2.1.	Road Network .....	4-81
4.7.1.2.2.	County Bicycle and Pedestrian Facilities .....	4-82

4.7.1.2.3.	Level of Service (LOS) Standards .....	4-83
4.7.1.2.4.	Transportation Improvement Plan .....	4-83
4.7.1.3.	Washington State Department of Transportation (WSDOT) .....	4-83
4.7.1.3.1.	State Highways .....	4-83
4.7.1.3.2.	Access Management.....	4-84
4.7.1.4.	Whatcom Council of Governments (WCOG) .....	4-84
4.7.1.5.	Whatcom Transportation Authority (WTA) .....	4-85
4.7.1.6.	Marine Transportation .....	4-87
4.7.1.7.	Air Transportation.....	4-88
4.7.1.8.	Rail Transportation.....	4-88
4.7.2.	Transportation and Circulation - Impacts .....	4-89
4.7.3.	Transportation and Circulation – Mitigating Measures .....	4-92
4.7.3.1.	Improvements to Existing City Streets .....	4-93
4.7.3.2.	New City Streets .....	4-94
4.7.3.3.	Interstate 5 Improvements (WSDOT) .....	4-94
4.7.3.4.	Urban Growth Area Transportation Improvements .....	4-95
4.7.3.5.	Future Streets for 5-Year Review/UGA Expansion Areas .....	4-97
4.7.3.6.	Other Mitigating Measures .....	4-98
4.8.	PUBLIC SERVICES AND FACILITIES .....	4-106
4.8.1.	Fire Protection and Emergency Medical Services (EMS).....	4-106
4.8.1.1.	Fire Protection and EMS - Existing Conditions .....	4-106
4.8.1.1.1.	City of Bellingham .....	4-106
4.8.1.1.2.	Interlocal & Mutual Aid Agreements in the UGA .....	4-108
4.8.1.1.3.	Whatcom Medic One EMS and Ambulance Transport.....	4-108
4.8.1.1.4.	Whatcom County Fire Protection Districts .....	4-110
4.8.1.2.	Fire Protection and EMS - Impacts.....	4-115
4.8.1.3.	Fire Protection and EMS - Mitigating Measures.....	4-117
4.8.2.	Law Enforcement .....	4-118
4.8.2.1.	Law Enforcement - Existing Conditions .....	4-118
4.8.2.1.1.	City of Bellingham Police Department .....	4-118
4.8.2.1.2.	Whatcom County Sheriff’s Office.....	4-119
4.8.2.2.	Law Enforcement – Impacts .....	4-122
4.8.2.3.	Law Enforcement - Mitigating Measures.....	4-124
4.8.3.	Parks, Recreation, And Open Space .....	4-125
4.8.3.1.	Parks, Recreation, and Open Space - Existing Conditions .....	4-125
4.8.3.2.	Parks, Recreation, and Open Space - Impacts.....	4-125
4.8.3.3.	Parks, Recreation and Open Space - Mitigating Measures.....	4-126
4.8.4.	Public Schools.....	4-127
4.8.4.1.	Public Schools - Existing Conditions.....	4-127
4.8.4.1.1.	Bellingham School District #501 .....	4-127
4.8.4.1.2.	Ferndale School District #502 .....	4-130

4.8.4.1.3.	Meridian School District #505.....	4-131
4.8.4.1.4.	Mount Baker School District # 507 .....	4-131
4.8.4.1.5.	School Impact Fees.....	4-132
4.8.4.2.	Public Schools - Impacts .....	4-133
4.8.4.3	Public Schools - Mitigating Measures .....	4-135
4.8.5.	Public Library Services .....	4-136
4.8.5.1.	Public Libraries - Existing Conditions.....	4-136
4.8.5.1.1.	City of Bellingham Public Libraries .....	4-136
4.8.5.1.2.	Whatcom County Library System .....	4-137
4.8.5.2.	Public Libraries - Impacts .....	4-137
4.8.5.2.1.	City of Bellingham Public Libraries - Impacts.....	4-137
4.8.5.2.2.	Whatcom County Library System - Impacts.....	4-138
4.8.5.3.	Public Libraries - Mitigating Measures .....	4-140
4.8.6.	Water Supply.....	4-140
4.8.6.1.	Water Supply - Existing Conditions .....	4-140
4.8.6.1.1.	City of Bellingham .....	4-140
4.8.6.1.2.	Urban Service Areas and Urban Fringe Subarea.....	4-141
4.8.6.1.3.	City of Ferndale.....	4-142
4.8.6.1.4.	Whatcom County Water District #2.....	4-142
4.8.6.1.5.	Water District #7.....	4-142
4.8.6.1.6.	Lake Whatcom Water and Sewer District .....	4-142
4.8.6.1.7.	Community Water Associations.....	4-143
4.8.6.2.	Water Supply - Impacts .....	4-144
4.8.6.3.	Water Supply - Mitigating Measures.....	4-146
4.8.7.	Stormwater.....	4-147
4.8.7.1.	Stormwater - Existing Conditions.....	4-147
4.8.7.1.1.	City of Bellingham .....	4-147
4.8.7.1.2.	Urban Growth Area and Urban Fringe Subarea.....	4-148
4.8.7.2.	Stormwater - Impacts .....	4-148
4.8.7.3.	Stormwater - Mitigating Measures .....	4-149
4.8.8.	Sanitary Sewer.....	4-150
4.8.8.1.	Sanitary Sewer -- Existing Conditions.....	4-150
4.8.8.1.1.	City of Bellingham .....	4-150
4.8.8.1.2.	Urban Growth Area and Urban Fringe Subarea.....	4-151
4.8.8.1.3.	Lake Whatcom Water and Sewer District .....	4-151
4.8.8.1.4.	Yew Street UGA.....	4-152
4.8.8.2.	Sanitary Sewer -- Impacts .....	4-152
4.8.8.3.	Sanitary Sewer – Mitigating Measures .....	4-154
4.8.9.	Solid Waste .....	4-155
4.8.9.1.	Solid Waste - Existing Conditions.....	4-155
4.8.9.1.1.	Curbside Garbage Collection .....	4-155

4.8.9.1.2.	Curbside Recycling Collection .....	4-155
4.8.9.1.3.	Curbside Yard Waste Collection .....	4-156
4.8.9.1.4.	Regional Yard Waste Drop-off .....	4-156
4.8.9.1.5.	Toxic and Hazardous Waste .....	4-156
4.8.9.1.6.	Waste Collection in the UGA and Urban Fringe Subarea .	4-157
4.8.9.2.	Solid Waste -- Impacts .....	4-158
4.8.9.3.	Solid Waste -- Mitigating Measures .....	4-159
4.8.9.4.	Solid Waste -- Unavoidable Adverse Impacts .....	4-160
4.8.10.	Communications Services .....	4-160
4.8.10.1.	Communication Services - Existing Conditions .....	4-160
4.8.10.1.1.	Telephone and Cellular Telephone Service .....	4-160
4.8.10.1.2.	Television and Cable Services .....	4-161
4.8.10.2.	Communication Services - Impacts .....	4-161
4.8.10.3.	Communication Services - Mitigating Measures .....	4-163
4.8.11.	Electricity and Natural Gas Services .....	4-163
4.8.11.1.	Electricity and Natural Gas Services - Existing Conditions .....	4-163
4.8.11.1.1.	Electricity Service .....	4-163
4.8.11.1.2.	Natural Gas .....	4-164
4.8.11.2.	Electricity and Natural Gas Services - Impacts .....	4-164
4.8.11.2.1.	Electricity Service .....	4-164
4.8.11.2.2.	Natural Gas .....	4-165
4.8.11.3.	Electricity and Natural Gas Services - Mitigating Measures .....	4-166

## TABLES AND GRAPHS

Table 3.5.1.5.	Fish Habitat .....	3-50
Table 4.1.	Typical Noise Levels .....	4-1
Table 4.1.1.1.	Maximum Permissible Noise Levels .....	4-3
Table 4.2.1.1.1.A.	Bellingham Zoning Categories .....	4-13
Table 4.2.1.1.1.B.	City Housing by Neighborhood .....	4-14
Table 4.2.1.1.2.A.	Bellingham UGA Zoning .....	4-17
Table 4.2.1.1.2.B.	Bellingham UGA Residential Densities .....	4-17
Table 4.2.1.1.3.	Zoning and Acreage in Urban Fringe Subarea .....	4-20
Table 4.2.1.2.1.A.	Whatcom County Population Growth Forecast for 2022 .....	4-23
Table 4.2.1.2.1.B.	Bellingham Population Growth Forecast for 2022 .....	4-23
Table 4.2.1.2.1.C.	Adopted Growth Forecast for 2002-2022 .....	4-25
Table 4.2.1.4.	Bellingham Commercial/Industrial Land Demand .....	4-26
Table 4.2.1.5.	Bellingham Commercial/Industrial Land Supply .....	4-27
Table 4.2.1.6.A.	Bellingham Residential Housing Unit Demand .....	4-28
Table 4.2.1.6.B.	Bellingham Residential Land Demand .....	4-28
Table 4.2.1.7.A.	Bellingham Residential Land Supply .....	4-31
Table 4.2.1.7.B.	Residential Capacity in Bellingham Neighborhoods .....	4-32
Table 4.2.2.1.	Alternative 1. - Existing Residential Capacity Scenario .....	4-34
Table 4.2.2.2.	Alternative 2.- Various Residential Capacity Scenarios .....	4-41
Table 4.2.2.3.	Alternative 3. – Various Residential Capacity Scenarios .....	4-51
Table 4.2.2.4.	Alternative 4. – Various Residential Capacity Scenarios .....	4-55



Table 4.3.1.2.	Median Household Income .....	4-58
Table 4.3.1.3.A.	Change in Housing Units 1990-2000 .....	4-61
Graph 4.3.1.3.B.	Bellingham Housing Type by Census Year.....	4-61
Chart 4.3.1.3.C.	Bellingham (City Limits) Housing Stock by Percentage – 2003.....	4-62
Chart 4.3.1.3.D.	Bellingham UGA Housing Stock by Percentage – 2003.....	4-63
Table 4.6.1.	Historic Structures and Sites .....	4-75
Table 4.7.1.	Selected Traffic Counts for City and County Arterials .....	4-100
Table 4.8.1.1.4.	Whatcom County Fire Protection Districts .....	4-110
Table 4.8.4.1.1.	Bellingham School District Facilities .....	4-128
Table 4.8.4.1.2.	Ferndale School District Facilities.....	4-130
Table 4.8.4.1.3.	Meridian School District Facilities .....	4-131
Table 4.8.4.1.4.	Mount Baker School District Facilities.....	4-132
Table 4.8.5.1.1.	Bellingham Public Library Circulation .....	4-136

## MAPS AND FIGURES

Figure 1.2.1.	Base map of Planning Areas .....	1-2
Figure 1.2.2.	Aerial Photograph of Planning Area .....	1-3
Figure 1.8.1.	Alternative 1 – No Action .....	1-11
Figure 1.8.2.	Alternative 2 – Infill .....	1-12
Figure 1.8.3.	Alternative 3 – Adjusted UGA .....	1-13
Figure 1.8.4.	Alternative 4 – Infill & Adjusted UGA .....	1-13
Figure 3.1.1.1.	Geology Within Planning Area.....	3-1
Figure 3.1.1.2.	Geological Hazards Within Planning Area .....	3-2
Figure 3.4.1.1.	Watersheds and Sub-Basins Within Planning Area .....	3-16
Figure 3.4.1.2.	Floodplains Within Planning Area.....	3-16
Figure 3.4.2.2.	Wetlands Within Planning Area .....	3-17
Figure 4.2.1.1.	Existing Land Use Within Planning Area .....	4-12
Figure 4.2.1.2.	Existing Zoning Within Planning Area.....	4-13
Figure 4.2.8.	Land Supply Available Within Planning Area .....	4-28
Figure 4.7.1.	Transportation Arterials Within Planning Area .....	4-80
Figure 4.7.2.	City of Bellingham Bicycle Routes .....	4-81
Figure 4.8.1.	Fire Stations and Fire Districts Within Planning Area.....	4-107
Figure 4.8.4.	Public School Districts Within Planning Area .....	4-128
Figure 4.8.6.	Water Purveyors Within Planning Area.....	4-141
Figure 4.8.10.	Electric Utilities and Pipelines.....	4-164

## APPENDICES

APPENDIX A: GLOSSARY.....	A-1
APPENDIX B: GROWTH MANAGEMENT ACT GOALS.....	B-1
APPENDIX C: COUNTY-WIDE PLANNING POLICIES.....	C-1
APPENDIX D: PUBLIC COMMENT RECEIVED AND RESPONSE.....	D-1
APPENDIX E: DISTRIBUTION LIST.....	E-1
APPENDIX F: REFERENCES.....	F-1